

RECORD OF SURVEY

OF PARCELS 1 AND 2 OF P.P. NO. 2005-01,
LOCATED IN SECTIONS 13, 14, & 23,
TOWNSHIP 3 NORTH, RANGE 22 EAST, WM,
GILLIAM COUNTY, OREGON

1893

SURVEYOR'S CERTIFICATE:

I, DAVID P. BAALMAN, A REGISTERED LAND SURVEYOR, HEREBY CERTIFY THAT THE BOUNDARY AS SHOWN IS BASED UPON ACTUAL FIELD SURVEY OF THE LAND DESCRIBED AND THAT ALL ANGLES, DISTANCES, AND COURSES ARE HEREON CORRECTLY SHOWN AND THAT THE CORNERS HAVE BEEN STAKED ON THE GROUND AS SHOWN ON THE MAP IN ACCORDANCE WITH ORS CHAPTER 209 AS REVISED. THE LANDS BEING SURVEYED ARE MORE PARTICULARLY DESCRIBED AS STATED IN THE SURVEYED LEGAL DESCRIPTION:

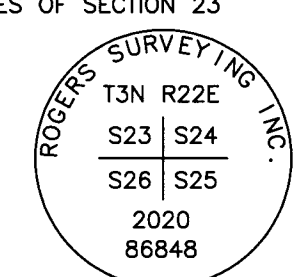
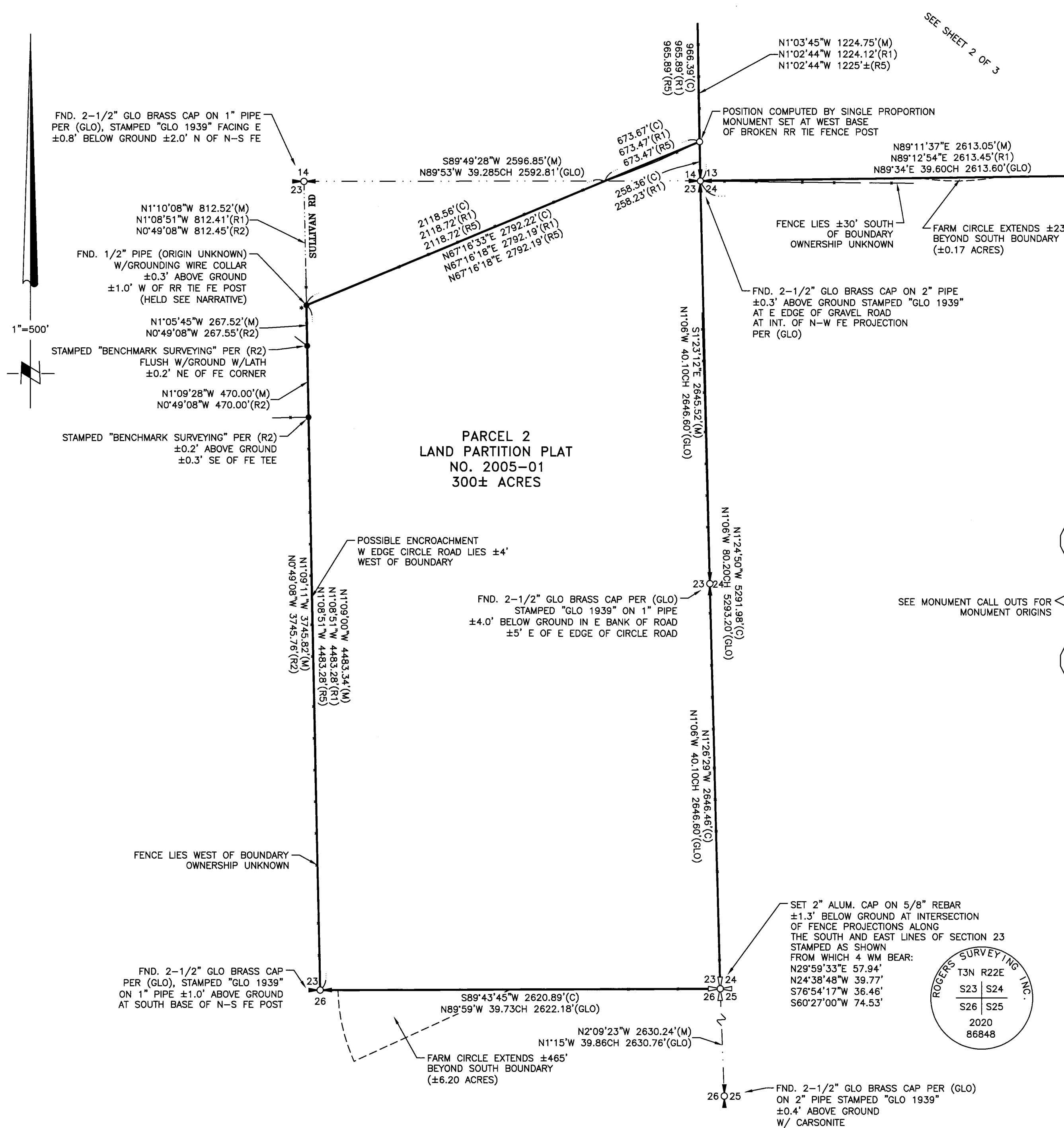
SURVEYED LEGAL DESCRIPTION:

