

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" = 60'

LEGEND

- Found 2 1/2" brass cap set by Survey 013-2013
- Found brass screw in lead plug reference
- ⊙ Found 3/4" iron pipe set by Survey 18-89 (1922 Remonumentation of La Grande)
- ◆ Found 5/8" iron pin set by Survey 81-74
- Found 5/8" iron pin with plastic cap marked "BGA SURVEY MARKER" set by Survey 44-72
- ◇ Found 5/8" iron pin with plastic cap marked "BGB SURVEY MARKER" set by Survey 044-2001
- Found 5/8" iron pin with plastic cap marked "BGB SURVEY MARKER" set by Survey 016-2008
- ⊙ Found 5/8" iron pin with plastic cap marked "BGB SURVEY MARKER" set by Partition Plat Number 20080009T
- ▲ Found 5/8" iron pin with plastic cap marked "BGB SURVEY MARKER" set by Survey 033-2016
- × Searched for not found
- Set 5/8" x 30" iron pin with plastic cap marked "BGB SURVEY MARKER"
- () Record dimension as per Plat of Pleasant Home Addition (1902)
- [] Record dimension as per Survey 18-89 (1922 Remonumentation of La Grande)
- ~ ~ Record dimension as per Survey 44-72
- { } Record dimension as per Survey 81-74
- / / Record dimension as per Survey 013-2013
- - Record dimension as per Survey 033-2016
- < > Record dimension as per Survey 22-82
- Lot lines of Pleasant Home Addition
- Centerline
- Existing Fenceline

REFERENCE MATERIAL

Plat of Pleasant Home Addition
 Survey Number 81-74
 Survey Number 67-78
 Survey Number 44-72
 Survey Number 83-72
 Survey Number 044-2001
 Survey Number 18-89 (1922 remonumentation of La Grande)
 Survey Number 013-2013
 Survey Number 016-2008
 Survey Number 18-82
 Survey Number 033-2016
 Partition Plat Number 20080009T

DEED REFERENCES
 Microfilm Document Number 97964
 Microfilm Document Number 97965
 Microfilm Document Number 991026
 Microfilm Document Number 123030
 Microfilm Document Number 991026
 Microfilm Document Number 20192677
 Deed Book 119, Page 445

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

UNION COUNTY SURVEYOR
 Date Received 12/4/23
 Date Filed 12/4/23
 By [Signature]
 File No. 030-2023

BAGETT, GRIFFITH & BLACKMAN
 2006 Adams Avenue, LaGrande, Oregon
 Map of Survey
 Situate in the East half of Lot 1, Block 5 of Pleasant Home Addition to La Grande
 UNION COUNTY, OREGON
 SURVEYED FOR Anna Goodman
 SURVEYED BY J. S. H.
 Scale: 1" = 30' Drawn by: J. S. H. Nov. 2023

NARRATIVE

This survey was done at the request of Anna Goodman, representing the owner of the land within. I recover monuments as shown. Centerline monuments along Willow Street (U Ave. and X Ave. intersection) have been destroyed by sewer construction. Monuments set by Survey 044-2001, 81-74 and Partition 20080009T fall in line with each other, and I hold a best fit line through these pins as the West right of way of Willow Street. I then drive a line from the centerline monument at U Ave and Cherry Street through a point midway through the monuments at the Southeast corner of Block 5 and the Northeast corner of Block 6 to place the centerline in this area. This creates a small angle point in the South line of Block 5. Along V Ave, I hold a line between the intersection of V Ave. and Spruce Street and run a line 20 ft offset from the pins set by Partition 20080009T and Survey 033-2016. It should be noted that these surveys used an erroneous 40 foot right of way width rather than a 41 foot width, as platted on the original plat of Pleasant Home Addition. Holding a proportionate position for the intersection of V Ave and Pine Street is relatively harmonious with monuments from Survey 015-2008 and record measurements as per 013-2013. I use proportionate measurement to place the lot lines. Fences are off as shown.
 I find no other unusual conditions with this survey.

