



NARRATIVE: This survey was performed at the request of Phyllis McCarthy, acting in behalf of the Blue Mountain Hospital District. The purpose of this survey was to locate and monument the northwest and southwest corners of the Blue Mt. Hospital District property as shown hereon.

A search was made of the available records pertaining to this survey. Field measurements were made to locate existing monuments. New monuments were set in accordance with the evidence found and at deed record as shown and as stated herein.

The Northerly line of this lot is bounded by the Southerly line of U.S. Highway 26, by reason of deed to the State of Oregon, recorded Oct. 25, 1940, in Deeds, Book 111, Page 268-269. The southerly right of way line of Highway 26 was determined from right of way monuments found on the southerly right of way line at Station 711+48.0 P.S. and at Station 693+57.4 P.S. The alignment is based on the Oregon State Highway Department Drawing No. 58-23-5, dated June 1939. I did not physically recover the r.o.w. monument at said Sta. 693+57.4 because it now has several feet of earth fill placed over it to access a parking lot. I know the position of this monument, however, as I found it during Survey No. 442 and referenced it's position in that survey. The highway department's basis of bearings was determined to be 0°18'27" counterclockwise from our basis of bearings between these two monuments. This compares closely to 0°19'00" the bearing base difference that I determined in Survey No. 442. I set a 5/8" x 30 inch iron pin on the right of way line thus established at the intersection of the east line of the Hospital District's lot. This position is 0.38 ft. Northerly of the pin set in survey No. 602, and is located at a position based on the best available evidence of the location of the highway right of way line. The pin set in Survey No. 602 was set at deed record, with no bearing rotation between record and true considered. I left the pin which was set in Survey No. 602 in place but drove it down 3 inches below the surface of the ground.

The south line of Hospital District's lot was located at 49.5 feet northerly of the north line of Lot 8, Kilborn's Addition, determined from found monuments, which I set in Survey No. 589, in Oct. 1979. The platted width of Fifth Street is 49.5 feet as shown on the original plat of Kilborn's Addition, recorded Dec. 26, 1877.

Main Street is platted as 66 feet wide as shown on the Kilborn Add. plat. The west line of Main Street, in this immediate area, was located and monumented in 1941 by D.W.C. Nelson, during his survey and platting of Kirchheiner's Addition. This addition is a part of Kilborn's Add. I found Nelson's original monument at the SE corner of Lot 6 Kirchheiner's Add. I determined the position of the NE corner of said Lot 6, based on found original monuments in that addition during my retracement of Kirchheiner's Addition when I performed Survey No. 525. This position is just outside the existing NE corner of the stone building occupying that lot. I held the platted street width of 66 feet from the original monument found at the SE corner of Lot 6, Kirchheiner's Add. and the NE corner of said lot 6, so determined, and intersected the Southerly right of way line of the highway and set the NW corner of the Hospital District's lot and set the angle point on the west side of that lot as shown.

The SW corner of this lot was set 66 feet easterly of the West line of Main Street, holding the SE corner of Lot 6 Kirchheiner's Add. and the 1 inch diam. iron rod found on the West line of Main Street, 1067.41 feet southerly thereof, as shown, and intersecting the North line of Fifth Street as determined herein above.

The improvements along each side of Main Street indicate a street width of about 60 feet. I found no record vacation for any part of the 66 foot width as platted in Kilborn's Addition. In this regard, my research disclosed a map of survey by J.W. Mack, dated August 1901, recorded in Deeds, Book U, Page 586-7. Mr. Mack, apparently under order of the City Council, surveyed the streets and alleys of the town and he shows a 62 foot width for Main Street and a 49 foot width for Fifth Street. It is my opinion that the street widths will remain as shown on the Kilborn Addition plat until such time as the City Council officially changes said widths. Mr. Mack may have located what was actually being used for street widths, but I find no formal action by the council wherein they changed the platted street widths. On the other hand, I find no written dedication to the public for use of any of the streets in Kilborn's Addition. I believe, however, that public use of the platted streets was implied and certainly intended.

## BASIS OF BEARINGS SOLAR OBSERVATION

## LEGEND

- Found 5/8" iron pin.
- Found monument as shown
- Set 5/8" x 30" iron pin with attached yellow plastic cap marked BGA SURVEY MARKER.
- ⊗ Set 1-1/2" PK Nail grouted in concrete sidewalk
- ( ) Record bearing and distance
- X—X Fence line
- Found monument from Recorded Survey No. □ Survey No. appears in the box.

## REFERENCES

Record Map of Survey No.'s 442, 525, 589, 602, 998

Deed Record Book	U	Page	586-587
	86		589
	92		454
	111		268-269

Plat of Kilborn's Addition  
Plat of Kirchheiner's Addition

State Highway Drawing No. 58-23-5

RECEIVED AND  
FILED

JAN 18 1991

OF COUNTY SURVEYOR  
JULY 12, 1983  
ROBERT D. BAGETT  
598

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

Robert D. Bagett  
JULY 12, 1983  
ROBERT D. BAGETT  
598

BAGETT - GRIFFITH & ASSOCIATES  
John Day, Oregon

MAP OF SURVEY  
SITUATED IN LOTS 9 & 10  
KILBORN'S ADDITION TO PRAIRIE CITY

GRANT COUNTY, OREGON

SURVEYED FOR BLUE MT. HOSPITAL DISTRICT

SURVEYED BY R.D.B. & J.L.W. & G.J.R. 12/14/90

Scale: 1"=50' Drawn by: J.L.W.

RECORD MAP OF SURVEY NO.1161