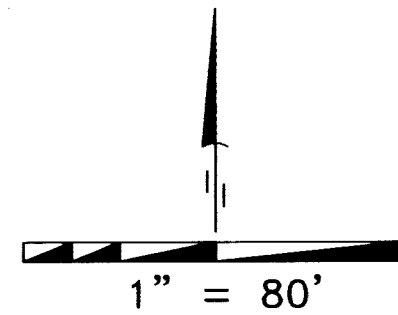


# BOUNDARY LINE ADJUSTMENT

BOUNDARY LINE ADJUSTMENT IN A PORTION OF THE NE 1/4 OF THE SW 1/4 OF SECTION 14, TOWNSHIP 4 NORTH, RANGE 28, EAST OF THE W.M., CITY OF HERMISTON, UMATILLA COUNTY, OREGON.

CLIENT: SLADE AND TAMARA SMITH  
490 CHRISTIANSEN LOOP  
HERMISTON, OREGON 97838



## SURVEYOR'S NARRATIVE

THIS SURVEY WAS UNDERTAKEN IN OCTOBER OF 2016 AT THE REQUEST OF SLADE AND TAMARA SMITH. THE PURPOSE OF THE SURVEY IS TO PERFORM A BOUNDARY LINE ADJUSTMENT BETWEEN 2 INDIVIDUAL TAX LOTS (TL 401 & TL 600). THE INTENT OF THIS BOUNDARY LINE ADJUSTMENT IS TO ADJUST THE CURRENT BOUNDARY LINES TO CORRELATE AND MATCH WITH THE LOCATIONS OF AN EXISTING FENCE LINE.

BEARINGS AND THE SECTION BREAKDOWN ARE BASED ON A SURVEY COMPLETED BY THIS FIRM IN 2016 FOR OREGON STATE UNIVERSITY SEE SURVEY NUMBER 16-081-B. LEGAL DESCRIPTIONS OF RECORD ON THE FACE OF THIS PLAT HAVE BEEN COPIED WORD FOR WORD AS THEY ARE RECORDED WITH UMATILLA COUNTY RECORDS, THERE ARE TYPOS IN THOSE DEEDS AS WHAT IS SHOWN.

THE LEGAL DESCRIPTIONS OF RECORD FOR THE PROPERTIES IN THE NW 1/4 OF THE NE 1/4 OF THE SW 1/4 OF SECTION 14 ARE ALL ALIQUOT PARTS DESCRIPTIONS. I WAS ABLE TO COMPUTE THE LOCATIONS OF THE LEGAL DESCRIPTIONS IN THE NW 1/4 OF THE SW 1/4 OF SECTION 14 BASED ON THE BREAKDOWN OF SAID SECTION 14. ALL OF THE LEGAL DESCRIPTIONS EXCEPT FOR THE ONES DESCRIBING TAX LOT 401 AND TAX LOT 700 CLOSED AND FIT WELL BASED UPON THE SECTION BREAKDOWN. THERE IS AN OVERLAP AND DISCREPANCY BETWEEN TAX LOT 401 AND TAX LOT 700 IN A NORTH-SOUTH DIRECTION BOTH ON THE WEST SIDE AND EAST SIDE OF SAID TAX LOTS. THE PROPERTY OWNER FOR TAX LOT 401 INFORMED ME TO MAKE THE PROPERTY LINE AS PER THE DEED FOR TAX LOT 700, THIS IN TURN WOULD MATCH THE LOCATION OF THE FENCE LINE MUCH BETTER.

THE BASIS OF BEARING FOR THIS BOUNDARY LINE ADJUSTMENT ARE FROM THE FOUND 2-1/2" BRASS CAP MARKING THE SOUTH-WEST CORNER OF SECTION 14, AND THE 2-3/8" BRASS CAP MARKING THE SOUTH 1/4 CORNER OF SECTION 14 BOTH LOCATED IN TOWNSHIP 4 NORTH, RANGE 28, EAST OF THE WILLAMETTE MERIDIAN, AND IS BASED ON THE PREVIOUSLY MENTIONED SURVEY THIS FIRM PERFORMED FOR OREGON STATE UNIVERSITY IN 2016.

