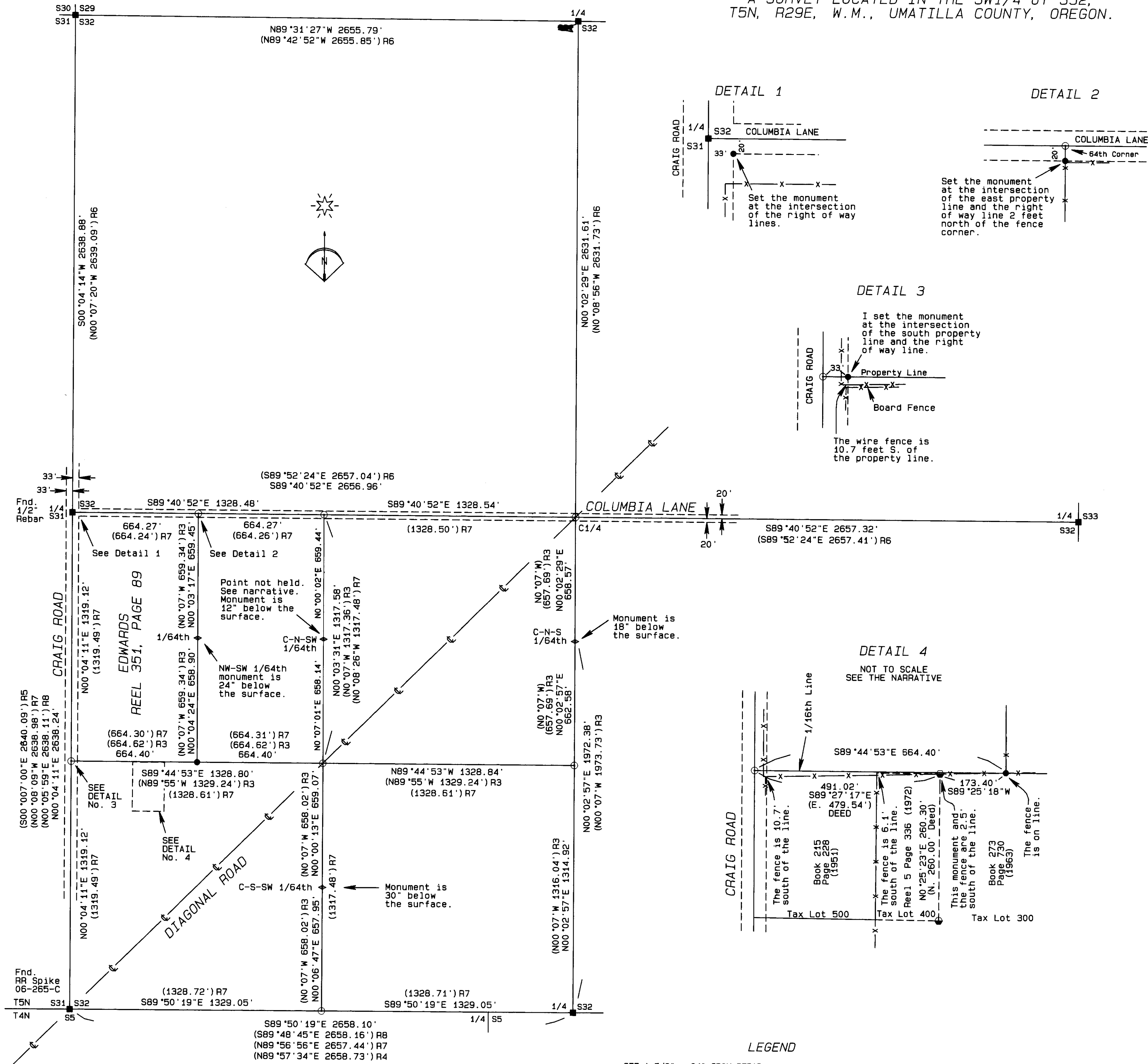


A SURVEY LOCATED IN THE SW1/4 of S32,
T5N, R29E, W.M., UMATILLA COUNTY, OREGON.



NARRATIVE OF SURVEY

This survey was performed at the request of Mr. Vernon Edwards. The purpose of the survey was to identify the boundaries of the West Half of the Northwest Quarter of the Southwest Quarter of Section 32 as shown hereon.

The original monumentation for this section was completed in 1861. All of the original monuments except the south one quarter corner were found and re-monumented in November of 1913. That survey was performed by E.T. Eriksen, who was an Assistant Engineer acting for the U.S. Reclamation Service. Mr. Eriksen re-established the south one quarter corner, which he monumented with a 1" iron pipe, and then proceeded to subdivide the section. Mr. Eriksen's survey was the southwest quarter of Section 32 and in the 1913 survey he only set the center 1/4 and the 1/16th corners associated with the SW quarter. The plat for this survey was approved by the Reclamation Service on December 12, 1913 and by the GLO on May 22, 1914 and is GLO Plat No. 3877.

