

BASIS OF BEARING

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

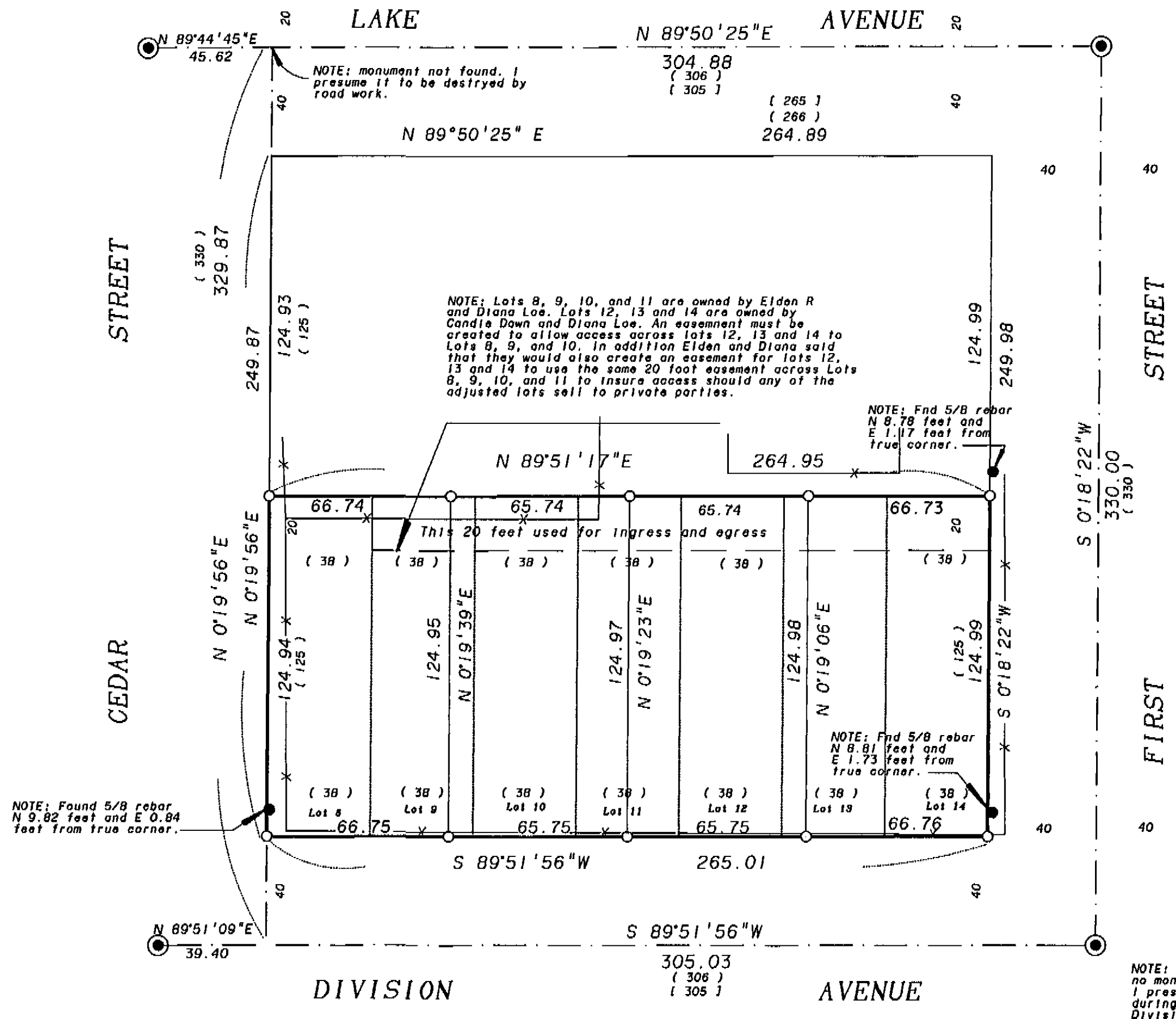


REFERENCE MATERIAL

Plat of RYNEARSON'S ADDITION TO LAGRANDE
 Survey Number 55 - 74 Survey Number 106 - 78
 Deeds
 MF 133792 MF 133793

LEGEND

- Found Brass Plaque in water valve box set by Survey Number 106-78.
- Set 5/8" x 30" rebar with plastic cap marked BOB SURVEY MARKER.
- Found 5/8" rebar set by Survey Number 55-74
- Centerline of Road
- () Record distance on plat of RYNEARSON'S ADDITION
- X— Existing fence line
- Proposed easement line for ingress and egress
- [] Record distance of McLain survey in 1922



NARRATIVE

This survey was ordered by Diana Loe. Mr. and Mrs. Loe owned lots 8, 9, 10 and 11. Lots 12, 13 and 14 are owned by Diana and Candie Dawn Loe. The Loe's are planning to place four manufactured homes on the lots shown above. The Loe's requested a lot line adjustment through the LaGrande Planning Commission and received approval to adjust seven lots to four larger lots. The letter of approval is dated July 21, 1994. The planners requested offstreet parking in the back of the properties. We are showing a 20 foot easement across the back of the lots for ingress and egress. The easements are granted by separate deeds.

My survey is based upon the found monuments originally set in 1922 by A. H. McLain, and remonumented by survey number 106-78. I find that survey number 55-74 incorrectly located the Northwest corner of this parcel 30 feet southerly of the found monument in Lake Street at Cedar. Mr. Voelz used a street width of 30 feet when the true width was 40 feet from the centerline of Lake. He further did not proportion the shortage of the land through the lots. I find him consistently more than 9 feet North and about a foot East of the true corners. Survey 106-78 located the exterior of Block 10, and was very harmonious with McLain. I base my entire survey on survey 106-78 and proportion the lots in the standard manner. I find that some of the fences do encroach onto the Loe property, however the Loe's indicated that they were going to remove the encroaching fences. The fences belonged to the previous owner, Mr. Everson, who owned Lots 4 through 14, and the West 1/2 of Lot 3 of Block 10. I find no other problems with this survey.

LOT LINE ADJUSTMENT
 Approved by LaGrande Planning Department

Dan Moore
 Dan Moore, Planning Director

UNION COUNTY SURVEYOR
 Date Received 4/25/95
 Date Filed 4/26/95
 By R. Robinson, DEPUTY
 File No. 011-1995

REGISTERED PROFESSIONAL LAND SURVEYOR
Gregory T. Blackman
 GREGORY T. BLACKMAN
 991
 Renewal Date: Dec. 31, 1996

BAGETT, GRIFFITH & BLACKMAN 2006 Adams Avenue, LaGrande, Oregon Map of Survey LOT LINE ADJUSTMENT LOTS 8 THROUGH 14 OF BLOCK 10 RYNEARSON'S ADDITION TO LAGRANDE, OREGON		
SURVEYED FOR	ELDEN R. & DIANA LOE	
SURVEYED BY	GTB	4-18-95
Scale: 1" = 40 FT	Drawn by: GTB	4-20-95

Survey Number 011-1995