SHEET INDEX RECEIVED BY **RECORD OF SURVEY** UMATILLA COUNTY SURVEYOR SHEET 1 = SURVEY SHEET (SECTION BREAK DOWN AND HIGHWAY) DATE FEB 4, 202 SHEET 2 = TRACT II (LEASE AREA) CYPRESS CREEK (SHEET 3 = AIRPORT ROAD DETAIL REC'D BY: TMA SHEET 4 = BASIS OF BEARINGS, NARRATIVE, REFERENCE SURVEYS, PLATS AND DEEDS TRACTS OF LAND SITUATED IN THE NORTH HALF AND SOUTHEAST QUARTER OF SECTION 6, AND THE SOUTHEAST QUARTER OF SECTION 5, NO: 21-013-B TOWNSHIP 2 NORTH, RANGE 32 EAST OF THE WILLAMETTE MERIDIAN, COUNTY OF UMATILLA, STATE OF OREGON. NE COR S. 6, POINT B N 1/4 COR S. 5, 2" BC (HELD) ADJ-11 CITY OF PENDLETON N 1/4 COR S. 6, PK NAIL (HELD) 49.53 ADJ-12 TOWNSHIP 3 NORTH PER BT TOWNSHIP 3 NORTH 2" BC (HELD) PER BT 32 🖠 33 (49.55' S3) A5-88-019-C PER BT A3-88-019-C CITY OF PENDLETON, D1 A7-02-44-G ADJ-12 CITY OF PENDLETON, D1 N 88°37'55" E 2615.44' (2640' S23) 31 S 88'49'29" W 2655.80' (2640' S23) S 88'37'41" W 2615.36' (2640' S23) BASIS OF BEARINGS N 88'43'25" E 3073.70' 140'SP (70' WIDE RIGHT-OF-WAY) 1093.56 1562.24 TOWNSHIP 2 NORTH NE COR S. 5 S 33°21'01" E S=9*48' **NW A AVENUE** (3069' S24) 6 POINT A -DC=14° D=9°54' R= 409.26' 51.96 3" BC (HELD) TOWNSHIP 2 NORTH NW COR S. 6, PÈR BŤ L= 70.71' LC =70.63 A9-88-019-C PARCE 2-1/2" BC (HELD) 140'SP PER BT A1-88-019-C S=9°48' S 88'37'17" W ADJ-13 401.18 200' SF **TRACT I** S=14°00' DC=14° D=63°03'30" R= 409.26~ NW 1/4 SECTION 6 $L = 450.42 \ LC = 428.03$ TRACT I CITY OF PENDLETON, D1 NE 1/4 SECTION 5 1/4 SECTION 5 NE 1/4 SECTION 6 PARCEL 1 S=14*00' PARTITION CITY OF PENDLETON, D1 PLAT NO. 1999-50 **SCALE: 1" = 600'** N 87'12'26" E 200' SP S=14'00' 56.10' DC=14° D=126°05' R= 409.26 1200' 1800' $L= 900.60 \ LC = 729.58$ ADJ-06 √200'SP 79.61' S=14'00' DC=12* D=44*46' N 66*52'34" W R= 477.47 415.35 L= 373.06 124.90 E 1/4 COR S. 5 N 88'38'26" E LC = 363.642-1/2" BC (HELD) WIRE FENCE WIRE FENCE CENTER 1/4, S. 5, E 1/4 COR S. 6, W 1/4 COR S. 6. C9-88-019-C N 88'50'54" E 2621.23' S 3.5' 1-1/2" BC (HELD) S 5.1' 2-1/2" BC (HELD) 400' SP 2-1/2" BC (HELD) N 88*46'13" E 2625.26' PER BT C5-01-210-G W 10.0' SHOWN ON S6 S=24*00' PER BT C-01-210-G ADJ-05 1310.62' (359.00' S1 N 89°15'34" E 3113.59' CENTER 1/4, S. 6 N 89°15'34" 69.87 (5) 359.04'-N 88'37'13" E 1461.25' S3 & HELD WIRE FENCE S 3.0',E 1.0' % N 45°56'07" W % 92.82' 88°37'13" W 1018.07' 1391.38 WIRE FENCE (EASTERLY 1391.37' D1) SE 1/4 S.6 400' SP SW 1/4 SECTION 6 W 15.9' **ADJ-04** S=24'00' CITY OF PENDLETON, D1 A AND B PINKERTON, INC. WIRE FENCE TRACT II ADJ-15 S 4.7' **AREA** 102.303 ACRES ± SEE SHEET 2 © ADJ-03 W 1/2 ្ណែ SW 1/4 S. 5 SE 1/4 SECTION 5 (VARIBLE WIDTH RIGHT-OF-WAY) ADV-16 N STREET /400' SP (OREGON STATE HIGHWAY U.S. NO. 30) $S=16^{\circ}00'$ ADJ-02 DC=8* D=91*23' R= 716.20 S 01'22'11" E 771-22'28* W N 75'50'13* W 464.08' ∯ SEE SHEET 3\\\ $L = 1142.29 \ LC = 1025.01$ DC = 1.00PARTITION D=47'18'45" S 81°08'50" E 1.02'-PLAT NO. R=5729.58 ADJ-18 2637. 01°51 L=4731.25 LC=4597.97 S 27'29'24" E S 01'22'11" E 68.96' 1 S 81°29'32" E 818.11 65.00' 2" BC (HELD) UO, N 62°30'36" 101-1718/00 11/5/00 N 81°29'32" W 6.40' (100' RIGHT-OF-WAY) NW WESTGATE DC = 1.30'D=45°15'30" E 1/2 R = 3819.72SW 1/4 L=3017.22 SECTION 5 LC=2939.39 ***~**1313.45[°] 6 🕏 5 N 89°02'21" E 2634.99' (2649.9' S23) S 89°13'18" W 2665.43' (2640' S23) S 88'55'36" W 2626.89' (2649.9' S23) S 1/4 COR S. 5, N 89'13'26" E 3153.26' (3123.12' S23) SE COR S. 5, $\leq 2-1/2$ " BC (HELD) S 1/4 COR S. 6, 1/2" I.R. (HELD) SE COR S. 6, PER BT WC TO SW COR S. 6, 2-1/2" BC (HELD) 1-1/2" AC RM (HELD) 2-1/2" BC (HELD) E7-88-019-C 2-1/2" BC (HELD) PER BT PER BT E9-88-019-C, PER BT PER BT E25-02-044-G, E3-88-019-C S 32*27'37" W 65.23' E5-88-019-C N 00°59'51" W 19.00' **LEGEND MONUMENT TABLE** DENOTES FOUND MONUMENT AS NOTED LC = LONG CHORD = DENOTES A 5/8" IRON ROD WITH 1-1/2" ALUMINUM CAP L. = LEFT \bigcirc = 5/8" I.R. (HELD) SHOWN ON S14 (12) = MARKED "ODOT 1223+85.8", (L. 290') S38*35'05"E 0.30' MARKED WITH STATION LOCATION, SET IN ODOT S22 R. = RIGHT(2) = 5/8" I.R. (HELD) SHOWN ON S14 (13) = (HELD) MARKED "ODOT 1230+00", (325') = DENOTES A SET 5/8" X 30" REBAR WITH YELLOW PLASTIC R = RADIUSCAP MARKED, "S.W.L.S. INC. 503-665-7777", SP = SPIRAL CURVE(3) = 5/8" I.R. (HELD FOR LINE) UO, W/YPC EFFACED, N 28*37'05" E 0.37' (14) = 5/8" I.R. (HELD) INSIDE 4" PIPE, SHOWN ON S13

