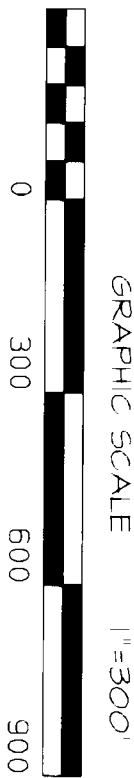


RECORD OF SURVEY
IN GOVT. LOT 11 & 12 OF
SECTION 36, T.3N., R.7-1/2E., W.M.

PAGE 1 of 2

LEGEND

- ▲ FOUND ELDRIDGE REBAR
- MARKER FOUND AS NOTED
- SET 5/8" REBAR WITH YELLOW PLASTIC CAP (TYP)
- CALCULATED CORNER, NOT SET.
- () PLAT OR DEED CALL
- * FENCE



AUDITOR'S CERTIFICATE

Filed for record this 12th day of February, 2004
at 11:00 AM in Book 96B033 at Surveys at 2004
at the request of Bell Design Company. At 2004/51983

A. Michael Harrison by *Richard W. Bell* Date 2/12/04
Klamath County Auditor

SURVEYOR'S CERTIFICATE

This map correctly represents a survey made by me or
under my direction in conformance with the requirements
of the Survey Recording Act at the request of
Keith Peterson

Richard W. Bell Date 1-27-04
Richard W. Bell, PLS 11073

HELD FOUND GLAESER I.R. (REF. 4)
BURIED 18" BELOW GROUND
SURFACE SOUTH 2' OF EAST BANK
NELSON CREEK, 1/2" REBAR (NO CAP)
SET BY ELDRIDGE (1964) BEARS
N34° 56'E 22.53 FEET FROM GLAESER
CORNER.

Bell Design Co. makes no warranty as to matters of
ownership, title, or to environmental consequences,
such as hazardous waste, pollution, wet land delineation,
riparian changes, flood zones, etc.

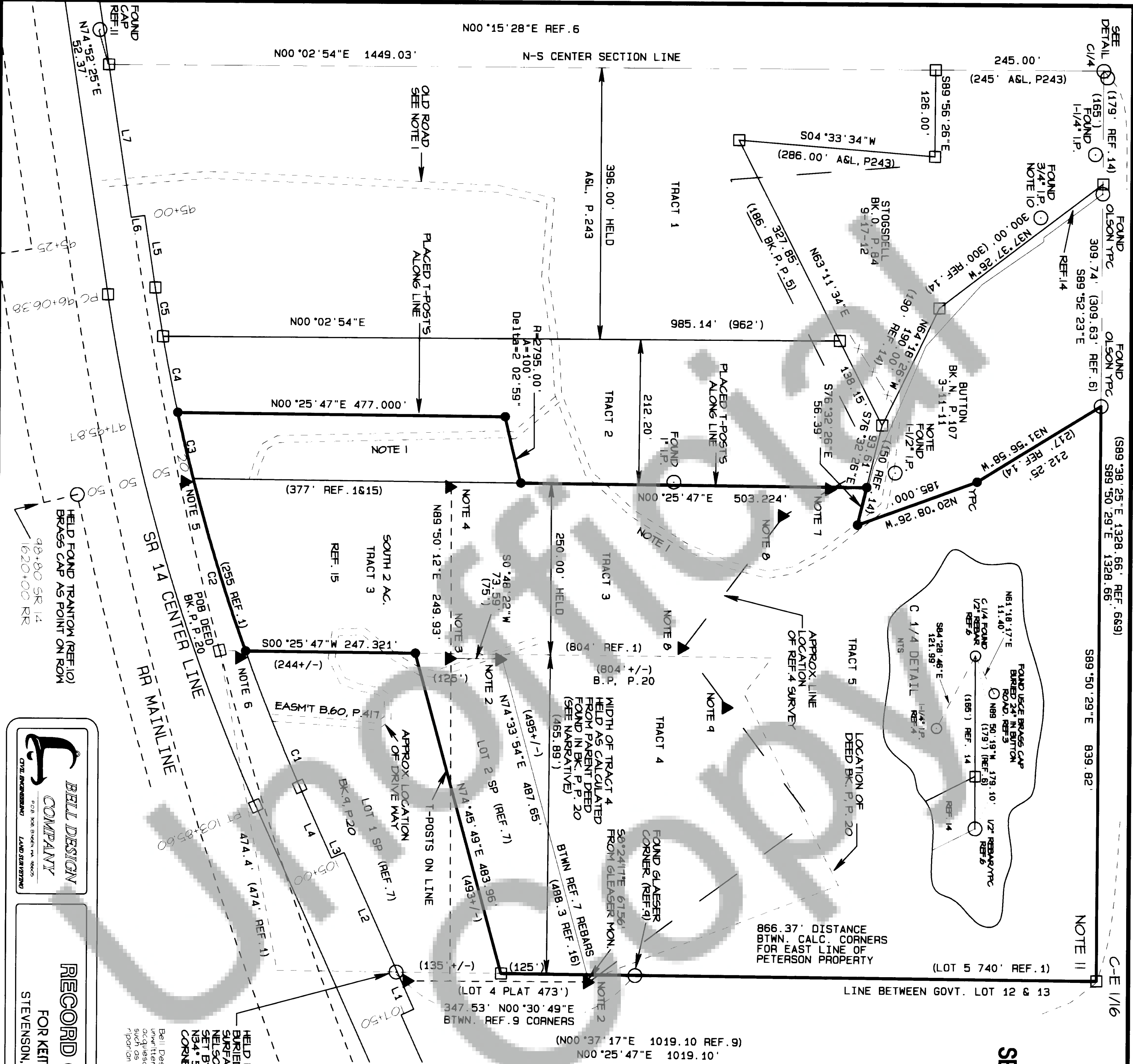
DATE	DESCRIPTION	BY
11/03	DRAW	AB
11/03	CHECK	AB
1/04	FINAL	AB