THIS SURVEY WAS ACCOMPLISHED UTILIZING 2 TRIMBLE R-10 GNSS RECEIVERS. AN AUTONOMOUS POSITION WAS GENERATED ON THE BASE UNIT AND A SITE CALIBRATION WAS ACCOMPLISHED ON THE 2 MONUMENTS PREVIOUSLY MENTIONED THAT WERE HELD AS THE BASIS OF BEARING.

## LEGAL DESCRIPTION OF RECORD FOR INST. NO. 2016-6440312 (TL 600)

Tract of land in Northeast Quarter of Southwest Quarter of Section 14, Township 4 North, Range 28, East of the Willamette Meridian, Umatilla County, Oregon, and being a portion of that tract of land conveyed to W.J. Railroad Tiles and Supply Inc., by deed recorded on Reel 49, Page 378, Deed Records, and being described as follows:

Beginning at Northwest corner of said Northeast Quarter of Southwest Quarter; thence East along North line of said Northeast Quarter of Southwest Quarter a distance of 421 feet to Northeast corner of said Railroad Tract; thence South along East line of said Railroad Tract a distance of 256.25 feet to the true point of beginning for this description; thence Continuing South along East line of said Railroad Tract a distance 395.75 feet; thence West parallel to and 652 feet distant from North line of said railroad tract a distance of 249 feet; thence North, parallel to and 249 feet distant from East line of said Railroad Tract a distance of 78.45 feet; thence East a distance of 36 feet; thence North, parallel to and 213 feet distant from East line of said Railroad Tract a distance of 317.30 feet; thence East, parallel to and 256.25 feet distant from North line of said Railroad Tract a distance of 213 feet to a point on East line of said Railroad Tract and the point of beginning.

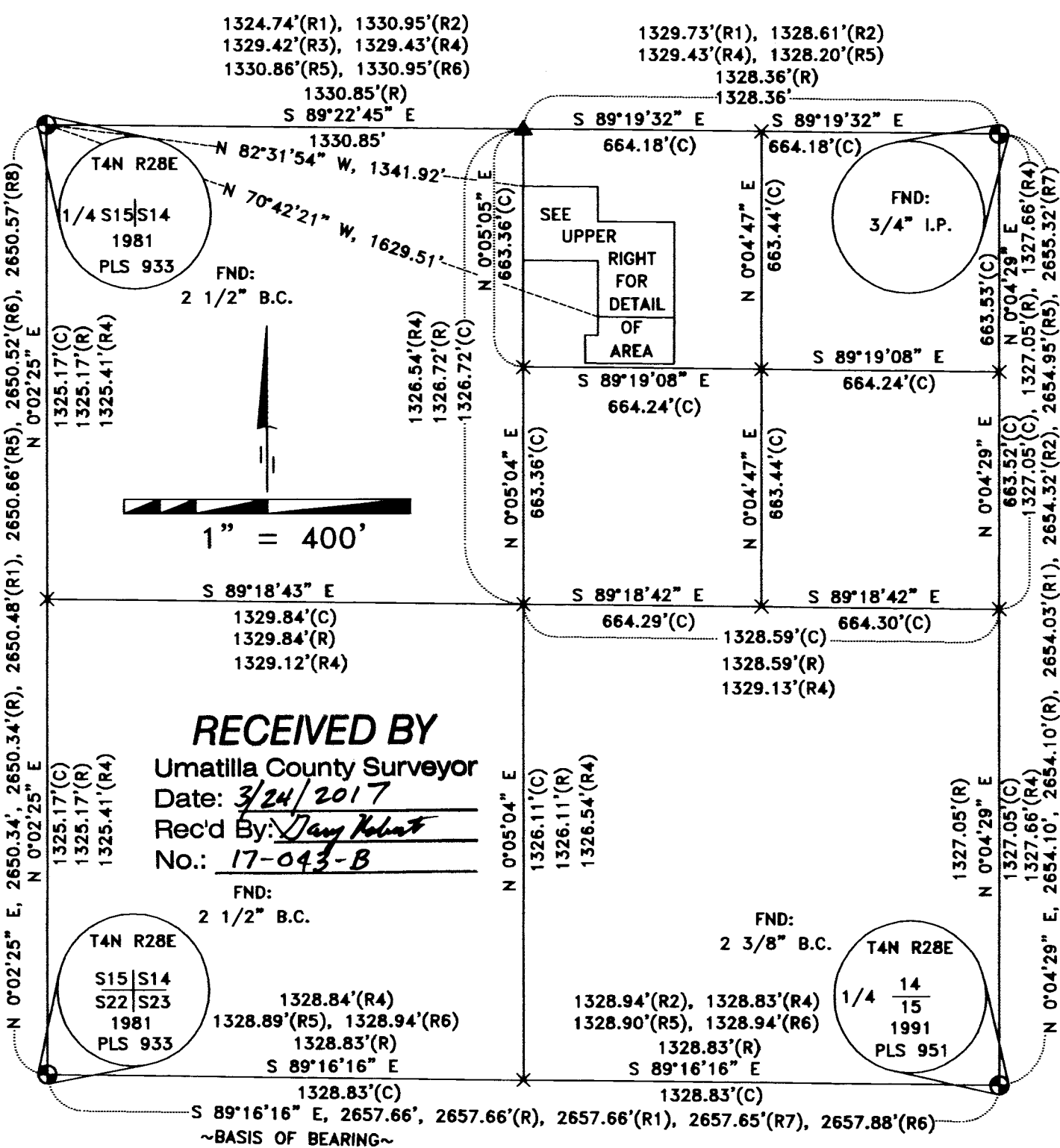
TOGETHER WITH AND SUBJECT TO an easement for ingress, egress, and utilities over and across North 50 feet of West 446 feet of said Northeast Quarter of Southwest Quarter, and over and across East 50 feet of West 446 feet of North 827 feet of said Northeast Quarter of Southwest Quarter.

