1/18 CORNER HELD RAIL ROAD SPIKE 1341.697 20,007 N. V. PRICE COUNTY ROAD NO. P-152 100 P 80°4£ GENTER OF THE 0, 0 M.W. 114 OF SECTION 15 2000 20.00 3'00'SF'88 N 40,00 13018 24000' 3,00,00,00 I W.007000 10 669.54° R 1 00°07'00"E A S 1 S N [519.70'] S BRYSTOO'W 20.00 SCALE: 1"= 40' HELD 5-0" MON ROD

RECORD OF SURVEY FOR DON AND JO CAULPETZER IN THE N.W. 1/4 OF SECTION 15. T. 7 N., R. 3 W., W. M. COLUMBIA COUNTY, OREGON AUGUST 11. 1993

> **PROFESSIONAL** LAND SURVEYOR

Compdo 1 OREGON DECEMBER 14,1070 RY CORNWALL-BRADY 1860

REMEWAL DATE: 12-31-93

JERRY CORNWALL-BRADY LAND SURVEYING

257 SOUTH IST. STREET ST. HELENS, OREGON 97051 (503) 397-4115

Pud's Pole aprox lofeet from campbells Property Line

3/8" RON ROD BEMES S 88"53"00"E 0.05" FROM POSITION AS SHOWN

HELD 1/2" IRON ROD

1. C.S. L-412

2. C.S. 3791

I. DEED BOOK 244. PAGE 12

LEGEND:

- DENOTES SET 5/8" X 30" IRON ROD WITH YELLOW PLASTIC CAP MARKED "BRADY L.S. 1880"
- DENOTES FOUND MONUMENT AS NOTED
- DENOTES MONUMENT NEITHER SET NOR FOUND
- C 1 I DENOTES RECORD DATA PER SURVEY AS DESIGNATED PER NUMBER
- () I DENOTES RECORD DATA PER DEED AS DESIGNATED PER NUMBER

MARRATIVE:

THE PURPOSE OF THIS SURVEY IS TO MONUMENT THE WEST LINE OF A 20' WIDE EASEMENT AS DESCRIBED IN COUNTY DEED BOOK 244, AT PAGE 16. MONUMENTS WERE POUND AND HELD AT POINTS "A" AND "S" PER C.S. L-412 AS SHOWN PEREDIA A MONUMENT WAS FOUND AND HELD AT POINT "C" PER C.S. 3791 AS SHOWN PEREDIA POINT "D" WAS ESTABLISHED PER SAND C.S. L-412 AND C.S. 3791, BY HOLDING A RECORD BEARING AND DISTANCE PER SAND SURVEYS FROM POINT "B", POINT "C" WAS ESTABLISHED BY HOLDING LINE "D"—"E" PARALLEL TO LINE "B"—"A" AND HOLDING A DEED DISTANCE PER DEED NO. I ALONG SAND LINE, POINT "C" WAS ESTABLISHED BY HOLDING LINE "E"—"E" PARALLEL TO LINE "B"—"B" AND HOLDING A DEED DISTANCE PER DEED NO. I ALONG SAND LINE, POINT "C" WAS ESTABLISHED BY HOLDING LINE "F"—"B" PARALLEL TO LINE "B"—"B" AND HOLDING LINE "F"—"B" PARALLEL TO LINE "B"—"B" AND INTERSECTING SAND LINE WITH THE SOUTH RIGHT OF BAY LINE OF PRICE ROAD, WHICH WAS ESTABLISHED PER SAND C.S. L-412.

COUNTY SURVEYOR RECEIVED 10-5-93

FILED_//-/9- 95

1/18 CORNER HELD RAIL ROAD SPIKE RECORD OF SURVEY FOR 1341.697 DON AND JO CAULPETZER IN THE N.W. 1/4 OF SECTION 15. T. 7 N., R. 3 W., W. M. COLUMBIA COUNTY, OREGON AUGUST 11, 1993 3,01,00,00 20000 REGISTERED PROFESSIONAL LAND SURVEYOR 3,00,34,68 Tomost- 18 OREGON MAREN 14.1970 CORNWALL-BRADY 1860 SE HELD IZE" IRON ROD RENEWAL DATE: 12-31-93 GENTER OF THE 1 1 SECTION 15 9000 2000 CALCULATED PER C.S. L-418 AND 3791 20.00 1 20.00 JERRY CORNWALL-BRADY H 8848'00'E 40,00 LAND SURVEYING 257 SOUTH 1ST. STREET ST. HELENS, OREGON 97051 (503) 397-4115 C02 899 34000 DEED COTE A A SURVEY REFERENCESS 3/8" MON ROA BEARS REPERENCES H 2007000 S 88"3" TO E CLOS' FROM POSITION AS SHOWN 144 I. DEED BOOK 244, PAGE 12 N B 1. C.S. L-412 E g. C.S. 3791 669.04 R LEGEND: DENOTES SET 5/8" X 30" MON ROD WITH YELLOW PLASTIC CAP MARKED "BRADY L.S. 1860" 0 DENOTES FOUND MONUMENT AS NOTED N DENOTES MONUMENT NEITHER SET NOR FOUND [519,707 [] | DENOTES RECORD DATA PER SURVEY AS DESIGNATED PER NUMBER () I DEMOTES RECORD DATA PER DEED AS DESIGNATED PER NUMBER NARRATIVE: THE PURPOSE OF THIS SURVEY IS TO MONUMENT THE WEST LINE OF A 20' WIDE EASEMENT AS DESCRIBED IN COUNTY DEED BOOK 244, AT PAGE 12, MONUMENTS WERE POUND AND HELD AT PONTS "A" AND "S" PER C.S. 1—412 AS SHOWN HEREOUT, A MONUMENT WAS FOUND AND HELD AT PONT "C" PER C.S. 3791 AS SHOWN HEREOUT, PONT "D" WAS ESTABLISHED PER SAID C.S. 1—412 AND C.S. 3791, BY HOLDING A RECORD BEARNING AND DISTANCE PER SAID SURVEYS FROM PONT "S". PONT "S" WAS ESTABLISHED BY HOLDING LINE "D"—"E" PARALLEL TO LINE "S"—"A" AND HOLDING A DEED DISTANCE PER DEED NO. I ALONS BAD LINE, PONT "S" WAS ESTABLISHED BY HOLDING LINE "E"—"S" PARAMLEL TO LINE "S"—"D" AND HOLDING A DEED DISTANCE PER DEED NO. I ALONS BAD LINE, PONT "S" WAS ESTABLISHED BY HOLDING LINE "Y"—"S" PARAMLEL TO LINE "S"—"D" AND INTERDECTING SAID LINE WITH THE SOUTH RIGHT OF BAY LINE OF PRICE ROAD, WITCH WAS ESTABLISHED PER SAID C.S. L—412. \$ 8842 00 W 20,00 SCALE: 1"= 40' HELD 5-8" IRON ROD

