

MONUMENT NOTES:

1. FOUND A 2" IRON PIPE WITH A 3" BRASS CAP STAMPED "T5N R27E 1/4 S19/S30 US 1975". HELD AS THE NORTH 1/4 CORNER OF SECTION 30.
2. FOUND A 2 1/2" BRASS CAP STAMPED "1985 1/4 S19/S30 933" AS RESET ON MORROW COUNTY SURVEY NO. B-972-E. HELD AS THE CENTERLINE INTERSECTION OF IDAHO AVENUE AND THIRTEENTH STREET. (FOR THIRTEENTH STREET LYING NORTH OF IDAHO AVENUE).
3. FOUND A 7" ROUND CONCRETE MONUMENT WITH A 3/8" BRASS PLUG AS SHOWN ON THE PLAT RECORDED IN BOOK 2 OF PLATS AT PAGE 6. HELD AS THE S.W. CORNER OF THE S.E. 1/4 OF THE S.E. 1/4 OF SECTION 19. THIS MONUMENT IS 36" BELOW THE SURFACE.

FOUND A 5/8" REBAR WITH A YELLOW PLASTIC CAP STAMPED "EDWARDS 951" PER MORROW COUNTY SURVEY NO. B-1033-E.

BASIS OF BEARINGS

S89°41'52"E ALONG THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SECTION 19, TOWNSHIP 5 NORTH, RANGE 27 EAST OF THE WILLAMETTE MERIDIAN. BETWEEN THE BRASS CAP MONUMENT MARKING THE CENTERLINE INTERSECTION OF THIRTEENTH STREET WITH THE SOUTH LINE OF SAID SOUTHEAST QUARTER OF SECTION 19 AND THE CONCRETE MONUMENT MARKING THE INITIAL POINT OF THE SUBDIVISION OF A PORTION OF SAID SECTION 19, AS SHOWN ON THE PLAT RECORDED IN BOOK 2 OF PLATS, PAGE 6 OF THE PLAT RECORDS OF MORROW COUNTY, OREGON.

LEGAL DESCRIPTION

(M-53551)

PARCEL I

THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 19, TOWNSHIP 5 NORTH, RANGE 27, EAST OF THE WILLAMETTE MERIDIAN, MORROW COUNTY, OREGON.

RIGHT-OF-WAY DESCRIPTION

COMMENCING AT THE CONCRETE MONUMENT MARKING THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 19, TOWNSHIP 5 NORTH, RANGE 27 EAST OF THE WILLAMETTE MERIDIAN, MORROW COUNTY, OREGON, AS SHOWN ON THE PLAT RECORDED IN BOOK 2, PAGE 1 OF THE PLAT RECORDS OF MORROW COUNTY, OREGON; THENCE S89°44'22"E ALONG THE SOUTH LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 19 A DISTANCE OF 30.00 FEET TO THE POINT OF INTERSECTION WITH A LINE DRAWN PARALLEL WITH AND 30.00 FEET EAST WHEN MEASURED AT RIGHT ANGLES FROM THE CENTERLINE OF FOURTEENTH STREET AS SHOWN ON SAID PLAT; THENCE N00°03'40" PARALLEL WITH AND 30.00 FEET DISTANT EAST OF THE CENTERLINE OF SAID FOURTEENTH STREET A DISTANCE OF 1324.43 FEET TO A POINT ON THE NORTH LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 19; THENCE N89°48'12"W ALONG SAID NORTH LINE A DISTANCE OF 30.00 FEET TO THE NORTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 19, SAID POINT BEING ON THE CENTERLINE OF SAID FOURTEENTH STREET; THENCE S00°03'40"E ALONG THE CENTERLINE OF SAID FOURTEENTH STREET A DISTANCE OF 1324.40 FEET TO THE POINT OF BEGINNING.

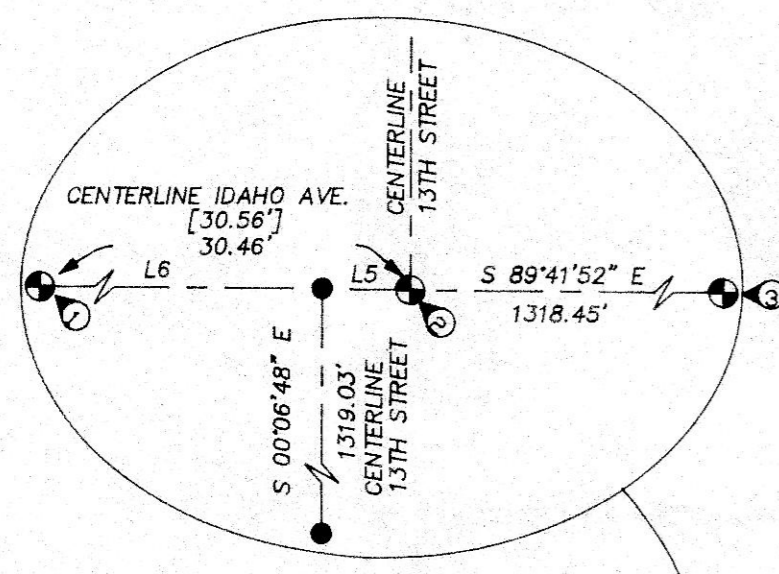
CONTAINING 0.91 ACRES MORE OR LESS.

