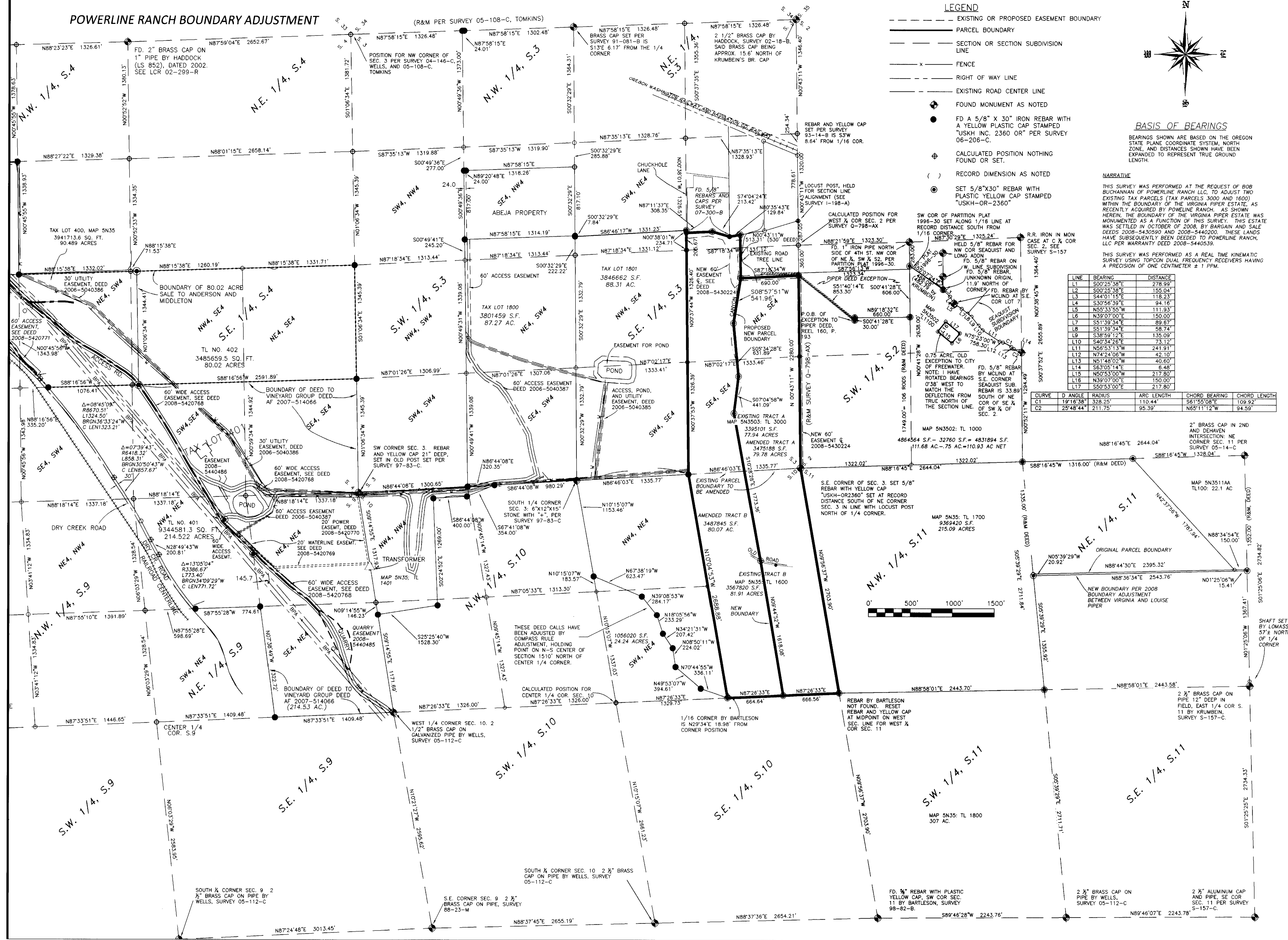


POWERLINE RANCH BOUNDARY ADJUSTMENT



LEGEND

- EXISTING OR PROPOSED EASEMENT BOUNDARY
- PARCEL BOUNDARY
- SECTION OR SECTION SUBDIVISION LINE
- x- FENCE
- - - RIGHT OF WAY LINE
- - - EXISTING ROAD CENTER LINE
- ⊕ FOUND MONUMENT AS NOTED
- FD A 5/8" X 30" IRON REBAR WITH A YELLOW PLASTIC CAP STAMPED "USKH-OR-2360" PER SURVEY 93-14-B IS 33' 8.64' FROM 1/16 COR.
- ⊕ CALCULATED POSITION NOTHING FOUND OR SET.
- () RECORD DIMENSION AS NOTED
- ⊙ SET 5/8"X30" REBAR WITH PLASTIC YELLOW CAP STAMPED "USKH-OR-2360"

BASIS OF BEARINGS

BEARINGS SHOWN ARE BASED ON THE OREGON STATE PLANE COORDINATE SYSTEM, NORTH ZONE, AND DISTANCES SHOWN HAVE BEEN EXPANDED TO REPRESENT TRUE GROUND LENGTH.