PARCEL 1 OF LAND PARTITION PLAT NO. 2005-01, DATED DECEMBER 14, 2004, AND FILED JANUARY 27, 2005, GILLIAM COUNTY RECORDS, LOCATED IN THE NORTHEAST QUARTER, THE SOUTHWEST QUARTER, THE SOUTHWEST QUARTER OF SECTION 13, THE NORTHEAST QUARTER AND THE SOUTHWEST QUARTER OF SECTION 14, AND THE NORTHEAST QUARTER AND THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 3 NORTH, RANGE 22 EAST OF THE WILLAMETTE MERIDIAN, GILLIAM COUNTY OREGON.

PARCEL 2 OF LAND PARTITION PLAT NO. 2005-01, DATED DECEMBER 14, 2004, AND FILED JANUARY 27, 2005, GILLIAM COUNTY RECORDS, LOCATED IN THE NORTHEAST QUARTER, THE SOUTHWEST QUARTER, THE SOUTHWEST QUARTER OF SECTION 13, THE NORTHEAST QUARTER AND THE SOUTHWEST QUARTER OF SECTION 14, AND THE NORTHEAST QUARTER AND THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 3 NORTH, RANGE 22 EAST OF THE WILLAMETTE MERIDIAN, GILLIAM COUNTY, OREGON.

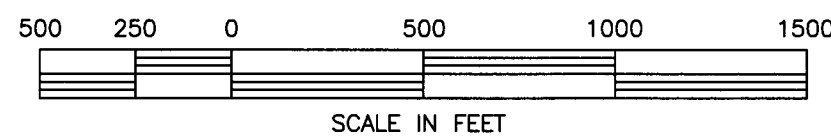
SURVEYOR'S NOTES:

1. BASIS OF BEARING: GRID, OREGON STATE PLANE NAD_83(2011), NORTH ZONE BASED ON GPS OBSERVATIONS. DISTANCES SHOWN HEREON ARE GROUND (INT. FT), SCALED FROM GRID USING A COMBINED FACTOR OF 0.99991703 DERIVED FROM LATITUDE: 45°43'57.05"N LONGITUDE: 120°01'10.21"W
2. ● = DENOTES FOUND 5/8" REBAR WITH YELLOW PLASTIC CAP AS NOTED
3. ○ = DENOTES FOUND 3/4" INSIDE DIAMETER IRON PIPE AS NOTED
4. ○ = DENOTES FOUND 5/8" SMOOTH IRON ROD AS NOTED
5. ○ = DENOTES FOUND 5/8" REBAR AS NOTED
6. ○ = DENOTES FOUND MONUMENT AS NOTED
7. ○ = DENOTES SET 5/8" REBAR WITH PINK PLASTIC CAP STAMPED "RSI DPB 86846LS"
8. = DENOTES FOUND SECTION CORNER OR 1/4 CORNER AS NOTED
9. = DENOTES SET SECTION CORNER OR 1/4 CORNER AS NOTED
10. (M) = MEASURED PER THIS SURVEY (C) = COMPUTED
(R1) = RECORD PER SURVEY NO. 157, GILLIAM COUNTY RECORDS
(R2) = RECORD PER SURVEY NO. 269, GILLIAM COUNTY RECORDS
(R3) = RECORD PER SURVEY NO. 287, GILLIAM COUNTY RECORDS
(R4) = RECORD PER SURVEY NO. 288, GILLIAM COUNTY RECORDS
(R5) = RECORD PER LAND PARTITION PLAT NO. 2005-01, GILLIAM COUNTY RECORDS
(R6) = RECORD PER CORNER RESTORATION FORM 3N23J1, MORROW COUNTY RECORDS
(R7) = RECORD PER ODOT COLUMBIA RIVER HIGHWAY - RIVER CREEK SECTION DRG. NO. 9B-4-18
(GLO) = RECORD PER GLO 1939 DEPENDENT RESURVEY BY GOULD
11. WM = WITNESS MARKER: SET 5/8" REBAR WITH RED PLASTIC CAP STAMPED "RSI CONTROL"
12. THIS SURVEY WAS PERFORMED USING A TRIMBLE R8 GPS SYSTEM CONFIGURED FOR REAL TIME KINEMATIC SURVEYING.
13. THIS SURVEY DOES NOT PURPORT TO SHOW ANY EASEMENTS IF ANY EXIST.
14. TOTAL GROSS LAND AREA: 895.52 AC, MORE OR LESS.
15. THIS SURVEY WAS RECORDED WITH THE GILLIAM COUNTY SURVEYOR'S OFFICE ON JULY 10TH, 2020 AND RECORDED IN SURVEYS #323.



