



**LEGEND**  
 ● 5/8"x30" I.R. SET W/P.C. L.S. 1325  
 ○ 1/2" I.R.S FOUND  
 -x- FENCE LINE  
 -W-L- WATER PIPELINE  
 -S-S- SEWER PIPE  
 H.B. HOSE BIB  
 C.B. CATCHBASIN  
 -P- POWER/TEL. POLE  
 ( ) DATA OF RECORD

**ELEVATION DATUM**  
 USC & GS B.M. H-500  
 ELEV. 1028.587 BY  
 DOUGLAS CO. SURVEYOR'S  
 OFFICE (DCSO) - 1975

**UTILITIES**  
 ELECTRICITY - PACIFIC POWER & LIGHT CO.  
 FEEDER 12000V. 3 PHASE.  
 SERVICE FROM POLE @ SW COR. OF PROPERTY  
 TELEPHONE - C.P. NATIONAL  
 SERVICE FROM P & L POLE ABOVE  
 SEWER - SEPTIC TANK & DRAINFIELD REQ'D.  
 WATER - WELL SYSTEM  
 NATURAL GAS - NOT AVAILABLE

**LAND USE**  
 C-2 ZONING - CONDITIONAL USE PERMIT  
 FOR PUBLIC BUILDING COP 87-092 GRANTED  
 7/17/87 - W/ CONDITIONS  
 NO FRONT OR SIDE SETBACKS REQ'D.  
 10' BACKYARD SETBACK REQ'D.  
 10' VISION CLEARANCE

**EASEMENTS**  
 NO EASEMENTS FOUND

**SURVEY REFERENCES**  
 COUNTY SURVEYS: M-77-29  
 M-17-58  
 M-77-39  
 DEEDS: VOL. 94, PAGE 554 1/28/33  
 " 144, " 401 8/25/47  
 " 227, " 789 10/6/53  
 " 265, " 289 1/22/57  
 " 793, " 494 7/2/79  
 " 780, " 279 2/10/81  
 " 780, " 285 2/10/81  
 ODOT MAP GB 13 9  
 DCSO BENCHMARK H-500

**NARRATIVE**  
 THE PURPOSE OF THE SURVEY WAS TO MONUMENT THE CORNERS OF THE LOT CONVEYANCE AND TO GATHER TOPOGRAPHIC DATA FOR THE U.S. POSTAL SERVICE. THE SURVEY WAS PERFORMED WITH A 1-SEC THEODOLITE, EDM, 200-FT TAPE AND COMPENSATING LEVEL.  
 THE BASIS OF BEARING WAS THE DEED BEARING OF THE LOT NORTH FENCE LINE. THE WEST LINE IS THE SCHOOL FENCE AS NOTED IN SAID DEED (VOL. 144, P. 401). THE SCHOOL LINE WAS ESTABLISHED BY THE FENCE FOUND AND A 1/2" IRON ROD NOTED IN THE SCHOOL DEED (VOL. 94, P. 504). THE SOUTH LINE WAS ESTABLISHED FROM THE ODOT MAP GB 13 9 AND THE MONUMENTS SET IN C.S. M-77-29.  
 THE SURVEY WAS TIED TO THE 1/4 SECTION CORNER. THE MONUMENT WAS FOUND BENT BY FIRE TRAIL EQUIPMENT, HOWEVER THE SURVEY WAS TIED TO THE VERTICAL POSITION OF THE MONUMENT.  
 THE EAST LINE OF THE PARCEL TO BE CONVEYED WAS ESTABLISHED PARALLEL AND 110 FEET EASTERLY OF THE SCHOOL FENCE. THIS LINE WAS CONTROLLED BY THE NORTH LINE AND PROJECTED SOUTHERLY TO THE RIGHT-OF-WAY LINE, WHICH WAS CONTROLLED BY PROJECTION OF THE LINE OF THE TWO 1/2" I.R.S SET IN CS M-77-29 TO THE SCHOOL S.E. CORNER AS INDICATED ON THE O.D.O.T. MAP GB 13 9. SAID ODOT MAP INDICATES THAT THE NORTHERLY R/W DOES NOT PARALLEL THE R/W CENTERLINE WEST OF STA. 1222+19.9 FT. THE LINE ESTABLISHED FITS THE TOPOGRAPHY SHOWN ON THE ODOT MAP.

**STATE HIGHWAY NO. 227**  
 FROM ODOT MAP GB 13 9 - CORN CR. TO TILLER  
 PAVEMENT SECTION VARIES 24'-30'  
 GOOD CONDITION

USC & GS B.M. "H-500-1949"  
 ELEV. 1028.587 - 1975 BY DCSO  
 BRASS DISK SET IN 2x2 CONCRETE  
 SIGN BASE

AUGUST 24, 1987

**BOUNDARY AND TOPOGRAPHIC SURVEY**  
 FOR THE  
**UNITED STATES POSTAL SERVICE**  
 PO BOX 2000, KENT, WA, 98035-2000  
 IN THE  
**NW 1/4, SECTION 33, T 30S, R 2W, WM**  
 DOUGLAS COUNTY, OREGON

SURVEY BY  
**DON BENTZ, INC**  
 PO BOX 901  
 WINCHESTER, OREGON  
 97495-0901

**SURVEYORS CERTIFICATION**  
 I, ROGER L. SINCLAIR, PLS, HEREBY CERTIFY THAT THIS SURVEY WAS PERFORMED PERSONALLY, AND THAT ALL INFORMATION SHOWN IS TRUE AND IS CORRECTLY SHOWN.

REGISTERED PROFESSIONAL LAND SURVEYOR  
 Roger L. Sinclair  
 OREGON  
 SEPTEMBER 22, 1977  
 ROGER L. SINCLAIR  
 1225

REVISED SEPT. 24, 1987