

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO MONUMENT THE EXTERIOR BOUNDARY OF THAT CERTAIN TRACT DESCRIBED IN STATUTORY WARRANTY DEED, A.F.N. 120690, AND A.F.N. 110221. EXTERIOR MONUMENTS WERE FOUND AND HELD ALONG THE WESTERN PROPERTY LINES, PER STEVENS SHORT PLAT, RECORDED IN BOOK 3, PAGE 162. OLD IRON PIPES OF UNKNOWN ORIGIN WERE FOUND AND HELD ALONG THE EASTERN BOUNDARIES. THESE MONUMENTS HAVE BEEN HELD BY PREVIOUS SURVEYOR'S AND APPEAR TO HAVE BEEN USED TO CONVEY LAND PER DEED DISTANCES. THESE PIPES WERE HELD OVER THE DEED CALL OF 20 CHAINS WEST OF THE ROBBINS D.L.C. LINE. A SURVEY FOR THELMA TOMBLESON, PERFORMED BY TERRA SURVEYING, ALSO HELD THE FOUND PIPES, AND APPEARS TO MATCH POSSESSION IN THE AREA. OLD HIGHWAY RIGHT-OF-WAY MONUMENTS WERE FOUND AND HELD ALONG THE SOUTHERN BOUNDARY OF THE SUBJECT PROPERTY. THE NORTH LINE WAS ESTABLISHED BY HOLDING FOUND MONUMENTS FOR THE SOUTH LINE OF J & L SHORT PLAT, RECORDED IN A.F.N. 2009173058. THERE APPEARS TO BE A DISCREPANCY AS TO THE LOCATION OF THE EXISTING EASEMENT FOR WEDRICK ROAD. THIS SURVEY SHOWS THE EXISTING LOCATION OF THE GRAVEL ROAD AS TO SHOW INTENT OF SAID EASEMENT.

BASIS OF BEARINGS

WASHINGTON STATE PLANE COORDINATES SYSTEM
SOUTH ZONE, GRID NORTH, GROUND DISTANCE,
ESTABLISHED BY G.P.S. OBSERVATION BETWEEN POINTS
290 AND 283

PROCEDURES

A CLOSED LOOP TRAVERSE WAS PERFORMED USING
A TRIMBLE S7 TOTAL STATION AND A TRIMBLE
TSC3 DATA COLLECTOR. NO ADJUSTMENT MADE,
MEETS MINIMUM STANDARDS AS DESIGNATED IN
WAC 332-130-090

REFERENCED SURVEYS

- R1. STEVENS SHORT PLAT, PERFORMED BY TERRA SURVEYING FOR SHIRLEY STEVENS, RECORDED JUNE 14, 1990, IN BOOK 3 OF SHORT PLATS, PAGE 162
- R2. SURVEY PERFORMED BY TERRA SURVEYING FOR THELMA TOMBLESON, RECORDED DECEMBER 12, 1984 IN BOOK 2 OF SURVEYS, PAGE 167
- R3. J & L SHORT PLAT, PERFORMED TRANTOW SURVEYING FOR JAMES AND LINDA BORUP, RECORDED JUNE 8, 2009 A.F.N. 2009173058
- R4. BORUP SHORT PLAT PERFORMED BY TRANTOW SURVEYING FOR JAMES AND LINDA BORUP, RECORDED MAY 13, 1990 IN BOOK 3 OF SHORT PLATS, PAGE 349. A.F.N. 135118
- R5. SURVEY PERFORMED BY DENNIS WALLACE & ASSOCIATES FOR DUANE BERRY, RECORDED JANUARY 21, 1975 IN BOOK 1 OF SURVEYS, PAGE 29
- R6. SURVEY PERFORMED BY TRANTOW SURVEYING INC. FOR KLIKITAT VALLEY BANK, RECORDED SEPTEMBER 13, 1988 IN BOOK 2 OF SURVEYS, PAGE 291

REFERENCED DEEDS

- D1. QUIT CLAIM DEED, RECORDED SEPTEMBER 30, 1994 IN BOOK 146, PAGE 129. A.F.N. 120688
- D2. STATUTORY WARRANTY DEED, RECORDED SEPTEMBER 30, 1994 IN BOOK 146, PAGE 141 A.F.N. 120690.
- D3. STATUTORY WARRANTY DEED, RECORDED OCTOBER 9, 1990 IN BOOK 120, PAGE 910 A.F.N. 110221

