

**RECORD OF SURVEY**  
**of LOT 1, BLOCK 4, BOARDMAN ADDITION, within the City of Boardman,**  
**Located in the S.W. 1/4 of Section 9, Township 4 North,**  
**Range 25 East of the Willamette Meridian, Morrow County, Oregon**

**SURVEYOR'S NARRATIVE**

THIS SURVEY WAS MADE AT THE REQUEST OF ALEX HATTENHAUER, FOR THE PURPOSE OF RETRACING THE BOUNDARY OF A LOT 1 BLOCK 4 OF BOARDMAN ADDITION AS DESCRIBED IN STATUTORY WARRANTY DEED 2009-23553 ON FILE WITH THE MORROW COUNTY CLERK.

CONTROL FOR THIS SURVEY IS BASED ON FOUND MONUMENTS FROM THE PLAT OF BOARDMAN ADDITION. THE BASIS OF BEARING FOR THIS SURVEY IS ALONG CENTERLINE OF BOARDMAN AVE. BETWEEN THE FOUND 2 1/2" DOMED BRASS CAP MARKING THE INTERSECTION OF BOARDMAN AVE. AND NORTH MAIN ST. AND THE FOUND 2 1/2" DOMED BRASS CAP MARKING THE INTERSECTION OF BOARDMAN AVE. AND W. FIRST ST.

THE CENTERLINE OF N. MAIN ST. WAS RETRACED BASED ON RECORD DATA FROM R2, A SEWER MANHOLE WITH FAINT POSSIBLE STRADDLE MARKS IN THE RIM PER R2 WAS FOUND AND HELPED VERIFY THE CALCULATED POSITION ALONG WITH MONUMENTS TO THE NORTH AND EAST (CORNER ⑥).

CORNER ⑥ WAS REESTABLISHED AT RECORD BEARING AND DISTANCE FROM CORNER ⑥.

THE BLOCK LINES / RIGHT OF WAY LINES WERE ESTABLISHED AT RECORD DIMENSIONS AND A 5/8" REBAR WAS FOUND AT THE NORTHWEST CORNER OF THE BLOCK AND FIT VERY WELL.

MONUMENT ① WAS REESTABLISHED AT A PROPORTIONAL DISTANCE.

MONUMENT ② WAS REESTABLISHED AT A PROPORTIONAL DISTANCE.

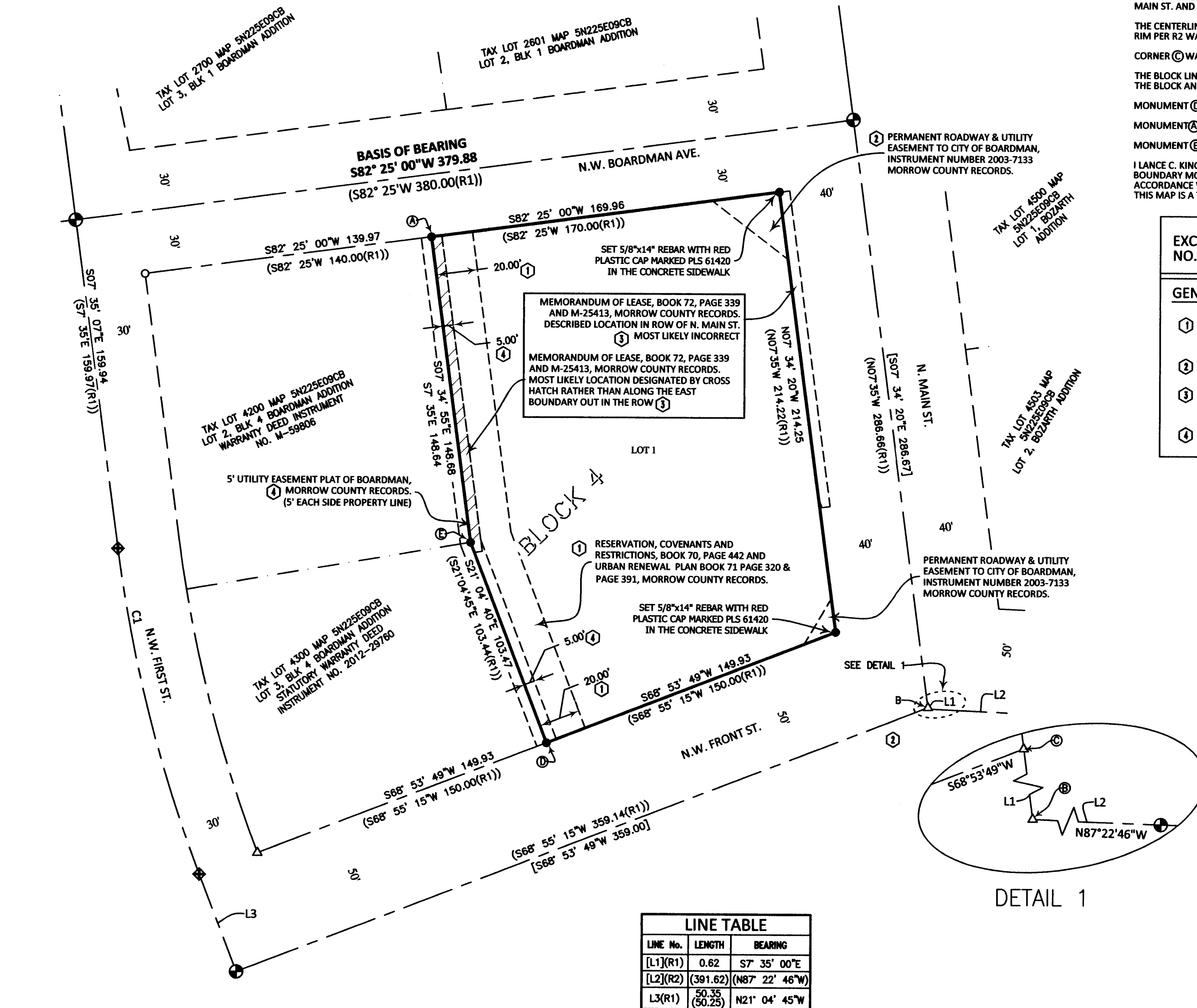
MONUMENT ③ WAS REESTABLISHED AT A BROKEN BOUNDARY ADJUSTMENT LOCATION.