RECORD OF SURVEY
FOR KEITH PETERSON
STEVENSON, WASHINGTON

SHEET: 1 OF 2
PROJECT: 96B033
DATE: Jan 2004

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NARRATIVE

The five lots (Tracts) of Columbia Home Tracts (Ref. 1) were created at the same time upon recording June 20, 1914. The south line of the Subdivision is described as the "north boundary of State Road". The west line of the Subdivision is the west line of Government Lots 11 and 12. The east line of the Subdivision is the east line of Government Lot 12. The north line of Tract 5 of the Subdivision is the north line of Government Lot 12. The north line of Tracts 1, 2 and 3 is the south line of the Subdivision and land with deeds recorded in Book N, Page 107, March 11, 1911 (Hamilton to Butten) and Book O, Page 84, September 17, 1912 (Hamilton to Stogsdell). Analysis of said deeds revealed that both deeds contained bearing errors that prevented their metals from mathematically closing. The Butten deed contained a bearing of S71°41'E 300' and would not close. The Stogsdell deed had a course of S57°41'E 300' for the Butten tract (B35, P. 240) contained the correct course of S57°41'E 300'. The Stogsdell deed contained a course of S04°30'W 286' and would not close. By changing the bearing to S04° 30' E the description closed within 0.44 feet (1:4054). The bearing of S04° 30'W in a deed recorded in the book of Agreements and Leases, page 243, July 23, 1912 (Hamilton to Davidson) and Book O, Page 538, July 23, 1912 (Hamilton to Skamania Light and Power Co.) the bearing of S04°30' E is mistakenly used in the normally deed recorded on April 27, 1914 in Book P, Page 5 (Hamilton to Davidson). This survey holds that in light of the Butten and Stogsdell deed analysis, that the north line of Tracts 1, 2 & part of 3 and part of the west line of Tract 5, are controlled by the corrected deed descriptions. This survey found that the east and west lines of Government Lot 12 are not parallel as shown on the Columbia Home Tracts Plat.

In July of 1912 Maggie and E.C. Hamilton agree to sell (agreements & Leases P. 243) to A.D. Davidson a tract of land, parts of which became Tract 1 of a Subdivision known as the Columbia Home Tracts (Ref. 1). The west line of said Agreement Tract located in Government Lot 12 of Section 36, T.3N, R.7E is called out to be 346 feet, more or less, east of the center line of said Section 36. On April 27, 1914 Davidson purchases the land described in said agreement by deed recorded in Book P, Page 5. Said Columbia Home Tracts plat was recorded on June 20, 1914, therefore, Davidson owned the area identified as Tract 1 of said plat before the plat was recorded. The south line of said Tract 1 is shown as 400 feet. The projected bearing of said south line is N83° E. The calculated east-west distance for the width of said Tract 1 is 346 feet, more or less. This survey holds said width of Tract 1 to be 346 feet.

In May of 1912, M.P. Powers agrees to purchase from Maggie and E.C. Hamilton (BK P, P.20 of Deeds) a parcel of land situated west and adjacent to the east line of said Govt. Lot 12. The legal description in said deed is a metes and bounds type but also identifies said parcel to be known as "Lot 4 of Columbia Home (Tracts)". The bounds of the east side of said parcel is described as the east side of Govt Lot 12. This survey holds that the east-west width of said Lot 4 is 465.84 as calculated from the deed dimensions.

