



# BASIS OF BEARING

Solar observation taken at the Southwest corner of Section 15, Township 3 South, Range 40 East of the Willamette Meridian.

SCALE: 1"=50'

## REFERENCE MATERIAL

- Survey Number 11-84
- Survey Number 34-86
- Survey Number 028-1994
- Survey Number 057-1994
- Survey Number 060-1994
- Survey Number 016-1995
- Survey Number 018-1995
- Survey Number 034-1999
- Minor Partition Plat Number 1997-21
- Minor Partition Plat Number 1998-23
- Minor Partition Plat Number 1999-11
- Minor Partition Plat Number 2000-19

## DEED REFERENCES

- Union County Commissioners Journal "C",
- Pages 419, 420 and 421
- Volume 129 Page 259
- Microfilm Number 24961
- Microfilm Number 49655
- Microfilm Number 65361
- Microfilm Number 79000
- Microfilm Number 104276
- Microfilm Number 111507
- Microfilm Number 147384
- Microfilm Number 155971
- Microfilm Number 982511
- Microfilm Number 20015862

## LEGEND

- Found 5/8"x30" iron pin with plastic cap marked "BGA SURVEY MARKER" set by survey number 11-84
- Found 5/8"x30" iron pin with plastic cap marked "BGB SURVEY MARKER" set by Minor Partition Plat number 1999-11
- Found 5/8"x30" iron pin with plastic cap marked "BGB SURVEY MARKER" set by survey number 034-1999
- Found 5/8"x30" iron pin with plastic cap marked "BGB SURVEY MARKER" set by Minor Partition Plat number 2000-19
- Set 5/8" x 30" iron pin with plastic cap marked "BGB SURVEY MARKER"
- ⊕ Existing Power Pole
- ( ) Record distance of the Plat of the Town of the Cove, as per Union County Commissioners Journal "C", Pages 419, 420 and 421
- — — — — Centerline of right of way
- x - x - Existing fence line
- P - Existing overhead power line

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Nick Gohring*  
OREGON  
JULY 17, 1988  
RICK G. ROBINSON  
2219

Renewal Date: Dec. 31, 2002

## NARRATIVE

This survey was done at the request of Bill Gohring. The purpose of this survey is to monument the exterior of his ownership. I base the location of this survey on survey number 11-84, which located the plat of the Town of the Cove. The remaining surveys listed in the reference material also used the 1984 survey as a basis of their location. All of Block G and additional land to the South was originally one tract of land. Lots 1 and 2 were the first to be sold away from this tract (MF #24961). The next tract to be sold was a portion of Lots 9 and 10, with the South line of the tract being 114 feet South of the South line of Lots 1 and 2 (MF #65361). The next deed was for lands South of Block G (MF #111507). The next transfer was for the "South half of Lots 9 and 10" (MF #147384). There was a deed of trust issued (MF #982511) using the same description as MF #147384. Then the trust deed was foreclosed on, also using the same description. This creates a 2 ft. gap between the property transferred by MF #147384, and MF #65361. I verified this with the title company handling the foreclosure on the tract. I have also made Mr. Gohring aware of the discrepancy. There is also an existing power line crossing the Westerly portion of the tract. This line was granted an easement by MF #104276, however, the grantor had no interest in the property the power line crosses. This was also documented on Minor Partition Plat Numbers 1999-11 and 2000-19. The existing building near the Southwest corner of the tract has had the siding removed since the time of the most recent survey in the area, but the stem wall of the foundation and the framed exterior walls are still in existence. The existing fence lines are still encroaching across the Westerly portion of the Block as shown, and the physical location of the street is shifted East of the true right of way as documented on the previous surveys. I find no other unusual conditions on this survey.

UNION COUNTY  
SURVEYOR  
Date Received 9/30/2002  
Date Filed 11/11/02  
By *Greg T. Black*  
File No. 042-2002

**BAGETT, GRIFFITH & BLACKMAN**  
2006 Adams Avenue, LaGrande, Oregon  
Map of Survey

South half of Lots 9 and 10  
Block G  
Town of the Cove

UNION COUNTY, OREGON

SURVEYED FOR	Bill Gohring
SURVEYED BY	R.G.R.
Scale: 1" = 50'	9/2002
Drawn by: R.G.R.	9/2002

SURVEY NUMBER 042-2002