

LOT LINE ADJUSTMENT

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" = 100'

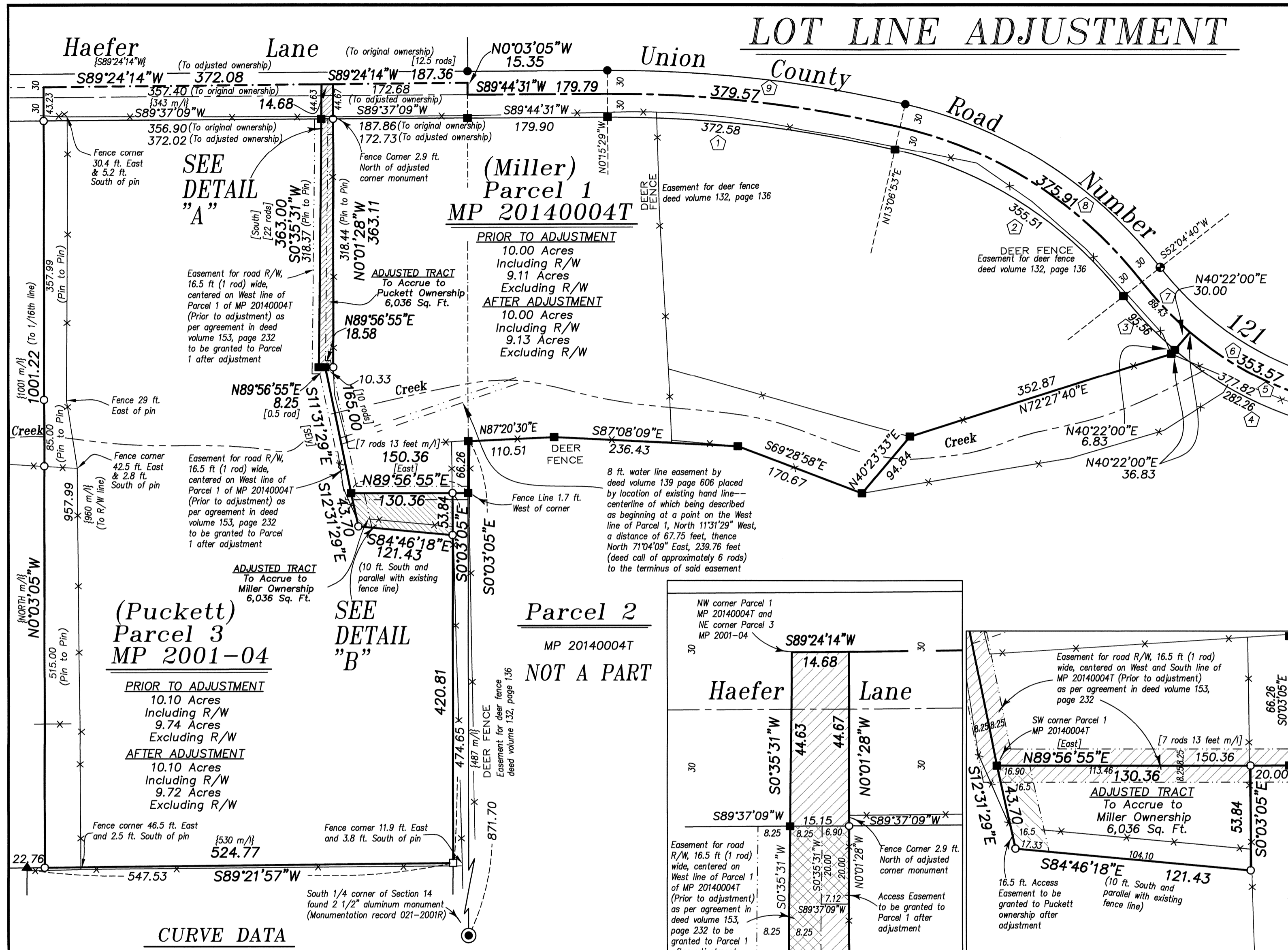
REFERENCE MATERIAL

Union County Monumentation Records
 Plat of Mullin's Subdivision
 Plat of Beeson's Subdivision
 Survey Number 40-79
 Survey Number 014-1997
 Partition Plat Number 2001-04
 Partition Plat Number 20100011T
 Partition Plat Number 20140004T

DEED REFERENCES
 Volume 69 Page 591
 Volume 115 Page 354
 Volume 132 Page 136
 Volume 139 Page 606
 Volume 153 Page 232
 Microfilm Number 20100796
 Microfilm Number 20123673
 Survey Report Number 14-24909
 Prepared by Eastern Oregon Title, Inc.
 dated April 23, 2014