- AKA = ALSO KNOWN AS
- BC = BRASS CAP
- BT = CORNER RESTORATION RECORDS

- I.R. = IRON ROD

SHEET 1 OF 4

- COR = CORNER
- DC = DEGREE OF CURVE D = DELTA
- I.P. = IRON PIPE L = LENGTH

- S = SPIRAL DEGREES
- S. = SECTIONSN = SURVEY NUMBER, UMATILLA COUNTY SURVEY RECORDS
- W/YPC = WITH YELLOW PLASTIC CAP
- XXX = ADJOINER REFERENCE NUMBER, SEE SHEET 4 UO = UNKNOWN ORIGIN
- () = RECORD INFORMATION AS REFERENCED # = MONUMENT AS NOTED IN MONUMENT TABLE
- (4) = 5/8" I.R. (HELD) UO
- (5) = 1/2" I.R. (HELD) SHOWN ON S9
- 6 = 5/8" I.R. (HELD) SHOWN ON S9
- (T) = MARKED "ODOT 1184+40", (L. 125') N 23'02'08" E 1.25'
- (8) = MARKED "ODOT 1158+68.71", (L. 190') N $03^{\circ}58'00$ " W 0.81'
- 9 = MARKED "ODOT 1189+68.71", (L. 210') N 74'47'23" W 0.90' (10) = (HELD) MARKED "ODOT 1205+00", (L. 210')
- (11) = MARKED "ODOT 1206+00", (L. 270') N86°27'56"W 0.28'
- (15) = MARKED "ODOT 1237+50", (R. 800') N 61'23'02" W 0.59'
- (16) = MARKED "ODOT 1242+00", (R. 420') N 55*51'45" W 0.65'
- MARKED "ODOT 1246+50", (R. 225) N 52°25'55" W 0.55'
- (18) = MARKED "ODOT 1255+50", (L. 340') S 80'57'53" W 0.83'
- (19) = MARKED "ODOT 1256+00", (L. 270') N 82'34'21" W 0.87'
- (21) = MARKED "ODOT 1261+00", (L. 200') S 55'55'50" W 0.73'
- (22) = MARKED "ODOT 1262+00", (L. 175') N 85'35'14" W 1.16'

REGISTERED **PROFESSIONAL** LAND SURVEYOR

up Opuller

OREGON 1021 29, 1988 (20) = 1/2" I.P. UO, S 23'46'06" W 1.22'

