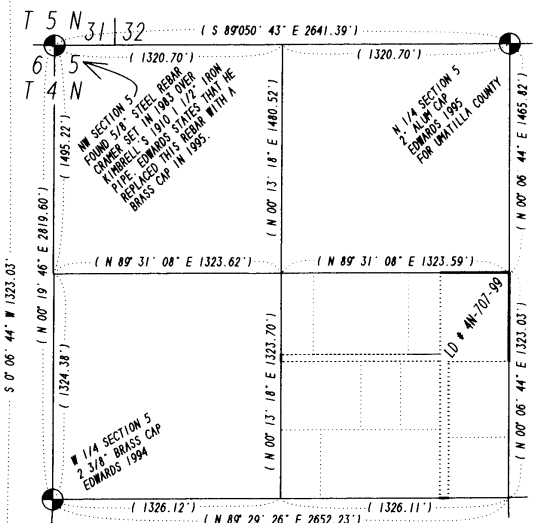


UMATILLA COUNTY PARTITION PLAT NO. 1999-39
 LOCATED IN THE SE 1/4 OF SECTION 5, T 4 N, R 29 E, W.M.

- LEGEND:**
- SET 5/8" X 30" STEEL REBAR WITH PLASTIC CAP MARKED LS 2850. MONUMENTS FOUND AND HELD FOR THIS SURVEY.
 - MONUMENTS AS NOTED.
- (000 E-75) EDWARDS AT GASCHLER & ASSOCIATES FOR CRUIKSHANK 10/31/75. UNRECORDED.
- (000 E-76) EDWARDS FOR RAY 10/28/76.
- (000 E-77) EDWARDS FOR RAY 7/21/77.
- (000 E-79) EDWARDS FOR RAY 7/21/79.
- (000) ROBERTS FOR BARTLETT OCT 1997.
- (000) ROBERTS FOR BARTLETT OCT 1997.
- (000) DEED RECORDED SEPTEMBER 26, 1995 UMATILLA COUNTY DEED RECORDS.



N. T. S.

SE 1/4 OF THE NW 1/4 OF SEC 5
 FND 2" ALUM CAP
 EDWARDS 1995.
 2.07' N OF COMPUTED LOCATION. DID NOT USE THIS CAP.

COMPUTED LOCATION OF THE CENTER SEC 5
 TO N.C.C. 1/16 CORNER SEC 5

STATE OF OREGON,
 COUNTY OF UMATILLA }
 I certify that this instrument was received and recorded
 ON August 18, 1999
 at 10:00 o'clock Am. in the record of
 PLATS of said County
 YEAR NUMBER Slide
 1999 39

OFFICE OF COUNTY RECORDS
 By: GEORGIA DUNAWAY Records Officer
 Fees \$ 25.00 No. 1999-3560328

PLAT PREPARED BY:
 COPPOCK SURVEYING 541-567-6974
 PO BOX 340 FAX 567-3081
 1210 SW 11TH, # 29
 HERMISTON, OR. 97839 2 AUGUST 1999

THIS IS A TRUE COPY OF THE ORIGINAL.
Judson L. Coppock

UMATILLA COUNTY PARTITION PLAT NO. 1999-39

*LD -4N-707-99

LOCATED IN THE SE 1/4 OF THE NW 1/4 OF SECTION 5, T 4 N. R 29 E. W.M.

LEGAL DESCRIPTION:

COMMENCING AT THE 2" ALUMINUM CAP SET BY EDWARDS IN 1995 AT THE NORTH 1/4 CORNER OF SECTION 5, TOWNSHIP 4 NORTH, RANGE 29 EAST OF THE WILLAMETTE MERIDIAN, UMATILLA COUNTY, OREGON:

THENCE S 00° 06' 44" W ALONG THE NORTH-SOUTH CENTERLINE OF SAID SECTION 5 A DISTANCE OF 1465.82 FEET TO A 5/8" STEEL REBAR WITH A PLASTIC CAP STAMPED LS 2850 SET AT THE NORTH CENTER TO CENTER 1/16 CORNER OF SAID SECTION 5 AND BEING THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION:

THENCE S 89° 31' 06" W ALONG THE NORTH LINE OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 5 A DISTANCE OF 403.68 FEET TO A 5/8" STEEL REBAR WITH A PLASTIC CAP STAMPED LS 2850, A 1/2" STEEL ROD SET BY EDWARDS IN 1977 BEARS N 00° 02' 23" W 3.97' FROM SAID 5/8" STEEL REBAR:

THENCE S 00° 02' 23" E A DISTANCE OF 468.44 FEET TO A 1/2" STEEL ROD SET BY EDWARDS 1977:

