

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'



REFERENCE MATERIAL

Survey Number 182
Survey Number 183
Survey Number 184
Survey Number 1-70
Survey Number 02-61
Survey Number 10-75
Survey Number 23-87
Survey Number 031-2003

DEED REFERENCES

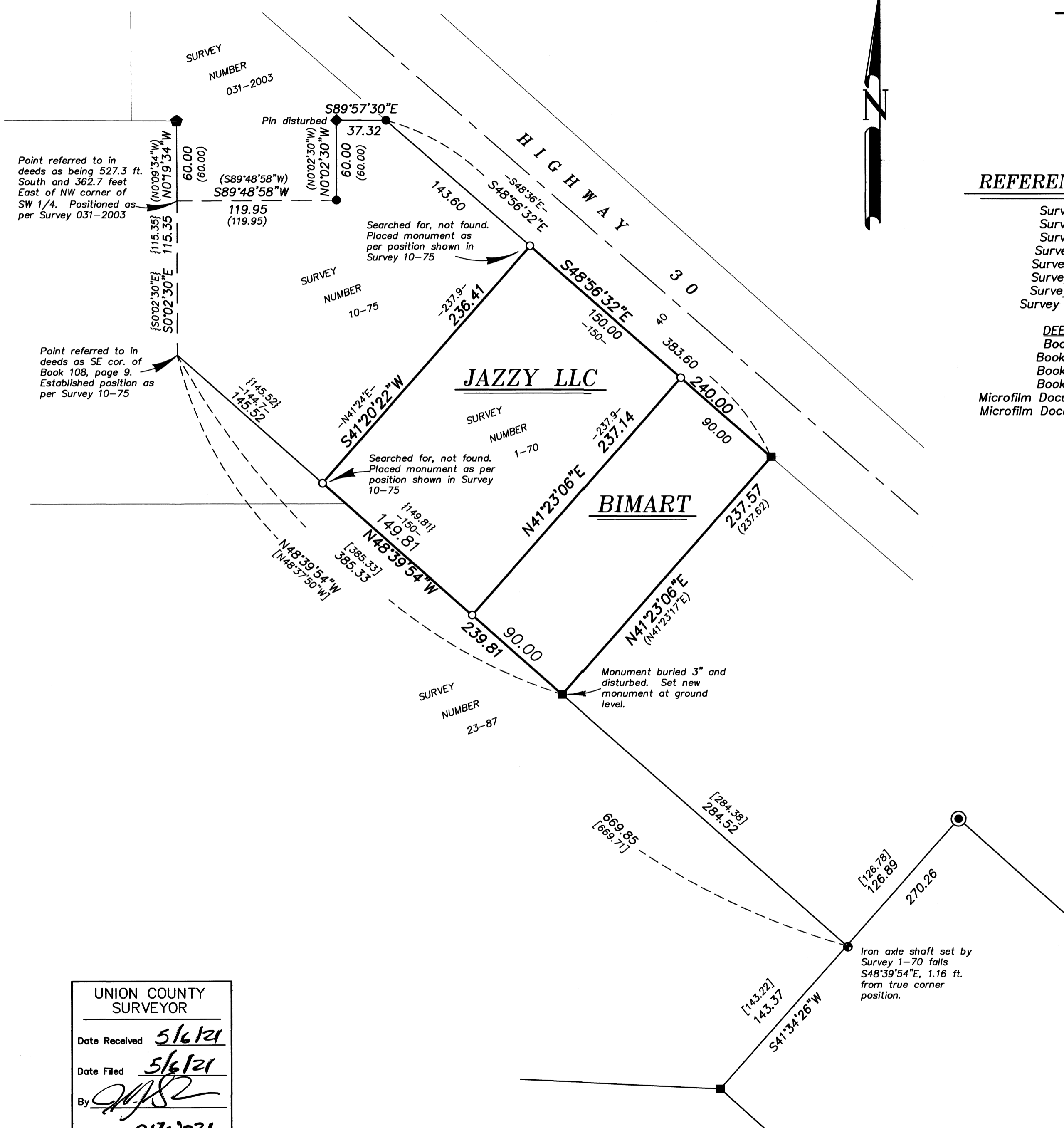
Book 108, Page 9
Book 160, Page 459
Book 112, Page 362
Book 125, Page 198
Microfilm Document Number 20063907
Microfilm Document Number 20204162

LEGEND

- ◆ Found 3/4" iron pipe, set by Survey Number 183
- Found steel axle, set by Survey Number 1-70
- ⊙ Found 3" brass cap, set by unrecorded survey for Bonneville Power Administration
- ◆ Found 1/2" iron pin, set by Survey Number 10-75
- Found 5/8" iron pin with plastic cap marked BGA SURVEY MARKER, set by Survey Number 23-87
- Found 5/8" iron pin with plastic cap marked BGB SURVEY MARKER, set by Survey Number 031-2003
- Set 5/8" x 30" iron pin with plastic cap marked BGB SURVEY MARKER
- - Record measurement as per Survey Number 1-70
- { } Record measurement as per Survey Number 10-75
- [] Record measurement as per Survey Number 23-87
- () Record measurement as per Survey Number 031-2003

NARRATIVE

This survey was done at the request of Jon Scanlan on behalf of Bimart. Mr. Scanlan wanted the exteriors of the properties shown hereon monumented. The properties in this area have had a long history of surveys that have resolved exterior boundaries. I rely on existing monumentation and perform retracements of existing surveys to replace these monuments. Survey 182, 183, and 184 set many of the original corners of the deeds called for in this area. Survey 1-70 monumented the West line of the Jazzy LLC tract. This monuments were tied later by Griffith and Survey 10-75. Finding the monuments set on the West side of Survey 10-75 to be missing, I position the more Northerly pin by retracement of Survey Number 031-2003. I then hold record bearing and distance South to place the South corner position. From this position, I drive a line to the axle shaft, truncating the line at the intersection of the line between the BPA brass cap and the pin set by Survey 23-87. The distance is very harmonious with said Survey 23-87. I hold the pins set on the East line of the Bimart tract, set by Survey Number 23-87 and offset 90 feet to place the line common to the Jazzy and Bimart tracts. Finding Survey 10-75 to be the most recent retracement of the West line of the Jazzy tract, I hold the record distances as per that survey to place the West line of the Jazzy tract. I find no other unusual conditions with this survey.



UNION COUNTY
SURVEYOR

Date Received 5/6/21
Date Filed 5/6/21
By [Signature]
File No. 017-2021

REGISTERED
PROFESSIONAL
LAND SURVEYOR

[Signature]
OREGON
JUNE 2, 2010
JEFFREY S. HSU
83571

Renewal Date: June 30, 2021

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

Map of Survey
Sited in the Northwest quarter of the
Southwest quarter of Section 9, Township 3 South,
Range 38 East of the Willamette Meridian,
City of La Grande
UNION COUNTY, OREGON

SURVEYED FOR	Jon Scanlan
SURVEYED BY	J. S. H.
Scale: 1" = 60'	Drawn by: J. S. H. Apr-May 2021

SURVEY NUMBER 017-2021