

LINE TABLE

SHOWING THE RELATIONSHIP OF BEARINGS BETWEEN THE ANGLE POINTS OF SURVEY 95-152-B ROTATED 3°19'09" COUNTER CLOCKWISE TO THE GRID BEARINGS OF THIS SURVEY. RECORD DISTANCES WERE HELD.

LINE No.	BEARING	DISTANCE	LINE No.	BEARING	DISTANCE	LINE No.	BEARING	DISTANCE
L1	S75°27'22"W	1366.50'	L10	N06°45'59"W	58.37'	L17	N01°48'07"E	70.54'
L2	S78°46'31"W*	1366.50'	L11	N03°26'50"W*	58.37'	L18	N05°07'16"E*	70.54'
L3	S39°12'30"W	190.56'	L12	N02°16'39"E	58.94'	L19	N02°49'47"E	43.60'
L4	S42°31'49"W*	190.56'	L13	N05°35'48"E*	58.94'	L20	N06°08'56"E*	43.60'
L5	S49°14'01"W	321.33'	L14	N15°13'24"E	55.26'	L21	N08°34'51"E	52.79'
L6	S52°33'10"W*	321.33'	L15	N18°32'33"E*	55.26'	L22	N11°54'00"E*	52.79'
L7	S31°19'28"W	50.61'	L16	N29°12'02"E	75.33'	L23	N09°05'20"E	106.74'
L8	S34°38'37"W*	50.61'		N32°31'11"E*	75.33'		N12°24'29"E*	106.74'
L9	S27°12'26"W	96.19'		N30°25'13"E	127.05'		N08°01'03"E	101.02'
	S30°31'35"W*	96.19'		N33°44'22"E*	127.05'		N11°20'12"E*	101.02'
L6	S30°09'14"W	178.02'		N18°59'58"E	73.82'		N04°39'32"E	285.73'
L7	S33°28'23"W*	178.02'		N22°19'07"E*	73.82'		N07°58'41"E*	285.73'
L8	S33°12'42"W	76.31'		N09°34'53"E	61.39'		N86°40'51"E	1831.89'
L9	S36°31'51"W*	76.31'		N12°54'02"E*	61.39'		N90°00'00"E*	1831.89'
	S39°11'52"W	70.44'						
	S42°31'01"W*	70.44'						
	S38°19'25"W	174.11'						
	S41°38'34"W*	174.11'						

Note: All bearings with an * are record from survey 95-152-B.

Note: No monuments were set on the road centerline in either survey 95-152-B or survey 12-150-C.

POWERLINE ROAD

CORNER POINT COMPARISON TABLE

SHOWING THE MEASUREMENT FROM THE MONUMENTS SET IN SURVEY 12-150-C TO THE ANGLE POINTS SHOWN IN SURVEY 95-152-B.

CORNER	BEARING	DISTANCE
2	N19°27'05"W	3.44'
3	N21°34'31"W	3.82'
4	N24°12'20"W	4.44'
5	N25°33'18"W	4.66'
6	N28°07'46"W	4.85'
7	N30°59'12"W	5.47'
8	N31°30'11"W	5.71'
9	N34°16'24"W	6.01'
10	N31°20'07"W	6.85'

Road Centerline by 1995 deed dimensions.

Road Centerline by survey 12-150-C.

RECEIVED BY

Umatilla County Surveyor

Date: 4/15/25

Rec'd By: CT

No.: 25-035-B

BASIS OF BEARINGS

OREGON NORTH NAD 83 GRID BEARINGS. ROTATE 1°33'51" CLOCKWISE TO TRUE. COMBINED SCALE FACTOR 0.999902106.

LEGEND

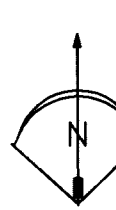
- CALCULATED ANGLE POINT OF SURVEY 95-152-B.
- COMPUTED POINT
- SET 5/8"x24" IRON REBAR WITH ORANGE PLASTIC CAP STAMPED WTS & 56295LS
- ▲ or * FOUND MONUMENT FROM SURVEY 12-150-C
- LINE BY SURVEY 95-152-B
- LINE BY SURVEY 12-150-C
- R1 COUNTY SURVEY 95-152-B
- R2 COUNTY SURVEY 11-127-C
- R3 COUNTY SURVEY 12-150-C

REGISTERED PROFESSIONAL LAND SURVEYOR

Stephen K. Haddock

OREGON JULY 9, 2001 STEPHEN K. HADDOCK 56295LS

RENEWS 6-30-25



T5N R36E FOUND BRASS CAP

AS TRAVELLED CENTERLINE TABLE AND OFFSETS

OFFSETS FROM THE AS TRAVELLED CENTERLINE TO THE CENTERLINE AS LOCATED BY SURVEYS 95-152-B AND 12-150-C. SEE THE NARRATIVE.