## LEGAL DESCRIPTION OF RECORD FOR INST. NO. 2003-4320348 (TL 401)

The South 209 feet of the North 369 feet of the West 208 feet of the Northwest Quarter of the Northeast Quarter of the Southwest Quarter of Section 14, Township 4 North, Range 28, East of the Willamette meridian, Umatilla County, Oregon;

SUBJECT TO and together with and easement for ingress and egress over and across the Westerly 20 feet of the said Northwest Quarter of the Northeast Quarter of the Southwest Quarter of said Section 14.

## SW 1/4 SECTION 14 BREAKDOWN



**RECEIVED BY**  
Umatilla County Surveyor  
Date: 3/24/2017  
Rec'd By: *Jerry Robert*  
No.: 17-043-B

## AREA OF EASEMENTS IMPACTING THE PROPERTY

25' INGRESS/EGRESS EASE. WEST SIDE NEW TL 401	±5164.2 FT <sup>2</sup>
50' INGRESS/EGRESS EASE. EAST SIDE NEW TL 401	±6636.8 FT <sup>2</sup>
207' X 52' DRAIN EASE. EAST SIDE NEW TL 401	±10764.7 FT <sup>2</sup>
50' INGRESS/EGRESS EASE. EAST SIDE NEW TL 600	±3256.4 FT <sup>2</sup>

## OWNER'S ACKNOWLEDGEMENT/DECLARATION

WE SLADE S. SMITH, ALSO KNOWN AS SLADE SMITH AND TAMARA A. SMITH, ALSO KNOWN AS TAMI SMITH DO HEREBY ACKNOWLEDGE THAT THIS BOUNDARY LINE ADJUSTMENT WAS PREPARED WITH OUR KNOWLEDGE AND CONSENT, IN ACCORDANCE WITH O.R.S. CHAPTER 92, AS REVISED, AND UMATILLA COUNTY ORDINANCES, AND DO HEREBY DEDICATE THE USE OF THE 207 FOOT BY 52 FOOT DRAIN FIELD EASEMENT EXCLUSIVE TO TAX LOT 600 FOR DRAIN FIELD PURPOSES.

