

Overview SCALE: 1"=60'

NARRATIVE

This survey was done at the request of Ryan Harter of Cityside Management Corporation. The purpose of this survey was to locate the lines of Lots 15 and 16 of Block C of Grande Rhonde Estates and the improvements thereon. I establish the lots by attempting to find the existing monumentation of the original plat. Due to utility work, landscaping and fence building, very few of the original monuments marking the lot corners remain. I searched for the corners contained in Block C and found only the ones shown. The centerline monuments were protected in water valve boxes and remain apparently undisturbed. I base the location of the lots on the centerline monuments, which are very harmonious with the limited monumentation of the lots that remain. I place the cul-de-sacs at the Southerly end of 7th and 8th Streets at record distance from the found pin at the center. I place the curve at the Northeast portion of Lot 14 by offsetting the curve record distance from the found curvature points at the centerline. I also place the curve at the Northwest portion of Lot 11 at record radius from the offset lines from the centerlines of Hartford and 7th Streets. I then proportion the lot corner positions along the West line of 7th Street and the East line of 8th Street. I establish the Southeast corner of Lot 16 by coming Southwesterly from the Northerly end of the 50 ft. radius curve, the record curve data from the original plat. I then establish the position of the Southwest corner of Lot 16 at proportionate distance between the Southeast corner of Lot 16 and the Southwest corner of Lot 9. I establish the West line of Lots 15 and 16 by driving a line North from this point to the midway point between the Southwest corner of Lot 11 and the Northeast corner of Lot 15. The original cause for concern on the surveyed lots was an encroachment along the West side of Lot 16. I did the field work for this survey on October 6, and at that time there was an encroachment of a woodpile approximately 10 feet across the West line of Lot 16. I discussed the encroachment with the adjoining owner at that time. I then returned to the site to set the corner monuments on October 10th and the encroachment had been removed. I find the existing fences harmonious with the property lines as determined by this survey. I find no other unusual conditions on this survey.

REFERENCE MATERIAL

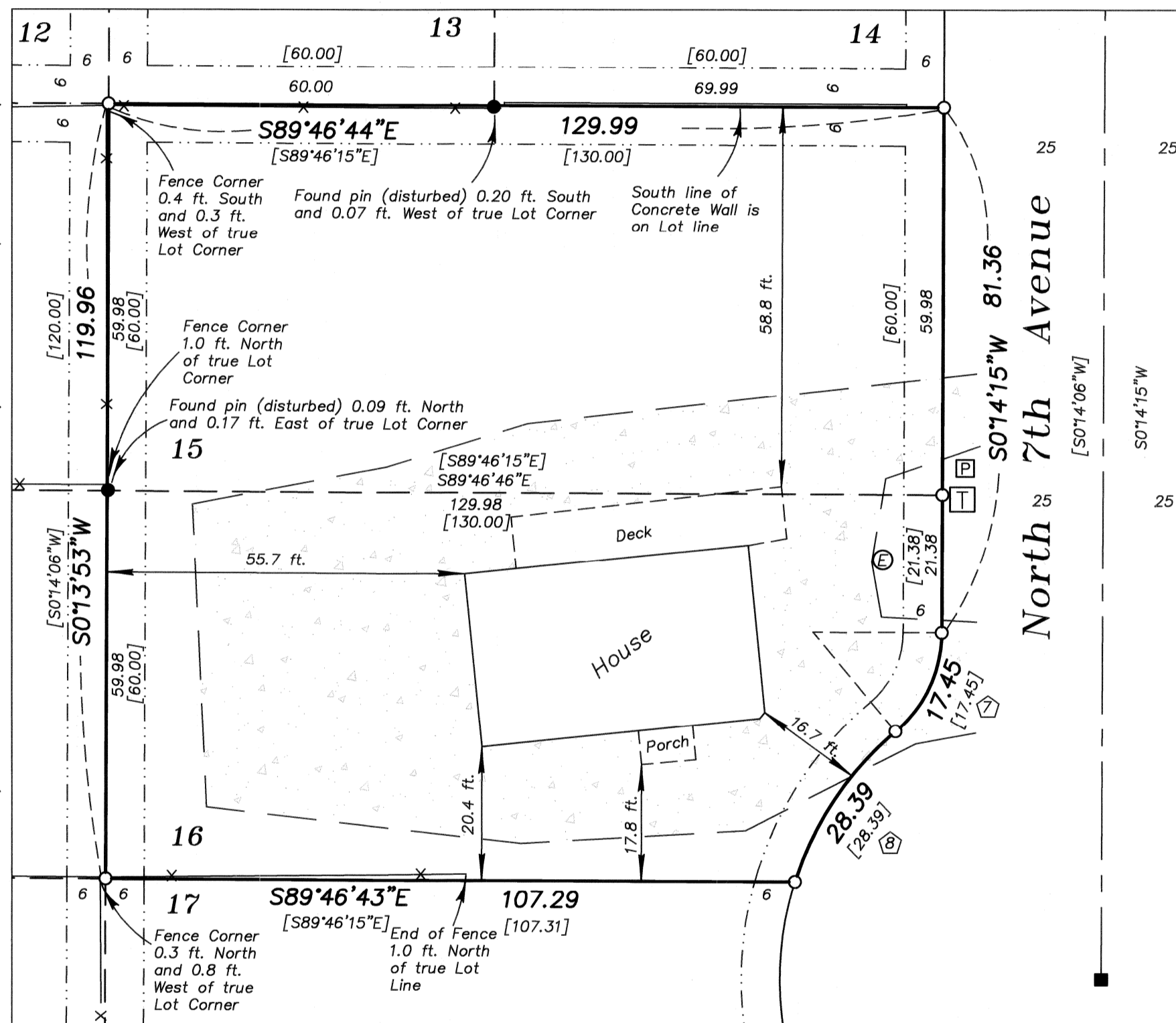
Plat of Grande Rhonde Estates
 Microfilm Number 113947
 Microfilm Number 113948
 Microfilm Number 121138
 Microfilm Number 125368
 Microfilm Number 141036
 Microfilm Number 142582
 Microfilm Number 113947
 Microfilm Number 970087
 Microfilm Number 20093910
 Microfilm Number 20102548
 Microfilm Number 20121640
 Microfilm Number 20122430