CENTERLINE STATION	OFFSET TO 95-152-B	OFFSET TO 12-150-C
0+00	0.5' RT	3.3' RT
1+18	1.6' RT	6.0' RT
1+38	2.7' RT	7.2' RT
1+56	2.6' RT	8.5' RT
1+78	4.9' RT	10.4' RT
2+02	4.5' RT	11.4' RT
2+21	4.1' RT	9.5' RT
2+45	2.7' RT	8.1' RT
2+65	3.8' RT	9.1' RT
2+89	1.7' RT	7.0' RT
3+08	1.8' RT	7.0' RT
3+29	0.1' RT	5.2' RT
3+48	0.6' RT	5.7' RT
3+70	0.2' LFT	4.8' RT
3+92	0.3' LFT	3.9' RT
4+14	3.3' LFT	0.8' RT
4+36	2.8' LFT	1.3' RT
4+59	3.0' LFT	0.2' RT
4+79	1.7' LFT	1.5' RT
5+02	1.6' LFT	1.5' RT
5+21	1.1' RT	3.5' RT
5+43	0.7' LFT	1.5' RT
5+62	1.3' LFT	3.5' RT
5+85	1.1' LFT	1.2' RT
6+03	0.5' LFT	1.8' RT
6+27	2.3' LFT	0.5' RT
6+50	0.5' LFT	2.1' RT
6+72	0.3' LFT	2.2' RT
6+92	0.9' RT	3.4' RT
7+09	2.1' RT	4.6' RT
7+29	1.3' RT	3.7' RT
7+51	1.9' RT	4.3' RT
7+71	3.5' RT	5.8' RT
7+90	3.1' RT	5.2' RT
8+10	4.1' RT	6.2' RT
8+28	2.6' RT	4.6' RT
8+49	3.8' RT	5.8' RT
8+70	3.0' RT	4.9' RT
8+91	3.7' RT	5.3' RT
9+12	3.1' RT	4.6' RT
9+33	3.2' RT	4.7' RT
9+53	2.7' RT	4.1' RT
9+74	2.5' RT	3.8' RT
9+91	2.7' RT	3.9' RT
10+10	1.8' RT	3.0' RT
10+33	1.6' RT	2.7' RT
10+54	1.9' RT	3.0' RT
10+73	0.7' RT	1.7' RT
10+93	1.8' RT	2.7' RT
11+11	1.4' RT	2.3' RT
11+32	1.8' RT	2.6' RT
11+51	1.2' RT	1.9' RT
11+71	1.9' RT	2.6' RT

Monuments Set April 1, 2025

NARRATIVE CONTINUED

The description for the north line of the Bullock property as adjusted in 1995 calls for beginning at the NE corner of Section 22 and following a series of courses and distances "to a point on the centerline of Powerline Road". It then calls for "along the centerline" citing a series of 13 courses and distances and the phrase "thence leaving said County road". This description holds the road as a monument.

To resolve the question of a gap between the 1995 and 2012 boundary surveys, I calculated the entire boundary of the exchange property described in deed R278, P901 and located it holding the section corner as the point of beginning and the old fence post at angle point No. 8 as a point on line. I mapped the existing road structure of Powerline Road tying the edge of gravel on both sides and the "as-travelled" centerline where marked by daily use. Next I calculated the boundary as described in Reel 278, Page 901 then I located it by holding the section corner as the point of beginning and the found monuments from survey 12-150-C to determine the bearing. The comparison of the line based on these two methods indicates an angular divergence of about 10 minutes. The data in the corner comparison table shows the effect of that divergence as the corner positions become more southerly. As stated before, the legal description from deed Reel 278, Page 901 calls for the centerline of Power Line Road as a monument. A section of that road is shown on survey 12-150-C with the statement that it is shown based on the "as built centerline". However, no tie or measurement data of that centerline is given on the survey. Survey 12-150-C states that that survey followed record angles and distances from survey 95-152-B when establishing the Key/Bullock adjusted line. A review of survey 12-150-C shows that those angles were oriented to a line calculated from survey 11-127-C while survey 95-152-B calls for taking a sight from the NE corner of S22 to the East 1/4 of Section 22. It should be noted that the East 1/4 corner being south of the ridge top and approximately 40' lower in elevation. In addition to the sight question, it should be noted that survey 11-127-C called the 1/4 corner monument to be a 5/8" iron rebar at a fence corner while survey 95-152-B calls only for a fence corner. And, where survey 95-152-B provides no distance between the NE and E1/4 corners, the exact point sighted by survey 95-152-B cannot be determined.

With the issues cited above, I determine the true location of the Key/Bullock adjusted line by holding the NE corner of Section 22 as a fixed point and holding a best fit of the Powerline Road centerline to determine the direction of the lines. This solution agrees well with the old fence as shown on survey 95-152-B.

This survey was performed with a Trimble R8S RTK GPS base/rover pair.

SURVEY FOR

Mr. Sam Hobson
2885 Sanford Ave. SW #21711
Grandville, MI 49418-1342

LOCATION: NE1/4 of S22, T5N, R36E, W.M., Umatilla County, Oregon

PROJECT DATE: June 17, 2023

Project No. 23-14

SCALE: 1" = 100'

WITNESS TREE SURVEYING

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