

## SKINNER REPLAT

A REPLAT OF LOTS 8-11, BLOCK 117, RESERVATION ADDITION, AN ADDITION TO THE TOWN, NOW CITY OF PENDLETON, AND A PORTION OF VACATED SE 7TH STREET. SITUATED IN THE NE1/4 NW1/4 SECTION 11, TOWNSHIP 2 NORTH, RANGE 32 EAST, W.M., CITY OF PENDLETON, UMATILLA COUNTY, OREGON.  
JANUARY, 2016

RECORDING INFORMATION,  
UMATILLA COUNTY OFFICE OF RECORDS:

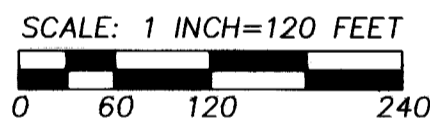
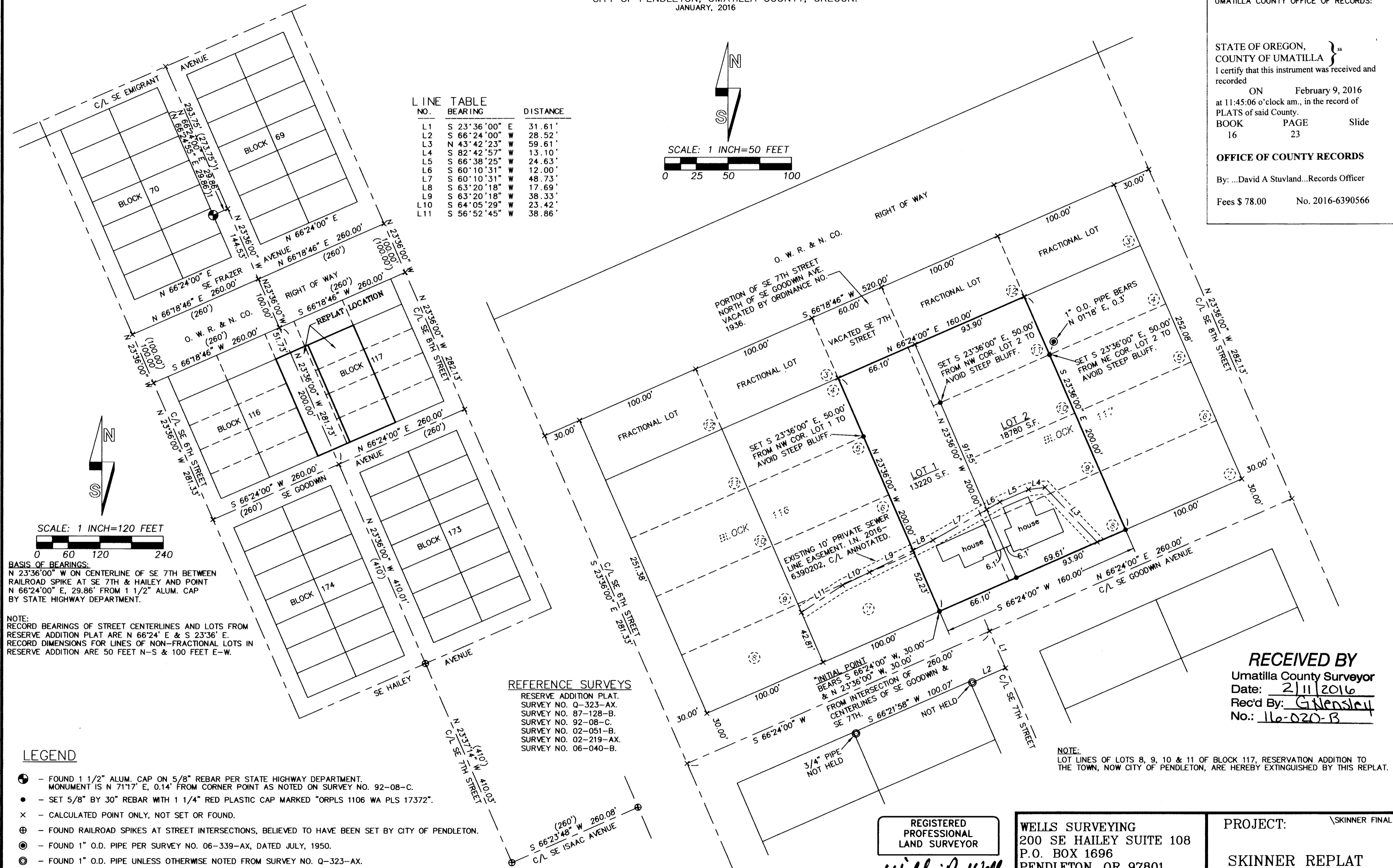
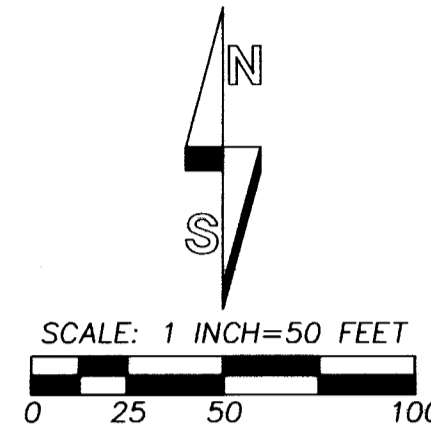
STATE OF OREGON, }  
COUNTY OF UMATILLA }  
I certify that this instrument was received and recorded  
ON February 9, 2016  
at 11:45:06 o'clock am., in the record of  
PLATS of said County.  
BOOK PAGE Slide  
16 23