EXPIRES: 06/30/22

GREGORY D. SPURLOCK SWL

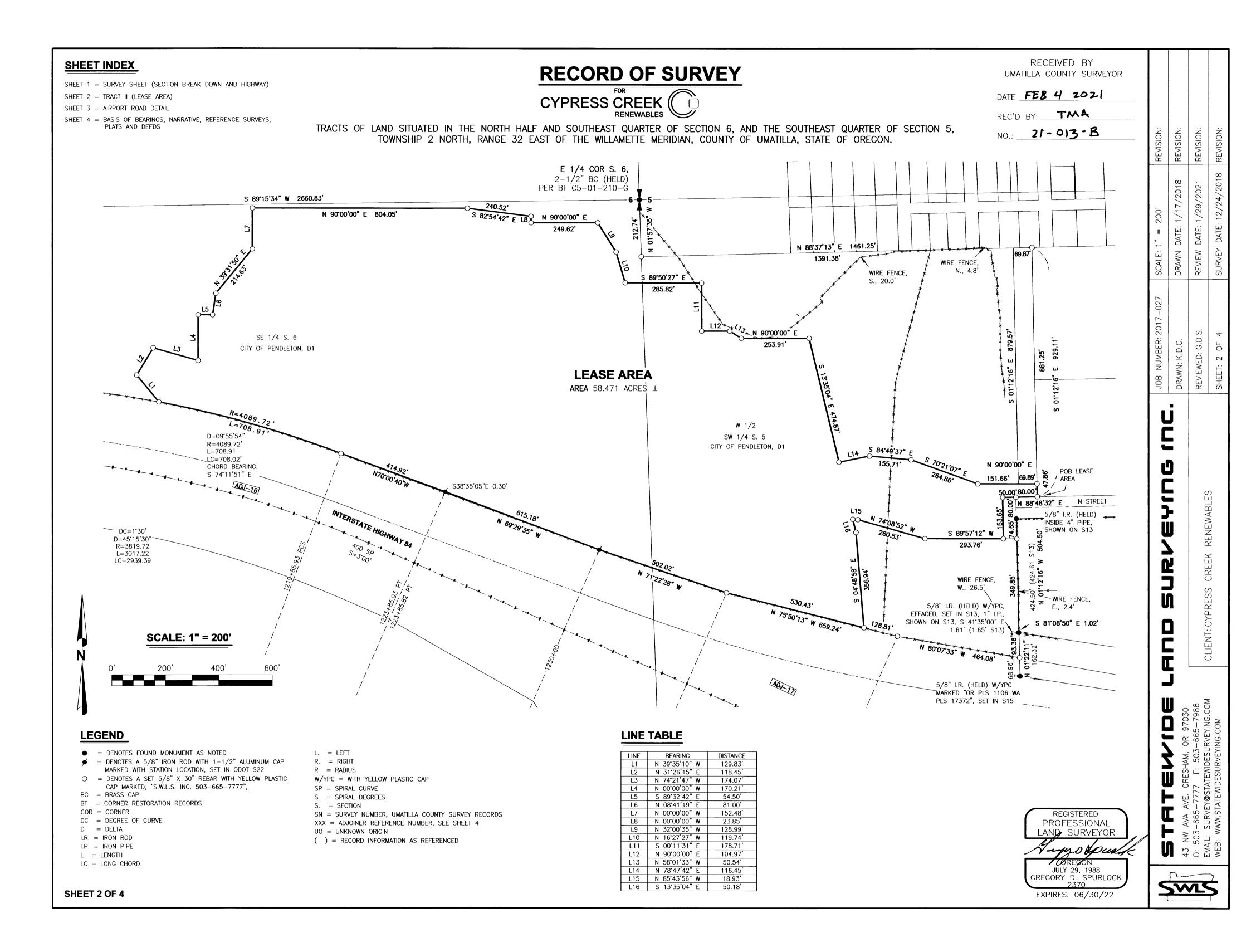
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