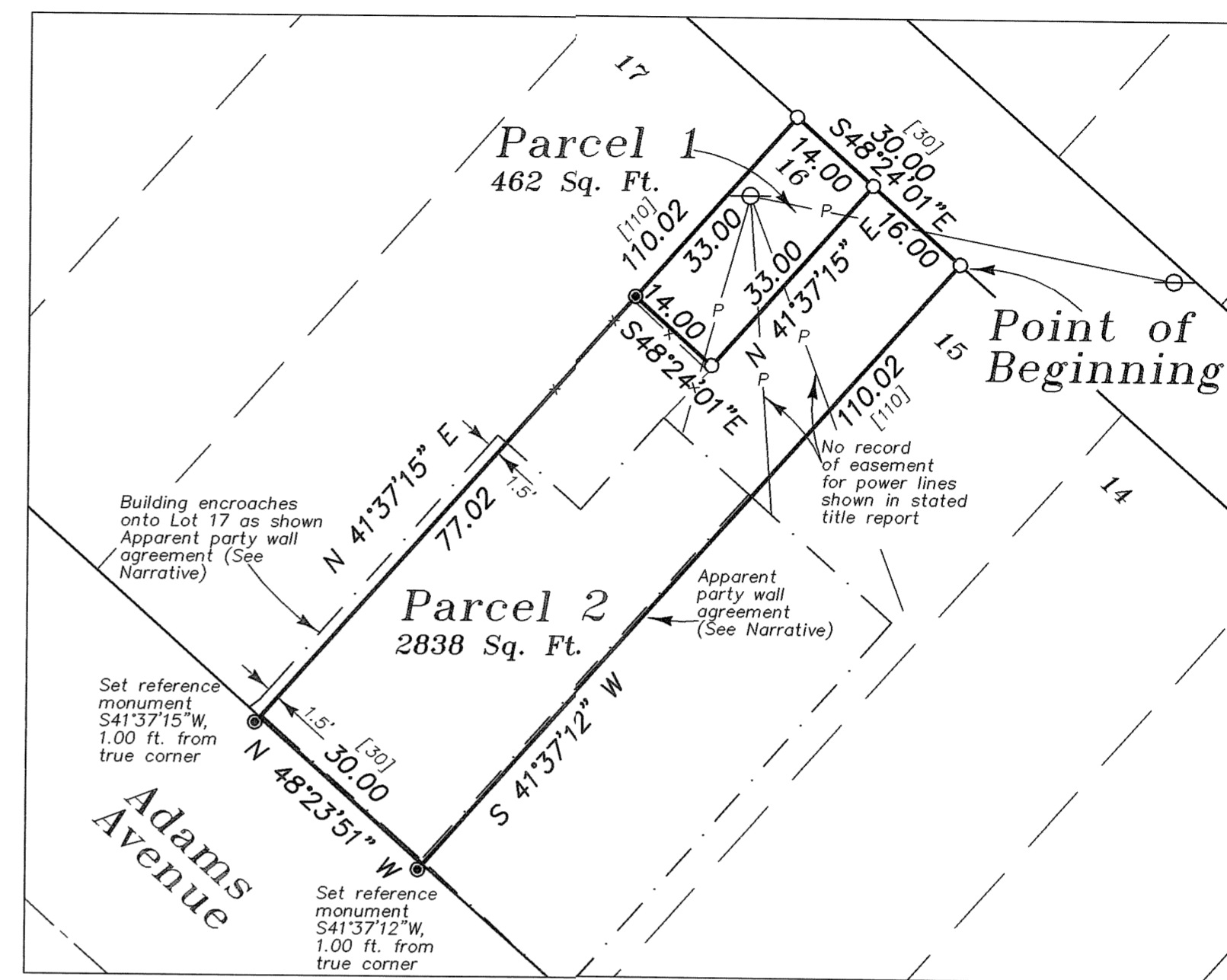
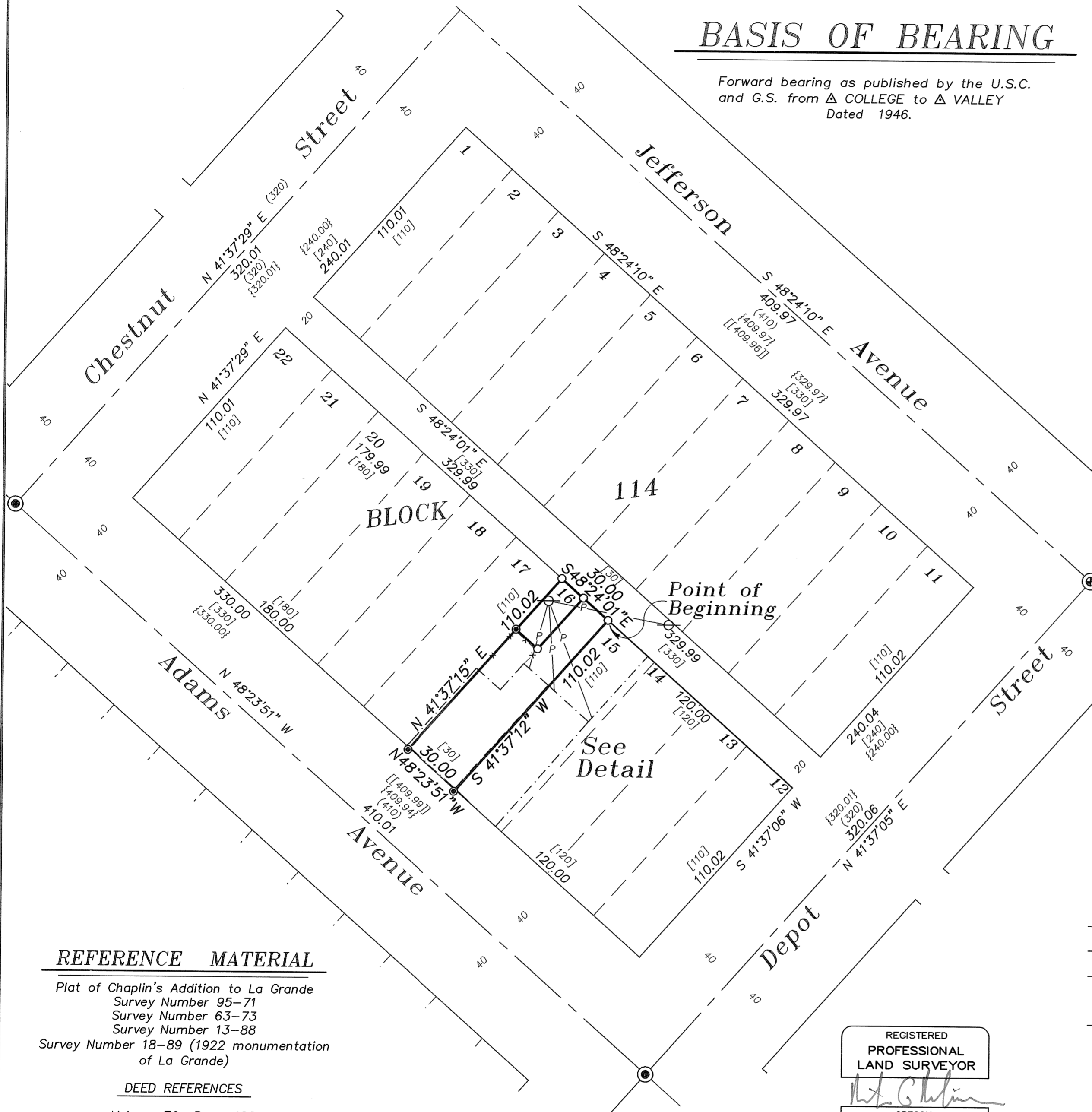


