

NARRATIVE:

--THIS SURVEY WAS COMPLETED AT THE REQUEST OF GEOFF JONES TO MARK & MONUMENT THAT TRACT OF LAND CONVEYED TO GEOFF JONES & JUSTIN BYBEE AS DESCRIBED IN CLERKS INSTRUMENT NO. 2024-02682, COLUMBIA COUNTY DEED RECORDS.

--THE BASIS OF BEARINGS IS OREGON COORDINATE REFERENCE SYSTEM PORTLAND ZONE, NAD83 (2011) EPOCH 2010.00. DISTANCES SHOWN ARE GROUND DISTANCES.

--FOR CONTROL I HELD THE MONUMENTS AS NOTED IN THE MONUMENT NOTES.

HIGHWAY 47:

--I HELD A BEST FIT ALIGNMENT HOLDING MONUMENTS NO. 171, 346, 2187, 3486, 3488, 3489, 3490, 3491, 3519, 3802, 3803, 3804, 3805 AND A 60.00' WIDE RIGHT OF WAY WIDTH.

INSTRUMENT NO. 2024-02682:

--I ESTABLISHED THE NORTHEAST CORNER AT THE DEEDED DISTANCE OF [107.00'] FROM THE 1/16 LINE ALONG THE WEST RIGHT OF WAY LINE OF HIGHWAY 47. I HELD MONUMENTS 8370, 8369, & 3519 FOR THE NORTH & SOUTH LINES.

Line Table

LINE	BEARING	DISTANCE
L1	S72°13'24"E	30.02'
L2	N72°13'24"W	29.79'
L3	N72°13'24"W	29.89'
L4	S72°13'24"E	29.95'
L5	N72°13'24"W	29.99'
L6	N72°13'24"W	29.98'
L7	S72°13'24"E	30.04'
L8	S72°13'24"E	29.90'
L9	S72°13'24"E	30.02'
L10	S72°13'24"E	29.96'
L11	S72°13'24"E	30.10'
L12	N72°13'24"W	30.00'
L13	S72°13'24"E	30.55'
L14	N72°13'24"W	29.58'
L15	N72°13'24"W	30.04'

ASH

INSTRUMENT NO. 2019-05299

10[S 89°22' E 310.52']  
3[N 89°22' W 360' +/-]  
N 89°03'01" W 310.57'

JONES & BYBEE

INSTRUMENT NO. 2024-02682

N 89°03'55" W 302.26'  
10,11[N 89°22' W 301.98']  
3[N 89°22' W 360' +/-]

CHMIEL

INSTRUMENT NO. 2021-13504

MONUMENT NOTES:

[160]  
FOUND A 5/8" IRON ROD WITH A Y.P.C. MARKED "KLS SURVEYING INC"  
PER CS NO. 6723, (HELD)

[163]  
SECTION CORNER COMMON TO SECTIONS 33 & 34  
FOUND A 3 1/4" ALUMINUM CAP MARKED "COLUMBIA COUNTY SURVEY  
MONUMENT SC T5N R4W S33 S43 S4 2009 65624LS" PER CS NO. 5707  
BT (HELD).

[171]  
FOUND A 5/8" IRON ROD WITH A Y.P.C. MARKED "KLS SURVEYING INC"  
PER CS NO. 6723, (HELD)

[787]  
1/4 CORNER COMMON TO SECTION 34.  
FOUND A 3 1/4" ALUMINUM CAP PER CS NO. 5707 BT (HELD).

[2187]  
FOUND A 5/8" IRON ROD WITH A Y.P.C. MARKED "KEENON LAND  
SERVICES INC." PER CS NO. 4262 (HELD).

