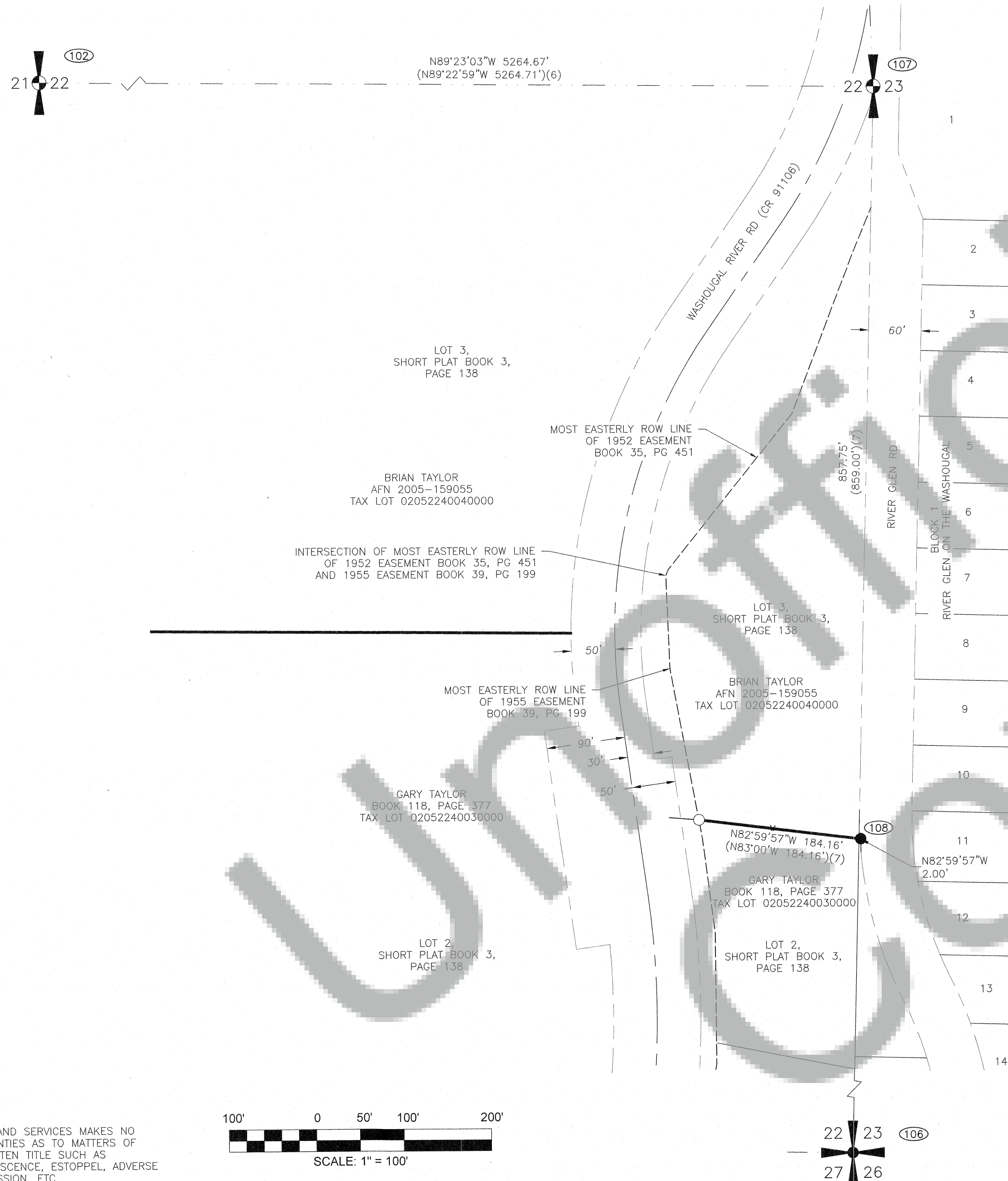


## AUDITOR'S INDEXING DATA

NE 1/4 SE 1/4  
SECTION 22  
TOWNSHIP 2 NORTH  
RANGE 5 EAST



## PURPOSE:

THE PURPOSE OF THIS SURVEY IS TO RETRACE THE SOUTH LINE OF LOT 3, SHORT PLAT 3, PAGE 138, EAST OF WASHOUGAL RIVER ROAD. SHORT PLAT 3, PAGE 138 IS ESSENTIALLY AN UNSURVEYED SHORT PLAT, BASED ON A NOTE THAT STATES 'THIS MAP BASED ON FIELD TIES MADE BY HAGEDORN INC. NO PROPERTY CORNERS HAVE BEEN SET.' THE DRAFTING OF THIS SHORT PLAT IS IN HAGEDORN'S DRAFTING STYLE, SO IT IS LIKELY THAT THEY PREPARED IT, EVEN THOUGH THE SURVEYOR'S SIGNATURE BLOCK IS BLANK. THE PLAT ALSO NOTES THAT 'BEARINGS BASED ON SURVEY IN BOOK 62, PAGE 107', AND IT APPEARS THAT THE OLSON SURVEY IN SAID BOOK AND PAGE WAS USED FOR THE SECTION DIMENSIONS AND SECTION BREAKDOWN.

THE SOUTH LINE OF LOT 3 EAST OF WASHOUGAL RIVER ROAD IS NOTED AS BEING ALONG A FENCE, WITH A BEARING AND DISTANCE PROVIDED. THE LOCATION OF THE FENCE IS PROVIDED BY A TIE THAT IS 859.00 FEET SOUTH OF THE EAST QUARTER CORNER OF SECTION 22. MOST OF THE DISTANCES ALONG THE SECTION LINE ON THE SHORT PLAT ARE SHOWN ROUNDED TO THE NEAREST FOOT, WITH A +/- IN THE FIELD, WE FOUND AN EXISTING FENCE LINE RUNNING ALONG THE AVERAGE BEARING SHOWN ON THE PLAT. AT THE EAST END OF THE FENCE, A 1/2" REBAR WAS FOUND OF UNKNOWN ORIGIN. THIS REBAR WAS FOUND EAST OF THE RETRACED SECTION