RECEIVED BY
Morrow County Surveyor
Date: 8-2-2020
Rec'd By: S.K.H.
No.: 2020-1893C
Folder No.: 1893

REGISTERED PROFESSIONAL LAND SURVEYOR
7-29-2020
OREGON
NOVEMBER 13, 2012
DAVID P. BAALMAN
86848PLS
RENEWS: 12/31/2021



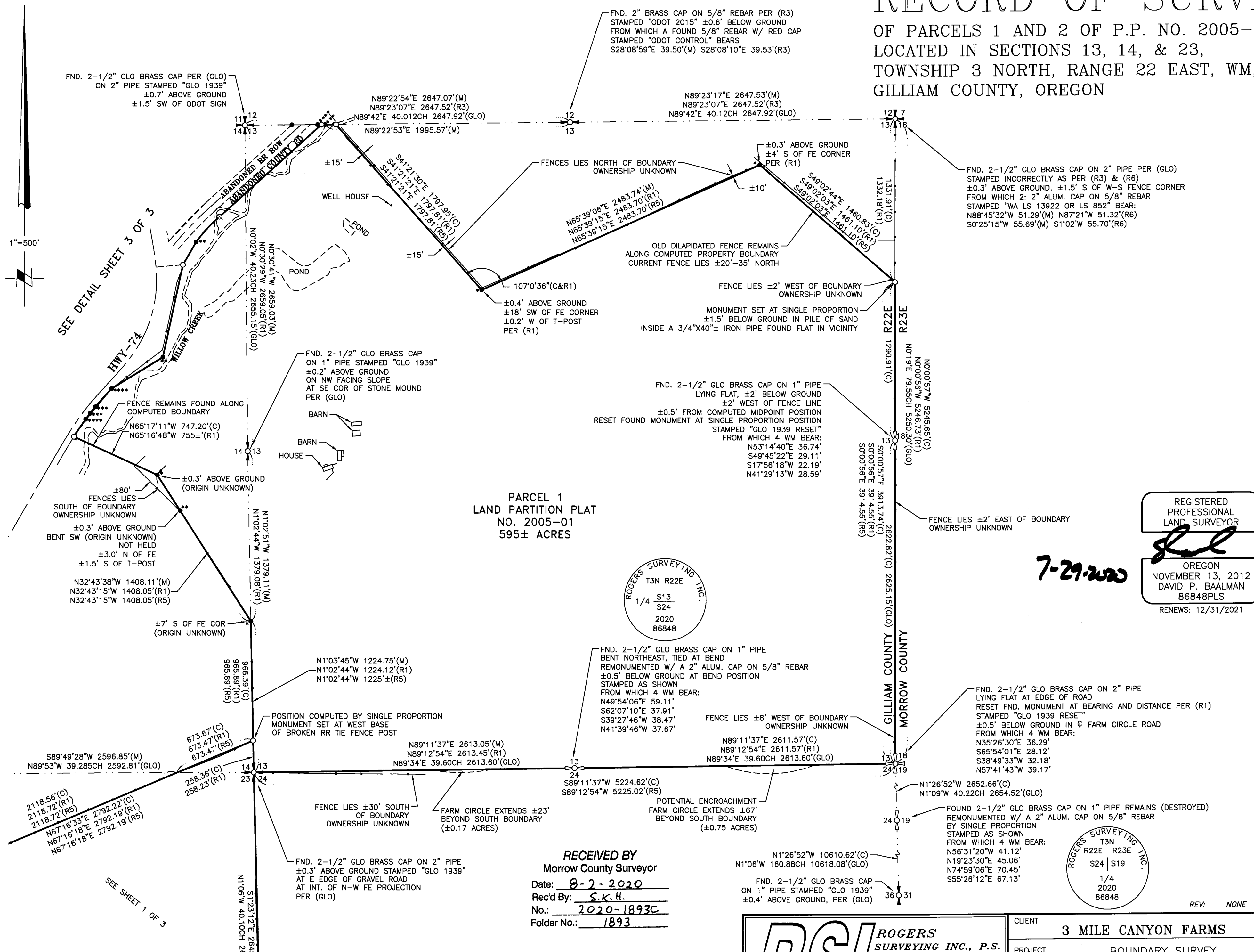
RSI ROGERS SURVEYING INC., P.S.
1455 COLUMBIA PARK TRAIL
RICHLAND, WA. 99362
PHONE (509) 783-4141
FAX: (509) 783-8994
www.rogerssurveying.com