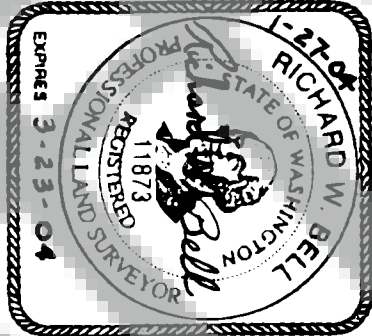
In May of 1919 Maggie and E.C. Hamilton sold by warranty deed part of "Lot 3" of Columbia Home Tracts as recorded in Plat Book "A" to Cecil C. Powers. The deed description calls out that the east-west distance between the east and west lines of said Lot 3 (Tract 3) is 250 feet. This survey holds said 250 feet as the width of Tract 3 and that said east and west lines are parallel to the west line of Tract 4.

Tract 5 was sold in January of 1914 and recorded on March 2, 1914 to the Hamiltons by metes and bounds description. The "north and east line" of said Powers Tract and east line of said Butten tract are called out boundaries in the deed description.

The tracts of Columbia Home Tracts can be located by proportionment using a methodology that differs from the solution used by this survey as evidenced by the reference 4 survey, however, by holding that the deeds cited in the above discussion have seniority over the Reference 1 plat, the other options are reduced.

REFERENCE

1. COLUMBIA HOME TRACTS by M.G. ATTWELL BKA, P. 76 6--70-14
2. SR14 PLAN & PROFILE MAY 18, 1925
3. BONNEVILLE POWER NAVIGATION PROJECT, LANDS SECTION 36, T3N, R71/2E, W1, 0-11-4 N5 SEPT. 16, 1935
4. UNRECORDED SURVEY BY CLARK ELDRIDGE FOR F.E. AHLSTEDT IN 1964 FOUND IN SKA. CO. ENGINEER'S FILE UNDER SEC. 36-3-15
5. OLSON ENGINEERING SKA. CO. CONTROL PROJECT. AFN 74474 T-11-75
6. OLSON ENGINEERING SURVEY FOR KARL BALKOWSKY. BK 1, P. 107 10-26-76
7. CARRIE AHLSTEDT SHORT PLAT. AFN 88588 BK2, P. 105 5-21-74
8. TERRA SURVEYING SURVEY FOR BIRKENFELD TRUST. AFN 94465 BK2, P. 82 11-4-82
9. LEONARD BLACKLEDGE SHORT PLAT BY BOB GLAESER. AFN 97143 BK3, P. 54 3-2-84
10. HEAVEY SHORT PLAT BY TRANTON SURVEYING. AFN 104585 BK3, P.164-5 7-5-90
11. TAYLOR ENGINEERING SURVEY FOR KURKIE AND ST. JEAN. AFN 115233, BK3, P. 105 12-30-92
12. BETTY DAUGHERTY SHORT PLAT BY DENNIS PEOPLES. AFN 126248 BK. 3, P. 284 4-7-96
13. MTEAST SURVEY FOR COSENTINO BOUNDARY LINE ADJUSTMENT. AFN 135431, BK1, P.10, 8-6-99
14. MARRANTY DEED, GEE TO BALKOWSKY, BOOK 48, PAGE 350, RECORDED 2-24-61.
15. HAMILTON TO HOOKER, CONTRACT BOOK Q, PAGE 304, RECORDED 11-7-17
16. AHLSTEDT TO LEICK, REAL ESTATE CONTRACT, BOOK 62, PAGE 885, SIGNED APRIL 20, 1971



RECORD OF SURVEY
IN GOVT. LOT 11 & 12 OF
SECTION 36, T.3N., R.7-1/2E., W.M.

PAGE 2 of 2

LINE TABLE		CURVE TABLE	
L1	S65°45'06" W 59.14'	C1	R=2795.00ft A=212.95ft T=106.53ft Delta=4°21'55"
L2	S65°45'06" W 190.86'	C2	R=2795.00ft A=262.38ft T=131.29ft Delta=5°22'43"
L3	S24°14'54"E 20.00'	C3	R=2795.00ft A=100.00ft T=50.00ft Delta=2°02'59"
L4	S65°45'06" W 114.40'	C4	R=2795.00ft A=113.07ft T=56.54ft Delta=2°19'04"
L5	S81°20'05" W 106.38'		
L6	S08°39'54"E 20.00'	C5	R=2795.00ft A=71.79ft T=35.90ft Delta=1°28'18"
L7	S81°20'05" W 225.67'		