I LANCE C. KING, A REGISTERED PROFESSIONAL LAND SURVEYOR HEREBY CERTIFY THAT THE FIRST MONUMENT ESTABLISHING OR REESTABLISHING A BOUNDARY MONUMENT WAS PLACED ON 8/18/2021, THAT THE ADJOINING PROPERTY AND ALL PROPERTY ACCESSED IN THIS SURVEY WAS DONE IN ACCORDANCE WITH ORS 672.047, THAT THE SURVEY WAS MADE BY ME, OR UNDER MY DIRECTION, THAT THE MONUMENTS ARE AS SHOWN AND THAT THIS MAP IS A TRUE AND ACCURATE REPRESENTATION OF SAID SURVEY.

EXCEPTIONS AS PER MID-COLUMBIA TITLE COMPANY, PROPERTY SEARCH REPORT, FILE NO. 11589 DATED APRIL 7, 2021 LRS ARCHITECTS FOR HATTENHAUER DISTRIBUTING

**GENERAL EXCEPTIONS:**

- ① RESERVATION, COVENANTS AND RESTRICTIONS, BOOK 70, PAGE 442 AND URBAN RENEWAL PLAN BOOK 71 PAGE 320 & PAGE 391, MORROW COUNTY RECORDS. MAY STILL EXIST IN THIS LOCATION.
- ② PERMANENT ROADWAY AND UTILITY EASEMENT, INSTRUMENT NUMBER 2003-7133 MORROW COUNTY RECORDS.
- ③ MEMORANDUM OF LEASE, BOOK 72, PAGE 339 AND M-25413, MORROW COUNTY RECORDS. DESCRIBED LOCATION IS IN MAIN ST ROW. DESCRIPTION MATCHES THE NW CORNER OF LOT 1
- ④ 5' UTILITY EASEMENT PLAT OF BOARDMAN, MORROW COUNTY RECORDS.



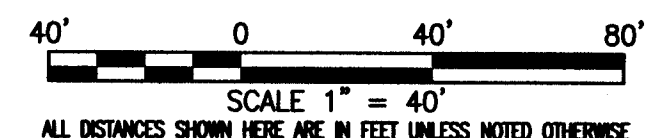
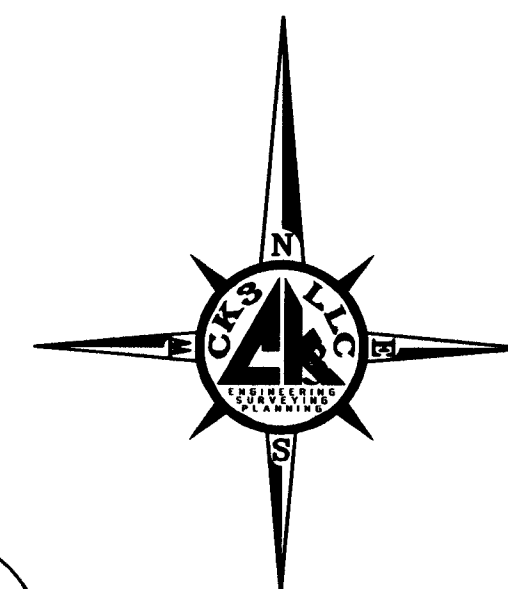
CURVE TABLE						
CURVE No.	RADIUS	DELTA	LENGTH	TANGENT	BEARING CHORD	CHORD
C1	690.21	13°29'45"	162.58	81.67	S14°19'04"E	162.20

**REFERENCE TABLE**

- R1 PLAT OF BOARDMAN ADDITION TO CITY OF BOARDMAN, MORROW COUNTY RECORDS.
- R2 BOZARTH ADDITION, FOR JOHN AND LAVERNE BOZARTH, BY TOMPKINS LAND SURVEYING, FILED UNDER COUNTY SURVEY No. C-1184-E; FOLDER 00958.

**LEGEND**

- PROPERTY BOUNDARY
- - - RIGHT-OF-WAY (ROW)
- - - CENTERLINE (PLATTED)
- - - TAX LOT LINES
- - - EASEMENT
- POSSIBLE EASEMENT LOCATION
- ( ) DATA OF RECORD
- [ ] CALCULATED DISTANCE
- ⊕ FND. 2 1/2" DOMED BRASS CAP IN MONUMENT WELL SET IN R1
- SET 5/8"x30" REBAR WITH RED PLASTIC CAP MARKED PLS 61420 OR AS NOTED
- FOUND 5/8" IRON REBAR NO CAP
- ⊙ FOUND NAIL AT AC SURFACE
- △ CALCULATED POINT



MORROW COUNTY OFFICE OF RECORDS

**RECEIVED BY**  
Morrow County Surveyor  
Date: 9-2-2021  
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SURVEY FOR:  
**HATTENHAUER DISTRIBUTING CO.**



**CK3, LLC**  
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DATE: 8/18/2021	DATE REVISED:	SHEET: 1 of 1

**REGISTERED PROFESSIONAL LAND SURVEYOR**  
*Lance Clark King*  
**OREGON**  
**MAY 10, 2011**  
**LANCE CLARK KING**  
**61420**  
**RENEWS: 6/30/2023**

1952