BASIS OF BEARING

Solar observation taken at the North quarter corner of Section 15, Township 1 North, Range 39 East of the Willamette Meridian.

LEGEND

- Found 5/8" iron pin in water valve box
- Found 1/2" iron pin
- Set 5/8"x30" iron pin with plastic cap marked "BGB SURVEY MARKER"
- [] Record information from the plat of Grande Rhonde Estates
- Centerline
- - - Easement line
- * * * Existing fence line
- ⊠ Electrical Transformer
- ⊞ Telephone Riser
- ⊕ Electric Meter
- ▨ Gravel surface on surveyed lot



Lots 15 and 16 Detail SCALE: 1"=20'

CURVE TABLE

① NW R/W Cul-De-Sac South end Eighth Street Δ=44°24'55" R=20.00' L=15.51' T=8.16' L.C.=15.12' N22°28'31"E	② Southerly R/W Cul-De-Sac South end Eighth Street Δ=268°49'50" R=50.00' L=234.60' T=51.03' L.C.=71.43' S89°43'57"E	③ NE R/W Cul-De-Sac South end Eighth Street Δ=44°24'55" R=20.00' L=15.51' T=8.16' L.C.=15.12' S21°56'24"E	④ Northwest R/W Lot 11 Δ=89°59'34" R=20.00' L=31.41' T=20.00' L.C.=28.28' S45°13'22"W	⑤ Northeast R/W Lot 14 Δ=90°01'06" R=25.00' L=39.28' T=25.01' L.C.=35.36' N44°46'18"W
⑥ CL Curve Corner of Hartford and 7th St. Δ=90°01'06" R=50.00' L=78.56' T=50.02' L.C.=70.72' N44°46'18"W	⑦ NW R/W Cul-De-Sac South end 7th Street Δ=49°59'41" R=20.00' L=17.45' T=9.33' L.C.=16.90' N25°14'05"E	⑧ Southeasterly R/W Southeast portion Lot 16 Δ=32°31'56" R=50.00' L=28.39' T=14.59' L.C.=28.01' S33°57'58"W	⑨ Southerly R/W Cul-De-Sac South end 7th Street Δ=247°27'26" R=50.00' L=215.95' T=74.89' L.C.=83.17' N73°58'16"E	⑩ NE R/W Cul-De-Sac South end 7th Street Δ=49°59'41" R=20.00' L=17.45' T=9.33' L.C.=16.90' S24°45'36"E

UNION COUNTY SURVEYOR
 Date Received Oct. 12, 2012
 Date Filed 10/12/12
 By [Signature]
 File No. 033-2012

REGISTERED PROFESSIONAL LAND SURVEYOR
 [Signature]
 OREGON JULY 17, 1988
 RICK G. ROBINSON 2219
 Renewal Date: Dec. 31, 2012

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

Map of Survey
 Lots 15 and 16
 Block C
 Grande Rhonde Estates
 City of Elgin
 UNION COUNTY, OREGON

SURVEYED FOR	Cityside Management Corporation
SURVEYED BY	R.G.R.
Scale: As Shown	Drawn by: R.G.R.
	10/2012

SURVEY NUMBER 033-2012