

NARRATIVE OF SURVEY  
Continued on Sheet 2.

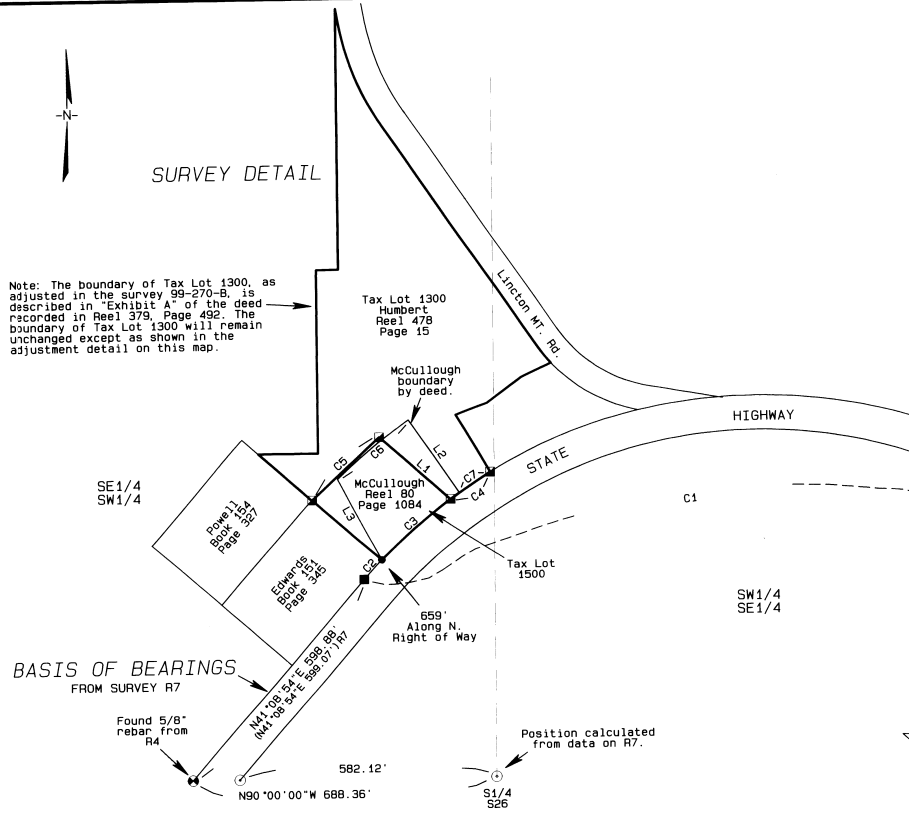
This survey was performed at the request of Mr. Charles McCullough. The purpose of the survey was to locate and monument the agreed upon boundary line between Tax Lots 1300 and 1500 as shown on this map. This agreement was precipitated by the filing of County Survey 99-270-B. That survey was done as a boundary adjustment survey that affected the Humbert property (Tax Lot 1300) which adjoins Tax Lot 1500 which is the McCullough land. The McCullough land is listed as an exception in the Humbert deed because the McCullough tract has the senior title. The improper location of the boundary for Tax Lot 1500 by survey 99-270-B is revealed by reviewing the chain of title for the McCullough property. A discussion of that title chain and a list of the deeds and survey records reviewed by this survey is given on Sheet 2 of this map.

The highway location and the boundary of the McCullough tract are based on the found monuments from surveys 83-207-B, 95-66-C and 99-270-B along the highway as shown hereon. The location of the agreed upon boundary as shown is based on the instructions given in the field by Mrs. Roseanne Humbert and Mr. McCullough.

