

RECORD of SURVEY
within the SE1/4, Section 10,
Township 4 N., Range 29 E., W.M.,
Umatilla County, Oregon

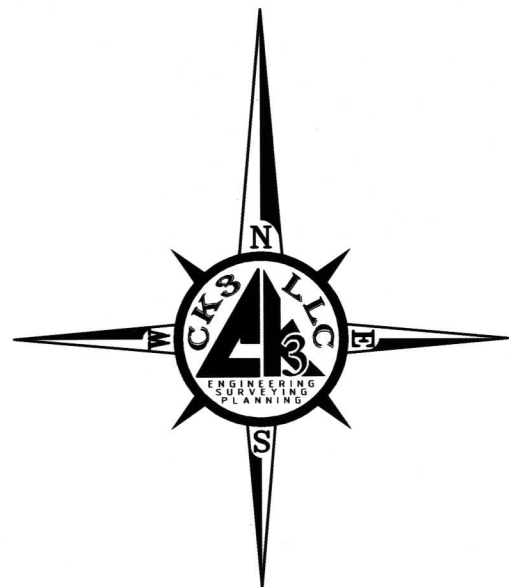
CURVE TABLE						
CURVE No.	RADIUS	DELTA	LENGTH	TANGENT	BEARING CHORD	CHORD
[C1]	240.01	3°19'15"	13.91	6.96	S83°36'01"E	13.91

RECEIVED BY
Umatilla County Surveyor
Date: 6/5/25
Rec'd By: CT
No.: 25-048-B

REFERENCE TABLE

- R1 PARTITION PLAT 2011-07, FOR HOWARD T. BURNS, BY EDWARDS SURVEYING, FILED APRIL 11, 2011, UNDER UMATILLA COUNTY SURVEY, No. 11-46-B.
R2 RECORD OF SURVEY FOR UMATILLA COUNTY, BY PRIMM LAND SURVEYING, INC., FILED NOVEMBER 11, 2021, UNDER UMATILLA COUNTY SURVEY, No. 21-004-C.
R3 BOR (BUREAU OF RECLAMATION) CANAL ALIGNMENT DRAWINGS 1022-155-43, 1022-155-44, 1022-155-71-74.
R4 SURVEY, BY PRIMM LAND SURVEY, INC., SURVEY No. 06-475.
R5 CORNER RESTORATION FORMS No. E17, G17 & J17.
R6 INSTRUMENT NUMBER OF DEEDS AND SUPPORTING DOCUMENTS ARE AS FOLLOWS:

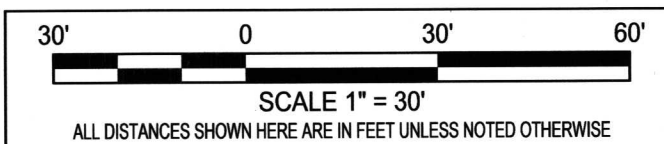
2000-3640376
2007-5140405
2011-5770802
2011-5770803
2011-5840422
2017-6580401
2020-7130220
2021-7220301
BOOK 120, PG. 486
BOOK 228, PG. 453-445
BOOK 282, PG. 366
BOOK 288, PG. 407
BOOK 291, PG. 303
REEL 190, PG. 226-229
REEL 193, PG. 706-712
REEL 216, PG. 1076-1080
REEL 274, PG. 654-667
REEL 275, PG. 711-717
REEL 277, PG. 472-478
REEL 280, PG. 650-654
REEL 299, PG. 1457-1458



