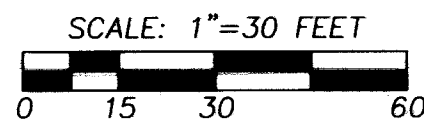


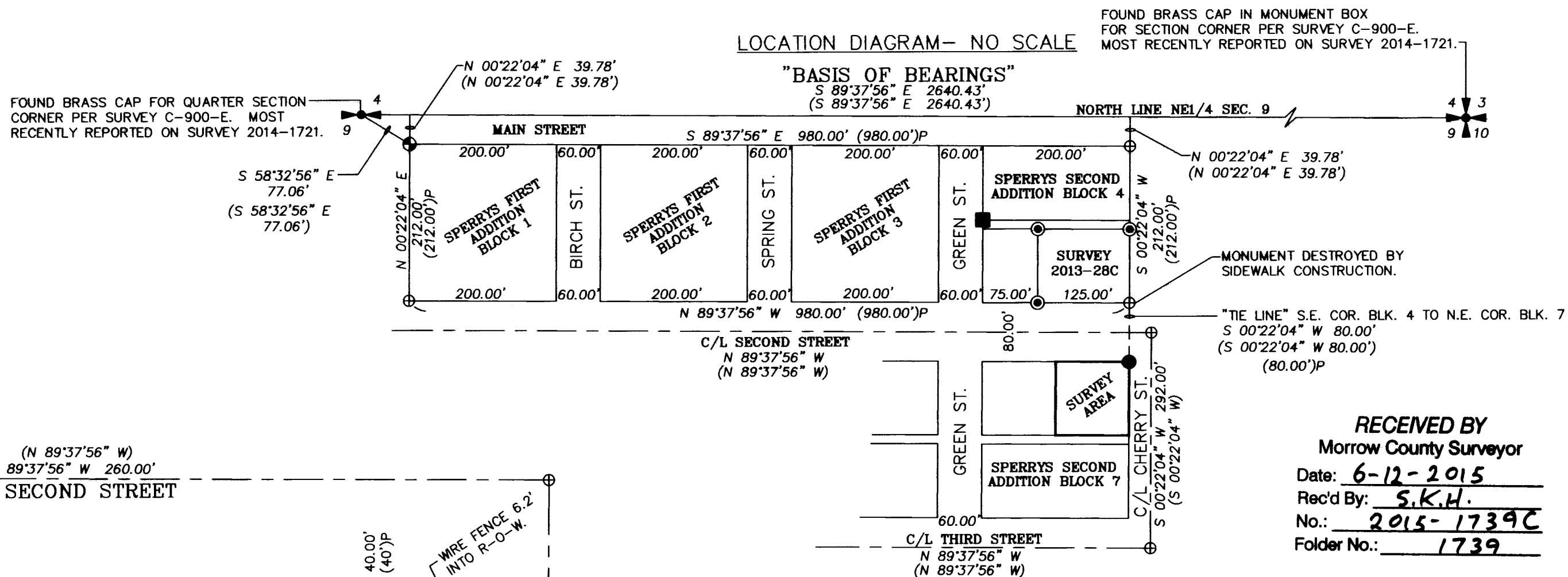
RECORD OF SURVEY

LOCATED IN THE NORTH HALF OF SECTION 9, T1S, R24E, W.M., MORROW COUNTY, OREGON.
A BOUNDARY SURVEY OF LOTS 1, 2, 3, & 4, OF BLOCK 7, SPERRYS SECOND ADDITION
TO THE CITY OF IONE, MORROW COUNTY, OREGON.



COMMON BLOCK AND STREET DIMENSIONS SHOWN ON THIS SURVEY ARE IDENTICAL WITH THOSE ON SURVEYS 1499-C, 2013-28C, AND 2014-1721.

LOCATION DIAGRAM- NO SCALE



FOUND BRASS CAP IN MONUMENT BOX FOR SECTION CORNER PER SURVEY C-900-E. MOST RECENTLY REPORTED ON SURVEY 2014-1721.

MONUMENT DESTROYED BY SIDEWALK CONSTRUCTION.

"NE LINE" S.E. COR. BLK. 4 TO N.E. COR. BLK. 7
S 00°22'04" W 80.00'
(S 00°22'04" W 80.00')
(80.00')P

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Morrow County Surveyor
Date: 6-12-2015
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No.: 2015-1739C
Folder No.: 1739