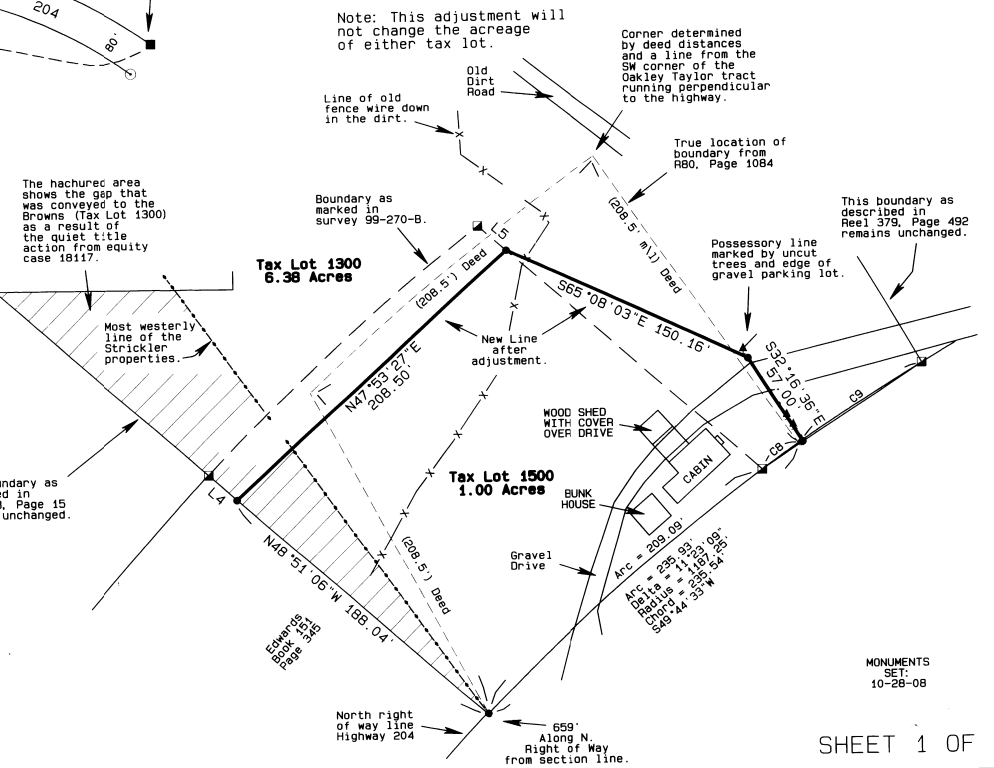
The "new" west line of the McCullough tract will be a common boundary with the land of Lola Edwards. (Book 151, Page 345). The description for the Edwards tract calls for the east and west lines of the tract to be at right angles to the highway right of way and for the north and south lines to be the same length. Because of the curved section of the highway right of way, the north and south lines cannot be the same length when the east and west lines are at right angles to the highway. I have resolved this issue using ORS Chapter 93.310 and holding the distances as paramount over the angles. This is the same method used by both surveys 95-66-C and 99-270-B.

SURVEY DETAIL

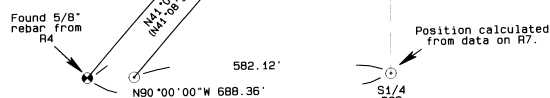
Note: The boundary of Tax Lot 1300, as adjusted in the survey 99-270-B, is described in "Exhibit A" of the deed recorded in Reel 379, Page 492. The boundary of Tax Lot 1300 will remain unchanged except as shown in the adjustment detail on this map.



ADJUSTMENT DETAIL  
Not to Scale



BASIS OF BEARINGS  
FROM SURVEY R7



CURVE TABLE

CURVE No.	ARC	DELTA	RADIUS	CHORD	BEARING
C1	1743.57'	84°07'45"	1187.25'	1590.84'	N83°12'46"E
C1-R7	1743.57'	84°07'45"	1187.25'	1590.84'	N83°12'46"E
C2	60.12'	2°54'05"	1187.25'	60.11'	N42°35'56"E
C2-R8	59.89'	2°53'25"	1187.25'	59.88'	N42°23'41"E
C3	209.08'	10°05'24"	1187.25'	208.82'	N49°04'36"E
C3-R8	208.50'	10°03'43"	1187.25'	208.23'	N48°52'15"E
C4	107.85'	5°12'17"	1187.25'	107.82'	N56°45'13"E
C4-R8	108.81'	5°15'04"	1187.25'	108.77'	S56°31'38"W
C5	208.55'	8°33'40"	1395.75'	208.31'	S47°41'52"W
C5-R8	208.50'	8°33'33"	1395.75'	208.31'	N50°59'48"E
C6	208.50'	8°36'43"	1387.18'	208.31'	N57°17'44"E
C7	83.67'	4°02'16"	1187.25'	83.65'	N54°55'39"E
C8	26.84'	1°17'43"	1187.25'	26.84'	N57°21'32"E
C9	81.00'	3°54'32"	1187.25'	80.98'	N57°21'32"E

LEGEND

- SET A 5/8"x24" IRON REBAR WITH AN ORANGE PLASTIC CAP STAMPED WTS AND 56295LS
- ⊙ FOUND A 5/8" IRON REBAR WITH A YELLOW PLASTIC CAP FROM 83-207-B
- ⊙ FOUND A 5/8" IRON REBAR W/ A YELLOW PLASTIC CAP FROM 99-270-B
- FOUND 3" BRASS CAP IN CONCRETE FROM ODOT MAP 5B-17-17
- ⊙ COMPUTED POINT

