



### BASIS OF BEARINGS

RECORD MAP OF SURVEY NO. 1008  
AS SHOWN

### LEGEND

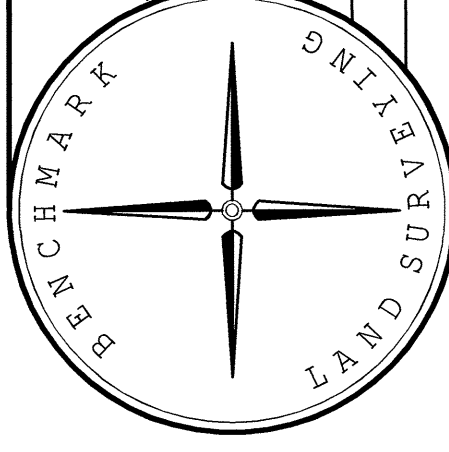
- FOUND 3" BRASS CAP SET IN CONCRETE, BELOW ROAD SURFACE IN AN 8" CAST IRON MONUMENT CASE FROM SURVEY NO. 1008
- FOUND 5/8" IRON PIN, NO CAP, FROM SURVEY NO. 125
- FOUND 5/8" IRON PIN WITH ATTACHED YELLOW PLASTIC CAP, WITH UNREADABLE MARKINGS, FROM SURVEY NO. 125
- FOUND 5/8" IRON PIN WITH ATTACHED RED PLASTIC CAP, FROM SURVEY NO. 1427
- SET 5/8"x30" IRON PIN WITH ATTACHED YELLOW PLASTIC CAP MARKED BENCHMARK SURVEYING
- ⊙ SET 1/4" BRASS STEM WITH ATTACHED 1 1/2" BRASS DISC IN CONCRETE MARKED PLS 70918
- SET 5/8"x30" IRON PIN WITH ATTACHED 1 1/2" ALUMINUM CAP MARKED BENCHMARK LAND SURVEYING AND "OFFSET PIN"
- [ ] RECORD BEARING AND DISTANCE: PLAT OF HERBURGER ADD.
- ( ) DEED RECORD BEARING AND DISTANCE
- { } RECORD BEARING AND DISTANCE: SURVEY NO. 125
- [ ] RECORD BEARING AND DISTANCE: SURVEY NO. 1008
- 2[ ] RECORD BEARING AND DISTANCE: SURVEY NO. 1427
- STREET CENTERLINE

