

1999-40

SURVEYOR'S CERTIFICATE:

I, G. DENNIS EDWARDS, AM A REGISTERED LAND SURVEYOR OF THE STATE OF OREGON, AND HAVE MARKED WITH PROPER MONUMENTS THE LAND SHOWN ON THIS PLAT.

THE PURPOSE OF THIS SURVEY IS TO PARTITION A PORTION OF THAT TRACT OF LAND DESCRIBED IN A DEED TO K & D DEVELOPMENT RECORDED ON REEL 270, PAGE 1513, UMATILLA COUNTY DEED RECORDS.

I SURVEYED THE SOUTH LINE OF THIS TRACT IN MY 1995 SURVEY OF "K AND D ESTATES". I BASED THE BEARINGS AND THIS SURVEY ON THAT 1995 SURVEY. I ALSO SURVEYED PART OF THE NORTH LINE IN A 1988 SURVEY FOR DUWAYNE WHITE.

THE INITIAL POINT IS A 5/8" X 30" IRON REBAR DRIVEN FLUSH WITH THE GROUND WHICH LIES ON THE EAST LINE OF BLOCK "J" OF HERMISTON ORCHARDS A DISTANCE OF 826.31 FEET SOUTH OF THE NORTHEAST CORNER OF LOT 8 OF SAID BLOCK "J".

DESCRIPTION: BEGINNING AT THE INITIAL POINT AND RUNNING; THENCE N 89°24'21"W ALONG THE SOUTH LINE OF THAT TRACT OF LAND DEEDED TO WHITE RECORDED ON REEL 26, PAGE 1162, UMATILLA COUNTY DEED RECORDS, A DISTANCE OF 360.00 FEET TO THE SOUTHWEST CORNER OF SAID WHITE TRACT; THENCE N 0°02'01"W 242.00 FEET TO THE NORTHWEST CORNER OF SAID WHITE TRACT; THENCE N 89°19'22"W ALONG THE SOUTH LINE OF THAT TRACT OF LAND DEEDED TO ROY RASMUSSEN RECORDED ON REEL 11, PAGE 1513, UMATILLA COUNTY DEED RECORDS, A DISTANCE OF 250.54 FEET TO THE SOUTHWEST CORNER THEREOF; THENCE S 0°11'10"E 445.11 FEET TO THE NORTHWEST CORNER OF "K & D ESTATES"; THENCE N 88°06'38"E ALONG THE NORTH LINE OF SAID "K & D ESTATES" 536.90 FEET; THENCE CONTINUING ALONG SAID NORTH LINE ALONG AN 867.62 FOOT RADIUS CURVE TO THE LEFT 59.98 FEET; (THE CHORD OF WHICH BEARS N 84°07'57"E 59.96 FEET); THENCE CONTINUING ALONG SAID NORTH LINE N 82°09'E 14.20 FEET TO THE NORTHEAST CORNER OF SAID "K & D ESTATES"; THENCE N 0°03'21"W ALONG THE EAST LINE OF BLOCK "J" OF "HERMISTON ORCHARDS SUBDIVISION" 151.92 FEET TO THE INITIAL POINT.

PARTITION PLAT 1999-40

IN BLOCK "J" HERMISTON ORCHARDS
IN NE 1/4, SEC. 14, T4N, R28E, W.M.
CITY OF HERMISTON, UMATILLA COUNTY, OREGON

STATE OF OREGON }
COUNTY OF UMATILLA }
I certify that this instrument was received and recorded
ON August 25, 1999
at 10:40 o'clock Am., in the record of
PLATS of said County.
YEAR NUMBER Side
1999 40

OFFICE OF COUNTY RECORDS

By: GEORGIA DUNAWAY Records Officer
Fees \$ 25.00 No. 1999-3560590

REGISTERED
PROFESSIONAL
LAND SURVEYOR
G. Dennis Edwards
G. DENNIS EDWARDS
9-1
1999

OWNER'S DECLARATION:

K & D DEVELOPMENT L.L.C., THE OWNERS OF THE LAND HEREON DESCRIBED, HEREBY DECLARE THAT WE HAVE CAUSED THIS PARTITION PLAT TO BE PREPARED. WE ACKNOWLEDGE THE 40 FOOT EASEMENT ALONG THE SOUTH SIDE OF THIS PROPERTY FOR THE MAXWELL DITCH.

