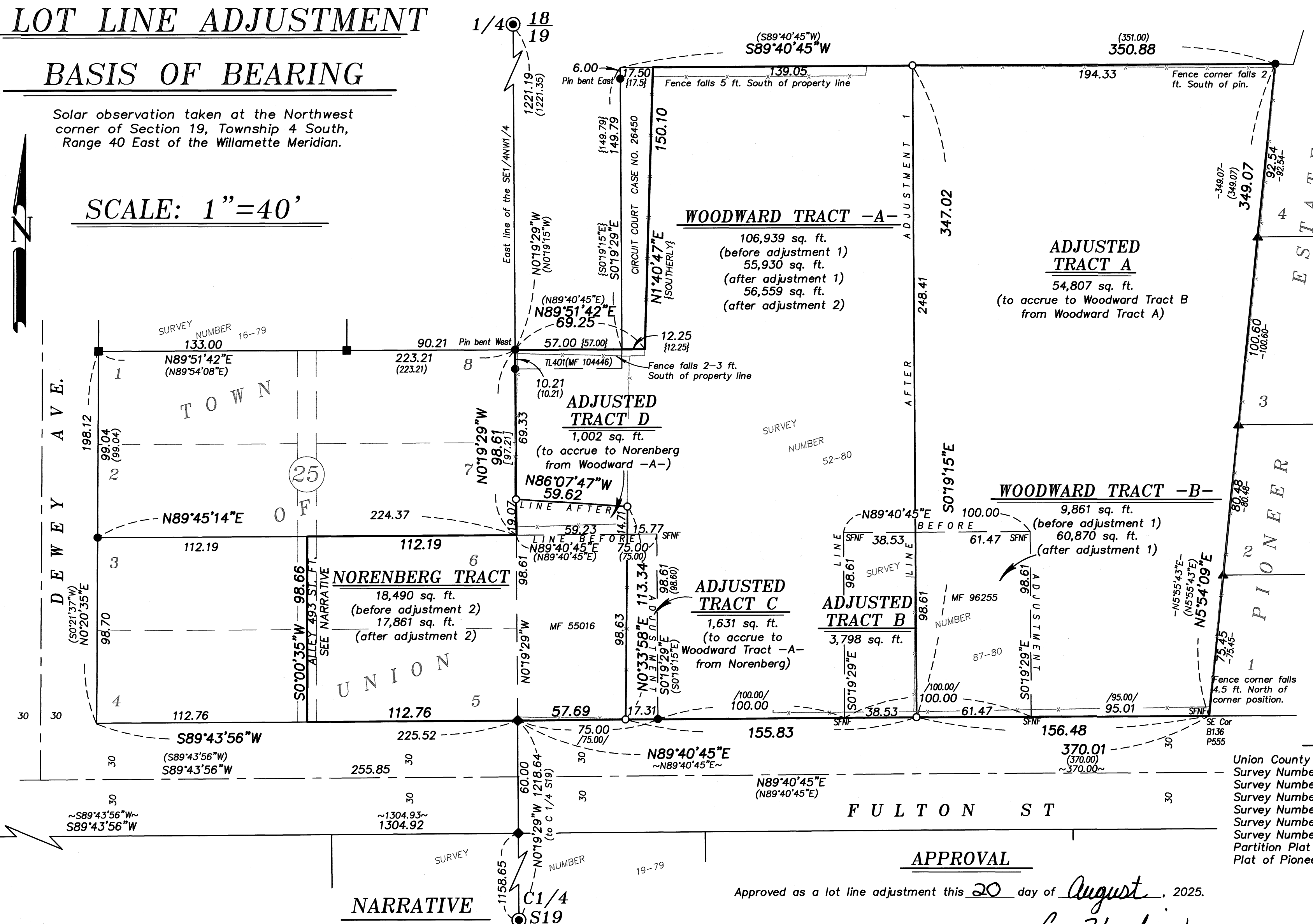


LOT LINE ADJUSTMENT

BASIS OF BEARING

Solar observation taken at the Northwest corner of Section 19, Township 4 South, Range 40 East of the Willamette Meridian.