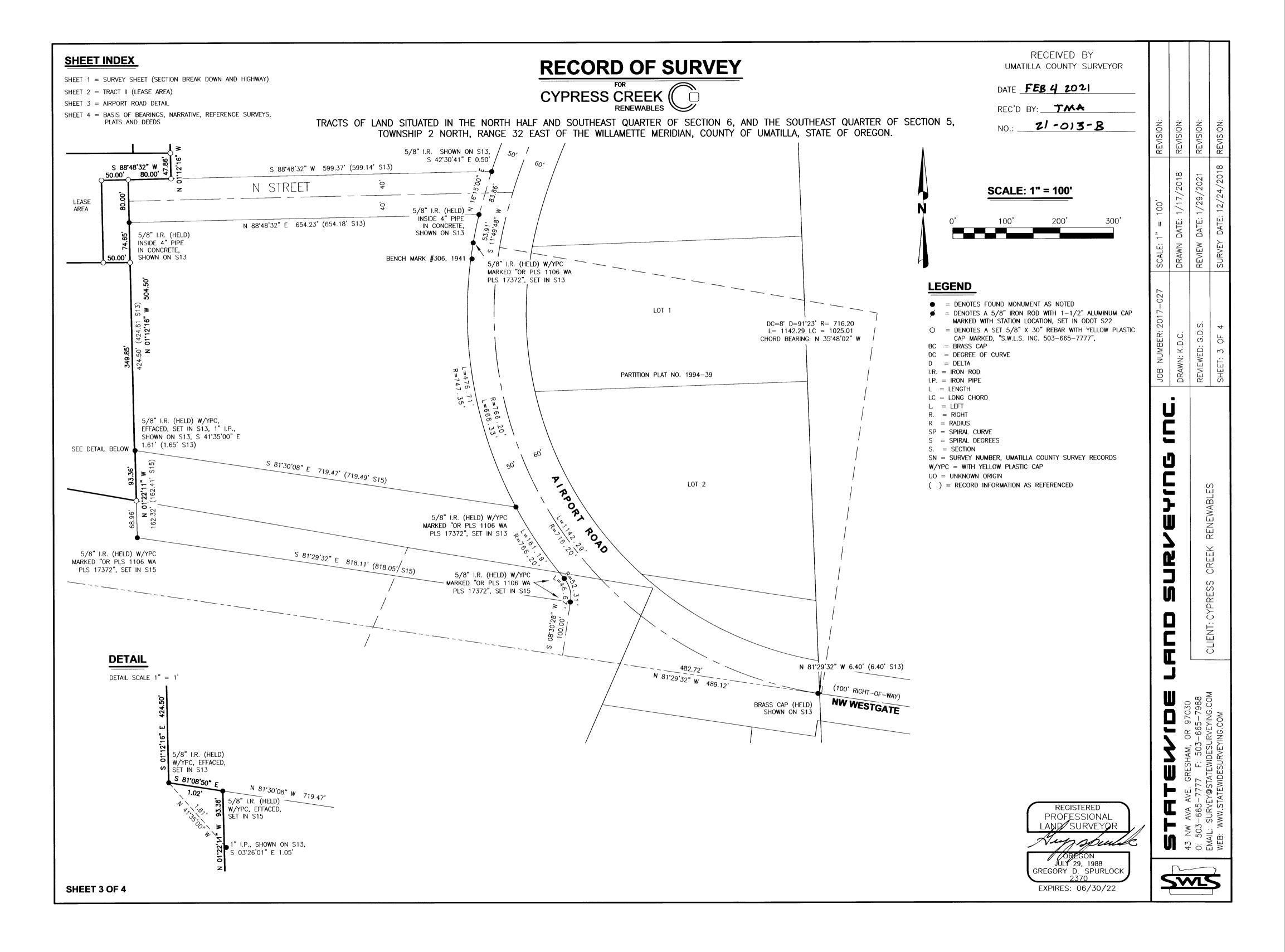
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SHEET INDEX