[3486]  
FOUND 5/8" IRON ROD AS NOTED ON CS NO. L-861

[3487]  
FOUND A 1 1/2" IRON PIPE, ORIGIN UNKNOWN, (HELD)

[3488]  
FOUND 3/4" IRON PIPE, ORIGIN UNKNOWN, (HELD)

[3489]  
FOUND 5/8" IRON ROD WITH A Y.P.C. MARKED "KEENON LAND  
SERVICES INC" PER PARTITION PLAT NO. 1996-10, (HELD)

[3490]  
FOUND 5/8" IRON ROD WITH A Y.P.C. MARKED "KEENON LAND  
SERVICES INC" PER CS NO. 4283, (HELD)

[3491]  
FOUND 5/8" IRON ROD WITH AN O.P.C. MARKED "S.L.S. INC. LS 2097"  
PER PARTITION PLAT NO. 2008-32, (HELD)

[3519]  
FOUND 5/8 IRON ROD PER CS L-861, (HELD)

[3685]  
FOUND A 5/8" IRON ROD WITH A Y.P.C. MARKED "KEENON LAND  
SERVICES" PER PARTITION PLAT NO. 1995-51, (HELD)

[3681]  
1/4 CORNER COMMON TO SECTIONS 33 & 34  
FOUND A 2 1/2" BRASS DISK AS SHOWN ON CS NO. 5029, (HELD)

[3802]  
FOUND 5/8" IRON ROD WITH A Y.P.C. MARKED "KEENON LAND  
SERVICES INC" PER PARTITION PLAT NO. 1995-51, (HELD)

[3803]  
FOUND 5/8" IRON ROD WITH A Y.P.C. MARKED "KEENON LAND  
SERVICES INC" PER PARTITION PLAT NO. 1996-10, (HELD)

[3804]  
FOUND 5/8" IRON ROD WITH A Y.P.C. MARKED "KEENON LAND  
SERVICES INC" PER PARTITION PLAT NO. 1995-51, (HELD)

[3805]  
FOUND 5/8" IRON ROD WITH A Y.P.C. MARKED "KEENON LAND  
SERVICES INC" PER CS 4262, (HELD)

[7609]  
FOUND 3/4" IRON PIPE PER CS L-861  
MONUMENT BEARS N 31°29'17" E 1.78' FROM SET CORNER

[8369]  
FOUND 5/8" IRON ROD PER CS L-861, (HELD)

[8370]  
FOUND 5/8" IRON ROD PER CS L-861, (HELD)

REFERENCES:

SURVEYS

- 1 = CS NO. 203
- 2 = CS NO. 1432
- 3 = CS NO. 2992
- 4 = CS NO. 4212
- 5 = CS NO. 4262
- 6 = CS NO. 4283
- 7 = CS NO. 5029
- 8 = CS NO. 5707 BT
- 9 = CS NO. 6723
- 10 = CS NO. L-861
- 11 = CS NO. L-1039
- 12 = PARTITION PLAT NO. 1995-51

SURVEYS CONTINUED..

- 13 = PARTITION PLAT NO. 1996-10
- 14 = PARTITION PLAT NO. 2008-32
- 15 = PARTITION PLAT NO. 2010-15

DEEDS

- 1 = INSTRUMENT NO. 2019-05299
- 2 = INSTRUMENT NO. 2021-13504
- 3 = INSTRUMENT NO. 2024-02682

LEGEND

- FOUND MONUMENT AS NOTED
- SET A 5/8" X 30" IRON ROD WITH A Y.P.C. MARKED "KLS SURVEYING INC."
- [X] MONUMENT POINT NO
- ( ) RECORD SURVEY DATA
- [ ] RECORD DEED DATA
- CS NO. SURVEY NUMBER, COLUMBIA COUNTY SURVEY RECORDS
- Y.P.C. YELLOW PLASTIC CAP
- O.P.C. ORANGE PLASTIC CAP

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Donald D Wallace, Jr*  
OREGON  
JANUARY 19, 1993  
DONALD D WALLACE, JR  
2601  
RENEWS 6/30/26

KLS SURVEYING INC.  
1224 ALDER STREET  
VERNONIA, OREGON 97064  
(503) 429-6115

RECORD OF SURVEY FOR  
GEOFF JONES  
IN THE SW 1/4 OF SECTION 34,  
T4N, R4W, W.M.,  
CITY OF VERNONIA,  
COLUMBIA COUNTY, OREGON  
JULY 25, 2024

DRAWN BY: DDW  
FIELD: SWMJR/BTD  
EQUIPMENT: NOMAD/NIKON  
JOB No. OOCRS VERNONIA  
DRAWING NAME: 24-167 ROS  
REVISED: 5-12-2025