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

OREGON  
JULY 2, 2003  
MICHAEL C. SPRINGER  
#70918  
EXPIRES: 6/30/2026

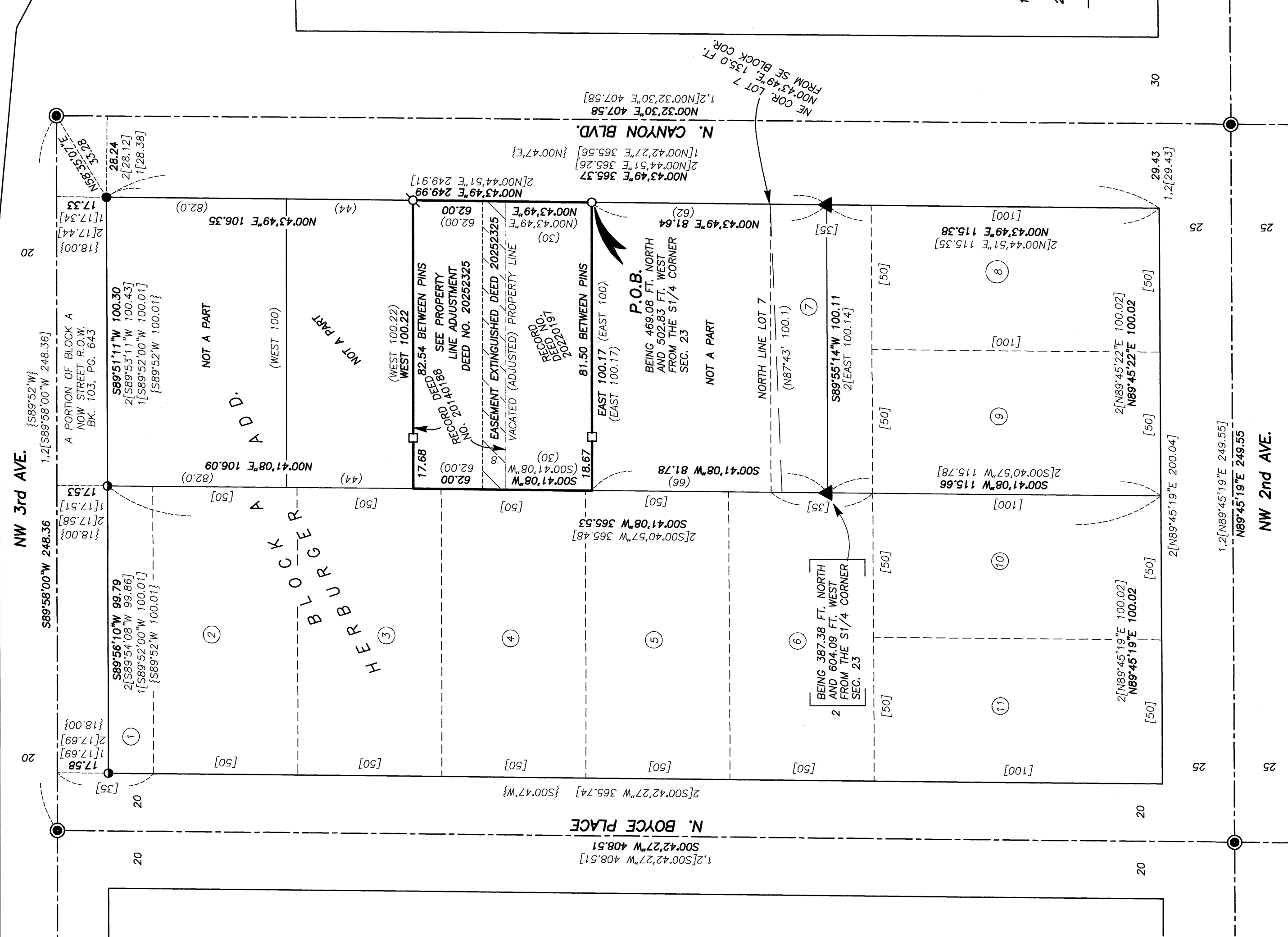
### REFERENCES

RECORD MAP OF SURVEY NO.'S 125, 1008 & 1427  
 THE 1944 PLAT OF HERBURGER ADDITION TO JOHN DAY  
 DEED RECORD INSTRUMENT NO.'S 20140188, 20140645, 20150162,  
 20150665, 20220197, 20250762 & 20252325  
 PRELIMINARY TITLE REPORT ORDER NO. 29566



BENCHMARK LAND SURVEYING  
 217 N. CANYON BLVD. JOHN DAY, OREGON  
 541-620-0676 ~ mike@benchmarkls.com  
 PROPERTY LINE ADJUSTMENT WITHIN A PORTION OF BLOCK A  
 OF HERBURGER ADDITION  
 SITUATED IN THE SET/45W1/4 SECTION 23,  
 T.13S., R.31E., W.M.,  
 CITY OF JOHN DAY, GRANT COUNTY, OREGON  
 SURVEYED FOR JAMES & SANDRA BAY AND CRISTEE HAMEL  
 SURVEYED BY MCS & TLE 11/12/2025  
 SCALE: 1"=30' DRAWN BY: MCS

RECORD MAP OF SURVEY NO. 2253



### NARRATIVE

THIS MAP WAS PREPARED AT THE REQUEST OF JIM BAY ON BEHALF OF HIMSELF AND SANDRA FAWCETT BAY AS OWNERS THE LAND DESCRIBED AS TRACT I AND CRISTEE JEANNINE HAMEL AS OWNER OF THE LAND DESCRIBED AS TRACT II AS EVIDENCED BY DEED INSTRUMENT NUMBERS 20140188 AND 20220197, RESPECTIVELY. THE PURPOSE OF THIS PROPERTY LINE ADJUSTMENT WAS TO CREATE A SINGLE TRACT OF LAND BY CONSOLIDATING THE TWO AFOREMENTIONED TRACTS AS DESCRIBED IN DEED INSTRUMENT NO. 20252325.

FIELD MEASUREMENTS WERE MADE TO LOCATE APPURTENANT MONUMENTS FROM SURVEY NUMBERS 125, 1008 AND 1427. I ACCEPT THE FOUND PINS SHOWN AND UTILIZE THEM AS CONTROL FOR THIS SURVEY.

I ESTABLISHED THE SOUTHEAST CORNER OF BLOCK A BY HOLDING THE FOUND PINS FROM SURVEY NUMBERS 125 AND 1427 AND DRIVING THE LINE SOUTHERLY TO INTERSECT THE NORTH RIGHT OF WAY LINE OF NW 2ND STREET. THE CORNER POSITION WAS VERIFIED BY MATCHING THE RECORD RIGHT OF WAY WIDTH OF 29.43 FEET FOR N. CANYON BLVD. AS SHOWN ON SAID SURVEY NUMBERS 1008 AND 1427. I THEN HELD THE RECORD DISTANCE FROM HERBURGER ADDITION OF 135 FEET FROM THE SOUTHEAST BLOCK CORNER TO ESTABLISH THE NORTHEAST CORNER OF LOT 7. THE NORTH-SOUTH CENTERLINE OF BLOCK A WAS ESTABLISHED BY HOLDING THE FOUND PIN FROM SURVEY NO. 125 AND DRIVING A LINE THROUGH THE FOUND PIN FROM SURVEY NO. 1427 AND EXTENDING IT SOUTHERLY TO THE NORTH LINE OF NW 2ND STREET. PERTINENT DEED LINES WERE THEN ESTABLISHED FROM THE NORTHEAST CORNER OF LOT 7.

NEW PINS WERE SET ACCORDING TO THE DEED DESCRIPTIONS AND THE EVIDENCE FOUND. GOD BLESS AMERICA

RECEIVED AND FILED  
 GRANT COUNTY SURVEYOR  
 DEC 30 2025

BY: