

SW 1/4 NW 1/4, SEC. 35,
T. 6N., R. 35 E., W. M.

TENTATIVE PLAN
BOUNDARY ADJUSTMENT

NARRATIVE

This survey was performed at the request of Mr. Leonard Brown. The purpose of the survey was to adjust the boundary between Tax Lots 1200, 1201 and 1400 of the NW 1/4 of Section 35, Township 6 North, Range 35 East, W. M. The boundaries of the SW 1/4 of the NW 1/4 of Section 35 were established based on the found monuments of record; the northwest section corner, the northwest one sixteenth corner, and the center one quarter corner. The west 1/4 corner of Section 35 was set as follows: The north 1/16 corner between Sections 34 and 35 was computed by a distance - distance intersection based on Umatilla County Survey 427. A line was then extended from the northwest corner of Section 35 through this 1/16 corner to the record distance of Survey 427. Deed Book P, Page 160, showed the SW 1/4 of the NW 1/4 to be a single ownership in 1886. The "forty" was partitioned between 1912 and 1928, apparently with the assumption that the "forty" was 1320' on a side with 90 degree corners. This was not true. The boundaries of the tax lots in the "forty" were based on the seniority of the deeds when a particular parcel was sold from the "forty" with each successive owner getting what his deed granted as long as it did not overlap a parcel previously sold. Where a sliver hiatus was created by "forty" dimensions in excess of 1320', the sliver was included in the adjacent parcel rather than leaving it in the ownership of the heirs and assigns of the original "forty". Survey was performed with a Leica survey grade GPS system in June of 2001.

BASIS OF BEARINGS

The bearings on this drawing were based on Oregon State Plane Coordinates rotated 1°30'00" about the center 1/4 corner of Section 35 and scaled by a factor of 1.000200.

LEGEND

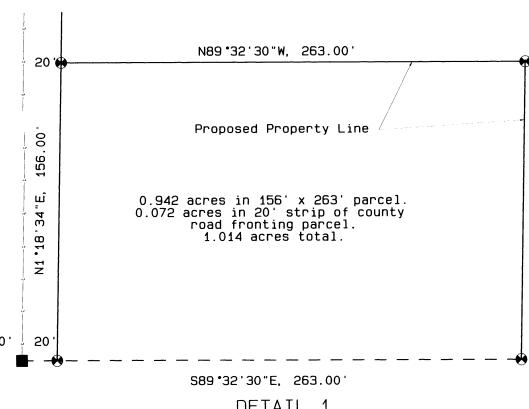
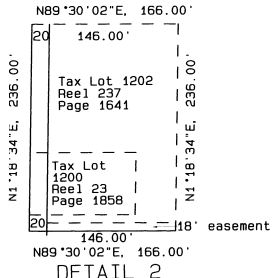
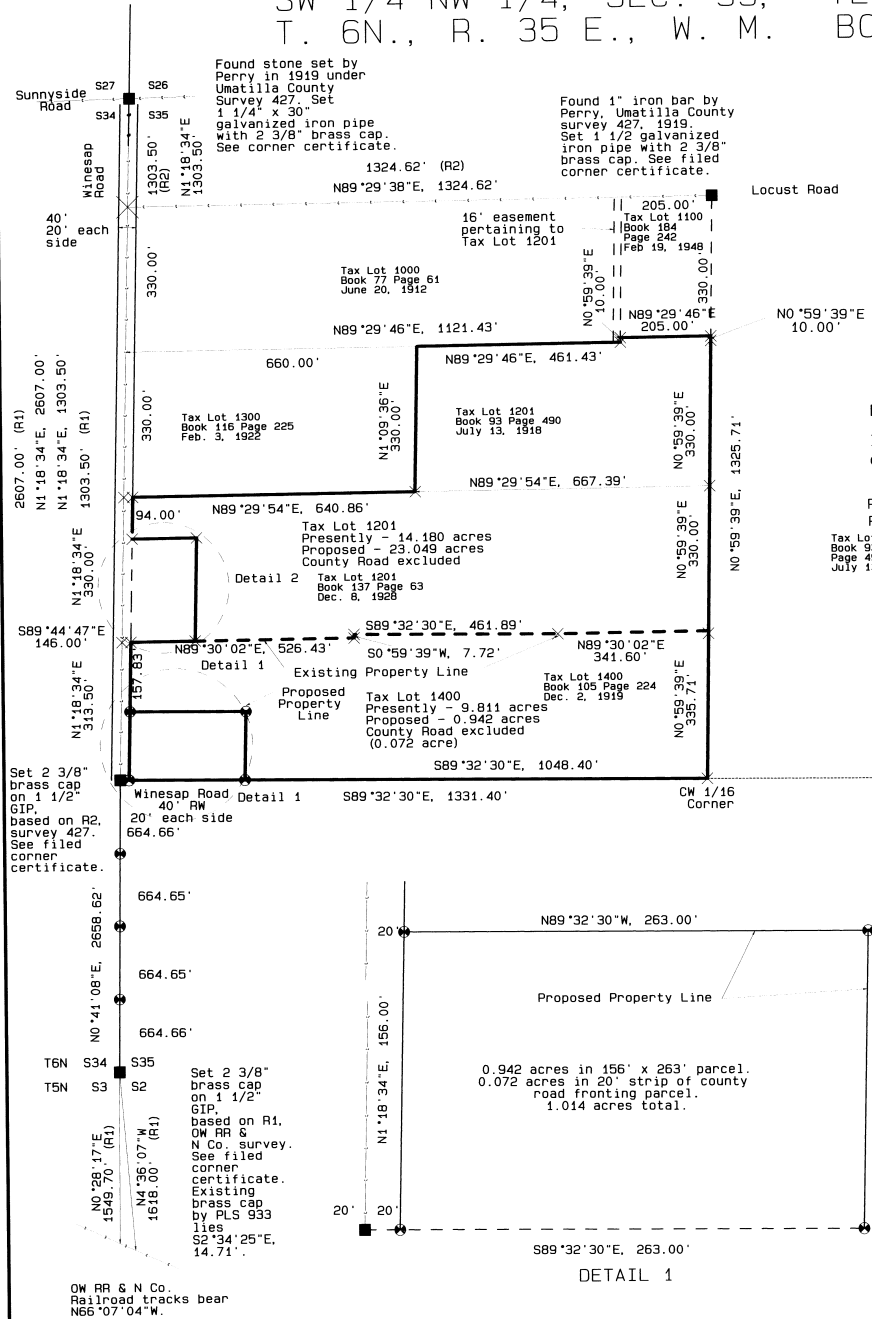
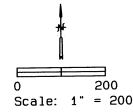
- FOUND or set Monument as Described
- ⊗ COMPUTED POINT
- Set 5/8" x 24" iron rebar with red plastic cap stamped ORLS 0852 WALS 13922
- R1 OW RR & N Co., 1879
- R2 Perry, Umatilla County Survey 427, 1919
- Deed Reference for first partition from SW 1/4 NW 1/4, Section 35 in single ownership in 1886.

