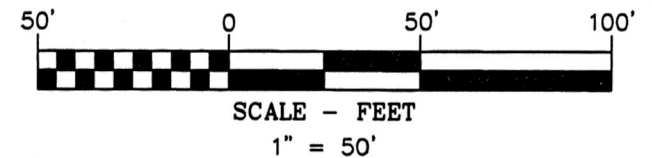


# RECORD OF SURVEY

SE 1/4 OF THE SW 1/4 OF SECTION 36, T. 3N., R. 7E., W.M.  
CITY OF STEVENSON, SKAMANIA COUNTY, WASHINGTON.

## BASIS OF BEARINGS

SURVEY PERFORMED BY OLSON ENGINEERING  
R.O.S. BOOK 1, PAGE 32



## LEGEND

- SET 5/8" X 30" REBAR WITH 1 1/4" YELLOW PLASTIC CAP (KA WA42690)
- FOUND MONUMENT AS NOTED IN MONUMENT INFORMATION
- COMPUTED ANGLE POINT, NOT MONUMENTED
- RM REFERENCE MONUMENT
- R.O.S. RECORD OF SURVEY
- A.F.N. AUDITOR'S FILE NUMBER
- R1 RECORD DATA PER RECORD OF SURVEY NO.
- FD FOUND DATA
- FENCE LINE

## MONUMENT INFORMATION

- (250) FOUND RAILROAD SPIKE UNKNOWN ORIGIN; HELD.
- (251) FOUND 5/8" REBAR WITH YELLOW PLASTIC CAP, STAMPED "OLSON PLS 9025"; PER R.O.S. BOOK 1, PAGE 132, A.F.N. 84768; HELD.
- (253) FOUND COUNTY MONUMENT. SOUTH 1/4 CORNER SECTION 36. SCRIBED X IN MONUMENT CASE. HELD.
- (254) FOUND RAILROAD SPIKE; UNKNOWN ORIGIN; HELD.
- (255) FOUND 5/8" REBAR WITH RED PLASTIC CAP (ILLEGIBLE), PER A.F.N. 2004155075; HELD.
- (261) FOUND 5/8" REBAR, POSSIBLY PER MEAGHER'S ADDITION; HELD.
- (559) (262) FOUND 5/8" REBAR; PER R.O.S. BOOK 1, PAGE 132, A.F.N. 84768; HELD.
- (265) (266) FOUND 5/8" IRON ROD WITH R.P.C. (ILLEGIBLE); PER A.F.N. 122716

## REFERENCED SURVEYS

1. SURVEY PERFORMED BY OLSON ENGINEERING, FOR MID BARBOUR, RECORDED APRIL 30, 1977 IN BOOK 1, PAGE 132, A.F.N. 84768
2. REMI SHORT PLAT PERFORMED BY KLEIN AND ASSOCIATES INC., FOR LASHER LLC, RECORDED MAY 21, 2020 IN A.F.N. 2020001197
3. SURVEY PERFORMED BY KLEIN AND ASSOCIATES, INC., FOR BRIAN MCKENZIE, RECORDED SEPTEMBER 23, 2020 IN A.F.N. 2020002554
4. COLUMBIA VIEW ADDITION PERFORMED BY CECIL COMBS, FOR MICHAEL AND MARIAN KEHOE, RECORDED NOVEMBER 19, 1949 IN BOOK A, PAGE 98-99
5. SURVEY PERFORMED BY TRANTOW SURVEYING INC., FOR HARRIETT POWERS, RECORDED JULY 7, 1995 IN A.F.N. 122716, BOOK 3, PAGE 196
6. MEAGHERS ADDITION TO STEVENSON, PERFORMED BY CLARK ELDRIDGE FOR RUTH MEAGHERS, RECORDED APRIL 3, 1964 IN VOLUME A, PAGE 120
7. RECORD OF SURVEY PERFORMED BY TRANTOW SURVEYING INC., FOR DOUGLAS MCKENZIE AND DAVID KAROSKY, RECORDED NOVEMBER 4, 2004; A.F.N. 2004155075

## REFERENCED DEEDS

QUITCLAIM DEED, A.F.N. 2015001943.  
JUDGMENT AND DECREE A.F.N. 2005157691

## PROCEDURES

A CLOSED LOOP TRAVERSE WAS PERFORMED USING 3" TRIMBLE S6 TOTAL STATION AND A TRIMBLE DATA COLLECTOR. NO ADJUSTMENT MADE, MEETS MINIMUM STANDARDS AS DESIGNATED IN WAC 332-130-090

## SURVEYOR'S NOTES

EXCEPT AS SPECIFICALLY STATED OR SHOWN ON THIS PLAT, THIS SURVEY DOES NOT PURPORT TO REFLECT ANY OF THE FOLLOWING WHICH MAY BE APPLICABLE TO THE SUBJECT REAL ESTATE: BUILDING SETBACK LINES, RESTRICTIVE COVENANTS, SUBDIVISION RESTRICTIONS, ZONING OR OTHER LAND-USE REGULATIONS, AND ANY OTHER FACTS WHICH AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.

