



## BASIS OF BEARING

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

SCALE: 1" = 30'

## LEGEND

- Found 1" iron pipe in concrete, set by Survey Number 18-89 (1922 monumentation of La Grande)
- ▲ Found 5/8" iron pin with plastic cap marked BGB SURVEY MARKER, set by Partition Plat 2020-0011
- Found 5/8" iron pin with plastic cap marked BGB SURVEY MARKER, set by Survey Number 029-1999
- Set 5/8"x30" iron pin with plastic cap marked BGB SURVEY MARKER
- - - Record measurement as per Partition Plat 2020-0011
- ( ) Record measurement as per Survey Number 029-1999
- - - Centerline
- - - Easement Line
- ▨ Easement area

## REFERENCE MATERIAL

Survey Number 13-80	Partition Plat 20070003T
Survey Number 75-73	Partition Plat 20070005T
Survey Number 70-75	Partition Plat 20190011T
Survey Number 33-83	Partition Plat 2020-0011
Survey Number 029-1999	Plat of New Haven Addition
Survey Number 035-2007	
Survey Number 004-2020	
Partition Plat 1997-31	
Partition Plat 1999-02	
Partition Plat 2000-08	

### DEED REFERENCES

Microfilm Document Number 20202699  
 Microfilm Document Number 20183312  
 Preliminary Title Report 20-33064, dated August 10, 2020, prepared by Eastern Oregon Title Inc.

## NARRATIVE

This partition was done at the request of Randy McKinnis, owner of the land within. Mr. McKinnis wanted to monument an easement to remedy the encroachment issue along the West boundary of this parcel. The exteriors were monumented by Survey Number 029-1999 and Partition Plat 2020-0011. I have provided legal descriptions for the document to be filed separately. I find no other unusual conditions with this survey.

## LEGAL DESCRIPTION

An easement over a portion of partition of Parcel 2 of Partition Plat 2020-0011, filed as Microfilm Number 20204224, and stored in Slides 503 and 504, Plat Cabinet 'E', plat records of Union County, Oregon, situated in the Northwest quarter of Section 5, Township 3 South, Range 38 East of the Willamette Meridian, more particularly described as follows:

Beginning at the Southwest corner of said Parcel 2,

Thence: North 89°53'39" East, along the South line of said Parcel 2, a distance of 3.84 feet,

Thence: North 0°28'12" West, along an existing fenceline, a distance of 160.04 feet,

Thence: South 89°54'21" West, a distance of 4.63 feet, to an angle point in the exterior of said Parcel 2,

Thence: South 0°45'05" East, along the West line of said Parcel 2, a distance of 160.04 feet, to the Point of Beginning.



Renewal Date: June 30, 2023.

UNION COUNTY SURVEYOR	
Date Received	8/31/21
Date Filed	8/31/21
By	J.S.H.
File No.	040-2021

<b>BAGETT, GRIFFITH &amp; BLACKMAN</b> 2006 Adams Avenue, LaGrande, Oregon Map of Survey		
Sited in Lots 15 and 16, Division B, New Haven Addition		
UNION COUNTY, OREGON		
SURVEYED FOR	Randy McKinnis	
SURVEYED BY	J. S. H.	
Scale: 1" = 30'	Drawn by: J. S. H.	Aug. 2021

SURVEY NUMBER 040-2021