

LOT LINE ADJUSTMENT BASIS OF BEARING

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

SCALE: 1" = 40'

LEGEND

- Found 1" OD Iron pipe, set by Survey Number 18-89 (1922 Monumentation of La Grande)
- ⊙ Found 2" brass cap in concrete marked BAGETT-GRIFFITH & BLACKMAN, set by Survey Number 005-2021
- Found 5/8" iron pin set by Survey Number 73-77
- Found 5/8" iron pin with plastic cap marked BGB SURVEY MARKER, set by Survey Number 026-1998
- Set 5/8" x 30" iron pin with plastic cap marked BGB SURVEY MARKER
- Centerline
- x- Fenceline
- () Record measurement as per Survey Number 18-89 (1922 monumentation)
- [] Record measurement as per plat of Riverside Addition
- { } Record measurement as per Survey Number 73-77
- ~ ~ Record measurement as per Survey Number 026-1998
- / / Record measurement as per Survey Number 005-2021

REFERENCE MATERIAL

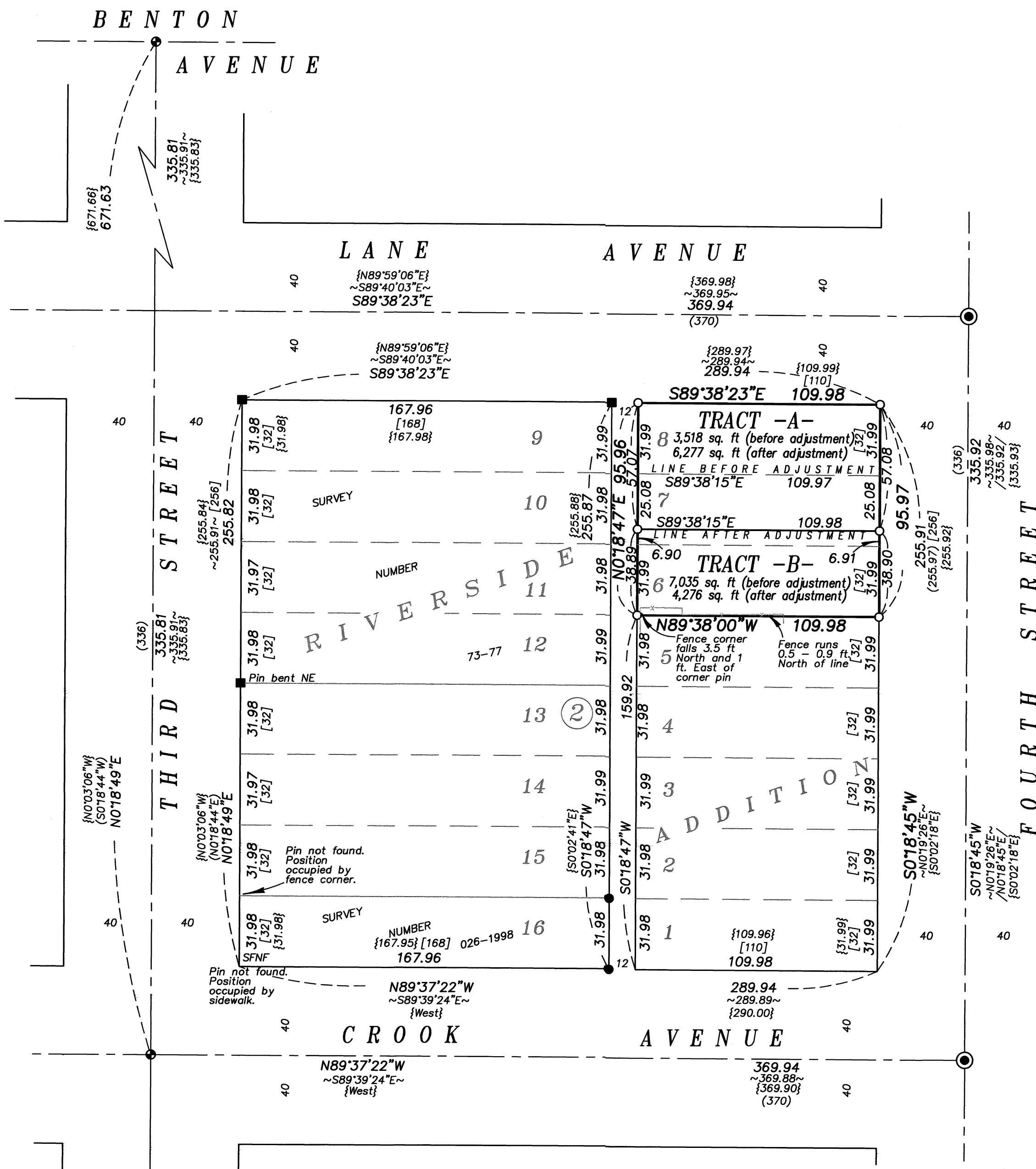
Plat of Riverside Addition
Survey Number 73-77
Survey Number 18-89 (1922 monumentation)
Survey Number 026-1998
Survey Number 004-2021

DEED REFERENCES
Microfilm Document No. 20241558

APPROVALS

I hereby approve this lot line adjustment this 30th day of August, 2024.

Michael J. Boquist
Michael J. Boquist
Community Development Director
City of La Grande



NARRATIVE

This survey was done for Frankie Chen, owner of the land within. Mr. Chen wanted to adjust the common line between his two properties as shown. I accept the monuments in 4th Street, set by Survey 005-2021. Both survey 73-77 and 026-1998 placed the intersection of Third Street and Lane Ave. at proportionate position between the McInain monuments at 3rd St./Crook Ave, and 3rd St./Benton Ave. I use the same method on this survey. Monuments set by survey 73-77 and 026-1998 are harmonious with my block break. I place the adjusted line at minimum setback from the existing building. A fenceline along the South line is off as shown. I find no other unusual conditions with this survey.

REGISTERED
PROFESSIONAL
LAND SURVEYOR
Jeffrey S. Hsu
OREGON
JUNE 2, 2010
JEFFREY S. HSU
83571
Renewal Date: June 30, 2025

UNION COUNTY
SURVEYOR
Date Received 8/30/24
Date Filed 8/30/24
By *Jeffrey S. Hsu*
File No. 033-2024

BAGETT, GRIFFITH & BLACKMAN
BAGETT, GRIFFITH & BLACKMAN
2006 Adams Avenue, LaGrande, Oregon
Map of Survey
Sited in Lots, 6, 7 and 8, Block 2
Riverside Addition to the
City of La Grande
UNION COUNTY, OREGON
SURVEYED FOR Frankie Chen
SURVEYED BY J. S. H.
Scale: 1" = 40' Drawn by: J. S. H. August 2024

SURVEY NUMBER 033-2024