

FD. 3" BRASS CAP IN 4" DIA. MON. CASE STAMPED "N/16 S.2" SET BY O.D.O.T. APPARENTLY DURING ST. PROJECT.

**BASIS OF BEARINGS**

S 00°54'20" W ALONG THE EAST LINE OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 2, TWP. 5 NORTH, RANGE 35 EAST, W.M., AS SHOWN ON SURVEY FILED AT NO. 93-14-B, UMATILLA COUNTY SURVEYOR.

**LEGEND**

- — — — — PROPERTY BOUNDARY
- - - - - RIGHT OF WAY LINE
- - - - - STREET CENTERLINE
- - - - - EASEMENT BOUNDARY
- - - - - SECTION SUBDIVISION LINE
- - - - - EXISTING RAILROAD CENTERLINE
- - - - - EXISTING FENCE LINE
- ( ) RECORD DIMENSION
- X CALCULATED POINT, NOT FOUND OR SET.
- FOUND SURVEY MONUMENT AS DESCRIBED
- SET 5/8" X 30" REBAR WITH PLASTIC YELLOW CAP STAMPED "TOMKINS SURVEYING" AND BRASS WASHER STAMPED "W28693 0R2360" ATTACHED.

**REFERENCE MATERIAL**

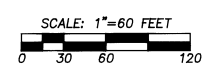
MORTGAGE RECORDS: REEL 25, PAGE 682	UMATILLA COUNTY SURVEY RECORDS: 93-14-B 93-37-B 0-127-B 86-09-B 85-15-B
DEED RECORDS: BOOK 183, PAGE 176 BOOK 183, PAGE 600 BOOK 176, PAGE 407 BOOK 181, PAGE 580 BOOK 265, PAGE 360 REEL 4, PAGE 344 BOOK 272, PAGE 723.	

**NARRATIVE**

THIS SURVEY WAS PERFORMED AT THE REQUEST OF EARL BROWN AND SONS, INC. TO MONUMENT THE BOUNDARY OF PROPERTY RECENTLY PURCHASED FROM MOJUNHER.

ITEMS IN THIS SURVEY TO NOTE ARE AS FOLLOWS:

- 1) IT IS MY BELIEF THAT THE BRASS CAP AT NORTHEAST CORNER OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 SECTION 2, TWP. 5 NORTH, RANGE 35 EAST, N.M., DOES NOT EXACTLY OCCUPY THE PRIOR POSITION OF THE 1/2" PIN AT SAID CORNER. HOWEVER, LACKING CONCLUSIVE PROOF, I HAVE HELD THE BRASS CAP AS THE CORNER, AND SHOWED A DISCREPANCY WITH PRIOR MEASUREMENTS.
- 2) I HAVE INCORRECTLY SHOWN THE RIGHT OF WAY HEREIN AS 29.7' WEST OF THE EAST LINE OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4. INSTEAD OF SHOWING A JOG ALONG THE EAST PROPERTY LINE. SEE NOTE ABOVE.
- 3) THIS SURVEY WAS PERFORMED AS A CLOSED FIELD TRAVERSE USING A LIETZ AUTOMATIC TOTAL STATION HAVING STANDARD ERRORS OF 3 MILLIMETERS ± 2 PARTS PER MILLION AND 0°00'02".



RECEIVED BY  
Umatilla County Surveyor  
Date: 9-94  
Rec'd By: 94  
No. 94-115-B

A SURVEY LOCATED IN THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 2, TWP. 5 NORTH, RGE. 35 EAST, N.M., CITY OF MILTON-FREEWATER, UMATILLA COUNTY, OREGON

FOR: EARL BROWN AND SONS P.O. BOX 249 MILTON-FREEWATER, OR

PAUL W.P. TOMKINS, LAND SURVEYOR  
6 1/2 N. SECOND SUITE 303  
WALLA WALLA, WA. 99362  
(509) 522-4843 EBROWN2.DWG

DATE: AUGUST, 1994  
SCALE: 1" = 60'

REGISTERED PROFESSIONAL LAND SURVEYOR  
*Paul W.P. Tomkins*  
OREGON  
JULY 28, 1988  
PAUL W.P. TOMKINS  
2380  
RENEWS 12/31/94  
8/29/94

LOCATION OF R.O.W. WIDTH CHANGE IS UNCERTAIN. 1912 ESTABLISHMENT FOR ROAD 734 SHOWS 40' WIDTH HOWEVER ASSESSOR MAP, DEED BOOK 265 PAGE 300, AND SURVEY 0-127-B SHOW A 30' R.O.W. CLEARLY PROPERTY TO WEST OF SUBJECT PARCEL, AS DESCRIBED IN DEED BOOK 165, PAGE 176, IS DESCRIBED OFF A 40' RIGHT OF WAY WIDTH, AS EVIDENCED BY THE BOUNDARY FENCE TO THE NORTH AND REASONABLE AGREEMENT WITH DEED TIE TO THE NORTH LINE OF THE SE4, NW4.

NOTE: PER DEED RECORDED AT REEL 4, PAGE 344, THE RIGHT OF WAY WIDTH OF LAMB ST. FROM A POINT 1.81 FT. SOUTH OF THE NORTH PROPERTY LINE TO THE SOUTH PROPERTY LINE IS 30.0 FEET; CREATING A JOG OF 0.3 FT. IN THE EAST PROPERTY LINE. THIS JOG IS NOT SHOWN ON THIS SURVEY.

TOTAL AREA (ASSUMING LAMB ST. HAVING 29.7' OF RIGHT OF WAY): 10.160 ACRES

SET REBAR AT POINT ON SOUTH PROPERTY LINE 29.7' WEST OF EAST LINE OF NW 1/4, SEC. 2.

EARL BROWN & SONS PROPERTY BENEFICIARY OF A 19' WIDE EASEMENT FOR RAILWAY LINE HELD AS CENTERED ON EXISTING RAILWAY LINE

C2  
Δ = 31°54'50"  
R = 364.18'  
L = 202.85'

C1  
Δ = 114°29'36"  
R = 78.85'  
L = 133.17'  
L.C.: S56°38'9"W 128.93'

FD. R.R. IRON IN MON. CASE AT CENTER 1/4 COR. SECTION 2. PT. 5' WEST OF CENTER 1/4 COR., PER DEED