

Questions**Question (1)**

If there is an ambiguity in the following sequence of course descriptions, what kind is it?

"...thence northerly along the ridge to the south line of Elm Street; thence easterly 200 feet along the center line of Elm Street to a one-inch iron pin;"

- (a) extrinsic (c) latent (e) no ambiguity
(b) forensic (d) patent

Question (2)

A corner at which there are no remaining traces of the original monument but whose accessories are intact is a(n) _____ corner.

- (a) found
(b) obliterated
(c) lost
(d) constructive

Question (3)

What condition(s) must be met in order for a monument to control corner location?

Question (4)

What condition(s) must be met in order to accept a corner location by *common report*?

Question (5)

A parcel describe by metes and bounds was *probably* created by a _____ process.

- (a) Combination (b) Condemnation (c) Sequential (d) Simultaneous

Question (6)

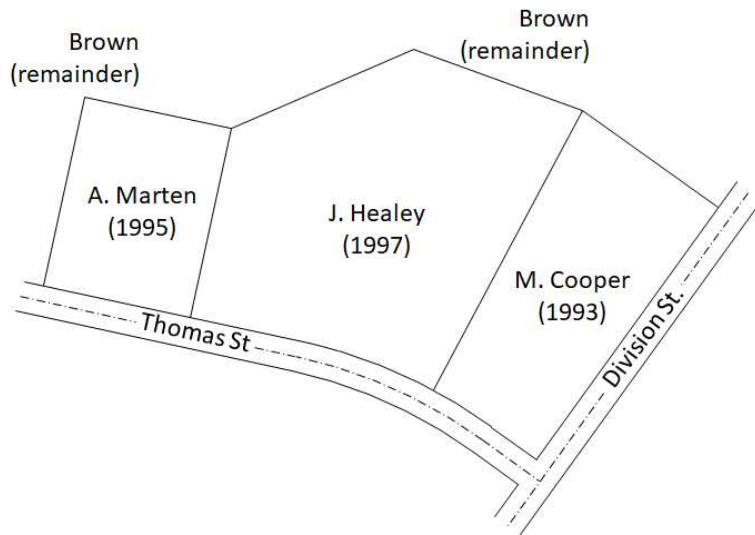
What is the difference, if any, between the following descriptions?

Northeast quarter of Section 15...
Northeast 160 acres of Section 15...

Question (7) Which of the following are examples of collateral evidence?

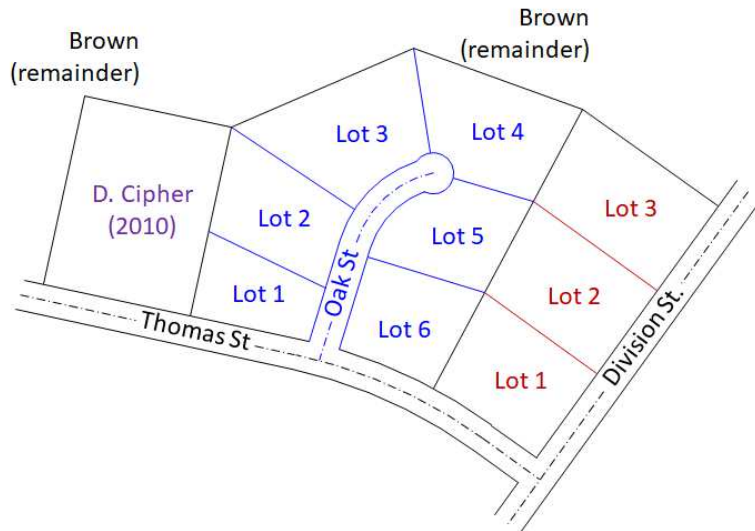
- (a) Found original called for monument (d) Oral testimony
(b) Replacement monument (e) Deed from register of deeds office
(c) Fence (f) Original accessories

Question (8)



Brown owned a large rural property at the corner of Thomas and Division Streets, both public roads.

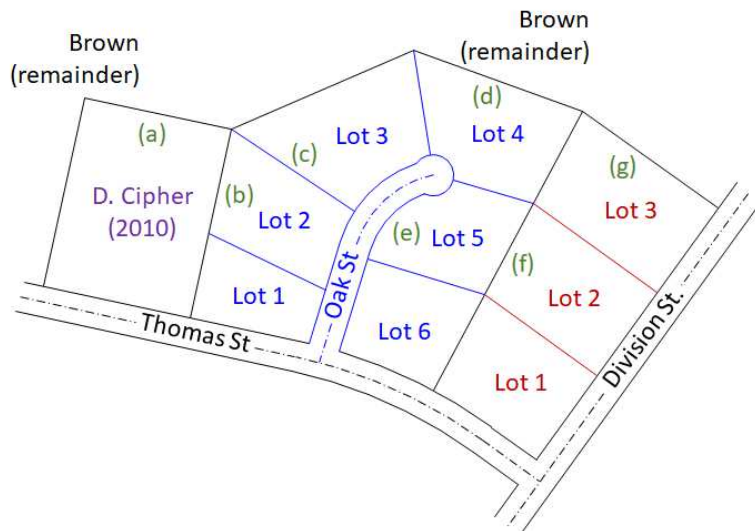
Over time, Brown created and sold off three parcels to Cooper, Marten, and Healey. Creation date for each is shown in parenthesis.



In 2001 Healey subdivided his entire parcel.

In 2007, Cooper subdivided his entire parcel.

In 2010 Marten sold his entire parcel to D. CIPHER.



Which, if either, is the senior property along each of the following labeled lines? Circle your answer.

- | | | |
|-----|--------|--------|
| (a) | Brown | Cipher |
| (b) | Cipher | Lot 2 |
| (c) | Lot 2 | Lot 3 |
| (d) | Brown | Lot 4 |
| (e) | Lot 5 | Oak St |
| (f) | Lot 2 | Lot 5 |