CLIENT	3 MILE CANYON FARMS		JOB	11620
PROJECT	BOUNDARY SURVEY			
	PTN OF SEC. 13, 14 & 23, T3N, R22E, WM			
DRN. BY	BAG	SCALE 1"= 500'	F. B. NO. 861	SHEET 1
APPROVED	DPB	DATE 5/18/20	ACAD VER - C3D19	OF 3
			FILE:11620-R0S.dwg	

1893

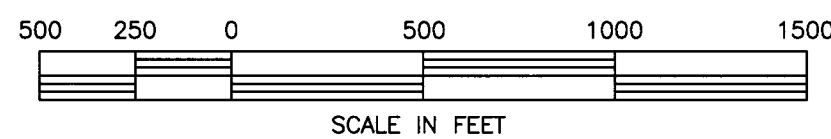
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OF PARCELS 1 AND 2 OF P.P. NO. 2005-01,
LOCATED IN SECTIONS 13, 14, & 23,
TOWNSHIP 3 NORTH, RANGE 22 EAST, WM,
GILLIAM COUNTY, OREGON



REGISTERED
PROFESSIONAL
LAND SURVEYOR
[Signature]
OREGON
NOVEMBER 13, 2012
DAVID P. BAALMAN
86848PLS
RENEWS: 12/31/2021

7-29-2020



RSI ROGERS SURVEYING INC., P.S.
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CLIENT	3 MILE CANYON FARMS		JOB	11620
PROJECT	BOUNDARY SURVEY			
	PTN OF SEC. 13, 14 & 23, T3N, R22E, WM			
DRN. BY	BAG	SCALE 1"= 500'	F. B. NO.	861
APPROVED	DPB	DATE 5/18/20	ACAD VER - C3D19	SHEET 2
			FILE: 11620-R0S.dwg	OF 3

RECORD OF SURVEY

OF PARCELS 1 AND 2 OF P.P. NO. 2005-01,
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GILLIAM COUNTY, OREGON

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SURVEYOR'S NARRATIVE:

THIS SURVEY WAS PERFORMED TO MONUMENT THE BOUNDARIES OF PARCELS 1 AND 2, LAND PARTITION PLAT NO. 2005-01. THIS SURVEY IS TO BE FILED WITH THE OFFICE OF THE COUNTY SURVEYOR FOR BOTH GILLIAM COUNTY AND MORROW COUNTY, BASIS OF BEARING FOR THIS SURVEY IS GRID, OREGON STATE PLANE, NORTH ZONE AS STATED IN SURVEYOR'S NOTE #1. FOUND MONUMENTS BOTH OF RECORD AND NOT OF RECORD WERE HELD AS THE CORNER POSITIONS FOR THE BOUNDARIES AND PARCELS DESCRIBED HEREON. OBLITERATED AND DESTROYED CORNERS WERE RESET FROM RECORD DEED AND RECORD SURVEY MEASUREMENTS AS DESCRIBED BELOW AND REFERENCED HEREIN.