SHEET 1 = SURVEY SHEET (SECTION BREAK DOWN AND HIGHWAY)

SHEET 2 = TRACT II (LEASE AREA)

SHEET 3 = AIRPORT ROAD DETAIL

SHEET 4 = BASIS OF BEARINGS, NARRATIVE, REFERENCE SURVEYS, PLATS AND DEEDS

RECORD OF SURVEY



TRACTS OF LAND SITUATED IN THE NORTH HALF AND SOUTHEAST QUARTER OF SECTION 6, AND THE SOUTHEAST QUARTER OF SECTION 5, TOWNSHIP 2 NORTH, RANGE 32 EAST OF THE WILLAMETTE MERIDIAN, COUNTY OF UMATILLA, STATE OF OREGON.

RECEIVED BY UMATILLA COUNTY SURVEYOR

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NO.: 21-013-B

PROPERTY DESCRIPTION

TRACT I:

THE NORTH HALF OF SECTION 6, TOWNSHIP 2 NORTH, RANGE 32 EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF UMATILLA, STATE OF OREGON.

TRACT II:

BEGINNING AT THE CENTER OF SECTION 6, TOWNSHIP 2 NORTH, RANGE 32 EAST, OF THE WILLAMETTE MERIDIAN, UMATILLA COUNTY, OREGON; THENCE EASTERLY ON THE EAST-WEST CENTER LINE OF SAID SECTION 6 TO THE QUARTER CORNER COMMON TO SECTIONS 6 AND 5; THENCE SOUTH 0°20' EAST ALONG THE SECTION LINE COMMON TO SECTIONS 6 AND 5, A DISTANCE OF 207.7 FEET, MORE OR LESS, TO A POINT THAT IS SOUTH 0'20' EAST 2900.5 FEET FROM THE SECTION CORNER COMMON TO SECTION 31, 32, 6 AND 5; THENCE EASTERLY 1391.37 FEET; THENCE SOUTHERLY TO THE NORTH RIGHT-OF-WAY LINE OF THE OREGON STATE HIGHWAY U.S. NO. 30 (THE RELOCATED OLD OREGON TRAIL HIGHWAY); THENCE WESTERLY ALONG THE NORTHERLY RIGHT-OF- WAY LINE OF THE OREGON STATE HIGHWAY U.S. NO. 30, TO A POINT ON THE SAID NORTHERLY RIGHT-OF-WAY LINE THAT IS 200 FEET EAST OF THE NORTH-SOUTH CENTER LINE OF SECTION 6; THENCE NORTHWESTERLY TO A POINT ON THE SAID NORTH-SOUTH CENTER LINE, 200 FEET NORTH OF THE NORTHERLY RIGHT-OF-WAY LINE OF THE OREGON STATE HIGHWAY, U.S. NO. 30: THENCE NORTHERLY ALONG THE SAID NORTH-SOUTH CENTER LINE TO THE CENTER OF SAID SECTION 6, WHICH IS THE POINT OF BEGINNING.

