

RECORD OF SURVEY

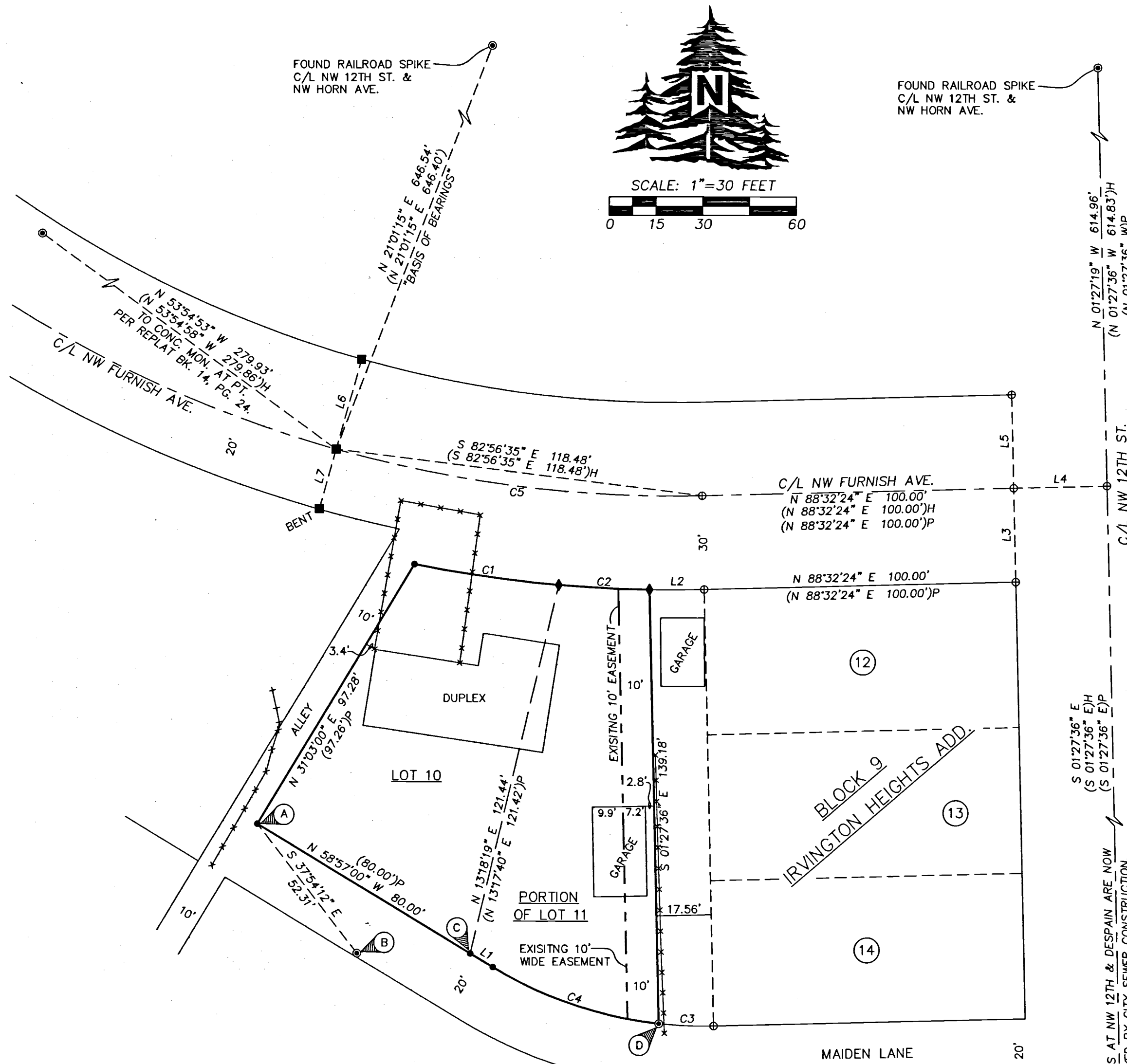
LOT 10 AND A PORTION OF LOT 11, BLOCK 9, IRVINGTON HEIGHTS ADD.,
TO THE CITY OF PENDLETON. LOCATED IN THE SE1/4 SW1/4, SECTION 3,
TOWNSHIP 2 NORTH, RANGE 32 EAST, W.M., UMATILLA COUNTY, OREGON.
MARCH, 2019.

LEGEND

- SET 5/8"x24" REBAR WITH 1 1/4" BLUE PLASTIC CAP MARKED "WELLS SURVEYING PLS54657."
- FOUND REBAR WITH 1 1/4" RED PLASTIC CAP FROM EILEEN MARSHALL REPLAT BOOK 14, PAGE 24.
- ⊕ CALCULATED POINT ONLY. NOTHING FOUND OR SET.
- ⊙ MONUMENT FOUND AS NOTED.
- ◆ SET 3/4" BRASS WASHER STAMPED "PLS 54657" IN LEAD PLUG IN CONCRETE DRIVEWAY.
- EXISTING FENCE LINE.
- (XOX)H RECORD DIMENSION PER MARSHALL REPLAT BOOK 14, PAGE 24.
- (XOX)P RECORD DIMENSION PER IRVINGTON HEIGHTS ADD., BOOK 5, PAGE 6.
- (A) FOUND 5/8" SLICK PIN ORIGIN UNKNOWN. POSSIBLY FROM SURVEY 06-187-A, CIRCA 1951. NOT HELD. BEARS N 17°20'15" W - 1.40' FROM CORNER SET ON THIS SURVEY.
- (B) FOUND 1.25" DIA. PIPE OUT OF POSITION. ORIGIN UNKNOWN POSSIBLY FROM SURVEY 06-187-A. NOT HELD.
- (C) FOUND 1" SQUARE HEAD BOLT ORIGIN UNKNOWN. POSSIBLY FROM SURVEY 06-187-A, CIRCA 1951. NOT HELD. BEARS N 39°50'59" W - 1.12' FROM CORNER SET ON THIS SURVEY.
- (D) FOUND AND HELD 5/8" IRON REBAR ORIGIN UNKNOWN. THIS IS A NEWER TYPE OF REBAR AS USED SINCE THE 1970'S.