NOTES

1. This survey found and measured an old road grade that connects the Butten County Road to SR14 (Garson Road). In 1911, Hamilton granted the right to use such an "old road" to Butten in a deed recorded in Book N, Page 107. Said right has been transferred through successive deeds. Blakowski acquired the right to said old road by deed found in Book 48, Page 350 in February 1961 using the following wording: "together with the right to go over the old road extending in a southerly direction from the parcel herein described to the Evergreen Highway, and the right to have a gate across said old road where it joins said Evergreen Highway". When Hamilton sells to Davidson by deed in Book P, Page 5 in 1914, a "graded right of way previously granted to Butten to use an old road on the premises" is treated as an encumbrance against Tract 1 of Columbia Home Tracts in favor of Butten. When Hamilton sells to Mills in January 1914 (Book O, Page 552), the right for Butten to cross Mills' purchased parcel, which became Tract 5 of Columbia Home Tracts, was preserved and encumbered said Tract 5. Davidson sells the south 2 acres of said Tract 3 to Croft by deed recorded in Book X, Page 346 on October 5, 1933 along with "the right to the free use of a right of way over the present road leading to the above described premises" (2 acres). On June 2, 1934, Davidson sells another parcel to Croft located in Tract 2 of Columbia Home Tracts and attached to the west side of said south 2 acres of Tract 3, recorded by deed in Book 27, Page 431. A Superior Court judgement and decree No. 30224-C, recorded in Volume 8, Page 40, of Superior Court records, May 16, 1946, upheld Croft's right to use said old road to cross said Tracts 1 and 2 to access the State Highway. Hamilton did not grant a written right to the purchasers of the tracts of Columbia Home Tracts to access the public highway by using said old road, more than likely, because it was understood that said old road was the common access for the tract owners. When Powers purchased Tract 4 and Tract 3 (less south 2 acres) from Hamilton in 1919 by deed recorded in Book Q, Page 523, there is not mention of access easements; perhaps an oversight by Hamilton, as said old road does traverse through the north part of said Tract 3. The only practical access for Tract 5 of said Tracts to the public highway is through tracts 3, 2 and 1 in that order and said Old Road does provide that access.

2. Held found rebar, presumably set by Clark Eldridge or possibly by James Paeth for reference 7 short plat to control the alignment of the north line of a tract of land excluded from Tract 4 of the Columbia Home tracts by contract (Ref. 16). Said contract legal description calls out that iron stakes are set at each end of said North line. Said excluded tract was later short platted into 2 lots and recorded under AFN 88588 on May 21, 1974. The east and west lines of Lot 2 of said short plat are held to be 125 feet in length.
3. Found 1/2" dia. Rebar (Ref. 4) N6°21'45"E 52.32' from set southwest corner of lot 2 of reference 7 Short Plat. Eldridge set rebar for northeast corner of the south 2 acres of Tract 3. Not accepted as point on line between Tract 3 and 4.
4. Found 1/2" dia. Rebar (Ref. 4). Eldridge set rebar for northwest corner of the south 2 acres of Tract 3. Not accepted.
5. Found 1/2" dia. rebar (Ref. 4). Eldridge set rebar for southwest corner of the south 2 acres of Tract 3. Not accepted.
6. Found 1/2" dia. Rebar presumably set by Eldridge for the southeast corner of the south 2 acres of Tract 3 even though not shown as set on Ref. 4 map. Said corner could have been set by Paeth, using the Ref. 4 dimensions. Said rebar is S57°10'07"E 12.05' from set southeast corner of Tract 3. Not accepted.
7. Found 1/2" dia. Rebar (Ref. 4) set for the northwest corner of Tract 3. Not accepted.
8. Found 1/2" dia. Rebar (Ref. 4) set for angle point on south line of Tract 5. Not accepted.
9. Found 1/2" dia. Rebar presumed to have been set by Eldridge (Ref. 4) as a point on the south line of Tract 5 on the ridge top.
10. Found 3/4" dia. iron pipe S21°21'47"E 46.85' from Olson YPC (Ref. 6) set on center section line.
11. C-E 1/16 corner calculated position created by holding the Ref. 9 distance from the C1/4 corner and the rebar set at the intersection of the Govt lot line with the north line of SR141.

Bell Design Co. makes no warranty as to matters of unwritten title such as adverse possession, easements, acquiescence, etc.; or to environmental concerns such as hazardous waste, pollution, wet land delineation, riparian changes, flood zones, etc.



DATE	DESCRIPTION	BY
11/03	DNA1	AMB
11/03	CHECK	

RECORD OF SURVEY
FOR KETH PETERSON
STEVENSON, WASHINGTON

SHEET 2 OF 2
PROJECT: 98B033
DATE: Jan 2004

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