TAX LOT 1800
TAX MAP 4N2910
H.T. BURNS
DEED 2011-5840422

SURVEYOR'S CERTIFICATE

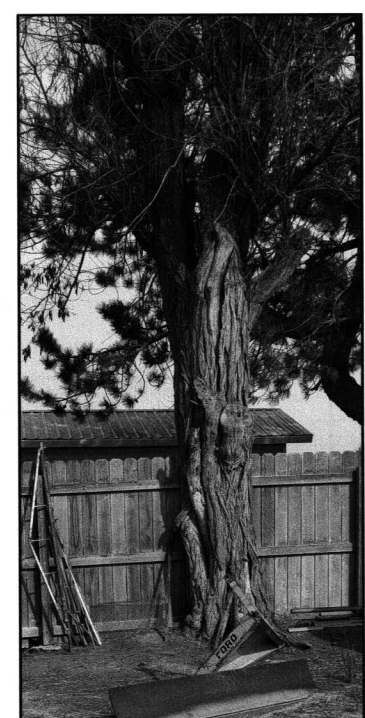
I LANCE C. KING, A REGISTERED PROFESSIONAL LAND SURVEYOR HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED PORTION OF THE LAND BOUNDARY AS SHOWN, I CERTIFY THAT THE FIRST MONUMENT ESTABLISHING OR REESTABLISHING A BOUNDARY MONUMENT WAS PLACED ON 5/8/2025, THAT THE ADJOINING PROPERTY AND ALL PROPERTY ACCESSED IN THIS SURVEY WAS DONE IN ACCORDANCE WITH ORS 672.047, THAT THE SURVEY WAS MADE BY ME OR UNDER MY DIRECTION, THAT THE MONUMENTS ARE AS SHOWN AND THAT THIS MAP IS A TRUE AND ACCURATE REPRESENTATION OF SAID SURVEY.



LEGEND

—	PROPERTY LINE	()	DATA OF RECORD
—	SECTIONAL LINE	[]	CALCULATED DISTANCE
---	HISTORICAL SECTIONAL LINE	⊕	MONUMENT AS NOTED
---	CENTER LINE OF CANAL	●	SET 5/8"x30" REBAR WITH RED PLASTIC CAP MARKED PLS 61420
---	RIGHT-OF-WAY OF CANAL	Δ	CALCULATED POINT
---	DISTANCE LINE		
---	FENCE		
---	DITCH (CONCRETE)		
---	EXISTING WALL OF BUILDING		
---	INDICATING DIFFERENT ADDITIONS		

REGISTERED
PROFESSIONAL
LAND SURVEYOR
Lance C. King
OREGON
MAY 10, 2011
LANCE CLARK KING
61420
RENEW: 6/30/2027



31" DIA. LOCUST TREE
AS CALLED IN DEED (R6)
WAS A 20" IN 1989
(LOOKING EAST)



18" DIA. PINE TREE
WITH LARGE 15"
BRANCH ON WEST
SIDE (LOOKING
SOUTH)

FND. 2-3/8"
BRASS CAP
SE COR. SEC. 10

FND. BRASS CAP
E1/4 COR. SEC. 10

J17-11-046-B
CALCULATED IN 2004
SET BY PLS 951 IN
2011 SET
BY PROPORTION

E-17-13-532
CALC. IN 2006
SURVEY 06-475-B
SET BY PLS 951 IN 2013
AT 2006 LOCATION

SURVEYOR'S NARRATIVE

THIS SURVEY WAS MADE AT THE REQUEST OF MARGARET BURNS ON BEHALF OF H.T. BURNS, INC. FOR THE PURPOSE OF SURVEYING A PORTION OF THE EAST LINE OF TAX LOT 1800 OF TAX MAP 4N2910 AS SHOWN. THE SURVEY WAS REQUESTED DUE TO A LAND SALE AND TO SETTLE THE LOCATION OF SAID LINE.

CONTROL TIES FOR THIS SURVEY IS BASED ON FOUND MONUMENTS FROM PARTITION PLAT 2011-07, RECORD OF SURVEY 11-95-B, RECORD OF SURVEY 21-004-C AND RECORD OF SURVEY 06-475-B. THE BASIS OF BEARING FOR THIS SURVEY IS ALONG THE EAST LINE OF SECTION 10, BETWEEN THE FOUND BRASS CAP MONUMENT MARKING THE SOUTHEAST CORNER OF SECTION 10 AND THE FOUND BRASS CAP MONUMENT MARKING THE EAST ONE QUARTER CORNER OF SECTION 10, AS SHOWN HEREON.