LINE TABLE

LINE No.	BEARING	DISTANCE
L1	N48°51'45"W	212.81'
L1-R8	N48°48'53"W	212.72'
L2	S34°43'18"E	199.93'
L3	N28°05'50"W	208.50'
L4	N48°51'05"W	20.42'
L5	N28°05'50"W	20.52'

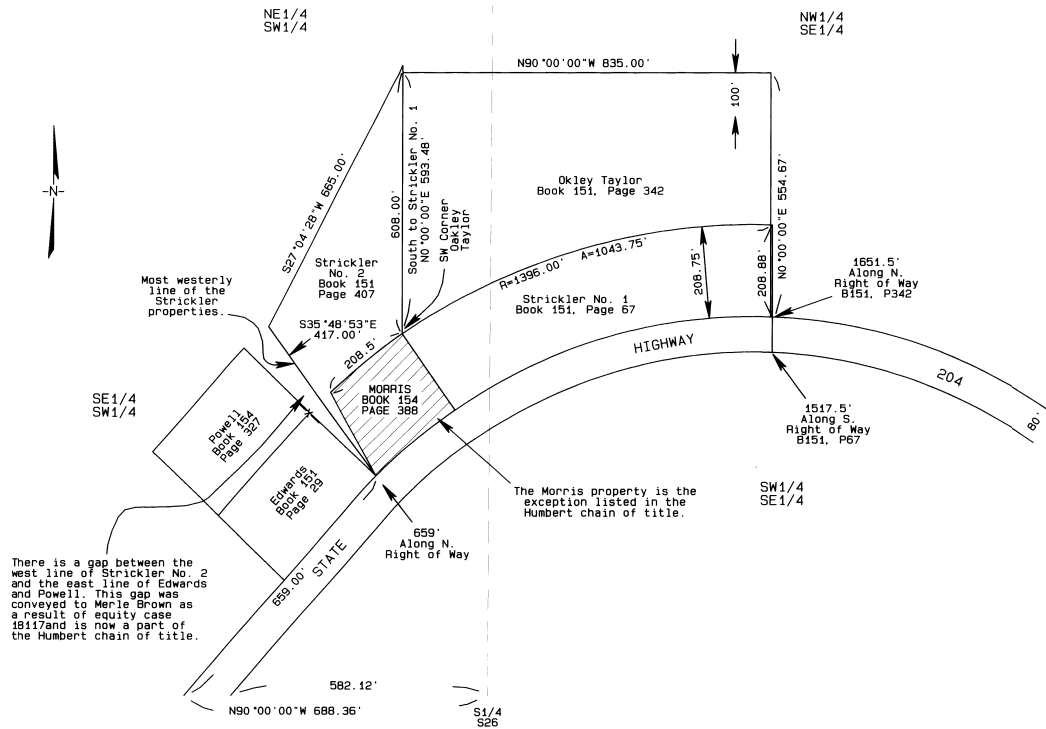
RECEIVED BY  
Umatilla County Surveyor  
Date: 2-27  
Rec'd By: [Signature]  
No.: 07-28-B

REGISTERED PROFESSIONAL LAND SURVEYOR  
Stephen K. Haddock  
OREGON  
JULY 9 2001  
STEPHEN K. HADDOCK  
56295LS  
RENEWS 5-30-09

BOUNDARY ADJUSTMENT SURVEY FOR  
Mr. Charles McCullough  
Route 2, Box 24  
Weston, OR 97886  
LOCATION: SW 1/4, Section 26, T4N, R37E, W.M., Umatilla County, Oregon.

PROJECT DATE: October 2007  
Project No. 07-28 SCALE: 1" = 200'  
WITNESS TREE SURVEYING  
Stephen K. Haddock, PLS  
P.O. Box G  
Pilot Rock, Oregon 97868  
(541) 443-2922

# CHAIN OF TITLE DETAIL



## NARRATIVE OF SURVEY

Continued from Sheet 1.

The location of the McCullough boundary as identified in Reel 80, Page 1084 is dependent on the chain of title for that tract. The McCullough tract is shown as the "MORRIS" tract in the Title Detail.

The properties shown in the detail were originally owned in their entirety by J.M. and Elizabeth Steward. Their ownership was described by aliquot part. In 1936 the Stewards began to sell portions of their land with the first conveyance going to Mr. Glenn Strickler and his wife. The first Strickler description (Book 151, Page 67) was a metes and bounds description that was missing the course for the east line of the tract. The closing course used a "more or less" distance making a clear determination of the boundary impossible.

