

1994-41

PARTITION PLAT No. 1994 - 41

Umatilla County #LD-5N-487-94
T. 5 N., R. 27 E., W.M., Section 14
Southwest 1/4 of the Southeast 1/4
for
Evelyn M. Tracy
Route 1, Box 186
Umatilla, Oregon 97882

Found U.S.A.C.O.E.
3/4" Iron Pipe W/ Brass
Screw & Washer
M 3305
3306

PROPERTY DESCRIPTION:

The property being partitioned is described as:
The West 409 feet of the Southeast Quarter of the Southeast Quarter of Section 14, Township 5 North, Range 27 East, of the Willamette Meridian, Umatilla County, State of Oregon lying South of the Oregon-Washington Railroad and Navigation Company's Right of way containing 8.9 Acres more or less.

EXCEPTING THEREFROM that tract conveyed to Arthur B. Raine et. ux. by Deed recorded in Book 204, Page 532, and Book 214, Page 681, Deed Records;

ALSO EXCEPTING THEREFROM that tract conveyed to Elmer R. Ross by Deed recorded in Book 182, Page 614 of Deed Records;

SUBJECT TO any and all water Rights of Way and Roads

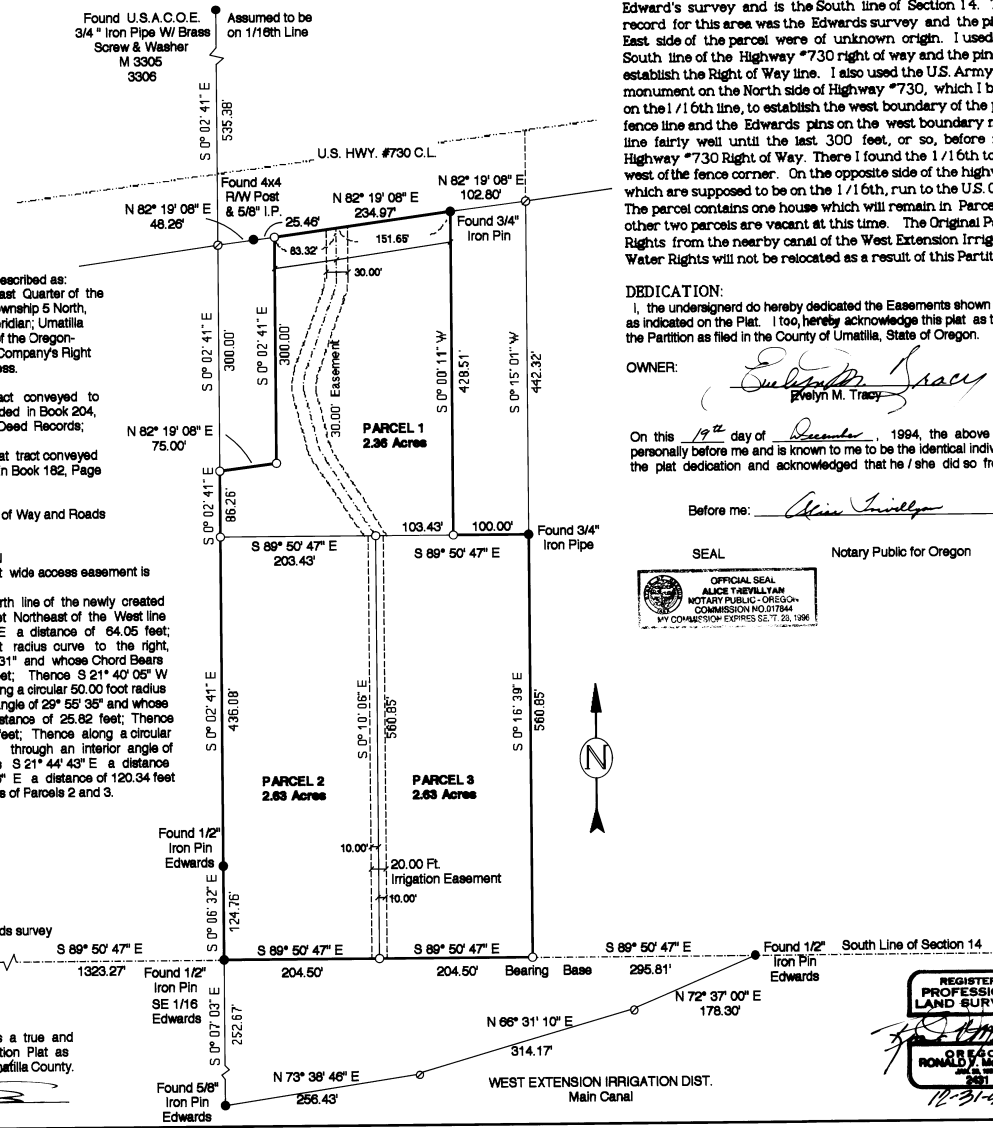
ACCESS EASEMENT DESCRIPTION

The centerline of the new 30.00 foot wide access easement is described as the following:

Beginning at a point on the North line of the newly created Parcel 1, said point being 83.32 feet Northeast of the West line of Parcel 1; Thence S 4° 31' 47" E a distance of 64.05 feet; Thence along a circular 50.00 foot radius curve to the right, through an interior angle of 26° 11' 31" and whose Chord Bears S 8° 34' 19" W a distance of 22.66 feet; Thence S 21° 40' 05" W a distance of 110.00 feet; Thence along a circular 50.00 foot radius curve to the left, through an interior angle of 29° 55' 36" and whose Chord Bears S 6° 42' 17" W a distance of 25.82 feet; Thence S 8° 15' 30" E a distance of 74.65 feet; Thence along a circular 50.00 foot radius curve to the left, through an interior angle of 26° 56' 26" and whose Chord Bears S 21° 44' 43" E a distance of 23.32 feet; Thence S 35° 13' 58" E a distance of 120.34 feet to the common point of the North lines of Parcels 2 and 3.

I do hereby certify that this is a true and exact copy of the Original Partition Plat as filed for Evelyn M. Tracy in Umatilla County.

[Signature]



NARRATIVE:

This partition is based on a survey by Denny Edwards for R. & E. Fletcher (C.S. # N-87-A) in 1977. The basis of bearing of my survey is the same as Edward's survey and is the South line of Section 14. The only survey of record for this area was the Edwards survey and the pins found along the East side of the parcel were of unknown origin. I used the pin along the South line of the Highway #730 right of way and the pin at the R/W post to establish the Right of Way line. I also used the U.S. Army Corps of Engineers monument on the North side of Highway #730, which I believe to be located on the 1/16th line, to establish the west boundary of the partition parcel. The fence line and the Edwards pins on the west boundary matched the 1/16th line fairly well until the last 300 feet, or so, before it intersected the Highway #730 Right of Way. There I found the 1/16th to be about 6.00 feet west of the fence corner. On the opposite side of the highway the fence lines, which are supposed to be on the 1/16th, run to the U.S. Corps of Engineers pin. The parcel contains one house which will remain in Parcel 1 of this plat. The other two parcels are vacant at this time. The Original Parcel contains Water Rights from the nearby canal of the West Extension Irrigation District. These Water Rights will not be relocated as a result of this Partition Action.

DEDICATION:

I, the undersigned do hereby dedicated the Easements shown on this Plat for the uses as indicated on the Plat. I too, hereby acknowledge this plat as the official Plat and map of the Partition as filed in the County of Umatilla, State of Oregon.

OWNER:

[Signature]
Evelyn M. Tracy

On this 19th day of December, 1994, the above individual appeared personally before me and is known to me to be the identical individual who executed the plat dedication and acknowledged that he/she did so freely and voluntarily.

Before me: *[Signature]*

SEAL Notary Public for Oregon



LEGEND

- SET MONUMENTS - 5/8" x 30" Iron Rods W/ Plastic Caps Stamped - L.S. #2431
- ⊕ FOUND SECTION MONUMENTS - As Noted
- FOUND MONUMENTS - As Noted
- CALCULATED POINT - Not Set
- SECTION LINES
- PARTITION BOUNDARIES
- (000) RECORD DISTANCES

SCALE 1" = 100 Ft.
December, 1994



ENGINEERING - SURVEYING - WATER RIGHTS
R V MCKINNIS ENGINEERING
Rt 1 Box 1122 Hermiston, Oregon 97838
503-567-2017

APPROVALS:

I certify that I have examined and approved this Partition Plat on this 27th day of December, 1994

[Signature]
Umatilla County Planning Dept.

I certify that I have examined and approved this Partition Plat on this 27th day of December, 1994

[Signature]
Umatilla County Surveyor

I certify that I have examined and approved this Partition Plat on this 20th day of December, 1994

[Signature]
West Extension Irrigation District

I certify that I have examined and approved this Partition Plat on this 27th day of December, 1994

[Signature]
Umatilla County Tax Collector

Recording Information

Seal
STATE OF OREGON,
COUNTY OF UMATILLA, } ss

I, Thomas L. Groat, County Clerk, certify that this instrument was received and recorded
ON DEC 28 1994

at 3:46 a'clock P. M. in the record of Partition Plat of said County in Book 1994 Page 41

THOMAS L. GROAT
County Clerk
By: GEORGIA MCNAUGHT Deputy
Fees \$ 15.00 No. 94-202116