WARRANTY DEED RECORDED AS DOCUMENT NUMBER 2004-12050 MORROW COUNTY DEED RECORDS. Commencing at the Brass Cap set by PLS 933 in 1978 for the Northeast Corner of the Southeast Quarter of the Northeast Quarter of Section 16. Township 4 North. Range 25 East of the Willamette Meridian. in the County of Morrow and the State of Oregon: PK NAIL FND BY KRUMBEIN 16.
AT SECTION CORNER. NOT TIED.
BURIED UNDER FILL. NOT TIED. Thence South 88°00' 57" West, along the North line of said Southeast Quarter of the Northeast Quarter a distance of 20.00 feet to a 5/8" X 30" steel rebar with a plastic cap stamped PLS 2850 set on the Westerly Right of Way line of Olsen Road and being the True Point of Beginning of this Description: 5 86° 45° 31° W 1292.78° Thence continuing South 88° 00' 57" West, along said North line of said Southeast Quarter of the Northeast Quarter a distance of 296.00 feet: ( \$ 86° 45° 31° W 1292.78° ) -2 3/8" BRASS CAP SET BY KRUMBEIN FOR PRICHARD KRUMBEIN FND A BRASS SCREW AND WASHER FOR THE NORTH IN 1978. NOT TIED. Thence North 01° 59' 03" West a distance of 60.00 feet : SEN 1/4 CORNER OF SECTION 16. SURVEYORS'S NARRATIVE: Thence North 88° 00° 57° East parallel to the North line of the said Southeast Quarter of the Northeast Quarter of Sections 16. a distance of 297.20 feet to a point on the Westerly right-of-way line of said Olsen Road: FOR PRICHARD 1978. 70 THE PURPOSE OF THIS SURVEY AND BOUNDARY LINE ADJUSTMENT IS NOT TIED. TO CORRECT THE PROBLEM OF PLACING A MANUFACTURED HOME Thence South 00° 49° 48° East along the said Westerly right-of-way line of Olsen road a distance of 60.01 feet to the True Point of Beginning of this Description. Containing 0.41 Acres. PARTLY ACROSS A PROPERTY LINE AND INTO A UNDEVELOPED 60 FOOT WIDE ROADWAY EASEMENT. THIS WAS REVEALED BY COPPOCK SURVEYING WHEN A FOUNDATION SURVEY WAS DONE FOR THE BANK Subject to any and all Road. Utility and Irrigation Easements be they Public or Private which a thorough title search might reveal. OF EASTERN OREGON. -N 88° 00° 57° E 318.41 20' IN 1978 KRUMBEIN ENGINEERING DID A BOUNDARY SURVEY FOR N 88° 00' 57° E 298.41 HOMER PRICHARD IN THE NORTHEAST QUARTER OF SECTION 16. RELOCATED 60' WIDE ROAD EASEMENT TOWNSHIP 4 NORTH. RANGE 25 EAST OF THE WILLAMETTE MERIDIAN. THAT SURVEY IS WHERE THE ABOVE 60 FOOT WIDE ROADWAY CONTAINING 0.45 ACRES EASEMENT WAS FIRST CREATED. S 88 00' 57" W 383.03" ... I USED THE 1978 SURVEY FOR PRICHARD AS THE BASIS OF THIS SURVEY ... N 88° 00° 57° E 297.20 AND BOUNDARY LINE ADJUSTMENT. THE BEARINGS ARE BASED ON THE BEARINGS SHOWN ON THE 1978 SURVEY BETWEEN THE FOUND .5 88° 00° 57° MONUMENTS SHOWN ON THE FACE OF THIS SURVEY PLAT. KRUMBEINS 1978 SURVEY FOR PRICHARD. SHIFTED NORTH BY
AGREEMENT AND AREA TO BE ADDED TO TRACT JOINING TO THE SOUTH. CONTAINING 0.41 ACRES. LEGEND [ S 89° 16' 00" W 316.00" .... 5 88° 00' 57" W 3/6.00" SET A 5/8" X 30" STEEL REBAR WITH A PLASTIC CAP MARKED LS 2850. S 88° 00' 57" W 296.00 MONUMENT AS NOTED. 7DOC. # 2004-12050 AS DESCRIBED " 1.12 ACRES"-OF RECORD. KRUMBEIN FOR PRICHARD, 1978. ( 000 ) TRACT AS DESCRIBED CONTAINS 1.12 ACRES. WHICH INCLUDES OF RECORD. FROM DESCRIPTION ON WARRANTY DEED RECORDED AS DOCUMENT [ 000 ] THE SHOWN COUNTY RIGHT OF WAY OLSEN ROAD OF 0.07 ACRES. NUMBER 2004-12050 MORROW COUNTY DEED RECORDS. 88 RELOCATED 155. 154. 1.12 ACRES-0.07 ACRES - 1.05 ACRES NET USABLE ACRES. **≠** \$ EASEMENT EASEMENT AS SHOWN ON KRUMBEINS 43.4 FF 2 3/8" BRASS CAP SET BY 1978 SURVEY FOR PRICHARD. 