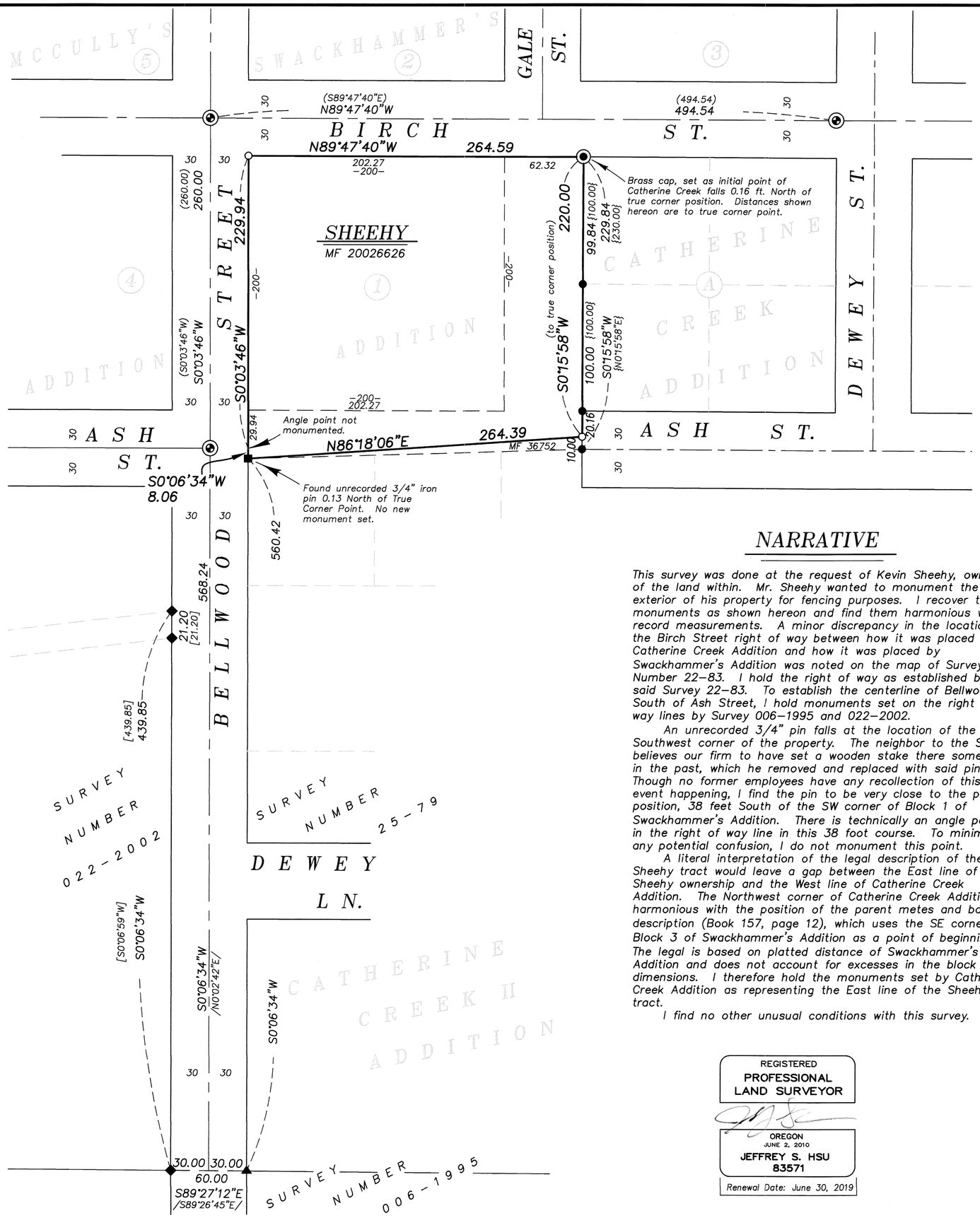

BASIS OF BEARING

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

SCALE: 1"=60'