Mr. Eriksen then received additional instructions and, on January 12, 1915, proceeded to further subdivide the "Government Reserve of the SW1/4 of Section 32" into 20 five and ten acre lots as shown on the U.S. Reclamation Plat of the Townsite of Columbia. (I found a copy of this plat at the Bureau of Reclamation Office located at the intersection of Diagonal Road and Columbia Lane). This Townsite Plat was never officially approved by the GLO so the patents issued in the southwest quarter of Section 32 call for "farm units" or "lots" which refer to the GLO supplemental plat No. 3878 recorded on February 15, 1915. That plat can be obtained from the GLO microfilm at the County Surveyor's Office or from the BLM Public Room.

The main result of Eriksen's work in 1915 is that he located all of the 1/64th corners for the southwest quarter of Section 32 and monumented them with 15/16" iron pins. As can be seen on this map, I found four of Eriksen's 1/64th monuments. I did not hold the position of the C-N-SW 1/64th because it had been hit by something and was laying diagonally beneath the surface of the ground. I stood it back up holding the position of its base but I believe it is out of position by about 0.75 foot to the east. When I found them, the Eriksen monuments were between 18" and 30" below the surface of the ground. Mr. Eriksen said that they were originally set with about 2" showing above ground. It appears that a significant amount of sand has blown into this area since 1913.

I used the Eriksen 1/64th monuments and his record bearings and distances to calculate the locations for the 1/16th, center quarter, quarter corner and section corner locations originally used to define the southwest quarter of Section 32. This projection resulted in good agreement with the corner locations as currently monumented so I held the current positions and calculated the corners for the Edwards tract incorporating all of the monuments shown on this map except the C-N-SW 1/64th.

The other issue discovered in this survey deals with the fence along the south side of the Edwards property as shown in Detail No. 4. This fence is on line at the southeast corner of the Edwards tract and runs fairly straight to a point that is 10.7 feet south of the 1/16th line near Craig Road.

The Property to the South of the Edwards tract was one piece when it was conveyed to Marion and Mary McPheeters by the deed recorded in Book 179, Page 555 of the Umatilla County Deed Records. Both properties called for the 1/16th line as the boundary. Of the three properties that now adjoin the south line of the Edwards tract, the McPheeters sold the tract on the west in 1951 (now Tax Lot 500) as seen in Deed Book 215, Page 228. In 1963, the McPheeters entered into a land sale contract (Book 273, Page 730) for the property on the east (now Tax Lot 300). The description in that sale specifically excluded the tract in the center (now Tax Lot 400) and made no call for monuments around Tax Lot 400. When the McPheeters did sell Tax Lot 400 (Reel 5, Page 336) in 1972, the description did call for monuments. The dimensions in that deed indicate that the monuments would have been located by survey but I found no survey of record where those monuments were set. The monuments indicate that whoever did that work held the existing fence for the 1/16th line. Also, as seen in the survey by Denny Edwards, G-1188-A, there were additional monuments along the existing fence that indicate the unrecorded survey for the McPheeters held the fences as the property lines.

While the monuments called for in Reel 5, Page 336 do indicate the location of the boundaries of those tracts taken out of the McPheeter's property, I do not think they indicate the true location of the 1/16th line. However, they may imply that the fence line has been the assumed 1/16th line since prior to 1972.

LEGEND

- SET A 5/8" x 24" IRON REBAR W/ A 1 1/8" ORANGE PLASTIC CAP STAMPED WTS AND 56295LS
 - FOUND BRASS CAP FROM RECORD SURVEYS EXCEPT AS NOTED.
 - ◆ FOUND 15/16 IN. IRON PTN. FROM THE PLAT OF COLUMBIA TOWNSITE
 - FOUND 1" IRON REBAR PER DEED REEL 5, PAGE 336.
 - COMPUTED POINT
- R1 BUREAU OF RECLAMATION SURVEY PLAT No. 3877, 12-12-1912
 - R2 BUREAU OF RECLAMATION SURVEY PLAT No. 3878, 2-15-1915
 - R3 U.S. TOWNSITE SURVEY COLUMBIA TOWNSITE PLAT JANUARY 1915, COUNTY SURVEY No. 11-038-A
 - R4 COUNTY SURVEY 0-29-B
 - R5 COUNTY SURVEY G-1188-A
 - R6 COUNTY SURVEY 89-108-B
 - R7 COUNTY SURVEY 01-126-B
 - R8 COUNTY SURVEY 06-265-C

BASIS OF BEARINGS
Bearings are based on GPS observations of grid bearings rotated 0°54'20" to true bearings. Distances shown are true ground distances obtained by applying a combined scale factor of 0.99995083 to the grid distances.

REGISTERED PROFESSIONAL LAND SURVEYOR
Stephen K. Haddock
OREGON
JULY 9, 2001
STEPHEN K. HADDOCK
56295LS
RENEWS 6-30-11

RECEIVED BY
Umatilla County Surveyor
Date: 4-11
Rec'd By: *KE*
No.: 11-37-C

SURVEY FOR		PROJECT DATE: March 3, 2011	
Mr. Vernon Edwards 80505 Craig Road Hermiston, OR 97838		Project No. 2011-05	SCALE: 1" = 400'
LOCATION: SW1/4, S32, T5N, R29E, W.M., Umatilla County, Oregon.		WITNESS TREE SURVEYING Stephen K. Haddock, PLS P.O. Box 6 Pilot Rock, Oregon 97868 (541) 443-2922	