BY: *Slade S. Smith*  
SLADE S. SMITH, ALSO KNOWN AS SLADE SMITH  
BY: *Tamara A. Smith*  
TAMARA A. SMITH, ALSO KNOWN AS TAMI SMITH

ON THIS 23<sup>rd</sup> DAY OF March, 2017, THE ABOVE INDIVIDUALS APPEARED PERSONALLY BEFORE ME AND ARE KNOWN TO ME TO BE THE IDENTICAL INDIVIDUALS WHO EXECUTED THIS PLAT AND ACKNOWLEDGED THAT THEY DID SO FREELY AND VOLUNTARILY BEFORE ME.

*David William Hadley*  
NAME NOTARY PUBLIC FOR OREGON  
PRINTED NAME David William Hadley  
COMMISSION NO. 922634  
MY COMMISSION EXPIRES 11-26-2017

## SURVEYOR'S CERTIFICATION

I, BRIT L. PRIMM, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS A SURVEY CONDUCTED UNDER MY DIRECT SUPERVISION IN OCTOBER 2016, IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING LAW, AS ESTABLISHED BY ORS CHAPTER 92, AND HAVE SET THE PROPER MONUMENTS.

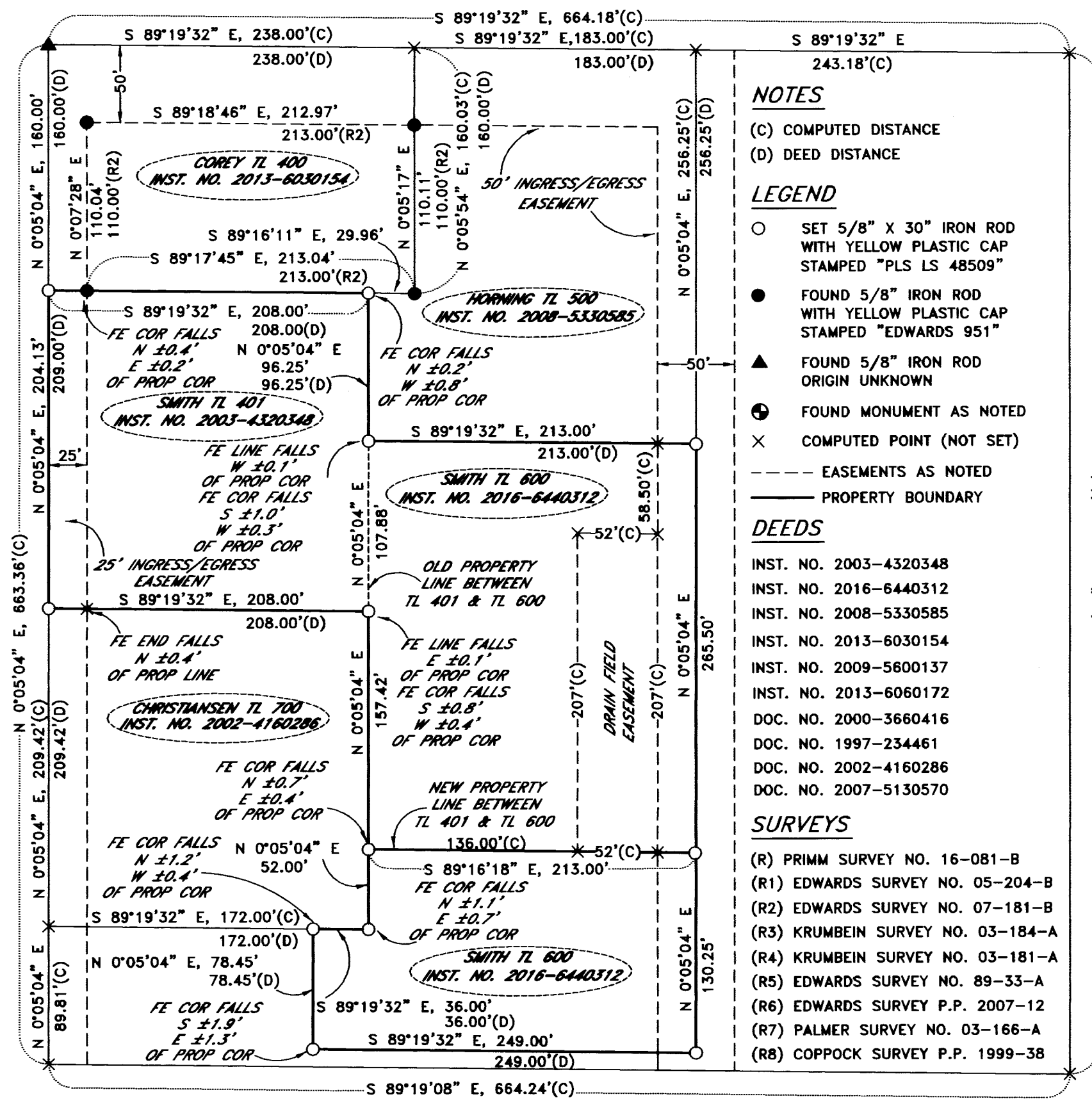
REGISTERED PROFESSIONAL LAND SURVEYOR  
*Brit L. Primm*