22 KRUMBEIN FOR PRICHARD IN 1978. NOT TIED.-82 SCALE 1 -50 ·· N 88° 00' 57° E 1295.79' ( N 88° 00' 59° E 1295.79') 88 DQC. # 2004-12050-N 88° 00° 57° E 1295.79° DETAIL SCALE: 1 -50 ( N 88° 00° 59° E 1295.79° ) .N 88° 00' 57" E 292.54: ORIGINAL TRACT AS DESCRIBED IN THE WARRANTY DEED RECORDED .... N 88° 00' 57" E 312.55" AS DOCUMENT NUMBER 2004-12050, MORROW COUNTY DEED RECORDS: [ \$ 89° 16' 00' E 312.00' MORE OR LESS ] BEGINNING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER 8 OF THE NORTHEAST QUARTER OF SECTION 16, TOWNSHIP 4 NORTH, RANGE 25. S EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF MORROW AND 60 FOOT WIDE EASEMENT SHIFTED NORTH 60 FEET FROM EASEMENT THE STATE OF OREGON: SHOWN ON SURVEY FOR PRICHARD BY KRUMBEIN IN 1978 AND MADE A PART OF THAT REMAINING EASEMENT. THENCE SOUTH 89° 16' 00' WEST, ALONG THE NORTH LINE OF SAID SOUTHEAST Commencing at the Brass Cap set by PLS 933 in 1978 for the Northeast Corner of the Southeast Quarter of the Northeast Quarter of Section 16. Township 4 North. Range 25 East of the Willamette Meridian. in the County of Morrow and the State of Oregon: QUARTER OF THE NORTHEAST QUARTER A DISTANCE OF 316.00 FEET: THENCE SOUTH OO 51 20 EAST A DISTANCE OF 155.00 FEET: Thence North 00° 49' 48' West along the Centerline of Olsen Road. also being the East line of said Section 16. a distance of 60.01 feet: THENCE SOUTH 89° 16' 00° EAST 312.00 FEET, MORE OR LESS. TO A POINT ON \$ \$ \$ THE EAST LINE OF SAID SECTION 16: Thence South 88° 00° 57° West parallel to the North line of the said Southeast Quarter of the Northeast Quarter of Section 16. a distance of 20.00 feet to a 5/8° X 30° steel rebar with a plastic cap stamped PLS 2850 set on the Westerly Right of Way line of said Olsen Road and being the True Point of Beginning of this EA 49 THENCE NORTH 00° 43' 40° EAST ALONG SAID EAST LINE TO THE POINT OF 88 Easement Description: ≥≥ SCALE EXCEPTING THEREFROM ALL ROADS AND ROAD RIGHT-OF-WAYS. Thence continuing South 88° 00° 57° West parallel to the North line of the said Southeast Quarter of the Northeast Quarter of Sections 16.a distance of 297.20 feet to a 5/8° X 30° steel rebar with a plastic cap 1 -200 stamped PLS 2850 : Thence continuing South 88° 00' 57" West parallel to the North line of the said Southeast Quarter of the Northeast Quarter of Sections 16.a distance of 65.83 feet: Thence North 45° 40' 11° East a distance of 89.07 feet: —*200* · BOUND BY Thence North 88° 00° 57° East parallel to the North line of the said Southeast Quarter of the Northeast Quarter of Sections 16. a distance of 298.41 feet to a point on the Westerly Right of Way line of said Olsen Road: SCALE: 1 - 200 FND. 2 3/8" BRASS CAP SET BY McKINNIS TO REPLACE BRASS Thence South 00° 49' 48" East along said Westerly Right of Way of Olsen Road a distance of 60.01 feet to the True Point of Beginning of this Easement Description. with the SCREW FND BY KRUMBEIN IN 1978 No. 1929 C KRUMBEIN FOUND 5/8' IRON PIN REGISTERED FOR PRICHARD. Containing 0.45 Acres. IN HIS 1978 SUEVEY FOR PRICHARD. **PROFESSIONAL** EAST 1/4 CORNER OF SECTION 16-LAND SURVEYOR -NOT TIED. ( N 89° 16' 04° E 1299.42' ) ( N 89° 16' 04° E 1299.42' ) BOUNDARY SURVEY AND BOUNDARY LINE ADJUSTMENT FOR: STANLEY AND LINDA TOMS 79014 OLSEN ROAD OREGON BOARDMAN, OR 97818 JUDSON L.COPPOCK 541-676-8750 COPPOCK SURVEYING 2850 PO Box 495 FAX 676-8753 RENEWAL DATE: DEC. 31 2005 HEPPNER, OR 97838 6 MAY 2005 JOB NO. 0904316

ADDITIONAL 60 WIDE STRIP TO BE ADDED TO THAT TRACT DESCRIBED ON