NARRATIVE

THIS SURVEY WAS PERFORMED AT THE REQUEST OF BOB BUCHANAN OF POWERLINE RANCH, LLC, TO ADJUST TWO EXISTING TAX PARCELS (TAX PARCELS 3000 AND 1600) WITHIN THE BOUNDARY OF THE VIRGINIA PIPER ESTATE, AS RECENTLY ACQUIRED BY POWERLINE RANCH, AS SHOWN HEREIN. THE BOUNDARY OF THE VIRGINIA PIPER ESTATE WAS MONUMENTED AS A FUNCTION OF THIS SURVEY. THIS ESTATE WAS SETTLED IN OCTOBER OF 2008, BY BARGAIN AND SALE DEEDS 2008-5430590 AND 2008-5440200. THESE LANDS HAVE SUBSEQUENTLY BEEN DEEDED TO POWERLINE RANCH, LLC PER WARRANTY DEED 2008-5440539.

THIS SURVEY WAS PERFORMED AS A REAL TIME KINEMATIC SURVEY USING TOPCON DUAL FREQUENCY RECEIVERS HAVING A PRECISION OF ONE CENTIMETER ± 1 PPM.

LINE	BEARING	DISTANCE
L1	S00°25'38"E	278.99'
L2	S00°25'38"E	155.04'
L3	S44°01'15"E	118.23'
L4	S30°56'39"E	94.16'
L5	N55°33'55"W	111.93'
L6	N39°07'00"E	150.00'
L7	S51°39'34"E	89.67'
L8	S51°39'34"E	58.74'
L9	S38°59'12"E	135.09'
L10	S40°34'28"E	73.12'
L11	N55°53'13"W	241.11'
L12	N74°24'06"W	42.10'
L13	N51°48'02"W	40.60'
L14	S63°05'14"E	6.48'
L15	N50°53'00"W	217.80'
L16	N39°07'00"E	150.00'
L17	S50°53'00"E	217.80'

CURVE	D ANGLE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	19°16'38"	328.25'	110.44'	S61°58'08"E	109.92'
C2	25°48'44"	211.75'	95.39'	N65°11'12"W	94.59'

REGISTERED PROFESSIONAL LAND SURVEYOR
Paul W.P. Tomkins
 OREGON
 JULY 26, 1988
 PAUL W.P. TOMKINS
 2360

11/10/10 6/30/10
 Date Stamped: 12/8/09

By	
Revision	
Date	

USKH

Engineering • Land Surveying
 Planning • Materials Testing

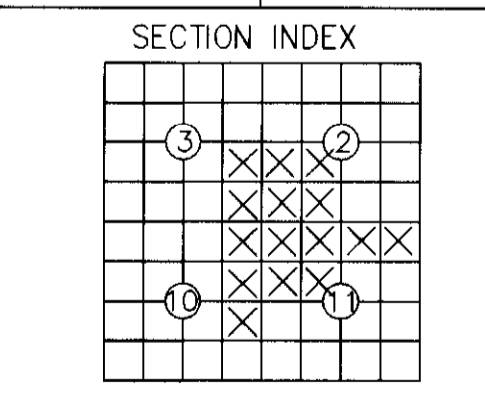
101 Thoin Road
 Lewiston, ID 83501
 Phone: (208) 746-2661
 Fax: (208) 746-6825

621 W. MALLON AVE
 Spokane, WA 99201
 Phone: (509) 328-5139
 Fax: (509) 328-0423

Project:
 A BOUNDARY SURVEY LOCATED IN SECTIONS 3, 4, 5, 8, 9, AND 10 OF TOWNSHIP 5 NORTH, RANGE 35 EAST, W.M., UMATILLA COUNTY, OREGON

Client
 FOR:
 SEVEN HILLS PROPERTIES
 1704 JB GEORGE ROAD
 WALLA WALLA, WA, 99362

Project Mgr.	PWPT
Drawn	PWPT
Scale	1"=500'
Checked	
Date	DEC. 2, 2008



THE NE 1/4, SE 1/4, AND THE SE 1/4, SE 1/4 OF SEC. 3, THE NW 1/4, SW 1/4, AND THE SE 1/4, SW 1/4 OF SEC. 2, THE NE 1/4, NE 1/4, THE SE 1/4, NE 1/4, AND THE SE 1/4 OF SEC. 10, AND THE NW 1/4, NW 1/4, THE SW 1/4, NW 1/4, AND NW 1/4, AND THE NE 1/4, NE 1/4, OF SEC. 11, TOWNSHIP 5 NORTH, RANGE 35 EAST, W.M.

Sheet No.:
 1 OF 1
 CAD File: 909701PIPER.DWG
 USKH W.O. 909701