RECORD OF SURVEY

SURVEY LOCATED IN THE SW 1/4 OF THE SE 1/4,
SECTION 27, T. 3N., R. 8E., W.M.
SKAMANIA COUNTY, STATE OF WASHINGTON

LEGEND

- SET 5/8" X 30" REBAR WITH 1 1/4" YELLOW PLASTIC CAP (KA OR59002LS WA42690LS)
- FOUND MONUMENT AS NOTED IN DESCRIPTIONS (VISITED FEBRUARY, 2019)
- COMPUTED ANGLE POINT, NOT MONUMENTED
- X— EXISTING FENCE LINE
- RM REFERENCE MONUMENT
- R.O.S. RECORD OF SURVEY
- R.P.C. RED PLASTIC CAP
- A.F.N. AUDITOR'S FILE NUMBER
- R1 RECORD DATA PER RECORD OF SURVEY NO.
- FD FOUND DATA
- C CALCULATED DATA
- S.W.D. STATUTORY WARRANTY DEED
- D1 RECORD DATA PER QUIT CLAIM DEED A.F.N. 120688
- D2 RECORD DATA PER WARRANTY DEED, A.F.N. 120690
- D3 RECORD DATA PER WARRANTY DEED, A.F.N. 110221

FOUND MONUMENT INFORMATION

- (279) 5/8" IRON ROD WITH R.P.C. STAMPED "LS 15673"; PER J & L SHORT PLAT. HELD FOR NORTHEAST CORNER OF LOT 4.
- (281) 5/8" IRON ROD WITH R.P.C. STAMPED "LS 15673"; PER J & L SHORT PLAT. HELD FOR SOUTHEAST CORNER OF LOT 4.
- (283) 1" IRON PIPE; UNKNOWN ORIGIN. HELD.
- (290) 2-1/2" AXLE; UNKNOWN ORIGIN. HELD
- (291) 1/2" IRON PIPE; UNKNOWN ORIGIN. FOUND S29°35'56"E 6.84 FEET FROM COMPUTED POSITION. NOT ACCEPTED.
- (292) 1/2" IRON PIPE; UNKNOWN ORIGIN. HELD.
- (293) 5/8" IRON ROD WITH R.P.C. STAMPED "TERRA"; BOOK 2 PAGE 167. HELD
- (295) 1/2" IRON PIPE; UNKNOWN ORIGIN. HELD.
- (296) 5/8" IRON ROD WITH R.P.C. STAMPED "TERRA"; BOOK 3 PAGE 162. HELD
- (297) 5/8" IRON ROD WITH R.P.C. STAMPED "TERRA"; BOOK 3 PAGE 162. HELD
- (298) 5/8" IRON ROD WITH R.P.C. STAMPED "TERRA"; BOOK 3 PAGE 162. HELD
- (299) 5/8" IRON ROD WITH R.P.C. STAMPED "TERRA"; BOOK 3 PAGE 162. HELD
- (301) 5/8" IRON ROD WITH R.P.C. STAMPED "TERRA"; BOOK 3 PAGE 162. HELD
- (302) 5/8" IRON ROD WITH R.P.C. STAMPED "LS 15673"; UNKNOWN ORIGIN. HELD
- (4009) 4x4" CONCRETE POST RIGHT-OF-WAY MONUMENT. HELD FOR NORTHERN RIGHT-OF-WAY OF HIGHWAY 14
- (4013) 4x4" CONCRETE POST RIGHT-OF-WAY MONUMENT. HELD FOR NORTHERN RIGHT-OF-WAY OF HIGHWAY 14

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 MITCHELL AND DIANE CREON, FEBRUARY 20, 2019.

James M. Klein 3-11-2019
JAMES M. KLEIN DATE
REGISTERED PROFESSIONAL LAND SURVEYOR #42690

AUDITOR'S CERTIFICATE:

FILED FOR RECORD THIS 14th DAY OF March, 2019
AT 10:11 A.M. IN BOOK 146 OF SURVEYS PAGE 129, AT THE REQUEST OF JAMES M. KLEIN, REGISTERED LAND SURVEYOR, NO. 42690.

2019000373

AUDITOR FILE NO.

Wendy Dickhaus
COUNTY AUDITOR - Deputy



SHEET 1 OF 1
WILLAMETTE MERIDIAN
SKAMANIA COUNTY, WASHINGTON



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| 1/4 | SEC | T. | R. |
| 27 | 3N. | 8E. | |
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SURVEY PERFORMED FOR:
MITCHELL & DIANE CREON
DATE OF MONUMENT: FEBRUARY 2019
PROJECT: 19-01-23 DRAFT: ADS
FILE: 190123ROS.DWG LAYOUT TAB: WA SURVEY

KLEIN & ASSOCIATES, MAKES NO WARRANTY AS TO MATTERS OF
UNWRITTEN TITLE, ADVERSE POSSESSION, ESTOPPEL, ACQUIESCENCE.

OWNER
MITCHELL &
DIANE CREON