



NARRATIVE:

THE PURPOSE OF THIS SURVEY IS TO STAKE THE WEST LINE OF THAT TRACT OF DESCRIBED IN A DEED TO B. VILLARREAL AND A. HORNER ON M-31811 MORROW COUNTY DEED RECORDS FOR A PENDING SALE OF SAID TRACT TO VERN STEWART.

IN 1958 VERN STEWART BOUGHT WHAT WAS LOTS 1 THROUGH 4 OF BLOCK 7E OF THE SUBDIVISION OF SEC. 19 AND ALL OF BLOCK 42 OF THE TOWN OF IRRIGON. HIS DEED (B. 63, P. 50) INCLUDED SAID BLOCK 42 BUT DID NOT MENTION BLOCK 7E. THE DESCRIPTION WAS BY METES AND BOUNDS AND DID MATCH FAIRLY WELL THE DIMENSIONS OF SAID BLOCK 7E. ALL SUBSEQUENT DEEDS MADE NO MENTION OF SAID BLOCKS 7E OR 42.

DEED M-31811 STATES THAT IT IS THE EAST HALF OF A TRACT OF LAND THE POINT OF BEGINNING OF WHICH LIES 870 FEET WEST AND 902 FEET NORTH OF THE SOUTH QUARTER CORNER OF SECTION 19. I DID NOT USE THAT POINT OF BEGINNING BECAUSE IT WOULD FALL ABOUT 4 FEET SOUTH OF THE NORTH LINE AND ABOUT 5 FEET EAST OF THE WEST LINE OF SAID BLOCK 42 WHICH WOULD CAUSE AN EXISTING FRUIT STAND TO ENCROACH ONTO SE 11TH STREET AND HWY. 730. I INSTEAD USED A 1/2" IRON PIPE WHICH HAS BEEN DETERMINED TO BE THE NW CORNER OF BLOCK 42 OF THE TOWN OF IRRIGON AS THE POINT OF BEGINNING BECAUSE SAID NW CORNER IS THE NW CORNER OF THE PROPERTY DESCRIBED IN VERN STEWART'S 1958 DEED FROM WHICH PARCELS M-31811 AND M-54938 WERE PARTITIONED.

I USED A TOPCON HIPER+ G.P.S. TO CONDUCT THIS SURVEY.

LEGEND:

- FOUND MONUMENTS AS NOTED
- SET 5/8"X30" IRON REBAR WITH PLASTIC CAP #951
- ⊙ COMPUTED LOCATION
- (000) OF RECORD, PARTITION PLAT 1996-11
- [000] OF RECORD, DEEDS
- {000} OF RECORD, ORIGINAL PLATS
- x-x- APPROX. LOC. WOOD RAIL FENCE IT LIES 9' TO 14' EAST OF PROP. LINE

APPROX. LOC. COMPUTED FROM MY PART. PLAT 1996-11 1981. STAMPED BY KRUMBEIN IN 1985

REGISTERED PROFESSIONAL LAND SURVEYOR

G. Dennis Edwards

OREGON
JULY 16, 1971
G. DENNIS EDWARDS
9 5 1

RENEWS 12/31/2011

RECEIVED IN

Morrow County Survey

Date AUG 2, 2010

Rec'd By SKB

1580-B

SURVEY FOR VERNON STEWART
IN BLK 42, CITY OF IRRIGON, SE 1/4, SW 1/4,
SEC. 19, T 5 N, R 27 E, W.M., MORROW CO., OR.
07/19/2010 JOB# S1007048
EDWARDS SURVEYING P.O. BOX 763
541-567-3336 HERMISTON, OREGON 97838
DRAWN BY JMC

1580