RECEIVED 10-5-93

PIONEER NATIONAL TITLE INSURANCE

STATUTORY WARRANTY DEED

BOOK 244 PAGE 12

Lois J. Hallaran

conveys and warrants to William Lannan and Marvella Lannan, husband and wife

Grantee, the following described real property free of encumbrances except as specifically set forth herein situated in <u>Columbia</u> County, Orexon, to wit: Granter, the tolowing described that your county, Oregon, to wit:

Beginning at the Northeast corner of the Southwest quarter of Northwest quarter of Section 15, Township 7 North, Range 3 West, Millamette Meridian, Columbia County, Oregon, thence South, along the East line of said Southwest quarter of the Northwest quarter, a distance of 260 feet to a point; thence West, parallel with the South line of said Southwest quarter of the Northwest quarter 210 feet to the West line of oliga Thompson tract as described in deed recorded February 17, 1955 in Book 125, page 75, Deed Records of Columbia County, Oregon; thence North, along the West line of said Thompson tract, a distance of 180 feet to the Southwest corner of the Mildred A. Conant tract as described in deed recorded March 2, 1955 in Book 125, page 125, Deed Records of Columbia County, Oregon; thence East along the South line of said Conant tract 33 feet to the Southeast corner of said Conant tract; thence North along the West line of said Conant tract, 80 feet to the North line of said Southwest quarter of the Northwest quarter; thence East along the North line of said Southwest quarter of the Northwest quarter, a distance of 177 feet to the point of beginning. Excepting that portion lying within the county Road.

RESERVING UNTO GRANTOR

The Mantheast corner of the Southwest quarter of the Northwest quarter.

Beginning at the Northeast corner of the Southwest quarter of Section 15; Township 7 North, Range 3 West of the Willamette Meridian, Columbia County, Oregon; thence South along the East line of said Southwest quarter of the Northwest quarter a distance of 250 feet to a point; thence West parallel with the South line of said Southwest quarter of the Northwest quarter, a distance of 20 feet to a point; thence North parallel with the East line of said Southwest quarter of the Northwest quarter a distance of 260 feet to the North line of said Southwest quarter of the Northwest quarter; thence East along the North line of said Southwest quarter of the Northwest quarter to the point of beginning. Except that portion lying within the County road. the County road.

A TO THE PA

BOOK 244 PAGE 13

- (Here comply with the requirements of ORS 93.030)

The said property is free from encumbrances except mineral reservations Book 69, page 163, right of way easement, Book 158, page 915, easement Book 160, page 312, Deed Records of Columbia County, Oregon.

The true consideration for this conveyance is \$ 20,000.00 Dated this 24 day of August 1982 State of Oregon County of Columbia
The foregoing instrument was acknowledged before me this
Allows In the State of Columbia
1982 by
Tolls J. Reylaran State of Oregon, County of
The foregoing instrument was acknowledged before me this
day of , 19 by President and Secretary of corporation, on behalf of the corporation. Notary Public for Oregon My commission expires: 5 _ 4-85 Notary Public for Oregon My commission expires: This Space Reserved for Recorder's Use STATE OF JREGON.
OCLUMBIA COUNTY
RECORDER OR FILED
AUGUST 9 45-44 82 WARRANTY DEED GRANTOR

Escrow No. _ PNTI F-137 Statutory Warranty Deed

as above

proording retinate: & Marvella Lannar ###Iliam Lannan & Marvella Lannar #Route 1 Box 424Z | Rainier, Or. 97048

Until a change is requested, all tax statements shall be sent to the following address:

REGISTERED PROFESSIONAL LAND SURVEYOR OREGON JULY 12, 1968 PHILIP DEWEY N.W. W or Sec.15 center of the COUNTY ROAD 7 150,00 NO°11'E 247.90 1302.95 1303.60 N89042'E COLUMBIA COUNTY, OREGON SECTION 15, T.TN., R.3W., W.M. RAY GATES SURVEY FOR SEPT. 14,1972 ser Mod #32 Scale: 1"=200"

1-412