

2000-51

PARTITION OF PARCEL 3 PARTITION PLAT NO. 1999-48

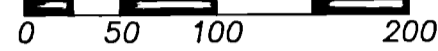
OWNER: MARY ANN HILL

LOCATED IN THE SOUTHEAST QUARTER OF SECTION 3, TOWNSHIP 2 NORTH, RANGE 32 EAST, W.M., UMATILLA COUNTY, OREGON. NOVEMBER, 2000

PARTITION PLAT NO. 2000-51



SCALE: 1"=100 FEET



BEARINGS ARE BASED ON PARTITION PLAT NO. 1998-48

LINE NO.	BEARING	DISTANCE
L1	N 00°46'01" W	59.71'
L2	N 00°26'55" E	95.35'
L3	N 31°42'50" E	58.83'
L4	S 00°46'01" E	20.00'
L5	N 00°29'22" E	38.01'
L6	S 88°42'46" W	30.00'
L7	S 00°46'01" E	40.00'
L8	N 89°13'59" E	30.00'
L9	S 88°02'30" W	105.99'
L10	S 00°46'01" E	124.96'
L11	N 01°59'07" W	10.00'

LEGEND

- - SET 5/8" X 30" IRON REBAR WITH YELLOW PLASTIC CAP MARKED "OR PLS 1106, WA PLS 17372".
- - FOUND 5/8" IRON REBAR WITH YELLOW PLASTIC CAP MARKED "OR PLS 1106, WA PLS 17372" FROM UMATILLA COUNTY PARTITION PLAT NO. 1999-48.
- - FOUND 5/8" IRON REBAR WITH YELLOW PLASTIC CAP MARKED "OR PLS 1106, WA PLS 17372" FROM UMATILLA COUNTY PARTITION PLAT NO. 1998-48.
- ⊙ - FOUND 5/8" IRON REBAR WITH YELLOW PLASTIC CAP MARKED "OR PLS 1106, WA PLS 17372" FROM UMATILLA COUNTY SURVEY NO. 98-127-B.
- ⊖ - FOUND 5/8" IRON REBAR FROM SURVEY NO. R-115-C.
- ⊕ - PREVIOUSLY RECOVERED 5/8" IRON REBARS FROM FIRST ADDITION TO STANGIER HILLS AND PARTITION PLAT NO. 1998-48 HAVE BEEN DESTROYED BY NEW CONSTRUCTION. SET 5/8" BY 30" IRON REBARS WITH 1 1/2" YELLOW PLASTIC CAPS MARKED "OR PLS 1106 WA PLS 17372" AT FORMER MONUMENT LOCATIONS.
- ⊗ - PREVIOUSLY RECOVERED IRON REBARS FROM FIRST ADDITION TO STANGIER HILLS AND PARTITION PLAT NO. 1998-48 HAVE BEEN DESTROYED BY NEW CONSTRUCTION, REPLACED WITH 5/8" BY 30" IRON REBARS WITH 1 1/2" YELLOW PLASTIC CAPS MARKED "OR PLS 1106 WA PLS 17372" AT FORMER MONUMENT LOCATIONS, AS DENOTED ON NORTH MAIN ADDITION REPLAT.

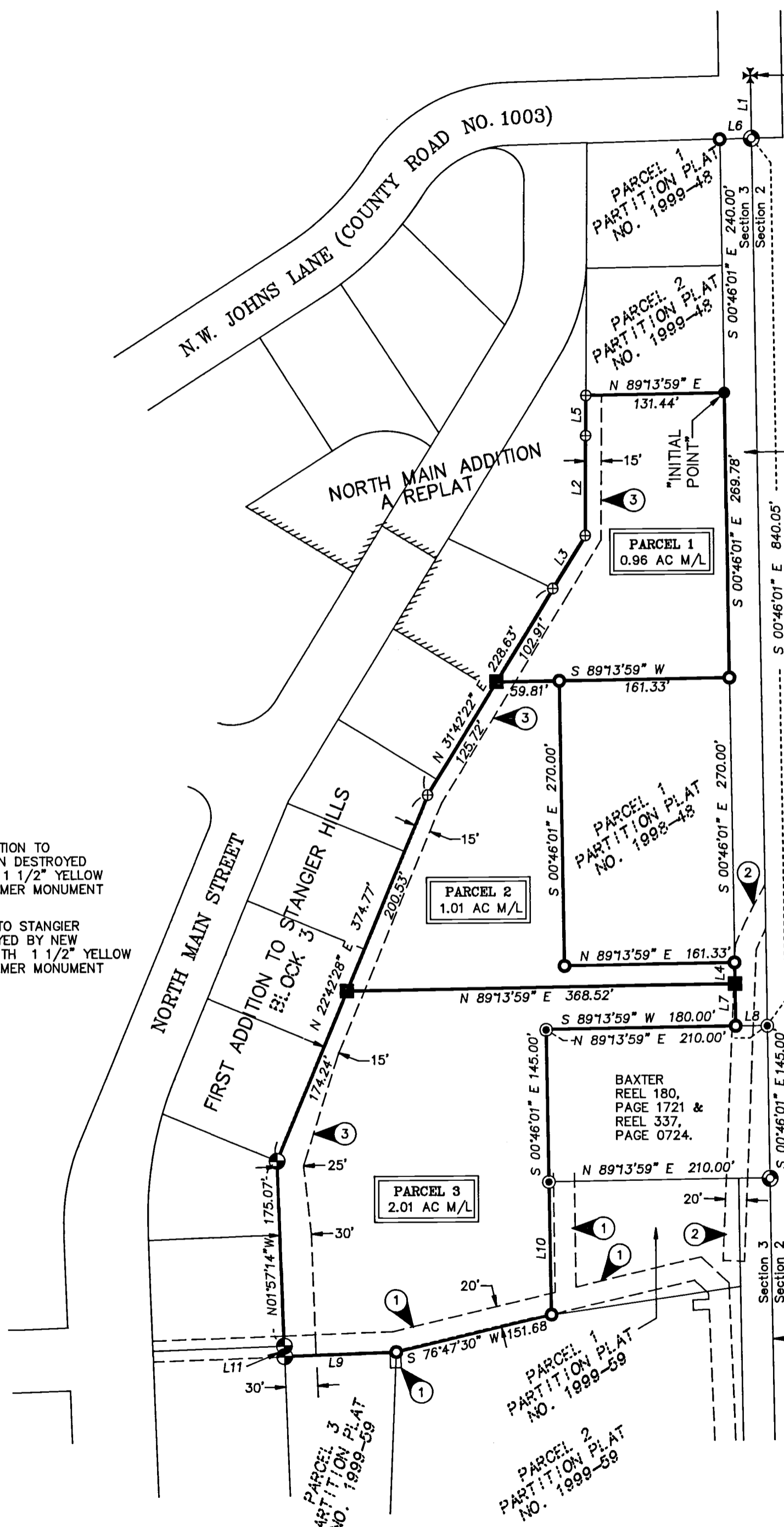
- - - EXISTING EASEMENT LINE.
- ① - EXISTING EASEMENT REFERENCE NUMBER, SEE "EXISTING EASEMENTS", NOTES.

NOTE: COMMON DIMENSIONS SHOWN ON THIS PLAT ARE IDENTICAL WITH THOSE OF PARTITION PLAT NO. 1998-48.

EXISTING EASEMENT NOTES:  
(SEE INDIVIDUAL EASEMENT DOCUMENTS FOR DESCRIPTIONS)

- ① RIGHT-OF-WAY AND UTILITY EASEMENT TO THE CITY OF PENDLETON, BOOK 290, PAGE 538.
- ② 20' SANITARY SEWER EASEMENT TO THE CITY OF PENDLETON, REEL 178, PAGE 1754.
- ③ EASEMENT FOR ROADWAY AND UTILITY PURPOSES, AGREEMENT BETWEEN MARY ANN HILL AND ZECKMAN DEVELOPMENT, INC. RECORDED AT REEL 378, PAGE 405.

NOTE: "BLANKET" TYPE EASEMENTS TO PACIFIC POWER & LIGHT COMPANY, AS DESCRIBED IN BOOK 189, PG. 298 AND BOOK 185, PG. 300, MAY AFFECT PARCELS. THESE ARE NOT SHOWN.



EAST 1/4 COR. SEC. 3, FOUND 2 1/2" BRASS CAP. SEE SURVEY NO. R-115-C.

OWNER'S DECLARATION

I, MARY ANN HILL, OWNER, DO HEREBY ACKNOWLEDGE THAT I HAVE CAUSED THIS PARTITION PLAT TO BE PREPARED AND THIS LAND PARTITIONED IN ACCORDANCE WITH ORS CHAPTER 92, AS REVISED, THE CITY OF PENDLETON ORDINANCE AND UMATILLA COUNTY ORDINANCE.

MARY ANN HILL, OWNER

SUBSCRIBED AND SWORN BEFORE ME THIS 21 DAY OF

December, 2000.

DAWN M. TUBBS, NOTARY PUBLIC FOR OREGON

MY COMMISSION EXPIRES: 10-14-2004

RIGHT-OF-WAY DEDICATED TO CITY, REEL 340, PAGE 04. DEED RECORDS.



SURVEYOR'S CERTIFICATE AND NARRATIVE

I, HEREBY CERTIFY THAT I HAVE CORRECTLY SHOWN PARCELS 1, 2 AND 3 OF THIS PARTITION PLAT IN ACCORDANCE WITH ORS CHAPTER 92, AS REVISED, AND CITY OF PENDLETON AND UMATILLA COUNTY ORDINANCES. THE BOUNDARIES OF PARCELS 1, 2 AND 3 ARE MONUMENTED AS SHOWN.

THIS SURVEY WAS MADE WITH A 2 PERSON CREW USING A SOKKIA SET 48 FIVE SECOND AUTOMATIC TOTAL STATION. MEASUREMENTS WERE MADE BY A COMBINATION OF RADIAL TIES AND CLOSED TRAVERSES. NEW MONUMENTS WERE ESTABLISHED BY RADIAL METHODS AND VERIFIED BY SEPARATE OBSERVATIONS. REFER TO PARTITION PLAT NO. 1998-48 AND 1999-48 FOR ADDITIONAL RECORD SURVEY INFORMATION. DIMENSIONS SHOWN ON THIS PLAT, WHICH ARE COMMON WITH THOSE REPORTED ON PARTITION PLAT NO. 1998-48, 1999-48, OR 1999-59, ARE IDENTICAL.

REAL PROPERTY DESCRIPTION OF PARTITIONED LANDS:

PARCEL 3 OF UMATILLA COUNTY PARTITION PLAT NUMBER 1999-48, LOCATED IN THE SOUTHEAST QUARTER OF SECTION 3, TOWNSHIP 2 NORTH, RANGE 32 EAST, W.M., UMATILLA COUNTY, OREGON.

Willi. R. Wells, WILLIAM R. WELLS, PLS

I CERTIFY THIS IS AN EXACT COPY OF PARTITION PLAT NO. 2000-51  
Willi. R. Wells, WILLIAM R. WELLS, PLS

APPROVALS

EXAMINED AND APPROVED THIS 21st DAY OF December, 2000.

LAND PARTITION APPROVAL NO. MPOO-09

City of Pendleton Planning Director

EXAMINED AND APPROVED THIS

20th DAY OF Dec, 2000.

City of Pendleton Surveyor

EXAMINED AND APPROVED THIS

27 DAY OF Dec, 2000.

Umatilla County Surveyor

TAXES ARE PAID IN FULL, THIS

22nd DAY OF December, 2000.

Umatilla County Tax Collector

RECORDING INFORMATION

Umatilla County Office of Records

STATE OF OREGON, COUNTY OF UMATILLA

I certify that this instrument was received and recorded

ON December 27, 2000

at 3:50 o'clock Pm., in the record of

PLATS of said County.

YEAR NUMBER Slide

2000 57

OFFICE OF COUNTY RECORDS

By: JEAN HEMPHILL, Records Officer

Fees \$ 50.00 No. 2000-3800534

RECEIVED BY

Umatilla County Surveyor

Date 12-00

Field By KR

No. 00-270-B

2000-51

REGISTERED PROFESSIONAL LAND SURVEYOR

Willi. R. Wells, OREGON JULY 22, 1977 WILLIAM R. WELLS 1106 RENEWS 6/30/02

WILLIAM R. WELLS, PLS 357 N.E. HWY. 11 P.O. BOX 1696 PENDLETON, OR 97801 PHONE:(541) 276-6362

DATE: 10/00 DR. BY: DMT CK. BY: WRW NO: 00-745

PROJECT: PARTITION OF PARCEL 3 PARTITION PLAT 1999-48 FOR: MARY ANN HILL

LOCATED IN THE SOUTHEAST QUARTER OF SECTION 3, TOWNSHIP 2 NORTH, RANGE 32 EAST, W.M., UMATILLA COUNTY, OREGON.

HILL00-2