LEGEND

- Found 1" iron pipe with 2 1/2" brass cap, set by plat of Catherine Creek Addition
- Found 1/2" iron pin with plastic cap marked BGA SURVEY MARKER, set by plat of Catherine Creek Addition
- Found 5/8" iron pin with plastic cap marked BGA SURVEY MARKER, set by Survey Number 22-83
- Found 5/8" iron pin with plastic cap marked BGA SURVEY MARKER, set by Survey number 006-1995
- Found 5/8" iron pin with plastic cap marked BGB SURVEY MARKER, set by Survey number 022-2002
- Found unrecorded 3/4" iron pin
- Set 5/8"x30" iron pin with plastic cap marked BGB SURVEY MARKER
- Centerline
- ( ) Record measurement as per Survey Number 22-83
- / / Record measurement as per Survey Number 006-1995
- [ ] Record measurement as per Survey Number 022-2002
- { } Record measurement as per Plat of Catherine Creek Addition
- - - Record measurement as per Plat of Swackhammer's Addition

NARRATIVE

This survey was done at the request of Kevin Sheehy, owner of the land within. Mr. Sheehy wanted to monument the exterior of his property for fencing purposes. I recover the monuments as shown hereon and find them harmonious with record measurements. A minor discrepancy in the location of the Birch Street right of way between how it was placed in Catherine Creek Addition and how it was placed by Swackhammer's Addition was noted on the map of Survey Number 22-83. I hold the right of way as established by said Survey 22-83. To establish the centerline of Bellwood South of Ash Street, I hold monuments set on the right of way lines by Survey 006-1995 and 022-2002.

An unrecorded 3/4" pin falls at the location of the Southwest corner of the property. The neighbor to the South believes our firm to have set a wooden stake there sometime in the past, which he removed and replaced with said pin. Though no former employees have any recollection of this event happening, I find the pin to be very close to the proper position, 38 feet South of the SW corner of Block 1 of Swackhammer's Addition. There is technically an angle point in the right of way line in this 38 foot course. To minimize any potential confusion, I do not monument this point.

A literal interpretation of the legal description of the Sheehy tract would leave a gap between the East line of the Sheehy ownership and the West line of Catherine Creek Addition. The Northwest corner of Catherine Creek Addition is harmonious with the position of the parent metes and bounds description (Book 157, page 12), which uses the SE corner of Block 3 of Swackhammer's Addition as a point of beginning. The legal is based on platted distance of Swackhammer's Addition and does not account for excesses in the block dimensions. I therefore hold the monuments set by Catherine Creek Addition as representing the East line of the Sheehy tract.

I find no other unusual conditions with this survey.

REFERENCE MATERIAL

Plat of Swackhammer's Addition
Plat of Catherine Creek Addition
Plat of Catherine Creek II Addition
Survey Number 155A
Survey Number 65-71
Survey Number 43-72
Survey Number 25-79
Survey Number 19-82
Survey Number 22-83
Survey Number 006-1995
Survey Number 022-2002

DEED REFERENCES
Book 157, Page 12
Microfilm Document Number 28667
Microfilm Document Number 36752
Microfilm Document Number 962870
Microfilm Document Number 962758
Microfilm Document Number 116500
Microfilm Document Number 20026626

REGISTERED
PROFESSIONAL LAND SURVEYOR
OREGON
JUNE 2, 2010
JEFFREY S. HSU
83571
Renewal Date: June 30, 2019

UNION COUNTY SURVEYOR
Date Received 9/13/18
Date Filed 9/13/18
By
File No. 034-2018

BAGETT, GRIFFITH & BLACKMAN
2006 Adams Avenue, LaGrande, Oregon
Map of Survey
Situated in Block 1, Swackhammer's Addition to the City of Union, Oregon and a portion of the Southeast quarter of the Southwest quarter of Section 18, Township 4 South, Range 40 East of the Willamette Meridian
UNION COUNTY, OREGON

SURVEYED FOR	Kevin Sheehy	
SURVEYED BY	J. S. H.	
Scale: 1" = 60'	Drawn by: J. S. H.	Aug. 2018

SURVEY NUMBER 034-2018