OREGON  
JULY 13, 1999  
BRIT L. PRIMM  
48509

EXPIRATION DATE: 12/31/18

DATE: 15 MAR 17

NW 1/4 OF NE 1/4 OF SW 1/4 OF SECTION 14



**NOTES**  
(C) COMPUTED DISTANCE  
(D) DEED DISTANCE

**LEGEND**  
○ SET 5/8" X 30" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "PLS LS 48509"  
● FOUND 5/8" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "EDWARDS 951"  
▲ FOUND 5/8" IRON ROD ORIGIN UNKNOWN  
⊙ FOUND MONUMENT AS NOTED  
× COMPUTED POINT (NOT SET)

--- EASEMENTS AS NOTED  
--- PROPERTY BOUNDARY

**DEEDS**  
INST. NO. 2003-4320348  
INST. NO. 2016-6440312  
INST. NO. 2008-5330585  
INST. NO. 2013-6030154  
INST. NO. 2009-5600137  
INST. NO. 2013-6060172  
DOC. NO. 2000-3660416  
DOC. NO. 1997-234461  
DOC. NO. 2002-4160286  
DOC. NO. 2007-5130570

**SURVEYS**  
(R) PRIMM SURVEY NO. 16-081-B  
(R1) EDWARDS SURVEY NO. 05-204-B  
(R2) EDWARDS SURVEY NO. 07-181-B  
(R3) KRUMBEIN SURVEY NO. 03-184-A  
(R4) KRUMBEIN SURVEY NO. 03-181-A  
(R5) EDWARDS SURVEY NO. 89-33-A  
(R6) EDWARDS SURVEY P.P. 2007-12  
(R7) PALMER SURVEY NO. 03-166-A  
(R8) COPPOCK SURVEY P.P. 1999-38

## NEW LEGAL DESCRIPTION FOR TL 401

BEGINNING AT A 5/8 INCH IRON ROD WITH A YELLOW PLASTIC CAP MARKED "PLS LS 48509", FROM WHICH A 2 1/2 INCH BRASS CAP MARKING THE WEST ONE-QUARTER CORNER TO SECTION 14, TOWNSHIP 4 NORTH, RANGE 28, EAST OF THE WILLAMETTE MERIDIAN BEARS N 82°31'54" W, 1341.92 FEET; THENCE S 89°19'32" E, 208.00 FEET TO A 5/8 INCH IRON ROD WITH A YELLOW PLASTIC CAP MARKED "PLS LS 48509"; THENCE S 00°05'04" W, 96.25 FEET TO A 5/8 INCH IRON ROD WITH A YELLOW PLASTIC CAP MARKED "PLS LS 48509"; THENCE S 89°19'32" E, 213.00 FEET TO A 5/8 INCH IRON ROD WITH A YELLOW PLASTIC CAP MARKED "PLS LS 48509"; THENCE S 00°05'04" W, 265.50 FEET TO A 5/8 INCH IRON ROD WITH A YELLOW PLASTIC CAP MARKED "PLS LS 48509"; THENCE N 89°16'18" W, 213.00 FEET TO A 5/8 INCH IRON ROD WITH A YELLOW PLASTIC CAP MARKED "PLS LS 48509"; THENCE N 00°05'04" E, 157.42 FEET TO A 5/8 INCH IRON ROD WITH A YELLOW PLASTIC CAP MARKED "PLS LS 48509"; THENCE N 89°19'32" W, 208.00 FEET TO A 5/8 INCH IRON ROD WITH A YELLOW PLASTIC CAP MARKED "PLS LS 48509"; THENCE N 00°05'04" E, 204.13 FEET TO SAID POINT OF BEGINNING. CONTAINING 2.27 ACRES.