TOGETHER WITH ALL THAT PORTION OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 5, LYING NORTH OF HIGHWAY NO. 30, SOUTH OF PENDAIR HEIGHTS (UNRECORDED SUBDIVISION) AND WEST OF TAX LOTS 306, 308, 312, 392 AND PUBLIC ROAD KNOWN AS "N" STREET AS DESCRIBED IN BOOK 343, PAGE 341, EAST OF THE WILLAMETTE MERIDIAN, UMATILLA COUNTY, OREGON.

EXCEPTING THEREFROM THAT PORTION CONVEYED BY DEEDS RECORDED JUNE 11, 1974 IN BOOK 338, PAGE 95 AND RERECORDED JANUARY 15, 1975 IN BOOK 343, PAGE 341, UMATILLA COUNTY MICROFILM RECORDS.

HORIZONTAL DATUM

NAD 83/2011 EPOCH 2010.0000 OREGON STATE COORDINATE SYSTEM NORTH ZONE 3601, UTILIZED AS BEARING BASE BETWEEN ALL FOUND MONUMENTS AND DATA POINTS, UNITS IN INTERNATIONAL SURVEY FEET.

THIS PROJECT HAS USED A LOCAL DATUM PLANE MULTIPLICATION FACTOR OF 1.0001119969 TO CONVERT THE DRAWING FROM GRID TO GROUND DISTANCES, THE FACTOR WAS OBTAINED AT A PROJECT AVERAGE POINT AT LATITUDE N.45'40'48.021"AND LONGITUDE OF W.118*50'53.010", WITH AN ASSUMED ELEVATION OF 1181.94 FEET

BEARINGS ON THE DRAWING ARE GRID, TO OBTAIN GEODETIC BEARINGS, ADD 01°10'17.522", (AS DETERMINED AT THE PROJECT AVERAGE POINT). THE BASIS OF BEARINGS FOR THIS SURVEY IS BETWEEN THE MONUMENT FOUND AT POINT "A" AND THE MONUMENT FOUND AT POINT "B", BEARING BEING N 88'43'25" E WITH A DISTANCE OF 3073.70'.

SUBJECT PARCEL AND ADJOINER PARCEL INFORMATION

PARCEL NO.	MAP NO.	MAP 1/4	TAX LOT	ACCOUNT NO.	OWNER	DEED REF. (UMATILLA COUNTY DEED RECORDS)
Α	2N3206	00	00100	136308	CITY OF PENDLETON	TRANSFER DEED BOOK 192, PAGES 1-9
Α	2N3206	00	00100	136308	CITY OF PENDLETON	TRANSFER DEED BOOK 192, PAGES 1-9
В	2N3205	00	00318	148721	CITY OF PENDLETON	TRANSFER DEED BOOK 192, PAGES 1-9
ADJ. NO.	MAP NO.	MAP 1/4	TAX LOT	ACCOUNT NO.	OWNER	DEED REF. (UMATILLA COUNTY DEED RECORDS)
ADJ-01	2N3205	00	00392	136261	NW RENTALS AND STORAGE, LLC	DOCUMENT NO. 2015-6360454
ADJ-02	2N3205	00	00306	106537	WESTERN STATES EQUIPMENT COMPANY	DOCUMENT NO. 1997-3210148
ADJ-03	2N3205	00	00308	106538	FARM EQUIPMENT HEADQUARTERS, INC.	BOOK R166, PAGE 1036
ADJ-04	2N3205	00	00312	106540	BETHEL CHURCH OF PENDLETON	BOOK 353, PAGE 275
ADJ-05	2N3205	BC	00100	136296	CITY OF PENDLETON	BOOK 522, PAGE 593
ADJ-06	2N3205	BC	00101	107662	ROBERT J. VOGEL	DOCUMENT NO. 2014-6180835
ADJ-07	2N3206	00	00102	107683	HILL MEAT COMPANY	BOOK R17, PAGE 1106
ADJ-08	2N3206	00	00101	136310	PORT OF UMATILLA	BOOK 338, PAGES 94-96
ADJ-09	2N3205	BB	00104	107653	TRIPLE LH PROPERTIES, LLC	DOCUMENT NO. 2014-6130901
ADJ-10	2N3205	BB	00100	136292	CITY OF PENDLETON	TRANSFER DEED BOOK 192, PAGES 1-9
ADJ-11	3N3200	00	10500	136623	CITY OF PENDLETON	
ADJ-12	3N3200	00	09900	136628	CITY OF PENDLETON	TRANSFER DEED BOOK 192, PAGES 1-9
ADJ-13	2N31A0	00	00100	155955	LEVEL 3 COMMUNICATIONS, LLC	DOCUMENT NO. 1999-3610669
ADJ-14	2N31A0	00	00200	103930	A AND B PINKERTON, INC.	DOCUMENT NO. 1997-227185
ADJ-15	2N3206	00	00200	104662	A AND B PINKERTON, INC.	DOCUMENT NO. 1997-227185
ADJ-16	2N3206	00	N/A	N/A	STATE OF OREGON DEPT. OF TRANSPORTATION	BOOK 343, PAGE 341
ADJ-17	2N3205	00	N/A	N/A	STATE OF OREGON DEPT. OF TRANSPORTATION	BOOK 343, PAGE 341
ADJ-18	2N3206	00	00300	104664	TAMARA A. BROGOITTI	DOCUMENT NO. 2012-5900244