OFFICE OF COUNTY RECORDS

By: ...David A Stuvland...Records Officer

Fees \$ 78.00 No. 2016-6390566

NO.	BEARING	DISTANCE
L1	S 23°36'00" E	31.61'
L2	S 66°24'00" W	28.52'
L3	N 43°42'23" W	59.61'
L4	S 82°42'57" W	13.10'
L5	S 66°38'25" W	24.63'
L6	S 60°10'31" W	12.00'
L7	S 60°10'31" W	48.73'
L8	S 63°20'18" W	17.69'
L9	S 63°20'18" W	38.33'
L10	S 64°05'29" W	23.42'
L11	S 56°52'45" W	38.86'



**BASIS OF BEARINGS:**  
N 23°36'00" W ON CENTERLINE OF SE 7TH BETWEEN RAILROAD SPIKE AT SE 7TH & HAILEY AND POINT N 66°24'00" E, 29.86' FROM 1 1/2" ALUM. CAP BY STATE HIGHWAY DEPARTMENT.

**NOTE:**  
RECORD BEARINGS OF STREET CENTERLINES AND LOTS FROM RESERVE ADDITION PLAT ARE N 66°24' E & S 23°36' E.  
RECORD DIMENSIONS FOR LINES OF NON-FRACTIONAL LOTS IN RESERVE ADDITION ARE 50 FEET N-S & 100 FEET E-W.

**REFERENCE SURVEYS**

- RESERVE ADDITION PLAT. SURVEY NO. Q-323-AX.
- SURVEY NO. 87-128-B.
- SURVEY NO. 92-08-C.
- SURVEY NO. 02-051-B.
- SURVEY NO. 02-219-AX.
- SURVEY NO. 06-040-B.

**LEGEND**

- ⊙ - FOUND 1 1/2" ALUM. CAP ON 5/8" REBAR PER STATE HIGHWAY DEPARTMENT. MONUMENT IS N 71°17' E, 0.14' FROM CORNER POINT AS NOTED ON SURVEY NO. 92-08-C.
- - SET 5/8" BY 30" REBAR WITH 1 1/4" RED PLASTIC CAP MARKED "ORPLS 1106 WA PLS 17372".
- × - CALCULATED POINT ONLY, NOT SET OR FOUND.
- ⊕ - FOUND RAILROAD SPIKES AT STREET INTERSECTIONS, BELIEVED TO HAVE BEEN SET BY CITY OF PENDLETON.
- ⊙ - FOUND 1" O.D. PIPE PER SURVEY NO. 06-339-AX, DATED JULY, 1950.
- ⊙ - FOUND 1" O.D. PIPE UNLESS OTHERWISE NOTED FROM SURVEY NO. Q-323-AX.
- (XOX) - RECORD DIMENSION FROM RESERVE ADDITION PLAT.
- (XOX)1 - RECORD DIMENSION FROM SURVEY NO. 92-08-C.
- ⊙ - INDICATES LOT NUMBER IN BLOCKS 116 & 117 OF RESERVATION (RESERVE) ADDITION. NOTE: RESERVATION ADDITION WAS ORIGINALLY PLATTED AS RESERVE ADDITION. LOTS 8, 9, 10 & 11, BLOCK 117, TERMINATE WITH THIS REPLAT.

**RECEIVED BY**  
Umatilla County Surveyor  
Date: 2/11/2016  
Rec'd By: G. Hensley  
No.: 16-020-B

**NOTE:**  
LOT LINES OF LOTS 8, 9, 10 & 11 OF BLOCK 117, RESERVATION ADDITION TO THE TOWN, NOW CITY OF PENDLETON, ARE HEREBY EXTINGUISHED BY THIS REPLAT.

I CERTIFY THIS IS AN EXACT COPY OF SHEET 1 OF 2 OF "SKINNER REPLAT"  
*Will R. Wells*  
WILLIAM R. WELLS, PLS

REGISTERED PROFESSIONAL LAND SURVEYOR  
*Will R. Wells*  
OREGON  
JULY 22, 1977  
WILLIAM R. WELLS  
1106  
RENEWS 6/30/16

WELLS SURVEYING  
200 SE HAILEY SUITE 108  
P.O. BOX 1696  
PENDLETON, OR 97801  
PHONE: (541) 276-6362

DATE: 1/16 DR. BY: DMT  
CK. BY: WRW NO: 15-1571

PROJECT: SKINNER FINAL  
SKINNER REPLAT  
SITUATED IN THE NE1/4 NW1/4 SECTION 11, TOWNSHIP 2 NORTH, RANGE 32 EAST, W.M., UMATILLA COUNTY, OREGON.

SKINNER REPLAT

OWNER'S DECLARATION

WE, JEFF SKINNER AND TERESA SKINNER, HUSBAND AND WIFE, OWNERS OF THE PROPERTY INCLUDED IN THIS REPLAT, DO HEREBY ESTABLISH AND ACKNOWLEDGE THIS PLAT AS THE OFFICIAL MAP AND PLAT OF "SKINNER REPLAT", A REPLAT OF LOTS 8 THROUGH 11, BLOCK 117, RESERVATION ADDITION TO THE TOWN, NOW CITY OF PENDLETON, AND THAT PORTION OF VACATED SE 7TH STREET DESCRIBED IN THE REAL PROPERTY DESCRIPTION.

WE ACKNOWLEDGE THIS PLAT WAS PREPARED IN ACCORDANCE WITH ORS CHAPTER 92, AS REVISED, AND THE CITY OF PENDLETON AND UMATILLA COUNTY DEVELOPMENT ORDINANCES.

ACKNOWLEDGMENT

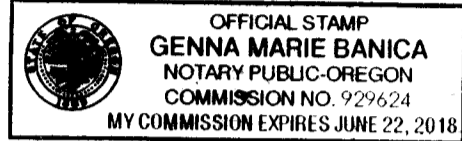
STATE OF OREGON ) SS  
COUNTY OF UMATILLA)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 4th DAY OF February, 2016.

BY: JEFF SKINNER

Genna Marie Banica  
NOTARY PUBLIC FOR THE STATE OF OREGON

MY COMMISSION EXPIRES: June 22, 2018  
MY COMMISSION NUMBER: 929624



ACKNOWLEDGMENT

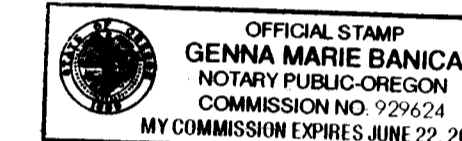
STATE OF OREGON ) SS  
COUNTY OF UMATILLA)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 4th DAY OF February, 2016.

BY: TERESA SKINNER

Genna Marie Banica  
NOTARY PUBLIC FOR THE STATE OF OREGON

MY COMMISSION EXPIRES: June 22, 2018  
MY COMMISSION NUMBER: 929624



CONTRACT PURCHASER'S DECLARATION

WE, ANTHONY JONES AND MISTY JONES, CONTRACT PURCHASERS OF THE EAST HALF OF LOTS 8, 9, 10 AND 11, BLOCK 117, RESERVATION ADDITION TO THE TOWN, NOW CITY OF PENDLETON, UMATILLA COUNTY, OREGON, UNDER MEMORANDUM OF LAND SALE CONTRACT RECORDED AS INSTRUMENT NO. 2015-6360071, UMATILLA COUNTY OFFICE OF RECORDS, DO HEREBY CONSENT TO THIS REPLAT AND ACKNOWLEDGE THIS REPLAT WAS PREPARED IN ACCORDANCE WITH ORS CHAPTER 92, AS REVISED, AND THE CITY OF PENDLETON AND UMATILLA COUNTY DEVELOPMENT ORDINANCES.

