



BASIS OF BEARING

Solar observation taken at the North quarter corner of Section 15, Township 1 North, Range 40 East of the Willamette Meridian.

SCALE: 1" = 60'

REFERENCE MATERIAL

Original Plat of Sommer's Addition
 Minor Partition Plat Number 1994-01
 Survey Number 007-1999
 Minor Partition Plat Number 1999-27
 Survey Number 033-2000

DEED REFERENCES

Microfilm Number 972239
 Microfilm Number 980502
 Microfilm Number 984781
 Microfilm Number 986811
 Microfilm Number 20001558
 Microfilm Number 20002521
 Microfilm Number 20002747
 City of Elgin Ordinance Number 142 (2001)
 Filed as Microfilm Number 20010263
 City of Elgin Ordinance Number 4-1973
 Filed as Microfilm Number 44994

LEGEND

- ◆ Found unrecorded 5/8" smooth iron rod with aluminum cap set in concrete
- Found 2 1/2" aluminum monument set by Minor Partition Plat Number 1994-01
- Found 5/8" iron pin with plastic cap marked "TOMKINS SURVEYING" set by survey number 033-2000
- Set 5/8"x30" iron pin with plastic cap marked "BGB SURVEY MARKER"
- Centerline
- () Record distance of the plat of Sommer's Addition
- x - Existing fence line

NARRATIVE

This survey was done to monument a boundary line agreement within Block 5 of Sommer's Addition. This area was originally partitioned by Partition Number 1999-27. The partition used the same location of Sommer's Addition as survey number 007-1999, which located the plat of Sommer's Addition by locating the exterior of the quarter-section and establishing the interior lots and blocks by a proportionate method. By filing the 1999 partition plat, the City of Elgin was made aware of the discrepancies between the proportionate positions of the Blocks within the subdivision, and the existing lines of occupancy within the addition. Several avenues were discussed to make the deed lines coincidental with the lines of occupancy, or at least make a more harmonious fit. There were discussions with the County Surveyors of the adjoining counties, as well as with the City Administrator of the City of Elgin. This circumstance was also the subject of a discussion at a meeting of the County Surveyors of Oregon. The general consensus was to replat the subdivision. As a matter of fact, there was one underway in Malheur County on a similar circumstance. This is usually hard to accomplish, as it involves everyone within the addition to agree on the location of their individual property and sign the replat. Another avenue presented by the County Surveyor's was based on the Supreme Court decision "Bernill v. City of Marshfield". The approach was to legalize the existing roadways within the addition, which would redefine the exterior of the blocks within the addition. This was accomplished with City Ordinance Number 142 (2001). However, the individual ownerships within the blocks as located by the legalization, and monumented by survey number 033-2000, still need to be adjusted to match the lines of occupancy. The advantage of this method is that the redefining of the deed lines can occur on an individual basis, rather than the massive replat originally proposed. I have set the pins on this survey to conform to the City of Elgin Ordinance, and base the location on survey number 033-2000. Upon obtaining the boundary line agreements for the exterior of this tract of land, I will file a partition plat for the individual parcels within this tract.

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

Rick G. Robinson

OREGON
 JULY 17, 1986
 RICK G. ROBINSON
 2219

Renewal Date: Dec. 31, 2002

UNION COUNTY
 SURVEYOR

Date Received 4-26-2001

Date Filed 7/2/01

By *Sigmund T. Blackman*

File No. 015-2001

BAGETT, GRIFFITH & BLACKMAN
 2006 Adams Avenue, LaGrande, Oregon
 Map of Survey
 Boundary Line Agreement
 Situated in Block 5,
 Sommer's Addition
 to Elgin
 UNION COUNTY, OREGON

SURVEYED FOR	Wiles and Cross	
SURVEYED BY	R.G.R.	4/2001
Scale: 1" = 60'	Drawn by: R.G.R.	4/2001

SURVEY NUMBER 015-2001