BASIS OF BEARINGS NARRATIVE N50'00'00"W BETWEEN THE FOUND MONUMENTS AT THE NORTHEAST CORNERS OF LOTS 2 AND 3 OF BLOCK 2 OF STRAW SPRINGS ADDITION, AS SHOWN ON THE OFFICIAL PLAT THEREOF ON FILE IN BOOK 10 AT PAGE 7, UMATILLA COUNTY RECORDS OF TOWN PLATS. THIS SURVEY WAS PERFORMED AT THE REQUEST OF BAKER BOYER BANK TO LOCATE THE PROPERTY LINES OF THE PARCEL SHOWN. IN THE COURSE OF THIS SURVEY A MISCELLANY OF PROPERTY PINS IN STRAW SPRINGS ADDITION WERE RECOVERED. SIGNIFICANTLY, THE PINS FOUND IN BLOCK ONE OF THE ADDITION DO NOT MATCH THE DESCRIPTION AS SHOWN ON THE OFFICIAL PLAT, N76·42'10"W EXCEPTING THE 5/8" REBAR 159.51' SOUTHEAST OF THE INITIAL POINT OF THE SUBDIVISION. THESE PINS IN BLOCK ONE, ALL OF WHICH ARE 1/2" REBAR, 290.00, ARE IN SOME CASES SIGNIFICANTLY OUT OF POSITION AND I HAVE THEREFORE 50' WIDE DEDICATED ACCESS EASEMENT DISCOUNTED THE VALIDITY OF THESE PINS AS ORIGINAL SUBDIVISION MONUMENTS. IT SHOULD BE NOTED THAT THROUGHOUT THE SUBDIVISION THE ACCESS ROADS ¥. ACCESS DRIVEWAY AND DRIVEWAYS ONLY APPROXIMATELY FOLLOW THE ACCESS EASEMENT SHOWN ON THE PLAT, AND ENCROACHMENTS ON SAID EASEMENT ARE APPARENT IN MANY MILL CR. EDGE OF WATER AS SURVEYED 5/23/90. AREAS OF THE SUBDIVISION. CENTER OF MILL CREEK AS DESCRIBED ON PLAT OF STRAW IT IS ALSO UNCLEAR IF IT IS THE ORIGINAL INTENT OF THE PLAT FOR THE SPRINGS ADDITION. NORTHERLY LINE OF THE SUBDIVISION TO FOLLOW THE SOUTHERLY RIGHT OF WAY 0.98 AC.± LINE OF MILL CREEK ROAD. FOR THIS SURVEY I HAVE FOLLOWED THE DEED LINES AND HAVE MADE NO EFFORT TO RETRACE THE SOUTHERLY MILL CR. ROAD RIGHT OF WAY. 90, RAIL FENCE NO.00, EQUIPMENT USED FOR THIS SURVEY INCLUDED A ONE SECOND LIETZ TOTAL STATION WITH COAXIAL EDM HAVING A PRECISION OF 3MM ± 2PPM. LOT 1 S86'41'53"E (S86°41'11"E 1575.34 (R) 575.38 NE COR LOTS BLK2 FD. 5/8" REBAR, BENT LOT 2 BLOCKFD. 1 1/2" PIPE OF AT FCE. COR. — APPARENT E. LINE BLK. 1 LOT 9. LOT 3 FD. 1/2" REBAR PROTRUDING 2" AT LOCATION OF INITIAL POINT OF STRAW SPRINGS ADDITION. TWO (R) BLOCK(254.16" LOT 10 LOT 9 FD. 5/8" REBAR PROTRUDING 18" WITH YELLOW CAP STAMPED "HARRIS" AND "LS 340". 251 ONE SCALE IN FEET 100 LOCATION DIAGRAM FD. 1/2" REBAR AT FENCE CORNER -21 LEGEND PROPERTY LINE 19 20 30 29 29 T.6N, R.38E, W.M. EASEMENT LOT 1, BLK.2, STRAW SPRINGS ADD. REGISTERED FD. SURVEY MONUMENT AS DESC., USED FOR CONTROL THIS SURVEY. PROFESSIONAL N.1/2 SEC 20, T.6N, R.38E, W.M., UMATILLA COUNTY, OREGON LAND SURVEYOR wellan SET 5/8"X30" REBAR WITH PLASTIC YELLOW CAP STAMPED "TOMKINS". TIVED BY FOR: BAKER BOYER BANK 2ND AND MAIN STS. WALLA WALLA, WA.99362 DATE: OREGON PAUL W.P. TOMKINS, L.S. RECORD DIMENSION SHOWN ON PLAT FOR STRAW SPRINGS ADDITION, FILED MAY, 1990 IN BOOK 10 AT PAGE 7, UMATILLA RECORDS OF TOWN PLATS. 604 E. ROSE ST. SCALE : WALLA WALLA, WA. 99362

5/29/90

1" = 50'

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