DESCRIPTIONS

The following descriptions are for the Tax Lots as they would be after the boundary adjustment.

TAX LOT 1400
A parcel of land located in the SW 1/4 of the NW 1/4 of Sec. 35, T. 6 N., R. 35 E., W. M., further described as follows:
Commencing at a point on the line between Sections 34 and 35, T. 6 N., R. 35 E., 2451.00'; S1°18'34"W from the brass capped monument at the northwest corner of said Section 35 and 1147.50'; S1°18'34"W of the northwest corner of said SW 1/4 of the NW 1/4 of the NW 1/4; thence to a 5/8" x 24" iron rebar monumenting the true point of beginning, 20.00'; N89°32'30"E; thence to a 5/8" x 24" iron rebar on the south line of said SW 1/4 of the NW 1/4, 156.00'; S1°18'34"W; thence to a 5/8" x 24" iron rebar on said line 263.00'; N89°32'30"E; thence to a 5/8" x 24" iron rebar, 156.00'; N1°18'34"E; thence to the true point of beginning, 263.00'. N89°32'30"W, containing 0.94 acres more or less.
Excepting any and all water rights of way, ditches, pipelines and canals.

TAX LOT 1201
A parcel of land located in the SW 1/4 of the NW 1/4 of Sec. 35, T. 6 N., R. 35 E., W. M., further described as follows:
Commencing at a point on the line between Sections 34 and 35, T. 6 N., R. 35 E., 2451.00'; S1°18'34"W from the brass capped monument at the northwest corner of said section 35 and 1147.50'; S1°18'34"W of the northwest corner of said SW 1/4 of the NW 1/4; thence to a 5/8" x 24" iron rebar monumenting the true point of beginning, 20.00'; N89°32'30"E; thence to the southerly line of land described in Book 167, Page 458, 157.83'; N1°18'34"E; thence along said line to the easterly line of land described in Reel 237, Page 1641, 146.00'; N89°30'02"E; thence along said easterly line to the northerly line of said land, 236.00'; N1°18'34"E; thence along said northerly line, 146.00'; S89°30'02"W; thence to the southerly line of said land, 330.00'; N1°09'36"E; thence along the westerly line of said land, 330.00'; N89°29'54"E; thence along the northerly line of said land to a point 10.00' southerly of the land described in Book 184, Page 242, 461.43'; N89°29'46"E; thence to the southerly line of said land, 10.00'; N0°59'39"E; thence along the southerly line of said land to the easterly line of said SW 1/4 of the NW 1/4, 205.00'; N89°29'46"E; thence along said easterly line to the southerly line of said SW 1/4 of the NW 1/4, 1005.71'; S0°59'39"W; thence along thence along said southerly line to a 5/8" x 24" iron rebar, 1048.40'; N89°32'30"W; thence to a 5/8" x 24" iron rebar, 156.00'; N1°18'34"E; thence to the true point of beginning, 263.00'; N89°32'30"W, containing 23.05 acres more or less.
Also, a 16' easement parallel to and westerly of the westerly line of land described in Book 184, Page 242, 461.43'.
Also, a 18' easement parallel to and northerly of the southerly line of land described in Book 137, Page 63.
Excepting any and all water rights of way, ditches, pipelines and canals.



REGISTERED PROFESSIONAL LAND SURVEYOR
David L. Haddock
OREGON JULY 16, 1968
DAVID L. HADDOCK 522
RENEWS 6-30-03

PROJECT No.
SURVEY FOR
LEONARD BROWN
80463 WINESAP ROAD
MILTON FREEWATER,
OREGON
(541) 938-5686

Map Prepared: February 19, 2002
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HADDOCK SURVEYING
GPS AND TOTAL STATION

02-02
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