IN REGARDS TO THE EAST LINE OF SECTION 10: ORIGINALLY SURVEYED IN 1861 BY GLO, MONUMENTED WITH POSTS AND MOUNDS, THERE IS NOTHING IN THE RECORD SHOWING A RECOVERY OF THOSE ORIGINAL MONUMENTS, THE EARLIEST RECORD OF THESE CORNER REESTABLISHMENTS IS 2006, 17 YEARS AFTER THE CREATION OF TAX LOT 1100. THE EAST LINE OF SECTION 10 IN ALL PRIOR RESURVEYS HAS BEEN TREATED AS A PROPORTIONAL EXERCISE, FENCE LINE EVIDENCE LEFT FROM THE ORIGINAL 1861 GLO SURVEY EXISTS BUT THAT EVIDENCE WAS IGNORED.

THE SHORT PORTION OF THE EASTERLY BOUNDARY OF TAX LOT 1800 SURVEYED HERE ADJOINS TAX LOT 1100 OF TAX MAP 4N2911, AND ULTIMATELY THE SURVEY REQUIRED SURVEYING TAX LOT 1100. TAX LOT 1100 WAS CREATED IN SEPTEMBER OF 1989 JUST BEFORE THE CURRENT LAND PARTITIONING LAWS. IT WAS CREATED BY DEED. REFERENCE WAS MADE TO A CONTRACT FOR SALE OF SAID PARCEL BETWEEN ROBERT M. POLSTON AND H.T. BURNS, INC. THE DESCRIPTION IN SAID CONTRACT AND ALL DEEDS GOING FORWARD REMAINED THE SAME, IT IS A WELL WRITTEN DESCRIPTION AND MATHEMATICALLY CLOSES NEARLY PERFECT, I SUSPECT THE DESCRIPTION WAS WRITTEN BY A SURVEYOR OR AT LEAST SURVEYOR AID WAS PROVIDED. THE DESCRIPTION HAS CONTROLLING PARAMOUNT CALLS TO THE HOUSE AND A TREE, BOTH SHOWN HERE AND WERE CONTROLLING IN THIS SURVEY AS SHOWN. USING THE CURRENT SECTION CONTROL MONUMENTS NEITHER OF THE DEED CONTROLLING CALLS FIT. USING THE "HISTORICAL SECTION LINE" MONUMENTED BY AN EXISTING FENCE ALLOWS THE DEED CONTROLLING CALLS TO FIT WITH SAID LINE. IT IS MOST LIKELY THAT IN 1989 THE 1861 POST AND MOUNDS DID NOT EXIST BUT THAT THE CREATOR/SURVEYOR OF TAX LOT 1100 USED SAID "HISTORICAL SECTION LINE / FENCE AS IT WAS AN OBVIOUS LAND LINE THAT COULD BE VIEWED.

IN REGARDS TO THE CONTROLLING DEED CALLS TIED TO THE HOUSE: TO PROPERLY USE THE HOUSE AS CALLED FOR IN THE DEED, I OBTAINED THE ASSESSORS RECORDS SHOWING SAID HOUSE IN 1910 AND ALL THE ADDITIONS FROM 1984 TO 1992, I WAS ABLE TO VERIFY THIS INFORMATION BY OBSERVING THE DIFFERENT FOUNDATION TYPES AND JOINTS. THE 20' CALLS TO THE HOUSE AS SHOWN ARE NOMINAL, IT IS NOT CLEAR IN THE DEED IF THOSE CALLS COME FROM THE FOUNDATION LINE OR SIDING.