NOTE:

PROPERTY IS DESCRIBED IN PRELIMINARY TITLE REPORT FILE NO. 252517AM, DATED AUGUST 15, 2018, BY AMERITITLE, PENDLETON, OREGON, AS LOTS 10 AND 11, BLOCK 9, IRVINGTON HEIGHTS ADDITION TO THE CITY OF PENDLETON, UMATILLA COUNTY, OREGON, EXCEPTING THEREFROM THE EASTERLY 17.56 FEET OF LOT 11. TOGETHER WITH A 10 FOOT WIDE EASEMENT FOR DRIVEWAY PURPOSES AS DESCRIBED IN BOOK 233, PAGE 684, UMATILLA COUNTY DEED RECORDS. IT SHOULD BE NOTED THAT THE PORTION OF LOT 11 OF THE PROPERTY AS DESCRIBED IN SAID BOOK 233, PAGE 684, IS 10' LESS IN WIDTH THAN THE PORTION OF LOT 11 AS DESCRIBED IN SAID PRELIMINARY TITLE REPORT. WARRANTY DEED RECORDED IN BOOK 238, PAGE 541 CONVEYS THE 10' STRIP BACK TO OBTAIN THE CURRENT CONFIGURATION.



LINE NO.	BEARING	DISTANCE
L1	N 58°57'00" W	8.48'
(L1)		8.48')P
L2	N 89°42'37" E	17.56'
L3	N 01°27'36" W	30.00'
(L3)		30.00')P
L4	N 88°32'24" E	30.00'
(L4)		30.00')P
(L4)		30.00')H
L5	N 01°27'36" W	30.00'
(L5)		30.00')P
L6	N 15°40'45" E	29.95'
(L6)		30.00')H
L7	S 15°38'52" W	19.79'
(L7)		20.00')H

CURVE NO.	DELTA	RADIUS	LENGTH	CHORD	CHORD BRG
C1	6°13'59"	430.00'	46.78'	46.75'	N 82°06'38" W
(C1)		430.00'	46.78'		
(C1)		430.00'	29.21'	29.21'	N 87°10'24" W
C3	3°53'33"	131.15'	17.61'	17.60'	N 87°36'46" W
C4	7°41'40"	131.15'	56.80'	56.36'	N 71°21'28" W
C5	24°48'56"	400.00'	118.92'	118.48'	N 82°56'35" W

LEGEND

THIS SURVEY WAS MADE AT THE REQUEST OF FRED BRADURY TO MARK THE PROPERTY BOUNDARY OF PROPERTY DESCRIBED IN PRELIMINARY TITLE REPORT FILE NO. 252517AM, BY AMERITITLE, PENDLETON OREGON. MONUMENTS FOUND ARE NOTED. I USED THE EILEEN MARSHALL REPLAT SURVEY RECORDED IN BOOK 14, PAGE 24, AS THE BASIS FOR THIS SURVEY. THE ALIGNMENTS OF NW FURNISH AVE. AND NW 12TH ST. WERE CALCULATED FROM SAID SURVEY BECAUSE THE CITY OF PENDLETON HAS DESTROYED THE "PK" NAILS AT NW 12TH AND DESPAIN AVE. WHICH WERE LONG HELD FOR NW 12TH STREET ALIGNMENT. AS SHOWN THE MONUMENTS FIT FAIRLY WELL. HOWEVER, THE MEASURED DISTANCES TO THE RAILROAD SPIKE AT THE INTERSECTION OF NW HORN AVE. AND NW 12TH STREET, SHOW THERE ARE SLIGHT ERRORS OVERALL IN THE POSITIONS OF THE FOUND MONUMENTS PER SAID REPLAT.

CONTROL SURVEY AND MONUMENT SETS WERE MADE WITH A ONE PERSON CREW USING A LEICA TPC 803 TOTAL STATION AND A LEICA GS14 REALTIME GPS ROVER OPERATED OVER THE OREGON REALTIME GPS NETWORK.

RECEIVED BY
Umatilla County Surveyor
Date: 3/22/19
Rec'd By: CT
No.: 19-029-B

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Jason M. Wells

OREGON
NOVEMBER 29, 2010
JASON M. WELLS
54657PLS
RENEWS 6/30/20

WELLS SURVEYING
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P.O. BOX 1696
PENDLETON, OR 97801
PHONE: (541) 276-6362

DATE: 01/19	DR. BY: JMW
CK. BY: DMT	NO: 19-1725

PROJECT: \FBRADBURY2019

RECORD OF SURVEY FOR:

BRADBURY

LOTS 10 & PORTION OF LOT 11, BLOCK 9,
IRVINGTON HEIGHTS ADD.

LOCATED IN THE SE1/4 OF THE SW1/4 OF
SECTION 3, T2N, R32E, W.M.,
UMATILLA COUNTY, OREGON.