COUNTY LINE:
THE RANGE LINE BETWEEN GILLIAM AND MORROW COUNTIES WAS REESTABLISHED PER GLO AND PRIVATE SURVEY RECORDS PER THE FOUND MONUMENTS ALONG SAID LINE. THE MONUMENT SET BY GOULD IN 1939 MARKING THE SOUTHEAST CORNER OF SECTION 13, T3N, R22E WAS FOUND LYING FLAT ±10' NORTH OF THE NORTH EDGE OF A FARM CIRCLE ROAD WITH NO EVIDENCE AS TO ITS ORIGINAL POSITION. GILLIAM COUNTY SURVEY NO. 157 WAS USED TO RESET THE SECTION CORNER ON LINE AT RECORD DISTANCE USING THE SOUTHWEST SECTION CORNER AND SOUTH QUARTER CORNER MONUMENTS OF SAID SECTION 13.

FROM THIS POSITION, THE EAST QUARTER CORNER OF SAID SECTION 13 WAS RESET AT MIDPOINT BETWEEN THE FOUND NORTHEAST CORNER AND ESTABLISH SOUTHEAST CORNERS THEREOF. SAID EAST QUARTER CORNER MONUMENT WAS FOUND DISTURBED, ±2' BELOW GROUND LYING IN AN EASTERLY DIRECTION ±3' WEST OF A NORTH SOUTH FENCE LINE. THE FENCE ALONG THE EASTERN BOUNDARY OF SAID SECTION 13 WAS NOT HELD AS EVIDENCE TO THE SECTION LINE DUE TO ITS MEANDERING NATURE BACK AND FORTH ACROSS THE RANGE LINE ALONG THE ENTIRE LENGTH OF THE SECTION. THIS EAST QUARTER CORNER WAS NOT FOUND IN SAID SURVEY NO. 157, GILLIAM COUNTY SURVEY RECORDS.

THE EAST QUARTER CORNER OF SECTION 24 WAS FOUND DESTROYED WITH NO EVIDENCE AS TO ITS ORIGINAL POSITION. NO ADDITIONAL MONUMENTS/RANGE LINE EVIDENCE WERE FOUND SOUTH ALONG THE RANGE LINE UNTIL THE EAST QUARTER CORNER OF SECTION 36. I REESTABLISHED THE POSITION OF THE EAST QUARTER CORNER OF SECTION 24 BY SINGLE PROPORTION BETWEEN THE ABOVE ESTABLISHED SOUTHEAST CORNER OF SECTION 13 AND THE FOUND EAST QUARTER CORNER OF SECTION 36.

PARCEL 1:
THE NORTHEAST CORNER OF PARCEL 1 WAS ESTABLISHED BY SINGLE PROPORTION ALONG THE ABOVE DESCRIBED EAST LINE OF SECTION 13. THE COMPUTED POSITION FITS THE PROJECTION AND EVIDENCE OF AN OLD DILAPIDATED FENCE ALONG THIS NORTH BOUNDARY SEGMENT. THE SOUTH BOUNDARY OF THE ABANDONED COUNTY ROAD ADJACENT TO AND 60' SOUTHERLY OF THE ABANDONED RAILROAD ROW WAS ESTABLISHED BY HOLDING THE MONUMENTATION SET BY HUFFMON IN GILLIAM COUNTY SURVEY NO. 288 MARKING THE NORTHERLY BOUNDARY OF SAID RAILROAD ROW. THE INTERSECTION OF THIS 160' OFFSET WITH THE NORTH LINE OF SECTION 13 DOES NOT FIT THE POB FOR PARCEL NO. 1 PER SURVEY 157 BUT FITS THE AS-BUILT CENTERLINE OF THE ABANDONED ROAD AND WAS HELD AS THE SOUTH LINE OF SAID ROAD. THE RIGHT-OF-WAY FOR STATE HIGHWAY 74 WAS COMPUTED PER RECORD DATA FROM ODOT HIGHWAY PLANS. THE RIGHT-OF-WAY MONUMENT MARKING THE POINT OF TANGENCY FOR THE END OF THE SPIRAL CURVE AT STATION 191+74.03 WAS HELD FOR HIGHWAY ALIGNMENT GEOMETRY. MONUMENTS FOUND AND SET ALONG RIGHT-OF-WAY ARE MEASURED AND SHOWN AT STRAIGHT LINE DIMENSIONS BETWEEN MONUMENTS. A 5/8" DIAMETER SMOOTH ROD OF UNKNOWN ORIGIN WAS FOUND ALONG THE SOUTHWESTERLY BOUNDARY OF PARCEL 1. THIS ROD IS ±0.5' OFFLINE AND WAS NOT HELD AS IT DOES NOT APPEAR TO BE A SURVEY MONUMENT. THE EXISTING FENCE HOWEVER, DEFLECTS SOUTHERLY IN THE VICINITY OF THIS ROD.