Anthony Jones Misty Jones  
ANTHONY JONES MISTY JONES

ACKNOWLEDGMENT

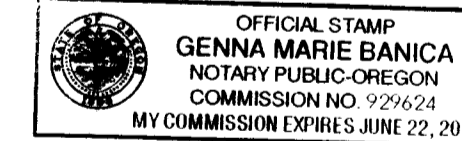
STATE OF OREGON ) SS  
COUNTY OF UMATILLA)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 5th DAY OF February, 2016.

BY: ANTHONY JONES

Genna Marie Banica  
NOTARY PUBLIC FOR THE STATE OF OREGON

MY COMMISSION EXPIRES: June 22, 2018  
MY COMMISSION NUMBER: 929624



ACKNOWLEDGMENT

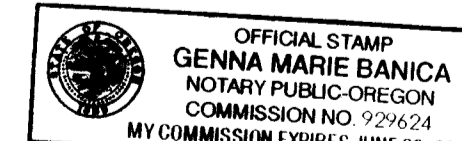
STATE OF OREGON ) SS  
COUNTY OF UMATILLA)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 5th DAY OF February, 2016.

BY: MISTY JONES

Genna Marie Banica  
NOTARY PUBLIC FOR THE STATE OF OREGON

MY COMMISSION EXPIRES: June 22, 2018  
MY COMMISSION NUMBER: 929624



A REPLAT OF LOTS 8-11, BLOCK 117, RESERVATION ADDITION, AN ADDITION TO THE TOWN, NOW CITY OF PENDLETON, AND A PORTION OF VACATED SE 7TH STREET, SITUATED IN THE NE1/4 NW1/4 SECTION 11, TOWNSHIP 2 NORTH, RANGE 32 EAST, W.M., CITY OF PENDLETON, UMATILLA COUNTY, OREGON.

JANUARY, 2016

APPROVALS

CITY OF PENDLETON

CITY PLANNING DEPARTMENT

THE ACCOMPANYING REPLAT IS HEREBY APPROVED THIS 8th DAY OF February, 2016.

City Planner

CITY SURVEYOR

THE ACCOMPANYING REPLAT IS HEREBY APPROVED THIS 8th DAY OF February, 2016.

City Surveyor

UMATILLA COUNTY

UMATILLA COUNTY SURVEYOR

I CERTIFY I HAVE EXAMINED THE ACCOMPANYING PLAT, THAT IT COMPLIES WITH THE LAWS OF THE STATE OF OREGON WITH REFERENCE TO THE FILING AND RECORDING OF SUCH PLATS, AND THEREFORE APPROVE SAID PLAT FOR SIGNATURE BY THE COUNTY COMMISSIONERS OF UMATILLA COUNTY, OREGON.

DATED THIS 9 DAY OF February, 2016

County Surveyor

UMATILLA COUNTY COMMISSIONERS

THE ACCOMPANYING REPLAT IS APPROVED FOR FILING AND RECORDING IN THE RECORD OF PLATS OF UMATILLA COUNTY BY THE UNDERSIGNED BY ITS ORDER.

DATED THIS 8 DAY OF February, 2016

Chair

Commissioner

Commissioner

UMATILLA COUNTY ASSESSOR & TAX COLLECTOR

WE, THE ASSESSOR AND THE TAX COLLECTOR OF UMATILLA COUNTY, OREGON, DO HEREBY CERTIFY THAT WE HAVE EXAMINED THE TAX RECORDS RELATIVE TO THE LAND COVERED BY THE ACCOMPANYING PLAT AND THAT ALL AD/VALOREM AND SPECIAL ASSESSMENTS DUE PURSUANT TO LAW HAVE BEEN ASSESSED AND COLLECTED.