THENCE S 89° 29' 45" W TOWARD A 1/2" STEEL ROD SET BY EDWARDS IN 1977 A DISTANCE OF 922.04 FEET TO A 5/8" STEEL REBAR WITH A PLASTIC CAP STAMPED LS 2850 SET ON THE WEST LINE OF SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 5, SAID EDWARDS ROD LIES S 89° 29' 44" W 2.51 FEET FROM SAID 5/8" REBAR:

THENCE S 00° 13' 17" W ALONG THE SAID WEST LINE A DISTANCE OF 40.06 FEET TO A 5/8" STEEL REBAR WITH A PLASTIC CAP STAMPED LS 2850, SAID 5/8" REBAR LIES N 89° 30' 16" E 2.53 FEET FROM THE 1/2" STEEL ROD SET BY EDWARDS IN 1977:

THENCE N 89° 30' 16" E A DISTANCE OF 922.04 FEET TO A 1/2" STEEL ROD SET BY EDWARDS IN 1979:

THENCE S 00° 04' 18" E A DISTANCE OF 396.09 FEET TO A 1/2" STEEL ROD SET BY EDWARDS IN 1979:

THENCE S 00° 04' 18" E A DISTANCE OF 398.47 FEET TO A 5/8" STEEL REBAR WITH A PLASTIC CAP STAMPED LS 2850 SET ON THE NORTH RIGHT-OF-WAY LINE OF BAXTER ROAD (UMATILLA COUNTY ROAD NO. 1246):

THENCE N 89° 29' 26" E ALONG SAID NORTH RIGHT-OF-WAY LINE A DISTANCE OF 50.00 FEET TO A 5/8" STEEL REBAR WITH A PLASTIC CAP STAMPED LS 2850:

THENCE N 00° 04' 18" W A DISTANCE OF 825.89 FEET TO A 5/8" STEEL REBAR WITH A PLASTIC CAP STAMPED LS 2850:

THENCE N 89° 31' 06" E PARALLEL TO AND 477.26 FEET SOUTH OF THE SAID NORTH LINE OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 5 A DISTANCE OF 352.61 FEET TO A 5/8" STEEL REBAR WITH A PLASTIC CAP STAMPED LS 2850 SET ON THE SAID NORTH-SOUTH CENTER OF SECTION LINE:

THENCE N 00° 06' 44" E ALONG SAID NORTH-SOUTH CENTER OF SECTION LINE A DISTANCE OF 477.29 FEET TO THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION.

SUBJECT TO:

- REGULATIONS OF HERMISTON IRRIGATION DISTRICT.
RIGHT-OF-WAY RECORDED APRIL 13, 1938 IN BOOK 120, PAGE 508.
TELEPHONE RIGHT-OF-WAY EASEMENT RECORDED SEPTEMBER 16, 1938 IN BOOK 154, PAGE 371.
EASEMENT RECORDED SEPTEMBER 22, 1955, IN BOOK 228, PAGE 459.
EASEMENT FOR INGRESS AND EGRESS RECORDED:
APRIL 18, 1977 IN REEL 17, PAGE 1099.
JUNE 1, 1977 IN REEL 19, PAGE 257.
JULY 20, 1977 IN REEL 21, PAGE 131.
JUNE 14, 1978 IN REEL 35, PAGE 447.
MARCH 22, 1979 IN REEL 47, PAGE 822.
AUGUST 14, 1979 IN REEL 54, PAGE 482.

RIGHT-OF-WAY RECORDED APRIL 11, 1979 IN REEL 48, PAGE 620, AND RE-RECORDED SEPTEMBER 4, 1979 IN REEL 55, PAGE 478.

ALL BEING IN THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 5, TOWNSHIP 4 NORTH, RANGE 29 EAST OF THE WILLAMETTE MERIDIAN, UMATILLA COUNTY, OREGON.

CONTAINING 6.21 ACRES.

SURVEYOR'S NARRATIVE:

THE EXTERIOR LINES OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 5, TOWNSHIP 4 NORTH, RANGE 29 EAST OF THE WILLAMETTE MERIDIAN IS BASED ON THE SURVEY BY ROBERTS FOR BARTLETT FILED AS SURVEY # 97-201-B, UMATILLA COUNTY SURVEY RECORDS.

EDWARDS IN 4 SURVEYS FOR RAY DATED, 10/28/76, 07/21/77, 03/12/79 AND 05/26/81 ALL BASED ON THE UNRECORDED SURVEY BY EDWARDS FOR GASCHLER AND ASSOCIATES FOR CRUIKSHANK DATED 10/31/75 IN EFFECT SUBDIVIDED THIS SE 1/4 OF THE NW 1/4 OF SECTION 5. IN A SURVEY FOR ATKINS DATED 05/08/85 EDWARDS STARTED TO FIND FAULT WITH HIS PREVIOUS SURVEYS IN THIS SECTION BECAUSE OF CRAMER LOCATING SOME OLD MONUMENTS THAT WERE IN CONFLICT WITH THE MONUMENTS THEN IN USE. IN A SURVEY BY EDWARDS FOR UMATILLA COUNTY DATED 03/06/95, EDWARDS USED THESE FOUND MONUMENTS TO SURVEY SECTION 5. THIS SURVEY IS THE NOW ACCEPTED EXTERIOR OF SECTION 5. THIS IS THE SURVEY ROBERTS USED IN 97 AND I USED IN A SURVEY FOR MILLER AND TREBILCOCK DATED 03/10/99.

