

LAND PARTITION PLAT NO. 2002-10

SITUATED IN THE NORTHWEST 1/4 & THE
SOUTHWEST 1/4 OF SEC. 23, T.13S., R.31E., W.M.

SURVEYOR'S NARRATIVE

THIS SURVEY WAS PERFORMED AT THE REQUEST OF THE CITY OF JOHN DAY FOR THE PURPOSE OF PARTITIONING THIS PROPERTY AS SHOWN HEREON. THE LOCATION AND SIZE OF PARCEL 2 WAS DETERMINED BY REPRESENTATIVES OF THE CITY OF JOHN DAY. PARCEL 2 IS INTENDED TO BE USED AS A WELL SITE FOR THE CITY OF JOHN DAY WATER SYSTEM. THE WESTERN BOUNDARY LINE OF PARCEL 2 WAS DERIVED FROM THE RECOVERY OF EXISTING MONUMENTS FROM GRANT COUNTY SURVEY NO. 405. THE MONUMENT MARKING THE NORTHEAST CORNER OF SURVEY NO. 405 WAS SEARCHED FOR BUT NOT FOUND, A WOODEN FENCE POST HAS BEEN PLACED IN THIS LOCATION, THE MONUMENT APPEARS TO HAVE BEEN OBLITERATED. A FOUND MONUMENT FROM GRANT COUNTY SURVEY NO. 429 ALONG WITH FOUND MONUMENTS FROM SURVEY NO. 405 FIT WELL WITH RECORD CALLS AND THE COMPUTED POSITION OF THE NORTHEAST CORNER OF SURVEY NO. 405. THE SOUTHERN BOUNDARY LINE OF PARCEL 2 WAS LOCATED FROM THE EXISTING MONUMENT AT THE SOUTHEAST CORNER OF SURVEY NO. 405. THE RECORD BEARING FROM SURVEY NO. 405 WAS PROJECTED ALONG THE NORTHERN BOUNDARY OF TROWBRIDGE SUBDIVISION AND INTERSECTED WITH THE EASTERN BOUNDARY OF PARCEL 2. PARCEL 1 CONTAINS MORE THAN 10 ACRES AND WAS NOT FULLY RETRACED OR MONUMENTED, IT IS AN UNSURVEYED REMAINDER PARCEL, IN ACCORDANCE WITH O.R.S. CHAPTER 92 REGULATIONS. NO APPARENT CONFLICTS BETWEEN RECORD DATA AND MEASURED DATA WERE NOTED. TWO TRIMBLE 4000 SSI RECEIVERS IN REAL TIME KINEMATIC MODE AND A TOPCON 802A ROBOTIC TOTAL STATION WERE USED IN THIS SURVEY.

THE BASIS OF BEARING OF THIS PLAT IS DERIVED FROM GRANT COUNTY LAND PARTITION PLAT NO. 92-2 AS SHOWN HEREON.

LEGEND

- FOUND 2 1/2" BRASS CAP SET 12" BELOW GRADE IN METAL MONUMENT CASE, PER MAP OF SURVEY 1042.
- 5/8" x 30" IRON ROD, WITH YELLOW PLASTIC CAP STAMPED APA, SET THIS SURVEY
- FOUND 5/8" IRON ROD PER MAP OF SURVEY 405 DATED 5/76
- FOUND 5/8" IRON ROD PER MAP OF SURVEY NO. 429 DATED 1/77
- FOUND 5/8" IRON ROD (ORIGIN UNKNOWN)
- RECORD DATA PER MAP OF SURVEY 405
- RECORD DATA PER MAP OF SURVEY 429
- RECORD DATA PER TROWBRIDGE SUBD.
- RECORD DATA PER MAP OF SURVEY 1042
- RECORD DATA PER DEED RECORDED AS GRANT CO. INSTRUMENT NO. 912134
- RECORD DATA PER L.P. 92-2 (MAP OF SURVEY 1207 & 1042)

- PARCEL 1 (REMAINDER PARCEL)
- ADJACENT PROPERTY LINES
- EXISTING EASEMENT
- CENTERLINE RIGHT OF WAY OR EASEMENT
- COMPUTED TIE
- EXISTING DITCH

PARTITION PLAT
NW1/4 & SW1/4 S. 23, T.13 S., R.31 E. W.M.
CITY OF JOHN DAY, GRANT COUNTY, OR.

CITY OF JOHN DAY, OR. 450 EAST MAIN ST. JOHN DAY, OREGON 97845

SCALE: 1" = 100'

DATE: JUNE 2002

JOB NO. 589-47-081

anderson perry
associates, inc.
ENGINEERING • SURVEYING • MATERIALS TESTING
LA GRANDE, OR. WALLA WALLA, WA. BAKER CITY, OR.

SHEET 1/2

REFERENCES

GRANT COUNTY MAP OF SURVEY NO. 405
GRANT COUNTY MAP OF SURVEY NO. 429
GRANT COUNTY MAP OF SURVEY NO. 258
GRANT COUNTY MAP OF SURVEY NO. 1042
TROWBRIDGE SUBDIVISION
GRANT COUNTY LAND PARTITION PLAT NO. 91-5 (MOS 1190)
GRANT COUNTY LAND PARTITION PLAT NO. 92-2 (MOS 1207)
GRANT COUNTY DEED, INSTRUMENT #912134 (DEC. 16, 1991)
PRELIMINARY TITLE REPORT FROM LAND TITLE COMPANY OF GRANT COUNTY, INC. FILE BELSHAW #16528, DATED MARCH 1, 2002.

EXACT COPY STATEMENT

I, MICHAEL B. POSADA, OREGON REGISTERED LAND SURVEYOR NO., 2849, DO HEREBY STATE THAT THIS DRAWING IS AN EXACT COPY OF THE ORIGINAL THEREOF SAID ORIGINAL WAS PREPARED AND SIGNED BY ME ON THE 10TH DAY OF JUNE 2002.

Michael B. Posada
MICHAEL B. POSADA, PLS 2849

CORRECTION MADE NOV. 6, 2002 AS PER AFFIDAVIT OF CORRECTION FILED AS INSTRUMENT NO. 222590 DEED RECORDS.
Robert D. Baggett
GRANT COUNTY SURVEYOR

REGISTERED PROFESSIONAL LAND SURVEYOR

Michael B. Posada
OREGON
JAN. 20, 1998
MICHAEL B. POSADA
02849LS
RENEWS 12/31/02

DATED 06-10-02