

0435-02010-148

CLACKAMAS COUNTY SURVEYOR
RECEIVED 6-16-10
ACCEPTED FOR RECORD 7-15-10
SURVEY NUMBER SN2010-148

LEGEND

- DENOTES MONUMENTS FOUND AS NOTED
- DENOTES 5/8" IRON ROD WITH A YELLOW PLASTIC CAP STAMPED "TRC 15 1014" SET ON 6-23-10
- IR. DENOTES IRON ROD
- I.P. DENOTES IRON PIPE, INSIDE DIAMETER
- FD. DENOTES FOUND
- (M) DENOTES MEASURED
- O.L. DENOTES ORIGIN UNKNOWN
- T.S.P. DENOTES TIED STRAIGHT PORTION
- Y.P.C. DENOTES YELLOW PLASTIC CAP
- SN DENOTES SURVEY NUMBER, CLACKAMAS COUNTY SURVEY RECORDS
- DEED(1) DOCUMENT NO. 72-31747
- DEED(2) DOCUMENT NO. 98-04508
- SM(1) SN 2129
- SM(2) SN 1302
- SM(3) SN 1989-038
- SM(4) SN 1978-025

NARRATIVE

BASES OF BEARINGS: N 02°25'00" W BETWEEN THE STONE FOUND AT THE SOUTHWEST CORNER OF SECTION 35 AND THE 4 1/2" IRON ALUMINUM DISC FOUND AT THE WEST ON-QUARTER CORNER OF SECTION 35, AS PER SN 1978-025.

PURPOSE OF SURVEY: TO SURVEY A PROPERTY LINE ADJUSTMENT.

UNION MILLS ROAD: HELD THE 1/2" IRON PIPES FOUND AT POINTS "X" & "Y" FOR THE EXISTING RIGHT OF WAY LINE OF UNION MILLS ROAD AND THEN HELD A 204.83 FEET RADIUS CURVE SOUTH OF POINT "X" AS PER SN 1989-038.

SOUTH PROPERTY LINE: HELD THE 3/4" IRON PIPE FOUND AT POINT "C" AND THE 5/8" IRON ROD FOUND AT POINT "D" FOR THIS LINE, AS PER SN 2009.

BOUNDARY LINE "G": HELD THE 5/8" IRON ROD FOUND AT POINT "E" AND THE STRAIGHT PORTION OF THE BENT 5/8" IRON ROD FOUND AT POINT "F" FOR THIS LINE AS PER SN 2428.

BOUNDARY LINE "H": HELD THIS LINE AS PARALLEL WITH THE SOUTH PROPERTY LINE AT A DISTANCE OF 7.84 FEET FROM THE IRON ROD FOUND AT POINT "E" AS PER DEED (2) & SM(1).