LEGEND

- Found monument as described as per Union County monumentation records
- Found 5/8" iron pin with plastic cap marked "BGA SURVEY MARKER" set by the plat of Mullin's Subdivision
- Found 5/8" iron pin with plastic cap marked "BGA SURVEY MARKER" set by survey number 40-79
- Found 5/8" iron pin with plastic cap marked "BGA SURVEY MARKER" set by survey number 014-1997
- ▲ Found 5/8" iron pin with plastic cap marked "BGA SURVEY MARKER" set by partition plat number 1993-16
- Found 5/8" iron pin with plastic cap marked "BGB SURVEY MARKER" set by partition plat number 20140004T
- Set 5/8"x30" iron pin with plastic cap marked "BGB SURVEY MARKER"
- Centerline
- - - Easement Line
- × Existing fence line
- ~ Creek
- [] Record data of Deed Volume 153 Page 232
- { } Record data of partition plat number 2001-04



CURVE DATA

① North Line of Parcel 1 Δ=13°21'49" R=1597.41' L=372.58' T=187.14' L.C.=371.73' N83°34'05"W	② North Line of Parcel 1 Δ=38°57'35" R=522.83' L=355.51' T=184.94' L.C.=348.70' N57°24'14"W	③ North Line of Parcel 1 Δ=11°42'42" R=467.50' L=95.56' T=47.95' L.C.=95.39' S43°46'38"E
④ North Line of Parcel 2 Δ=34°35'36" R=467.50' L=282.26' T=145.58' L.C.=277.99' S66°55'47"E	⑤ Total Curve N Line Par 1 & 2 Δ=46°18'14" R=467.51' L=377.82' T=199.91' L.C.=367.62' S61°04'26"E	⑥ Total Centerline N of Par 1 & 2 Δ=46°18'14" R=437.50' L=353.57' T=187.08' L.C.=344.03' N61°04'26"W
⑦ Centerline North of Parcel 1 Δ=11°42'42" R=437.50' L=89.43' T=44.87' L.C.=89.27' S43°46'38"E	⑧ Centerline North of Parcel 1 Δ=38°57'37" R=522.83' L=375.91' T=190.65' L.C.=368.75' N57°24'14"W	⑨ Centerline North of Parcel 1 Δ=13°21'49" R=467.50' L=379.57' T=190.65' L.C.=378.72' N83°34'05"W

NARRATIVE

This survey was done at the request of Jeff Puckett. The purpose of this survey is to document a lot line adjustment between the Puckett ownership and the Miller ownership to the East. The Miller ownership was recently partitioned (MP 20140004T). The Puckett ownership was partitioned in 2001 as an unsurveyed partition. The common boundary was defined by deed volume 153, page 232. This line was not determined on the unsurveyed 2001 partition, but was located and monumented on the 2014 partition. The placement of the line did not fit the existing fence along the first course South of Haefer Lane, so it was agreed that the line would be adjusted to the existing fence line from Haefer Lane South to the 8.25 ft. jog in the original deed line. This area is to be transferred to the Puckett ownership. An area of equal size on the South end of Parcel 1 of the 2014 partition was mutually determined and will accrue to the Miller ownership so the parcel sizes remain the same after adjustment. The original boundary deed reserves an easement for access 1/2 rod (8.25 ft.) each side of the original boundary line. Since the Miller ownership will be relinquishing the land along the first course South of Haefer Lane, the Miller ownership will be granted an easement 8.25 feet East of the original ownership line in addition to the existing 8.25 ft. easement West of the original deed line. In addition, an easement for access will be granted to the Miller ownership on a strip of land varying in width and 20 feet South of the existing right of way of Haefer Lane for access to Parcel 1 of MP 20140004T after adjustment. The adjusted area to accrue to the Miller ownership along the Southerly portion of Parcel 1 of MP 20140004T is of equal area to the adjusted area to the North and a 16.5 ft. access easement will be granted to the Puckett ownership along the Westerly portion of this adjusted area as shown. The Southerly line of the adjustment is 10 feet South and parallel with an existing deer fence in existence at the time of this survey. Mr. Puckett also requested that the West line of his ownership also be monumented. I place the Westerly line parallel with the East line of Parcel 2 of the 2014 partition (the North-South centerline of Section 14) and slide the line West until it captures 10.1 acres. In discussions with the owners on the first partition, that was the intent in 2001. I place additional monuments on either side of the existing creek along this line to aid in future fencing to the true line. I find the existing fence line along this line to be away from the true property line as shown. Said fence was placed without benefit of survey after the 2001 partition. I find no other unusual conditions on this survey.

REGISTERED PROFESSIONAL LAND SURVEYOR

R.G. Robinson
 RICK G. ROBINSON
 JULY 17, 1986
 2219

Renewal Date: Dec. 31, 2014

UNION COUNTY SURVEYOR

Date Received 6/25/14

Date Filed 6/25/14

By *R.G.R.*

File No. 009-2014

BAGETT, GRIFFITH & BLACKMAN
 2006 Adams Avenue, LaGrande, Oregon

Map of Survey
LOT LINE ADJUSTMENT
 Adjustment of the common boundary line between Parcel 3 of Partition Plat No. 2001-04 and Parcel 1 of Partition Plat No. 20140004T, situated in the South half of Section 14, Township 3 South, Range 40 East of the Willamette Meridian UNION COUNTY, OREGON

SURVEYED FOR	Jeff Puckett
SURVEYED BY	R.G.R.
Scale: 1" = 100'	Drawn by: R.G.R.
	6/14