## NEW LEGAL DESCRIPTION FOR TL 600

BEGINNING AT A 5/8 INCH IRON ROD WITH A YELLOW PLASTIC CAP MARKED "PLS LS 48509", FROM WHICH A 2 1/2 INCH BRASS CAP MARKING THE WEST ONE-QUARTER CORNER TO SECTION 14, TOWNSHIP 4 NORTH, RANGE 28, EAST OF THE WILLAMETTE MERIDIAN BEARS N 70°42'21" W, 1629.51 FEET; THENCE S 89°16'18" E, 213.00 FEET TO A 5/8 INCH IRON ROD WITH A YELLOW PLASTIC CAP MARKED "PLS LS 48509"; THENCE S 00°05'04" W, 130.25 FEET TO A 5/8 INCH IRON ROD WITH A YELLOW PLASTIC CAP MARKED "PLS LS 48509"; THENCE N 89°19'32" E, 213.00 FEET TO A 5/8 INCH IRON ROD WITH A YELLOW PLASTIC CAP MARKED "PLS LS 48509"; THENCE N 00°05'04" W, 249.00 FEET TO A 5/8 INCH IRON ROD WITH A YELLOW PLASTIC CAP MARKED "PLS LS 48509"; THENCE N 89°19'32" E, 36.00 FEET TO A 5/8 INCH IRON ROD WITH A YELLOW PLASTIC CAP MARKED "PLS LS 48509"; THENCE N 00°05'04" E, 52.00 FEET TO SAID POINT OF BEGINNING. CONTAINING 0.70 ACRES.

## LEGAL DESCRIPTION FROM A PORTION OF TL 600 TO TL 401

BEGINNING AT A 5/8 INCH IRON ROD WITH A YELLOW PLASTIC CAP MARKED "PLS LS 48509", FROM WHICH A 2 1/2 INCH BRASS CAP MARKING THE WEST ONE-QUARTER CORNER TO SECTION 14, TOWNSHIP 4 NORTH, RANGE 28, EAST OF THE WILLAMETTE MERIDIAN BEARS N 70°42'21" W, 1629.51 FEET; THENCE N 00°05'04" E, 265.50 FEET TO A 5/8 INCH IRON ROD WITH A YELLOW PLASTIC CAP MARKED "PLS LS 48509"; THENCE S 89°19'32" E, 213.00 FEET TO A 5/8 INCH IRON ROD WITH A YELLOW PLASTIC CAP MARKED "PLS LS 48509"; THENCE S 00°05'04" W, 265.50 FEET TO A 5/8 INCH IRON ROD WITH A YELLOW PLASTIC CAP MARKED "PLS LS 48509"; THENCE N 89°16'18" W, 213.00 FEET TO SAID POINT OF BEGINNING. CONTAINING 1.30 ACRES.

## PRIMM LAND SURVEYING, INC.

P.O. BOX 1322, 1340 N.E. 4TH  
HERMISTON, OR 97838  
BUI (541) 564-7887  
FAX (541) 567-8020  
brit@primmlandsurveying.com  
keith@primmlandsurveying.com

## CLIENT: SLADE AND TAMARA SMITH

SW 1/4 OF SEC. 14, TWP. 4 N, RNG. 28 E.W.M.

PROJECT: BOUNDARY LINE ADJUSTMENT ON PROPERTY LOCATED IN THE NE 1/4 OF THE SW 1/4 OF SECTION 14, TOWNSHIP 4 NORTH, RANGE 28, EAST OF THE WILLAMETTE MERIDIAN, UMATILLA COUNTY, OREGON.  
JOB #: 1610001  
DATE: 04 OCT 16  
FB/PG: 036/64  
SHEET: 1 OF 1  
DRAWN: BLP  
APPROVED: BLP