PARCEL 2:
NO RECORDS INDICATE THE SOUTHEAST CORNER OF SECTION 23, T3N, R22E (BEING THE SOUTHEAST CORNER OF PARCEL 2) WAS FOUND OR SET SINCE THE 1939 GLO SURVEY BY GOULD. THE QUARTER CORNER MONUMENTS NORTH, WEST AND SOUTH WERE FOUND IN GOOD, STABLE CONDITION. THE QUARTER CORNER TO THE EAST WAS NOT FOUND. THE POSITION FALLS IN CULTIVATED FARM CIRCLE AND WAS NOT REMONUMENTED. THE SOUTHEAST CORNER OF PARCEL 2 WAS RESET AT THE INTERSECTION OF THE EASTERLY AND SOUTHERLY PROJECTIONS OF THE EXISTING FENCES ALONG THE SOUTHERLY AND EASTERLY BOUNDARIES OF SAID PARCEL 2 AS THE BEST AVAILABLE EVIDENCE TO ITS ORIGINAL POSITION. THE IRON PIPE FOUND AT THE NORTHWEST CORNER OF PARCEL 2 WAS HELD AS THE CORNER MONUMENT. HATFIELD'S SURVEY PERFORMED FOR CARPENTER IN 2010 (GILLIAM COUNTY SURVEY NO. 269) DID NOT HOLD THIS PIPE AS A CONTROLLING MONUMENT SINCE IT WAS NOT OF RECORD. HE DID STATE HOWEVER THAT "THE POSITION OF THIS PIPE IS VERY NEAR THE RECORD POSITION OF THE PIN". THERE IS NO RECORD OF THIS PIPE BUT IT IS SIMILAR IN TYPE AND ERA OF FOUR PIPES FOUND AT VARIOUS CORNER POSITIONS ON PARCEL 1, SOME OF WHICH ARE NOT OF THE SAME RECORD MATERIAL OR DIMENSION EITHER. THE GROUNDING DEVICE ATTACHED TO THIS PIPE APPEARS TO HAVE BEEN USED AS A GROUNDING ROD OF CONVENIENCE AND I ELECT TO HOLD THIS MONUMENT AS THE CORNER POSITION AS WELL AS HATFIELD'S MONUMENTS MARKING DEFLECTIONS ALONG THE WESTERLY BOUNDARY OF SAID PARCEL 1.

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OREGON
NOVEMBER 13, 2012
DAVID P. BAALMAN
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RENEWS: 12/31/2021

LINE	DIRECTION	LENGTH	
L1	N33°59'50"E	171.56	
L2	N36°56'52"E	59.45	
L3	N38°34'32"E	69.12	
L4	N41°48'48"E	198.48	
L5	N53°30'41"W	99.98	105'(R7)
L6	N50°11'02"W	120.01	120'(R7)
L7	N47°11'51"W	140.00	140'(R7)
L8	S43°35'32"W	443.82	S43°35'20"W 443.81'(R4)
L9	S10°20'16"E	18.52	S10°20'16"E 18.52'(R4)
L10	N86°13'39"E	221.25	N86°10'09"E 221.02'(R4)

