

SURVEY NARRATIVE TO COMPLY WITH O.R.S. 209.250
REVISED BY CHAPTER 555, O.L. 1963.

FOR: James Bush
9108 N.E. Benjamin St.
Portland, Oregon.

PURPOSE: To survey and monument a parcel, as described by Deed, and with respect to monuments found in the field.

PROCEDURE: This survey is, in effect, an extension to Recorded Survey No. 3312. The narrative to said Recorded Survey should be read, as the explanations found in the narrative pertain to this survey as well.

An examination of the Legal Description, as contained in Deed Record Volume 286, page 380, refers to an existing 2" iron pipe on the West line of D.L.C. 52, being the southwest corner of the subject property, said pipe being tied by several bearing and distance courses to the West $\frac{1}{4}$ Corner of Section 28. This 2" iron pipe, at a fence corner presently accepted as the property corner, was tied to said $\frac{1}{4}$ Corner in this survey, and does not verify the original tie by some 5.49 feet in Latitude and 59.76 feet in Departure. It was apparent this was either the wrong pipe, or the original tie was grossly in error. Said pipe was subsequently tied to the 1" iron pipe found at the Southwest corner of Tract 11, ROGUE LANDS IRRIGATED ORCHARD TRACT, and found to measure within 4.01 feet of the Deed Call. This 1" iron pipe is referred to in Volume 192, page 486 as the Southeast corner of D.L.C. 51. It is apparent by examining the Plat of ROGUE LANDS IRRIGATED ORCHARD TRACTS, that the original intent was for the Southwest corner of said Tract 11 to be at the Southeast corner of D.L.C. 51, or as close to this location as could be determined at that time. Since the 1" iron pipe at the Southwest corner of Tract 11 was set in 1910, and the first Deed that contained a pipe call is dated 1919, it is logical to assume the intent was to go to the Southwest corner of Tract 11. As noted above, the measurements verify this by 4.01 feet.

Using a property line from the above described 1" iron pipe to the 2" iron pipe, and producing said line southwesterly 48.65 feet to intersect the West line of D.L.C. 52, results in a distance of 272.57 feet for the West boundary of D.R. 192-486, rather than the Deed distance of 282.0 feet.

In view of the above described discrepancies, Boundary Line Agreements have been drawn by an Attorney for both the northerly and southerly boundaries of the subject property. These Agreements are not signed and recorded as of this date.

The easterly boundary of D.R. 286-380 is described as being the easterly right-of-way line of Old Pacific Highway No. 99. Yet all survey measurements indicate the description to be for the westerly right-of-way line. Since the parcel lies West of the Highway, this would seem logical. Based upon the above analysis of the history of the land in question, and the measurements obtained in the field, property corners were placed as shown on the accompanying Plat.

