LOT 13

LOT 12

SURVEY NO. 686

LOT 14

SUSAN ROBA

LOT 15

SUSAN ROBA

(40.00) 49.00

N20°47'00"E 155.50 (155.50)

(106.50) 106.50

S46°41'50"E 162.50 (162.50)

Point being 449.15' North & 711.44' East of the S 1/4 corner section 35. Found Grant Co. Surveyor Brass Cap at said 1/4 corner.

N55°56'00"W 114.50 (114.50)

existing shoulder

CHURCH STREET

S44°40'00"E 198.00 (S44°40'E 198.00)

existing shoulder

N38°42'21"E 125.67 (125.67)

OLD FENCE LINE PARTIALLY DOWN

existing shoulder

S44°51'21"E 237.67 (237.67)

ACCESS ROAD & LANE

NO SPECIFIC WIDTH RECORDED

PATTERSON DRIVE

existing shoulder

existing shoulder

existing shoulder

(125.67) N56°52'57"E 125.67

24.0'

243' Encroachment

25.4' Encroachment

HANCOCK'S MOBILE HOME

BASIS OF BEARINGS
SOLAR OBSERVATION

LEGEND

- ● FOUND 5/8" IRON PIN SET IN SURVEY NO. 686
- ○ SET 5/8" x 30" IRON PIN WITH ATTACHED YELLOW PLASTIC CAP MARKED, B-G-A SURVEY MARKER.
- ( ) RECORD BEARING & DISTANCE AS PER THE PLAT OF THE OLD TOWN OF CANYON CITY.
- x — x FENCE LINE

REFERENCES

PLAT OF THE OLD TOWN OF CANYON CITY

MAP OF SURVEY NO. 686

DEED: VOL.	PAGE
49	47
83	206
102	623
114	834
123	730

NARRATIVE: This survey was performed at the request of Susan Roba, to delineate lots 14 & 15 of the old town of Canyon City as shown on the plat thereof in Book N Pages 176,177 recorded in the office of the Grant County Clerk.
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. No original monumentation was found on these lots or on any of the nearby lots.
After lengthy research and field work to locate the streets and other improvements in the area I have determined the location of the lots based upon the following: The west line of lot 14 was determined in survey no. 686, which I performed in 1981. The three other lines of lot 14 were positioned at plat record distances. The southwest line of lot 15 is at plat record bearing and distance. The three other lines of lot 15 are at record distance. It should be noted that there is no record bearings on the northeast, southeast, and northwest lines of lot 15. The record bearing on the southwest side of lot 15 does basically follow the edge of the existing road, which according to Mrs. Roba has been in its present location for 62 years. (see attached affidavit)
There are sizeable encroachments on lot 15 as shown. The mobile home has been in place for about 2 years. The road in the northeast portion has been in place and used by the neighbor for access for several years.
See "REFERENCES" for the list of deeds pertaining to this survey.
Deed Book 49 Page 47 and Book 83 Page 206 describe Mrs. Roba's property as lot 14 and lot 15 respectively.

RECEIVED AND
FILED
SEP 22 1982
OFFICE OF COUNTY SURVEYOR
Robert D. Bagett
Attest: Darlene Lemon

REGISTERED PROFESSIONAL LAND SURVEYOR
Robert D. Bagett
OREGON
JULY 12, 1963
ROBERT D. BAGETT
598

BAGETT, GRIFFITH & ASSOCIATES
John Day, Oregon

Map of Survey

LOT 14 & 15 OF THE OLD TOWN OF CANYON CITY
IN THE
SW1/4SE1/4 SECTION 35, T13S R31E, W.M.

GRANT COUNTY, OREGON

SURVEYED FOR	SUSAN ROBA	
SURVEYED BY	R.D.B. & J.L.W.	9/1/82
Scale: 1"= 20'	Drawn by: J.L.W.	9/9/82

MAP OF SURVEY NO. 728