NARRATIVE

THE PURPOSE OF THIS SURVEY A MONUMENT LEASE AREA WITHIN A PORTION OF THE SOUTHEAST ONE-QUARTER OF SECTION 6, AND A PORTION OF THE SOUTHWEST ONE-QUARTER OF SECTION 5. SAID LEASE AREA WITHIN A PORTION OF LANDS OF THE CITY OF PENDLETON OREGON, IN DEED BOOK 192, PAGES 1-9. TO CONTROL SAID LANDS AND LEASE, A DEPENDENT SURVEY AS PERFORMED TO LOCATE A PORTION OF PENIDAIR HEIGHTS PLAT; PORTION OF INTERSTATE 84; THE RIGHT OF WAY OF AIRPORT ROAD, NORTH STREET, AND A SMALL PORTION OF NORTHWEST WESTGATE ROADWAYS, WITHIN SECTION 6 AND SECTION 5, ALL OF TOWNSHIP 2 NORTH, RANGE 32 EAST OF THE WILLAMETTE MERIDIAN, COUNTY OF UMATILLA, STATE OF OREGON, PROCEDURE OUTLINED AS FOLLOWS.

THE EXTERIOR CORNERS OF SECTION 6 AND SECTION 5, TOWNSHIP 2 NORTH, RANGE 32 EAST WERE LOCATED AND TIED BY A CLOSED CONTROL TRAVERSE, VERIFIED TO BE THE MONUMENTS PER LISTED BT BOOKS AT EACH SECTION AND ONE-QUARTER SECTION CORNERS, AS SHOWN. THE CENTER ONE-QUARTER SECTION CORNER OF SECTION 5 FOUND AND VERIFIED AS THE SAME AS HELD AND ACCEPTED BY REFERENCE SURVEY S6. THE CENTER ONE-QUARTER SECTION OF SECTION 6 WAS SEARCHED FOR AND NOT FOUND. THE SURVEY ESTABLISHED SAID CENTER ONE-QUARTER SECTION CORNER OF SECTION 6 AT THE INTERSECTION OF OPPOSING ONE-QUARTER SECTION CORNER.

THE RIGHT OF WAY OF INTERSTATE 84 AND INTERSECTION AND A SMALL PORTION OF NORTHWEST WESTGATE ROADWAY: CREATED SEARCH MODEL FROM ODOT RIGHT OF WAY MAPS \$35-\$37. FIELD TIES THEN MADE TO THE ESTABLISHED STATE INTERSTATE RIGHT OF WAY MONUMENTATION AND SAID MODEL WAS BEST FIT ON TO THE MONUMENTS, AS SHOWN.