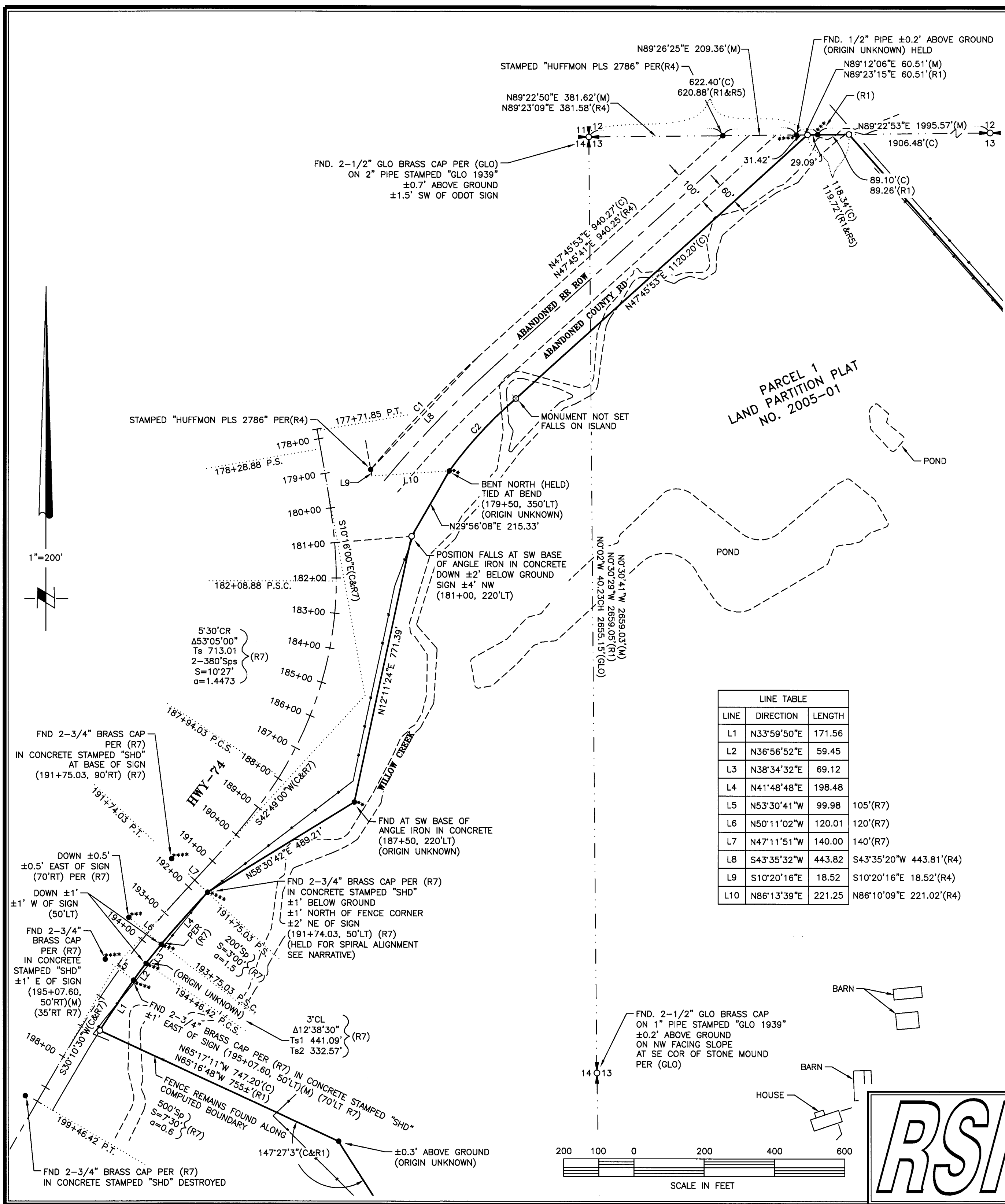
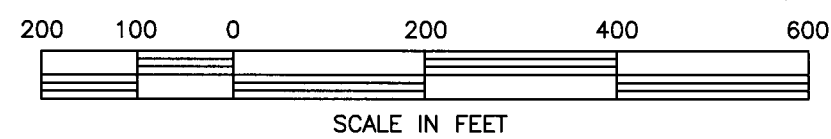
CURVE	LENGTH	RADIUS	DELTA	CH. BRNG.	CHORD	RADIUS(R4)	DELTA(R4)	LENGTH(R4)
C1	444.21	3050.00	8°20'41"	S43°35'32"W	443.82	3050.00	08°20'41"	444.21
C2	281.05	1159.95	13°52'57"	S42°31'09"W	280.36			

REV: NONE

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