LINE, BUT FELL IN LINE WITH THE FENCE. THE INTERSECTION OF THE FENCE AND SECTION LINE WAS MEASURED TO BE 1.25 FEET SHORT OF RECORD DISTANCE FROM THE QUARTER CORNER. BASED ON OUR FIELD CREWS ESTIMATION, AND THE LANDOWNER'S RECOLLECTION, THE FENCE IS ABOUT 30 YEARS OLD, WHICH WOULD MAKE IT THE SAME FENCE SHOWN IN THE SHORT PLAT. I HELD THE FENCE AND FOUND REBAR AS THE BEST EVIDENCE OF THE SOUTH LINE OF LOT 3, AND SET A MONUMENT AT RECORD DISTANCE WEST OF THE SOUTHEAST CORNER.

THE BOUNDARIES OF LOT 3 WEST OF WASHOUGAL RIVER ROAD WERE NOT RETRACED, NOR WERE THE RIGHT-OF-WAY LINES OF WASHOUGAL RIVER ROAD. IT IS NOTED THAT PRIOR TO THE ESTABLISHMENT OF WASHOUGAL RIVER ROAD IN 1974, TWO SEPARATE EASEMENTS WERE CONVEYED TO THE WASHINGTON DEPARTMENT OF FISHERIES IN 1952 AND 1955. IT IS NOT KNOWN WHETHER THESE EASEMENTS WERE ABANDONED AT THE TIME OF THE ESTABLISHMENT OF WASHOUGAL RIVER ROAD. THE DEEDS FOR LOT 2 AND LOT 3, SHORT PLAT BOOK 3, PAGE 138, APPEAR TO TREAT THE 1955 EASEMENT AS STILL IN EFFECT, AND THE 1952 EASEMENT AS ABANDONED.

BEARINGS ARE BASED ON GPS OBSERVATIONS WITH WASHINGTON STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, AS SHOWN BETWEEN MONUMENTS #106 AND #107 WITH A BEARING OF NORTH 1°29'37" EAST. GRID DISTANCES HAVE BEEN SCALED TO GROUND, USING A SCALE FACTOR OF 0.9999759862. TO OBTAIN GRID DISTANCES, DIVIDE BY THE SCALE FACTOR.