DATED THIS 8 DAY OF February, 2016

County Assessor

County Tax Collector

SURVEYOR'S CERTIFICATE

I, WILLIAM R. WELLS, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON, DO HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH LEGAL MONUMENTS, IN ACCORDANCE WITH ORS CHAPTER 92, AS REVISED, AND THE CITY OF PENDLETON AND UMATILLA COUNTY DEVELOPMENT ORDINANCES, THE LANDS SHOWN IN THE ACCOMPANYING PLAT OF "SKINNER REPLAT".

THIS SURVEY WAS MADE WITH REFERENCE TO CONTROLLING MONUMENTS SHOWN ON SHEET 1 OF 2.

THE SURVEY WAS MADE BY A 2 PERSON CREW USING A LEICA TPC 803 3 SECOND TOTAL STATION. CONTROL MONUMENT TIES AND CORNERS SET WERE VERIFIED BY REDUNDANT OBSERVATIONS.

REAL PROPERTY DESCRIPTION:

DESCRIPTION TAKEN FROM SPECIAL WARRANTY DEED RECORDED AS INSTRUMENT 2015-6240728, UMATILLA COUNTY DEED RECORDS, DESCRIPTION AS FOLLOWS:

LOTS 8, 9, 10 AND 11, BLOCK 117, RESERVATION ADDITION, CITY OF PENDLETON, UMATILLA COUNTY, OREGON, AND ALL THAT PORTION OF VACATED S.E. 7TH STREET, VACATED BY ORDINANCE NO. 1936 OF THE CITY OF PENDLETON, RECORDED JUNE 15, 1949 IN BOOK 189, PAGE 325, DEED RECORDS, AND BEING DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF LOT 8, BLOCK 117, RESERVATION ADDITION, CITY OF PENDLETON, UMATILLA COUNTY OREGON; THENCE NORTHERLY ALONG THE WESTERLY LINE OF LOTS 8, 9, 10 AND 11 IN SAID BLOCK 117, A DISTANCE OF 200 FEET TO THE NORTHWEST CORNER OF LOT 11 IN SAID BLOCK 117; THENCE WESTERLY AT RIGHT ANGLES A DISTANCE OF 60 FEET TO THE NORTHEAST CORNER OF LOT 4, BLOCK 116 IN SAID RESERVATION ADDITION; THENCE SOUTHERLY ALONG THE EASTERLY LINES OF LOTS 4, 5, 6 AND 7, BLOCK 116, A DISTANCE OF 200 FEET TO THE SOUTHEAST CORNER OF LOT 7 IN SAID BLOCK 116, SAID POINT ALSO BEING ON THE NORTHERLY LINE OF S.E. GOODWIN AVENUE; THENCE EASTERLY ALONG THE NORTHERLY LINE OF S.E. GOODWIN AVENUE, A DISTANCE OF 60 FEET TO THE POINT OF BEGINNING.

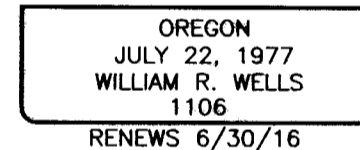
SUBJECT TO AND EXCEPTING:

1. EASEMENT FOR UTILITIES OVER AND ACROSS THAT PORTION OF VACATED S.E. 7TH STREET, IF ANY SUCH EXIST.

William R. Wells  
WILLIAM R. WELLS, PLS



William R. Wells



RECORDING INFORMATION, UMATILLA COUNTY OFFICE OF RECORDS:

STATE OF OREGON, COUNTY OF UMATILLA }  
I certify that this instrument was received and recorded  
ON February 9, 2016  
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OFFICE OF COUNTY RECORDS

By: ...David A Stuvland...Records Officer  
Fees \$ 78.00 No. 2016-6390566

RECEIVED BY  
Umatilla County Surveyor  
Date: 2/11/2016  
Rec'd By: Gtensley  
No.: 16-020-B

WELLS SURVEYING  
200 SE HAILEY SUITE 108  
P.O. BOX 1696  
PENDLETON, OR 97801  
PHONE: (541) 276-6362

DATE: 1/16 DR. BY: DMT  
CK. BY: WRW NO: 15-1571

PROJECT: \SKINNER FINAL

SKINNER REPLAT

SITUATED IN THE NE1/4 NW1/4 SECTION 11, TOWNSHIP 2 NORTH, RANGE 32 EAST, W.M., UMATILLA COUNTY, OREGON.

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William R. Wells  
WILLIAM R. WELLS, PLS