LEGEND

- FOUND A BRASS CAP FOR SECTION CORNER OR QUARTER SECTION CORNER AS NOTED.
- FOUND A 5/8" IRON REBAR WITH AN ORANGE PLASTIC CAP MARKED "WTS 56295PLS" FOR THE NORTHWEST CORNER OF BLOCK 1, SPERRYS FIRST ADDITION PER SURVEY NO. 1499-C.
- FOUND A 5/8" IRON REBAR BURIED 6" BELOW GROUND SLIGHTLY BENT. ORIGIN UNKNOWN AS REPORTED ON SURVEY 2013-28C.
- FOUND 5/8" IRON REBAR WITH 1 1/4" PURPLE PLASTIC CAP MARKED "WELLS SURVEYING 54657PLS" PER SURVEY NO. 2013-28C. THE SOUTHEAST CORNER IS DESTROYED BY SIDEWALK CONSTRUCTION.
- FOUND 5/8" IRON REBAR. BRS. N84°30'W - 7.2' FROM THE NORTHWEST CORNER OF LOT 16, BLOCK 8, SPERRYS SECOND ADDITION. ORIGIN UNKNOWN.
- SET 5/8"x24" IRON REBAR WITH 1 1/4" PURPLE PLASTIC CAP MARKED "WELLS SURVEYING 54657PLS."
- SET 3/4" DIA. BRASS WASHER STAMPED "PLS 54657" SCREWED INTO A 3/8" DRILL HOLE FILLED WITH LEAD IN CONCRETE SURROUNDING METAL GATE POST.
- CALCULATED POINT ONLY. NOTHING FOUND OR SET.
- (XOX)P RECORD DIMENSION FROM THE PLAT OF SPERRYS SECOND ADDITION.
- (XOX) RECORD DIMENSION FROM RECORD OF SURVEY 2013-28C AND 2014-1721.
- INDICATES EXISTING CYCLONE FENCE. FENCE IS ON A 8" WIDE CONCRETE WALL WHICH IS LEANING, BROKEN & IN POOR SHAPE IN PLACES. THE PROPERTY LINE IS LOCATED WITHIN THE EXTENSE OF THIS WALL.
- INDICATES EXISTING WOOD BOARD FENCE.
- INDICATES EXISTING HOG WIRE FENCE.

NARRATIVE

THIS BOUNDARY SURVEY WAS PERFORMED AT THE REQUEST OF THE COE FAMILY TO SURVEY AND MONUMENT THE BOUNDARIES OF PROPERTY DESCRIBED IN WARRANTY DEED RECORDED AS INSTRUMENT NO. 2014-34714, MORROW COUNTY, DEED RECORDS. THE DEED DESCRIBES THE PROPERTY AS LOTS 1, 2, 3, AND 4, OF BLOCK 7, SPERRYS SECOND ADDITION TO THE CITY OF IONE. I HAVE HELD THE SAME BEARING BASE AND EXACT LOT AND BLOCK BREAK DOWN BEARINGS AND DISTANCES AS DONE PREVIOUSLY IN SURVEYS 1499-C, 2013-28C, AND 2014-1721. AS NOTED THE CYCLONE FENCE LINE ALONG THE WESTERLY BOUNDARY OF THE PROPERTY IS BUILT UPON A SHORT CONCRETE WALL WHICH IS LEANING AND BROKEN IN PLACES. FOR THE MOST PART, THE FENCE LINE IS ON THE PROPERTY LINE WITH SLIGHT VARIATIONS OF UP TO 2 INCHES (THE WIDTH OF THE FENCE) ON ONE SIDE OR THE OTHER OF THE PROPERTY LINE. THE CONCRETE WALL IS APPROXIMATELY 8 INCHES IN WALL AND THE PROPERTY LINE FALLS CLOSE TO THE MIDDLE OF THE WALL FOR ITS ENTIRE LENGTH MEANING IN PLACES THE WALL ENCLOSES UP TO 4 INCHES ONTO THE SURVEYED PROPERTY.

I DID NOT FIND ANY EXISTING MONUMENTS WITHIN BLOCK 7. THE BLOCK LINES ON THE NORTH, SOUTH, AND WEST ARE RIGHT AT THE BACK OF EXISTING SIDEWALKS. THERE ARE A FEW FENCES AND FENCE CORNERS ALONG THE ALLEY THAT ARE IN CLOSE REPRESENTATION TO THE PROPERTY CORNER LOCATIONS.

THIS SURVEY WAS MADE WITH A TWO PERSON CREW USING A LIECA TPC 803 3" TOTAL STATION. MONUMENTS SET AND CONTROLLING WERE VERIFIED BY SEPARATE BACKSIGHT OBSERVATIONS.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Jason M. Wells
OREGON
NOVEMBER 29, 2010
JASON M. WELLS
54657PLS
RENEWS 6/30/16

WELLS SURVEYING
1 SW NYE AVENUE, SUITE B
P.O. BOX 1696
PENDLETON, OR 97801
PHONE: (541) 276-6362

DATE: 5/15 DR. BY: JMW
CK. BY: DMT NO: 15-1547

PROJECT: /METCALFEIONE

BOUNDARY SURVEY FOR:
DON COE AND
WILLA JOHNSON COE

SURVEY OF LOTS 1, 2, 3, AND 4,
BLOCK 7, SPERRYS SECOND ADDITION TO THE
CITY OF IONE, MORROW COUNTY, OREGON.

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