



**BASIS OF BEARING**

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

**SCALE: 1" = 40'**

**REFERENCE MATERIAL**

Plat of Sunny Hill Acres Addition  
 Plat of Sunny Hill Acres II Addition  
 Plat of Highland Hills Addition  
**DEED REFERENCES**  
 Microfilm Number 20130596  
 Microfilm Number 20130598

**LEGEND**

- ▲ Found 1/2" iron pin set by the plat of Sunny Hill Acres Addition
- Found 1/2" iron pin set by the plat of Sunny Hill Acres II Addition
- Found 5/8" iron pin set by the plat of Sunny Hill Acres II Addition
- Set 5/8"x30" iron pin with plastic cap marked "BGB SURVEY MARKER"
- Centerline
- - - - - Easement line
- x - x - Existing fence line
- [ ] Record information of Sunny Hill Acres Addition
- { } Record information of Sunny Hill Acres II Addition

**NARRATIVE**

This survey was done at the request of David Baum. The purpose of this survey was to monument his ownership in Sunny Hill Acres Addition 1 and 2. I base the location on the found monumentation on the surrounding lots within the Additions. I base the common line of Sunny Hill Acres Addition and Sunny Hill Acres II Addition by driving a line from the found monument at the Southwest corner of Lot 3, Sunny Hill Acres Addition through a point 125.00 feet (record distance) South of the found pin at the Northwest corner of Lot 7 of said Addition. I extend this line record distance from the Southwest corner of Lot 3 record distance (382.00 feet) to establish the Southeast corner of Lot 7 of said Addition. I establish the Northeast corner of Lot 1, Block H by intersecting the record distance from this point and from the found monument at the Northwest corner of Lot 2 of Block H. This falls West of the found monument as shown, but is supported by the harmony with the monument at the Southwest corner of Lot 3 of Block G. I place the South line of Block G at proportionate distance East and West along a line parallel with the North line of Block H as previously described. I place the Curve at the Southeast corner of Lot 1 Block G by holding a 30 ft radius between the two tangents along the lot lines. To place the North line of Lot 7, Block D of Sunny Hill Acres Addition, I extend the line between the found pins at the Northwest corner of Lot 5 and the Northwest corner of Lot 7 record distance East to the Point of Curvature of the 30 ft. radius curve. I hold the record delta angle to establish the terminus of the curve and drive a line from that point to the Southeast corner of Lot 7 as previously established. This method provides harmony on these lots with the original calls in both bearing and distance. I find a shed and fence encroach on the West line of Lot 1 Block G as shown. I also set wooden stakes between the pins along the exterior of these two lots at the direction of Mr. Baum. Mr Baum has constructed a fence approximately 8 feet North of the line common with the two lots he owns. This is not an encroachment as he is in possession of both lots. I find no other unusual conditions on this survey.

REGISTERED  
 PROFESSIONAL  
 LAND SURVEYOR  
  
 OREGON  
 JULY 17, 1986  
 RICK G. ROBINSON  
 2219  
 Renewal Date: Dec. 31, 2014

UNION COUNTY  
 SURVEYOR  
 Date Received 8/9/13  
 Date Filed 8/9/13  
 By DEPUTY  
 File No. 035-2013

**BAGETT, GRIFFITH & BLACKMAN**  
 2006 Adams Avenue, LaGrande, Oregon  
 Map of Survey  
 Lot 7 Block D of Sunny Hill Acres Addition  
 and Lot 1 Block G of Sunny Hill Acres II Addition  
 to La Grande  
 UNION COUNTY, OREGON  
 SURVEYED FOR David Baum  
 SURVEYED BY R.G.R. 8/13  
 Scale: 1" = 40' Drawn by: R.G.R. 8/13