The second conveyance to the Stricklers, Book 151, Page 407, has conditions in the first two courses that cannot all be met. However, the west lines of that tract are very clearly defined by the calls for the lands of Okley Taylor and the point of beginning. The first Strickler purchase was in July of 1936 and the second was in December, 1936. I believe the intent of the second purchase was to buy additional ground on the west end of their first purchase. This would allow the second legal description to be used as a resolution for the location of the west end of the first Strickler purchase.

The Stricklers subsequently sold the tract to Morris in 1938. The Stricklers could not have sold what they did not own so the Morris tract has to lie within the properties purchased by the Stricklers.

With the west line of the Strickler properties well defined by the calls for the Okley Taylor land and the P.O.B., it is apparent that there is a gap between the Strickler's property and the lands of Edwards and Powell. This gap was the subject of the suit to quiet title, Equity 18117, in 1973. That suit was settled by quit claim deeds which did not use the description in the law suit, but used the description currently in the Humbert's deed, Reel 478, Page 15, Tract 1.

The description of the "exception" in Tract 1 of the current Humbert deed is identical to the description used in the original Morris (and now the McCullough) deed. Because of the "gap" on the west side of the McCullough tract and the apparent vagaries of the McCullough description, the Humberts and McCulloughs have agreed to resolve this issue by boundary agreement with the net area of each property to remain the same and using the new boundary location as shown on Sheet 1 of this map.

### ORDER OF CONVEYANCE FROM THE "PARENT" TRACT

No.	DEED	GRANTOR / GRANTEE	DATE
PARENT TRACT	BOOK 143, PAGE 28	RITTER TO STEWARD	3-21-1932
1	BOOK 151, PAGE 67	STEWART TO STRICKLER	7-7-1936
2	BOOK 151, PAGE 29	STEWART TO EDWARDS	8-6-1936
3	BOOK 151, PAGE 342	STEWART TO TAYLOR	11-25-1936
4	BOOK 151, PAGE 407	STEWART TO STRICKLER	12-24-1936
5	BOOK 154, PAGE 327	STEWART TO POWELL	8-24-1938
6	BOOK 154, PAGE 388	STRICKLER TO MORRIS	7-19-1938
7	BOOK 159, PAGE 535	STRICKLER TO HATTER	3-4-1941

The conveyances are listed by the date of signing not the date of recording. The recording order is identical except that No. 1 was recorded on September 10 and No. 2 was recorded on September 21 in 1936. A correction deed for No. 2 was recorded in Book 151, Page 345 and a correction to No. 6 is recorded in Book 161, Page 439.

### TITLE DOCUMENTS REFERENCED

BOOK 143	PAGE 28	BOOK 193	PAGE 576
BOOK 151	PAGE 29	BOOK 261	PAGE 128
BOOK 151	PAGE 67	BOOK 289	PAGE 641
BOOK 151	PAGE 342	BOOK 333	PAGE 563
BOOK 151	PAGE 345	BOOK 333	PAGE 564
BOOK 151	PAGE 345	BOOK 333	PAGE 565
BOOK 151	PAGE 388	REEL 184	PAGE 1084
BOOK 154	PAGE 327	REEL 236	PAGE 1332
BOOK 159	PAGE 535	REEL 379	PAGE 492
BOOK 161	PAGE 439	REEL 478	PAGE 15
BOOK 183	PAGE 323	CIRCUIT COURT Eq. 18117	
		BROWN -v- DALE/STEWART	

### REFERENCE SURVEYS

R1	ODOT RIGHT OF WAY MAP 58-17-17
R2	COUNTY SURVEY Q-744-A
R3	COUNTY SURVEY Q-745-Ax
R4	COUNTY SURVEY 83-207-B
R5	COUNTY SURVEY 84-38-B
R6	COUNTY SURVEY 93-64-C
R7	COUNTY SURVEY 95-66-C
R8	COUNTY SURVEY 99-270-B
R9	COUNTY SURVEY 01-85-C
R10	COUNTY SURVEY 05-195-B

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Stephen K. Haddock*

OREGON  
JULY 9, 2001  
STEPHEN K. HADDOCK  
56299LS

RENEWS 6-30-09

RECEIVED BY

Umatilla County Surveyor

Date: 2-07

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SCALE: 1" = 200'

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SHEET 2 OF 2

09-28-B