(S89°43'47"E 1319.35')
S 89°44'22" E 1289.35' + L7 = 1319.35'

POSITION CALCULATED PER MORROW COUNTY SURVEY NO. B-1033-E

LINE TABLE

NO.	BEARING	DISTANCE
L1	S 89°48'12" E	30.00' (S89°47'43"E 30.00')
L2	S 00°03'40" E	30.02'
L3	N 89°46'15" W	60.00'
L4	N 00°06'49" W	60.00'
L5	N 89°41'52" W	0.46'
L6	N 89°41'52" E	30.00'
L7	S 89°44'22" E	30.00'
L8	S 89°56'20" W	30.07'



DETAIL
1" = 1"

BLOCK 13 E

EAST STREET

EAST 14TH STREET

EAST 13TH STREET

IDAHO AVENUE

30' WIDE RIGHT-OF-WAY PER PARTITION PLAT NO. 1996-10 TO BE VACATED.

PARCEL #1
PARTITION PLAT NO. 1996-10

PARCEL #3
PARTITION PLAT NO. 1996-10

CALIFORNIA AVENUE

HONEYWILD ESTATES
PHASE 2

FOUND A P.K. NAIL AT THE CENTERLINE INTERSECTION OF CALIFORNIA AND DIVISION PER MORROW COUNTY SURVEY NO. C-1083-E.

FOUND A 2 1/2" BRASS CAP 12" BELOW THE SURFACE, MARKING THE SOUTHEAST CORNER OF HONEY WILD ESTATES PHASE 2.

FOUND A 5/8" REBAR WITH A PLASTIC CAP STAMPED "951" AS SHOWN ON MORROW COUNTY SURVEY #B-1033-E (806). SAID SURVEY SHOWS AN ANGLE IN THE WEST LINE OF THE S.E. 1/4 OF THE S.E. 1/4 OF SECTION 19 AT THIS LOCATION. I HAVE HELD SAID WEST LINE AS BEING A STRAIGHT LINE AS SHOWN ON TAMBLYN'S 1935 PLAT, BK. 2, PG. 1.

EXISTING RIGHT-OF-WAY

BLOCK 14 E

LEGAL DESCRIPTION

(M-53551)

PARCEL II

TOWNSHIP 5 NORTH, RANGE 27, EAST OF THE WILLAMETTE MERIDIAN, MORROW COUNTY, OREGON:

SECTION 30: THE NORTHEAST QUARTER AND THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER, EXCEPTING THAT PORTION LYING WITHIN IDAHO AVENUE EAST.

RIGHT-OF-WAY DESCRIPTION

COMMENCING AT THE CONCRETE MONUMENT MARKING THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 19, TOWNSHIP 5 NORTH, RANGE 27 EAST OF THE WILLAMETTE MERIDIAN, MORROW COUNTY, OREGON, AS SHOWN ON THE PLAT RECORDED IN BOOK 2, PAGE 1 OF THE PLAT RECORDS OF MORROW COUNTY, OREGON; THENCE S89°44'22"E ALONG THE NORTH LINE OF THE NORTH EAST QUARTER OF SECTION 30, TOWNSHIP 5 NORTH, RANGE 27 EAST OF THE WILLAMETTE MERIDIAN A DISTANCE OF 30.00 FEET TO THE POINT OF INTERSECTION WITH A LINE DRAWN PARALLEL WITH AND 30.00 FEET EAST WHEN MEASURED AT RIGHT ANGLES FROM THE CENTERLINE OF FOURTEENTH STREET AS SHOWN ON SAID PLAT; THENCE S00°03'40"E ALONG THE SOUTHERLY EXTENSION OF SAID PARALLEL LINE A DISTANCE OF 30.02 FEET TO A POINT ON A LINE DRAWN PARALLEL WITH AND 30.00 FEET SOUTH WHEN MEASURED AT RIGHT ANGLES FROM THE CENTERLINE OF IDAHO AVENUE AS SHOWN ON SAID PLAT; THENCE N89°41'52"W PARALLEL WITH AND 30.00 FEET DISTANT SOUTH OF THE CENTERLINE OF SAID IDAHO AVENUE A DISTANCE OF 1318.88 FEET TO THE POINT OF INTERSECTION WITH A LINE DRAWN PARALLEL WITH AND 60.00 FEET EAST FROM THE WEST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 30; THENCE S00°06'48"E PARALLEL WITH AND 60.00 FEET DISTANT EAST OF THE EAST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 30 A DISTANCE OF 1318.99 FEET TO A POINT ON THE EASTERLY EXTENSION OF THE SOUTH RIGHT-OF-WAY LINE OF CALIFORNIA AVENUE ACCORDING TO THE OFFICIAL PLAT OF HONEYWILD ESTATES PHASE 2; THENCE N89°46'16"W ALONG THE EASTERLY EXTENSION OF THE SOUTHERLY RIGHT-OF-WAY OF CALIFORNIA AVENUE A DISTANCE OF 60.00 FEET TO A POINT ON THE WEST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 30; THENCE N00°06'48"W ALONG THE WEST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 30 A DISTANCE OF 1349.07 FEET TO THE NORTHWEST CORNER THEREOF; THENCE S89°41'52"E ALONG THE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 30 AND ALONG THE CENTERLINE OF SAID IDAHO AVENUE A DISTANCE OF 1348.91 FEET TO THE POINT OF BEGINNING.