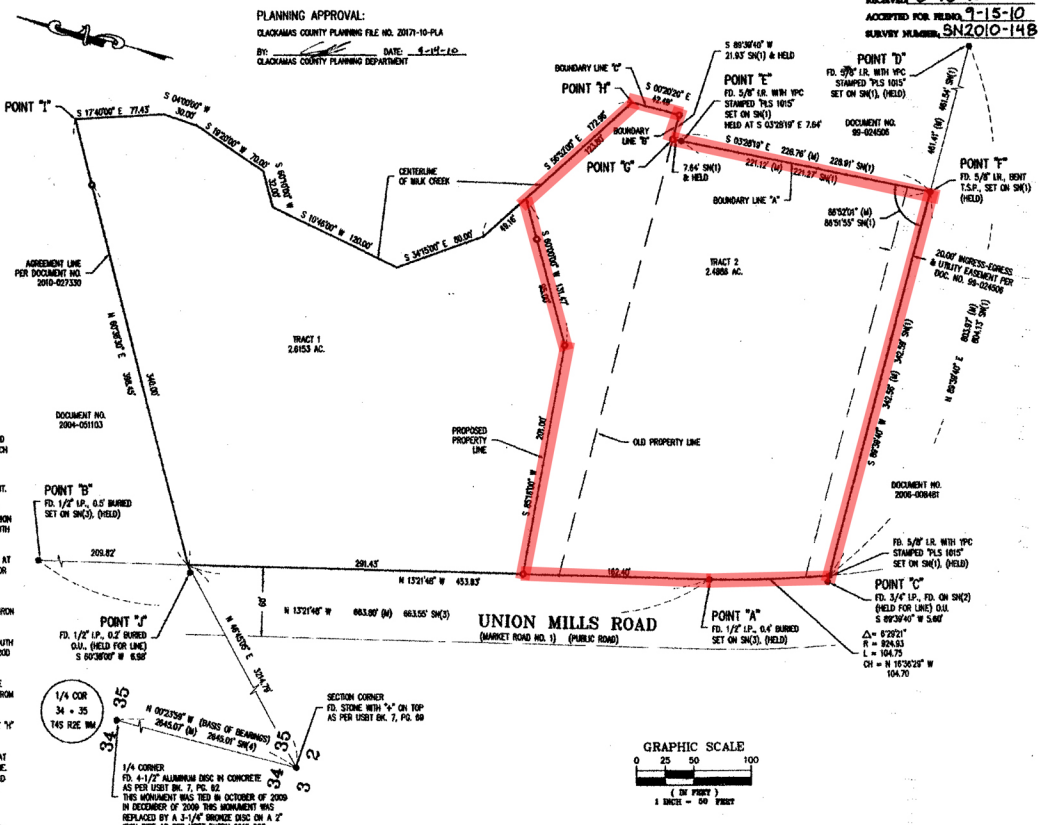
BOUNDARY LINE "I": HELD THIS LINE AS PERPENDICULAR TO THE SOUTH PROPERTY LINE, AS PER DEED (2) AND AT 21.83 FEET FROM POINT "C", AS PER SM(1).

MILK CREEK: HELD THE CENTERLINE OF MILK CREEK FROM POINT "J" TO POINT "K", AS PER DEED(2).

NORTH PROPERTY LINE: HELD THE 1/2" IRON PIPE FOUND AT POINT "J" AS THE BEST EVIDENCE OF THE LOCATION OF THIS LINE. DEED(2) DOES NOT CALL FOR ANY MONUMENTS ON THE LINE AND THE IRON PIPE AT POINT "J" WAS EXISTENTLY SET PRIOR TO THE REALIGNMENT OF UNION MILLS ROAD. DEED(2) BEGINS AT THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 35. THIS CORNER WAS CALCULATED BUT NO MONUMENT WAS FOUND WITHIN 10 FEET OF SAID CORNER. DEED(2) ALSO CALLS FOR BEARINGS ALONG THE ROAD THAT DO NOT APPEAR ON ANY ROAD MAP FOR UNION MILLS ROAD THAT THE COUNTY WAS ABLE TO FIND. THEREFORE THERE WAS NO BASIS OF BEARINGS THAT WAS COMPATIBLE WITH SAID DEED WITH ANY OF THE MONUMENTS FOUND. THEREFORE A BOUNDARY LINE THAT WAS AGREED TO BOTH OF THE OWNERS OF THIS LINE WAS AGREED UPON AND A BOUNDARY LINE AGREEMENT WAS FILED AS DOCUMENT NO. 2010-027330, CLACKAMAS COUNTY DEED RECORDS.

PLANNING APPROVAL:

CLACKAMAS COUNTY PLANNING FILE NO. 20171-10-PLA
DATE: 4-14-10
BY: CLACKAMAS COUNTY PLANNING DEPARTMENT



JOB#: 53451-1
DATE: 6/8/10
SCALE: 1"=50'
DRAWN: JMS
CHECK: CCF
FILE: 53451PLA
DATE: 6/23/10

ZTEC ENGINEERS INC.

3737 S.E. 8TH AVE., PORTLAND, OREGON 97202
PH: (503) 235-8795 FAX: (503) 233-7889

LOCATED IN THE S.W. 1/4 AND THE S.E. 1/4 OF SECTION 35, T.4S., R.2E., W.M., CLACKAMAS COUNTY, OREGON

REGISTERED PROFESSIONAL LAND SURVEYOR
Chris Fischer
OREGON 64115
CHRIS FISCHER
1944
RENEWAL DATE: 1/2/2012

BILL WHEATLEY
16441 S. UNION MILLS RD

PROPERTY LINE ADJUSTMENT