Paul F. Dixon
PAUL F. DIXON

David Knerr
DAVID KNERR

Helen A. Dixon
HELEN A. DIXON

Shelley Knerr
SHELLEY KNERR

STATE OF Oregon }
COUNTY OF Umatilla }
SUBSCRIBED AND SWORN BEFORE ME ON
THIS 27 DAY OF July, 1999.
Linda J. Blinn
NOTARY PUBLIC FOR Oregon
MY COMMISSION EXPIRES: 8-1-01



APPROVALS:

APPROVED THIS 20 DAY OF August, 1999.

David Knerr
UMATILLA COUNTY SURVEYOR

APPROVED THIS 20 DAY OF August, 1999.

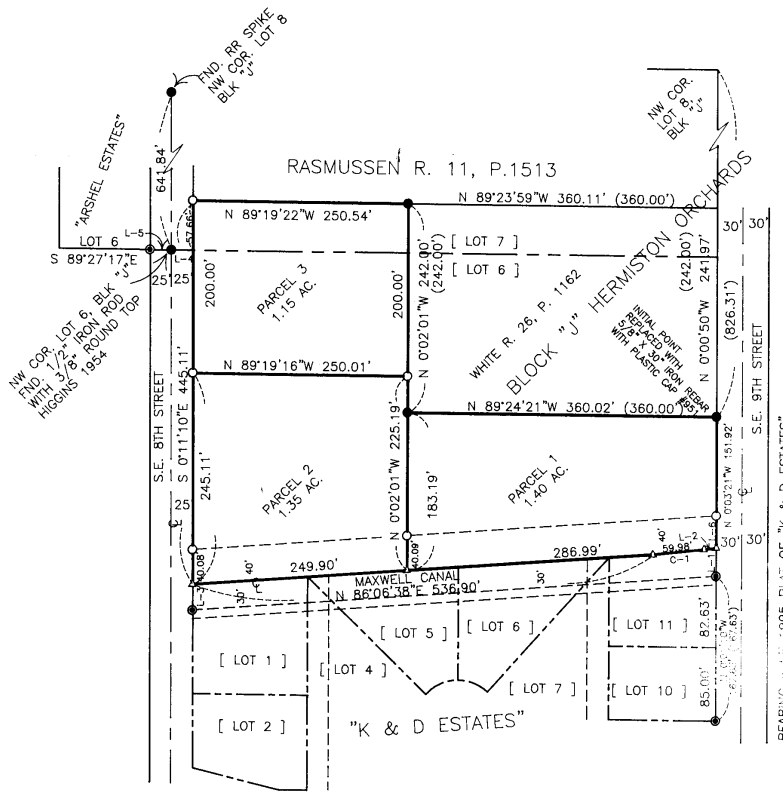
[Signature]
CITY OF HERMISTON
CITY COUNCIL, MAYOR

APPROVED THIS 14 DAY OF JUNE, 1999.

Margaret Saylor
CITY OF HERMISTON
CHAIRMAN, PLANNING COMMISSION

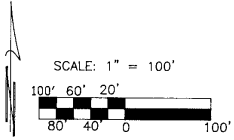
TAXES ARE PAID IN FULL
APPROVED THIS 15 DAY OF August, 1999.

Rhonda Schult
UMATILLA COUNTY TAX COLLECTOR



BEARING MADE 1995 PLAT OF "K & D ESTATES"

THIS IS AN EXACT COPY
G. Dennis Edwards



LEGEND:

- FND. 1/2" IRON REBAR SET BY ME, 1988 SURVEY FOR D. WHITE
- △ COMPUTED LOCATIONS
- SET 5/8" X 30" IRON REBAR WITH PLASTIC CAP #951
- FND. 5/8" IRON REBAR, SET BY ME, 1995 SURVEY FOR "K & D ESTATES" & "ARSHEL ESTATES"
- (000) OF RECORD, MY 1988 & 1995 SURVEYS
- [000] OF RECORD RECORDED PLATS

LINE TABLE

1-1	N 0°01'10"W	30.28'
1-2	N 82°09'E	14.20'
1-3	N 0°11'10"W	30.06'
1-4	S 89°27'17"E	25.00'
1-5	S 89°27'17"E	25.00'
1-6	N 0°03'21"E	40.37'

CURVE TABLE

KEY	RAD.	LENGTH	Δ	CHORD
C-1	867.62	59.98'	3°57'38"	N 84°07'57"E 59.96'

SURVEY FOR K & D DEVELOPMENT
IN BLOCK "J" HERMISTON ORCHARDS IN NE 1/4,
SEC. 14, T4N, R28E, W.M., UMATILLA COUNTY, OR
4/5/99
JOB NO. S9903112
EDWARDS SURVEYING P.O. BOX 763
541-567-3336 HERMISTON, OR. 97838
DRAWN BY: LLC