BASIS OF BEARING

Forward bearing as published by the U.S.C. and G.S. from Δ COLLEGE to Δ VALLEY Dated 1946.



Lot Detail SCALE 1" = 20'

LEGEND

- ⊙ Found brass plaque in water valve box set by survey number 63-73
- ⊙ Found 2 1/2" brass cap on 5/8" iron pin set by survey number 13-88
- Set 5/8"x36" iron pin with plastic cap marked "BGB SURVEY MARKER"
- Set brass screw with brass washer marked "OPLS 2219"
- () Record information of survey number 18-89 (1922 monumentation of La Grande)
- [] Record information of the plat of Chaplin's Addition La Grande
- { } Record information of survey number 95-71
- [[]] Record information of survey number 63-73
- Centerline
- - - Building line
- P - Overhead Power Line
- ⊖ Existing Power Pole
- x - Existing fence line

NARRATIVE

This is NOT A PARTITION. This work was done at the request of Jeff Crews, on behalf of the owner of the land surveyed. This was originally started as a partition, and monuments were set, but the partition process was not completed. I am filing this survey to document the monuments as per O.R.S. 209.250. The purpose of the partition was to create the small parcel in the Northerly portion of this tract. I use the surveys listed in the reference material to control the location of the boundaries of this survey. I use the existing monuments in the intersections, and place the position of the intersection of Jefferson Avenue and Chestnut Street at the record distance of survey number 95-71 from the found monuments Southerly and Easterly from the intersection. I then locate the exterior of the block from the rights of way established as described. I locate the interior lots of the block by standard proportionate method. I establish the boundaries of Parcel 1 at the direction of Mr. Crews. I find the existing building to encroach Westerly, as was also documented on survey number 95-71. The stated title report calls for "party wall rights on the northwesterly side of Lot 16". The report further states that no agreement appears of record, but deeds for the respective lots have consistently recognized the right beginning with deed by J.E. Foley, June 1, 1922 (deed volume 76 page 482). The report also has an exception for Party wall on the Southeasterly side of premises. The report again states that no agreement is recorded, but the deed to Max I. Turn and Alice Turn (volume 118, page 588) includes "an undivided one half interest in and to the brick wall now standing on the line between Lots 15 and 16 in said Block 114". I find no other unusual conditions on this survey.

REFERENCE MATERIAL

Plat of Chaplin's Addition to La Grande
 Survey Number 95-71
 Survey Number 63-73
 Survey Number 13-88
 Survey Number 18-89 (1922 monumentation of La Grande)

DEED REFERENCES

Volume 76 Page 482
 Volume 118 Page 588

Survey Report Number 44747 prepared by Abstract and Title Company, dated June 28, 2006

Block Location SCALE 1" = 40'

REGISTERED PROFESSIONAL LAND SURVEYOR

OREGON JULY 17, 1986
RICK G. ROBINSON
 2219

Renewal Date: Dec. 31, 2008

UNION COUNTY SURVEYOR
 Date Received 10-1-2007
 Date Filed 10-1-2007
 By *[Signature]*
 File No. 026-2007

BAGETT, GRIFFITH & BLACKMAN		
2006 Adams Avenue, LaGrande, Oregon		
Map of Survey		
Lot 16		
Block 114		
Chaplin's Addition to La Grande		
UNION COUNTY, OREGON		
SURVEYED FOR	Jeff Crews	
SURVEYED BY	R.G.R.	8/07
Scale: As shown	Drawn by: R.G.R.	9/07

SURVEY NUMBER 026-2007