EQUIPMENT USED WERE TRIMBLE R10 GPS RECEIVERS USING THE BASE & ROVER RTK METHOD, WITH THE BASE POINT OBSERVED USING STATIC GPS, PROCESSED THROUGH OPUS. A TRIMBLE S6 TOTAL STATION WAS USED SETUP ON GPS CONTROL POINTS TO TIE MONUMENTS IN TREED AREAS. DATA WAS ADJUSTED IN TRIMBLE BUSINESS CENTER.

POINT	DESCRIPTION	SURVEY
102	FD 2-1/2" BRASS DISK MARKED "1/4 21 22", 3 BTS STANDING:	SURVEY BOOK 2, PAGE 91
-	A 11" ALDER BEARS S14°E 7.7'	-
-	A 18" ALDER BEARS S10°W 18.8'	-
-	A 20" FIR BEARS N62°E 16.0'	-
106	FD AXLE WITH L SCRIBE, UP 0.7'	LCR BOOK 2/5, PAGE 56
107	FD 3" BRASS DISK	UNKNOWN, SHOWN IN SURVEY BOOK 2, PAGE 91
108	FD 1/2" REBAR AT FENCE CORNER, UP 0.6', HELD FOR LINE, S82°59'57"E 2.00'	UNKNOWN

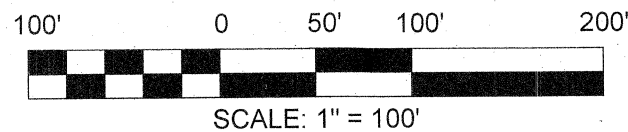
## SURVEY REFERENCES:

- (1) DEED BOOK 35, PAGE 451
- (2) DEED BOOK 39, PAGE 199
- (3) RIVER GLEN
- (4) DEED BOOK 68, PAGE 11
- (5) WASHOUGAL RIVER RD MAP CRP 75-7
- (6) SURVEY BOOK 2, PAGE 91
- (7) SHORT PLAT BOOK 3, PAGE 138
- (8) DEED BOOK 118, PG 377
- (9) DEED BOOK 118, PAGE 375
- (10) LCR BOOK 2/5, PAGE 56
- (11) SURVEY BOOK 3, PG 82
- (12) LCR BOOK 238, PAGE 525
- (13) SURVEY AFN 2006161075

## LEGEND:

- SET 5/8"x30" REBAR W/YPC MARKED "PLETT 50707"
- FOUND MONUMENT AS NOTED IN MONUMENT TABLE
- W/YPC WITH YELLOW PLASTIC CAP
- (#) RECORD DATA PER SURVEY REFERENCE TABLE
- {#} CALCULATED FROM RECORD DATA PER SURVEY REFERENCE TABLE
- BOUNDARY LINE
- RIGHT-OF-WAY LINE
- CENTERLINE
- (XXX) INDICATES MONUMENT FOUND NUMBER

S&F LAND SERVICES MAKES NO WARRANTIES AS TO MATTERS OF UNWRITTEN TITLE SUCH AS ACQUISITION, ESTOPPEL, ADVERSE POSSESSION, ETC.



## AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS 7th DAY OF Sept., 2021,

AT 3:52P M. IN BOOK --- OF --- AT PAGE ---

AT THE REQUEST OF ANDREW J. PLETT

AFN #  
2021-03059

(SIGNED)

COUNTY AUDITOR - Deputy

## 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

BRIAN TAYLOR

IN SEPT., 2021.

Andrew J. Plett  
ANDREW J. PLETT

50707



## RECORD OF SURVEY

FOR BRIAN TAYLOR  
LOCATED IN LOT 3, WOODROW TAYLOR  
SHORT PLAT BOOK 3, PAGE 138,  
IN THE NE 1/4 OF THE SE 1/4 OF SECTION 22,  
TOWNSHIP 2 NORTH, RANGE 5 EAST OF THE  
WILLAMETTE MERIDIAN,  
SKAMANIA COUNTY, WASHINGTON

**S&F Land Services**

PORTLAND, VANCOUVER, BEND, SEASIDE

400 E EVERGREEN BLVD.  
STE 1, VANCOUVER, WA 98660  
(360) 326-2334

WWW.SFLANDS.COM

EMAIL: INFO@SFLANDS.COM

FIELD  
DW

DRAWN  
AJP

CHECKED  
AJP

DATE  
9/2/2021

JOB NO.  
21-396-01

Taylor\_Washougal\_ROS.dwg