THERE MAY BE EASEMENTS WHICH AFFECT THE LAND SHOWN HEREON.

AN EXISTING HOUSE LOCATED ON LOT 7, MEAGHERS ADDITION TO STEVENSON, WAS DISCOVERED TO ENCRACH ONTO THE NORTHERLY PORTION OF THE SUBJECT TRACT. THE EXISTING HOME SOUTHWESTERLY CORNER EXTENDS APPROXIMATELY 11 FEET MORE OR LESS ON THE SUBJECT TRACT.

## SURVEYOR'S CERTIFICATE:

I, JAMES M. KLEIN, REGISTERED AS A LAND SURVEYOR BY THE STATE OF WASHINGTON, CERTIFY THAT THIS PLAT IS BASED ON AN ACTUAL SURVEY OF THE LAND DESCRIBED HEREIN, CONDUCTED BY ME OR UNDER MY SUPERVISION, THAT THE DISTANCES, COURSES AND ANGLES ARE SHOWN HEREON CORRECTLY, AND THAT THE MONUMENTS, OTHER THAN THE MONUMENTS APPROVE FOR SETTING AT A LATER DATE, HAVE BEEN SET AND LOT CORNERS STAKED ON THE GROUND AS DEPICTED ON THE PLAT.

*James M. Klein* 2-10-22  
JAMES M. KLEIN PLS# 42690 DATE

## AUDITOR'S CERTIFICATE:

FILED FOR RECORD THIS 24th DAY OF February, 2022  
AT 8:32 A.M. IN BOOK 2022 OF SURVEYS PAGE 318 AT THE REQUEST OF JAMES M. KLEIN, REGISTERED LAND SURVEYOR, NO. 42690.

AUDITOR FILE NO. 2022-000318

*Brisha Dicklaus*  
COUNTY AUDITOR - Deputy

## NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO LOCATE THE EXTERIOR BOUNDARY OF THAT CERTAIN TRACT OF LAND, DESCRIBED IN QUIT CLAIM DEED, RECORDED UNDER AUDITOR'S FILE NO. 2015001943. THE SUBJECT TRACT IS DESCRIBED AS A METES AND BOUNDS DESCRIPTION, WHICH LIES WESTERLY OF MEAGHER'S ADDITION AND NORTH OF COLUMBIA VIEW ADDITION. A MATHEMATICAL MODEL OF SAID SUBDIVISIONS WAS PERFORMED BASED ON A RECORD OF SURVEY PERFORMED BY OLSON ENGINEERING, RECORDED IN BOOK 1, PAGE 132. RECOVERED MONUMENTS IN AND AROUND THE AREA SHOWN ON SAID OLSON SURVEY, WERE RECOVERED AND FOUND TO BE WITHIN ACCEPTABLE TOLERANCE AND HELD IN THIS SURVEY.

THE SOUTH LINE WAS ESTABLISHED BY HOLDING THE WESTERLY EXTENSION OF THE COMPUTED NORTH RIGHT-OF-WAY OF LASHER STREET, AS PER OLSON ENGINEERING. THE EAST LINE WAS ESTABLISHED BY HOLDING THE COMPUTED POSITION PER THAT CERTAIN TRACT CONVEYED TO THE HOUSE OUR PEOPLE ENTERPRISES, INC., RECORDED IN BOOK 79, PAGE 13. THE NORTH LINE WAS ESTABLISHED BY HOLDING THE COMPUTED POSITION AS SHOWN ON SAID OLSON ENGINEERING SURVEY, WHICH WAS IN SUBSTANTIAL AGREEMENT WITH THE COMPUTED SOUTH LINE OF LOT 7, MEAGHERS ADDITION, AS COMPUTED FROM RECOVERED MONUMENTS, SET IN A SURVEY PERFORMED BY TRANTOW SURVEYING RECORDED IN BOOK 3, PAGE 196. THE WEST LINE WAS ESTABLISHED BY HOLDING THE BROW OF ROCK CREEK CANYON.

A HOUSE LOCATED ON LOT 7, MEAGHERS ADDITION WAS FOUND TO ENCRACHMENT ONTO THE NORTHERLY PORTION OF THE SUBJECT TRACT. SEE THE FACE OF THIS SURVEY FOR ADDITIONAL INFORMATION.

SURVEY PERFORMED FOR:  
PIDGEON-ISAACSON  
DATE OF MONUMENT: JANUARY 25, 2022  
PROJECT: 21-12-20 DRAFT: GD  
FILE: 211220.DWG LAYOUT TAB: WA SURVEY

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

**OWNER**  
BRUCE AND LINDA  
ISAACSON

VANCOUVER STREET

**Klein & Associates, Inc.**  
ENGINEERING • SURVEYING • PLANNING  
1411 13th Street • Hood River, OR 97031  
TEL: 541-386-3322 • FAX: 541-386-2515



SHEET 1 OF 1  
WILLAMETTE MERIDIAN  
SKAMANIA COUNTY, WASHINGTON

1/4	SEC	T.	R.
<input checked="" type="checkbox"/>	36	3N.	7E.
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