SCALE: 1"=40'



LEGEND

- Found 2 1/2" aluminum pipe with 2 1/2" aluminum cap marked as per Union County Monumentation Records
- Found 5/8" iron pin with plastic cap marked BGA SURVEY MARKER set by Plat of Pioneer Estates
- Found 5/8" iron pin with plastic cap marked BGA SURVEY MARKER set by Survey 16-79
- Found 5/8" iron pin with plastic cap marked BGA SURVEY MARKER set by Survey 52-80
- Found 5/8" iron pin with plastic cap marked APA SURVEY MARKER set by Survey 038-1999
- Set 5/8" x 30" iron Pin with plastic cap marked "BGB SURVEY MARKER"
- Record dimension as per Survey 52-80
- Record dimension as per Survey 87-80
- Record dimension as per Survey 038-1999
- Record dimension as per Union County Circuit Court Order Case 26450
- Record dimension as per Plat of PIONEER ESTATES
- Existing Fenceline
- Centerline

REFERENCE MATERIAL

Union County Monumentation Records
Survey Number 52-80
Survey Number 87-80
Survey Number 16-79
Survey Number 038-1999
Survey Number 032-2023
Survey Number 019-1979
Partition Plat 19950013TT
Plat of Pioneer Estates

DEED REFERENCES
Deed Book 136, Page 555
Microfilm Number 95838
Microfilm Number 96255
Microfilm Number 127362
Microfilm Number 55016
Microfilm Number 987679
Microfilm Number 104446
Microfilm Number 2014176

Union County Circuit Court Order Case #26450

NARRATIVE

This survey was done at the request of Austin Woodward, son and representative for the owner within. Mr. Woodward wanted to adjust the lines as shown. The exteriors of the Woodward Tract were done by Survey Number 52-80 with two exceptions. Circuit Court Case 26450 adjusted a portion of the Northwest corner to the adjoining property to follow an existing fenceline, and Microfilm 104446 accrued additional lands to square up the lines with the North line of Block 25 of the Town of Union. Woodward Tract -B- was surveyed by Survey 87-80. The portion of the Norenberg Tract falling within the Town of Union is described by Lot and Block and the portion within the NE 1/4 of Section 19 was established by MF 55016.

I recover monuments as shown. Along the East line of the Woodward Tract -A- (prior to adjustment), I hold the monuments at the Northeast corner, set by Survey 52-80, as well as pins set by the plat of Pioneer Estates. Along the South line, I hold the pin set by Survey 038-1999 at the SE corner of Lot 5, Block 25, Town of Union and run record bearing as per Survey 038-1999 along the North line of Fulton Street. The SE corner of Woodward Tract (also being the SE corner of Book 136, Page 555) was not found, but the intersection of the North line of Fulton and the East line as previously established position is harmonious with the record measurements of Pioneer Estates.

I establish the NE corner of Lot 6, Block 25 at midpoint between the pin at the SE corner of Lot 5 and the NE corner of Lot 8. To establish the portion of the Norenberg tract (prior to adjustment, MF 55016) I hold the record 75 foot width, running the North line parallel with the North line of Fulton Street. I hold the pin at the SE corner of the Norenberg tract set by Survey 52-80.

I find all pins set by Survey 87-80 (which monumented the Woodward Tract -B- prior to adjustment) to be missing. I hold the record distance from the SE corner of Block 25, to establish the SW corner. The North line, I extend the NW corner of MF 55016 the record 100 feet to the East to establish the NW corner. I hold the record 100 foot width, running the East and West line parallel the center of section line.

The North line of MF 104446 I establish by extending the North line of Block 25 the record 57 feet. The North line of Woodward Tract -A-, prior to adjustment, I hold the pin at the NW corner, running the line parallel with Fulton Street. This fits harmoniously with the 6.00 foot reference pin. To place the line of the Circuit Court Case, I hold the record 17.5 feet offset at the North end and the 12.25 foot offset at the South end of the line, as prescribed by the Court decision.

I find no formal vacation of the alley within Block 25. It is possible that vacation ordinance exists, but was not filed. As it appears as though this alley has never existed as a public right of way and is utilized by the landowners, for purposes of this adjustment, I have included this area in the Norenberg tract. It is recommended that a formal vacation of this alley be pursued. Along the West line of Block 25, I hold the pin set by 52-80 as being at the NW corner Lot 3, as Fulton Street was created by a separate legalization process and not the original plat of the Town of Union.

Adjusted lines are placed at the direction of the landowners. Fencelines are off as shown. I find no other unusual conditions with this survey.

APPROVAL

Approved as a lot line adjustment this 20 day of August, 2025.

Susan Hawkins
Mayor, City of Union

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JUNE 2, 2010
JEFFREY S. HSU
83571

Renewal Date: June 30, 2027.

UNION COUNTY
SURVEYOR

Date Received 8/20/25

Date Filed 8/20/25

By [Signature]

File No. 027-2025

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

Map of Survey
Situating in the Northwest quarter of the Northeast quarter of Section 19, Township 4 South, Range 40 East of the Willamette Meridian and Block 25 of the Town of Union

UNION COUNTY, OREGON

SURVEYED FOR Austin Woodward

SURVEYED BY J. S. H.

Scale: 1" = 40' Drawn by: K. A. T. July 2025

SURVEY NUMBER 027-2025