THE RIGHT OF WAY OF AIRPORT ROAD FROM THE NORTH RIGHT OF WAY OF INTERSTATE 84 TO THE NORTH LINE OF SECTION 5: CREATED A SEARCH MODEL FROM CITY OF PENDLETON DRAWING 06-630-C. FIELD TIES THEN MADE TO THE ESTABLISHED LAND RECORD AND SAID MODEL WAS BEST FIT ON TO THE MONUMENTS, AS SHOWN.

THE MONUMENTED LEASE AREA DETAILED ON SHEET 2 OF THIS SURVEY PLACED ON THE GROUND WITHIN THE SOUTHEAST ONE-QUARTER AND SOUTHWEST ONE-QUESTION OF SECTIONS 6 AND 5 REPECTIVELY, AND MONUMENTED WITH 5/8" X 30" IRON ROD WITH YELLOW PLASTIC CAPS MARKED "SWLS 5030665-7777".

REFERENCE SURVEYS

UMATILLA COUNTY SURVEY RECORDS	UMATILLA COUNTY SURVEY RECORDS	UMATILLA COUNTY SURVEY RECORDS	UMATILLA COUNTY SURVEY RECORDS
S1 = SN 03-264-C	S11 = SN 85 - 131 - B	S21 = SN 06 - 153 - AX	S31 = SN BT E5-88-019-C
S2 = SN 06 - 462 - C	S12 = SN 88 - 019 - C	S22 = SN 8B-34-16 ODOT MAP	S32 = SN BT E7 - 88 - 019 - C
S3 = SN 06 - 630 - C	S13 = SN 95 - 222 - C	S23 = SN GLO 4062, DATED 24 SEPT. 1864	S33 = SN BT E9-88-019-C
S4 = SN 07 - 185 - B	S14 = SN 97 - 089 - C	S24 = SN BT A1 - 88 - 019	S34 = SN BT E25-02-044-G
S5 = SN 12 - 058 - A	S15 = SN 99 - 033 - B	S25 = SN BT A3-88-019-C	
S6 = SN 13-029-A	S16 = SN 00-010-B	S26 = SN BT A5-88-019-C	ODOT RIGHT OF WAY MAPS
S7 = SN 16-001-B	S17 = SN 89 - 125 - C	S27 = SN BT A7 - 02 - 044 - G	S35 = SN 4B-23-20 ODOT MAP
S8 = SN 16-047-B	S18 = SN 00-164-C	S28 = SN BT A-9-88-019-C	S36 = SN 4B-25-15 ODOT MAP
S9 = SN 83 - 131 - AX	S19 = SN 03-191-A	S29 = SN BT C5-01-210-G	S37 = SN 4B-24-12 ODOT MAP
S10 = SN 85 - 131 - B	S20 = SN 04-008-B	S30 = SN BT C9 - 88 - 019 - C	

ATILLA COUNTY SURVEY RECORDS = SN BT E5-88-019-C = SN BT E7-88-019-C = SN BT E9-88-019-C = SN BT E25-02-044-G

CITY OF PENDLETON RIGHT OF WAY MAP S38 = 06-630-C AIRPORT ROAD

REFERENCE PLATS

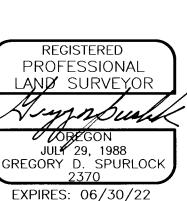
UMATILLA COUNTY PLAT RECORDS P1 = PLAT OF "PENDAIR HEIGHTS", 08-27-B P2 = PARTITION PLAT NO. 1994-39P3 = PARTITION PLAT NO. 1999-50

P4 = PARTITION PLAT NO. 2015-16

REFERENCE DEEDS

UMATILLA COUNTY DEED RECORDS D1 = TRANSFER DEED BOOK 192, PAGES 1-9 D2 = BOOK 338, PAGES 94-96D3 = BOOK 343, PAGE 341

PROFFSSIONAL LAND SURVEYOR MADUEL JULY 29, 1988 GREGORY D. SPURLOCK



S NW AVA AVE. GRESHAM, 503-665-7777 F: 503-AALL: SURVEY®STATEWIDESURVEYIEB: WWW.STATEWIDESURVEYIEB: SWLS