CONTAINING 2.77 ACRES MORE OR LESS.

LEGEND

- PROPERTY LINE.
- - - NEW RIGHT-OF-WAY LINE.
- - - EXISTING RIGHT-OF-WAY OR PARCEL LINE.
- - - CENTERLINE
- ⊕ FOUND SURVEY MONUMENT AS DESCRIBED
- SET 5/8" X 30" REBAR WITH A YELLOW PLASTIC CAP STAMPED "TOMKINS SURVEYING" AND A BRASS WASHER STAMPED "WA 19619 OR 02820LS" ATTACHED.
- ⊕ CALCULATED POSITION NOTHING FOUND OR SET
- (XOX) RECORD DIMENSION PER SURVEY #B-1033-E
- [XOX] RECORD DIMENSION PER PARTITION PLAT 1996-10.
- {XOX} RECORD DIMENSION PER THE OFFICIAL PLAT OF HONEY WLD ESTATES PHASE 2.
- <XOX> RECORD DIMENSION PER THE OFFICIAL PLAT OF EDGEWOOD VILLA.
- ① SEE CORRESPONDING MONUMENT NOTE FOR MONUMENT DESCRIPTION.

NARRATIVE

THIS SURVEY WAS PERFORMED AT THE REQUEST OF THE CITY OF IRRIGON TO SURVEY AND MONUMENT AN ADDITIONAL 30 FEET OF RIGHT OF WAY ALONG FOURTEENTH STREET AND IDAHO AVENUE, AND 60 FEET ALONG THE WEST LINE OF THE NORTHEAST QUARTER OF SECTION 30, TOWNSHIP 5 NORTH, RANGE 27, EAST OF THE WILLAMETTE MERIDIAN, FROM IDAHO AVENUE TO CALIFORNIA AVENUE.

IN ORDER TO BE 60 FEET IN WIDTH AND CONTIGUOUS WITH THE WEST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 30, THE CENTERLINE OF THIRTEENTH STREET SOUTH OF IDAHO AVENUE IS OFFSET 0.46 FEET WEST ALONG THE SECTION LINE, FROM THE CENTERLINE OF THIRTEENTH STREET NORTH OF IDAHO AVENUE.

THIS SURVEY WAS PERFORMED USING A SOKKIA AUTOMATIC TOTAL STATION HAVING STANDARD ERRORS OF 00'00'03" ANGULAR AND 3 MM ± 3 PPM TIMES DISTANCE, AND TRIMBLE 4400 RTK GPS RECEIVERS HAVING STANDARD ERRORS OF 1 CM + 2 PPM TIMES BASELINE LENGTH.

ALL MONUMENTS SHOWN WERE VISITED AT THE TIME OF THIS SURVEY IN APRIL OF 1998.

RECEIVED BY

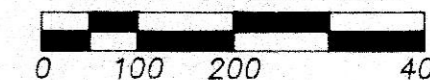
Morrow County Surveyor

Date 9-98

Rec'd By LC

No. C-1183-E 957

SCALE: 1"=200 FEET



REGISTERED PROFESSIONAL LAND SURVEYOR

GREG E. FLOWERS

OREGON
JUNE 30, 1997
GREG E. FLOWERS
02820LS

RENEWS 12/31/99

9/18/98

A SURVEY FOR RIGHT-OF-WAY ACQUISITION LOCATED IN THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 19 AND THE NORTHEAST QUARTER OF SECTION 30, TOWNSHIP 5 NORTH, RANGE 27 EAST OF THE WILLAMETTE MERIDIAN, MORROW COUNTY, OREGON.

FOR: THE CITY OF IRRIGON, P.O. BOX 428
IRRIGON, OREGON 97844

TOMKINS LAND SURVEYING, INC.

20 EAST POPLAR ST. SUITE 204

WALLA WALLA, WA. 99362

(509) 522-4843

IRRIGON.DWG

DATE
APRIL, 1998

SCALE
1"= 200'