I SPOKE WITH THE COUNTY PLANNING OFFICE AND THEY DO HAVE A FILE IN THEIR SYSTEM INDICATING A LAND SPLIT FOR THE SUBJECT PARCEL, HOWEVER WHEN THEY WENT TO RETRIEVE IT FROM THE BASEMENT THE FILE WAS MISSING. I ALSO SPOKE WITH THE LAW OFFICE OF COREY, BYLER & REW, LLP (TIMOTHY P O'ROURKE) WHO'S OFFICE WORKED ON THE 1989 LAND SALE CONTRACT, THEY HAD NO AVAILABLE INFORMATION. I SPOKE WITH PIONEER TITLE CO. ALSO INVOLVED IN THE 1989 LAND SALE CONTRACT THEY HAD NO ADDITIONAL INFORMATION. I ALSO SPOKE WITH DENNY EDWARDS (RETIRED PLS), HE REPORTED THAT THE PROJECT SOUNDED FAMILIAR AND THOUGHT HE MAY HAVE HELPED WITH IT BUT COULD NOT BE 100% SURE.

TO ESTABLISH THE SUBJECT LINE AS SHOWN HERE I COMMENCED AT THE FENCE CORNER AT THE EAST ONE-QUARTER CORNER OF SECTION 10, I EXTEND A LINE NOTED AS THE "HISTORICAL SECTION LINE" SOUTHERLY 915' TO A POINT THAT IS 20' SOUTH OF THE SOUTHERN LINE OF THE EXISTING HOUSE, I THEN RAN WESTERLY 104.80 FEET, THEN NORTHWESTERLY 48.22 FEET TO A POINT THAT IS 20' WEST OF THE WEST LINE OF THE EXISTING HOUSE, I THEN RAN NORTHERLY 105.64 FEET TO A 31" DIAMETER LOCUST TREE THAT IS 138.6' WEST OF THE "HISTORICAL SECTION LINE" SAID TREE IS THE ONLY LOCUST TREE IN A LINE OF EVERGREEN TREES, WITH A FENCE LINE BUILT INTO THE TREE, IT WAS IMPORTANT ENOUGH TO HAVE BEEN SAVED, I THEN RAN NORTH TO INTERSECT THE NEW FURNISH DITCH CANAL RIGHT OF WAY AND MAKE NOTE THAT UTILIZING THE OLD RIGHT OF WAY DATA I AM APPROXIMATELY 140 WEST OF THE "HISTORICAL SECTION LINE" MATCHING DEED RECORD ACCEPTABLY.

THE OWNER OF TAX LOT 1100 IS SHERRY WALCHLI, I WAS TOLD BY MARGARET BURNS THAT SHE IS ELDERLY AND THAT I SHOULD TALK WITH HER SON-IN-LAW CURTIS PETERSON, ADDITIONALLY ATTORNEY TIMOTHY P. O'ROURKE REPORTED THE SAME AND THAT HE WORKED FOR THE WALCHLI FAMILY AND H.T. BURNS. I MET WITH MR. PETERSON ON 3/26/2025, 4/10/2025 AND ON 5/8/2025 TO DISCUSS THE SURVEY AND SURVEY FINDING, MR. PETERSON EXCEPTED THE FINDING AND WAS GLAD TO FINALLY KNOW THE LOCATION OF THE LINE THAT HAD ALWAYS BEEN IN QUESTION. HE ASKED ABOUT THE PROCESS TO ADJUST THE BOUNDARY AND I EXPLAINED THE PROPERTY LINE ADJUSTMENT SURVEY, COUNTY PLANNING AND DEEDS THAT WOULD BE REQUIRED.

SURVEY FOR:
H.T. BURNS, INC.

CK3, LLC

ENGINEERING-SURVEYING & PLANNING

ONTARIO OFFICE 368 SW 5TH AVE. ONTARIO, OR 97914 PHONE (541) 889-5411 FAX (541) 889-2074
HERMISTON OFFICE 945 W. ORCHARD AVE. HERMISTON, OR 97838 PHONE (541) 567-2345 FAX (541) 567-2305
WEB: CK3LLC.NET

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