EDWARDS IN A SURVEY FOR VAN GORDER DATED 11/20/95 SET AN ALUM CAP FOR THE CENTER OF SECTION 5. EDWARDS SET THIS ALUM CAP BASED ON A FOUND PIPE WHICH HE STATES WAS SET OVER A 1/2" I. ROD HE SET IN A 1976 SURVEY FOR BARNS. THE 1976 BARNS SURVEY SHOWS IT AS A FOUND I. ROD. IN PARTITION PLAT 1992-18 BY EDWARDS HE STATES THAT THE PIPE WAS SET OVER A 1/2" I. ROD SET BY HIM IN A SURVEY FOR TOWN AND COUNTRY REALTY. THIS SURVEY IS NOT RECORDED, ALTHOUGH THE ALUM CAP SET BY EDWARDS IS IN A REASONABLE EAST-WEST LOCATION. IT IS NOT IN THE NORTH-SOUTH DIRECTION, AS THE LOCATION OF THIS ALUM CAP WAS BASED ON A PIPE WITH SUCH A DOUBTFUL PEDIGREE AND WAS MORE THAN 2 FEET NORTH OF A TRUE INTERSECTION OF OPPOSITE 1/4 CORNERS AS PRESCRIBED BY THE BLM MANUAL. ROBERTS RECOMPUTED THE CENTER OF SECTION 5 AND USED THIS COMPUTED LOCATION IN HIS SURVEY.

EDWARDS HAS DONE 2 SURVEYS BASED ON THE NOW ACCEPTED EXTERIOR LINES OF SECTION 5 THEY ARE THE SURVEY FOR VAN GORDER DATED 11/20/95 AND THE OTHER AN UNRECORDED PARTITION PLAT FOR RAY DATED 02/01/99. IN THESE SURVEYS EDWARDS HELD HIS ALUM CAP CENTER OF SECTION AND THEN USING A NEW SECTION BREAKDOWN SURVEYED THE DEED AS WRITTEN AND IGNORING PRE-1985 SURVEYS.

I HELD THE INTERIOR LINES AS SURVEYED ORIGINALLY BY EDWARDS AND PLACED THE ERROR ON EXTERIOR LINES OF THE SE 1/4 OF THE NW 1/4 OF SECTION 5. THIS WAS DONE IN ORDER TO RESPECT EXISTING OCCUPATION LINES WHICH WERE BASED ON EDWARDS SURVEYS. THE WRITTEN DEEDS ALSO APPEAR TO HAVE ALSO BEEN BASED ON THESE EDWARDS SURVEYS.

I OVERLAP EDWARDS UNRECORDED PARTITION PLAT FOR RAY BECAUSE I HELD ROBERTS COMPUTED CENTER OF SECTION 5 LOCATION AND EDWARDS HELD HIS ALUM CAP.

REFERENCE SURVEYS:

- 1- 10/31/75 EDWARDS FOR CRUIKSHANK
2- 6/16/76 EDWARDS FOR BARNS
3- 10/28/76 EDWARDS FOR RAY-COMPUTED-REFERENCE UNRECORDED GASCHLER AND ASSOCIATES OCT 1975 SURVEY
4- 1/29/77 SHEA FOR HORNSBY
5- 2/14/77 SHEA FOR RAGSDALE
6- 7/14/77 EDWARDS FOR KURTZ
7- 7/21/77 EDWARDS FOR RAY
8- 3/30/78 STAEBLER FOR JOYNES
9- 4/30/78 EDWARDS FOR FLOYD
10- 3/12/79 EDWARDS FOR RAY
11- 5/26/81 EDWARDS FOR BRESBEARS
12- 5/08/85 EDWARDS FOR ATKINS
13- 3/28/87 EDWARDS FOR WEST
14- 7/30/92 EDWARDS (P PLAT 1992-18)
15- 5/17/95 HADDOCK (P PLAT 1996-16)
16- 11/20/95 EDWARDS FOR VAN GORDER
17- 3/06/95 EDWARDS FOR UMATILLA COUNTY
18- 5/15/95 MCKINNISS (P PLAT 1995-14)
19- 10/97 ROBERTS FOR BARTLETT
20- 2/23/98 EDWARDS (P PLAT 1998-08)
21- 2/01/99 EDWARDS FOR RAY P. PLAT, UNRECORDED.
22- 3/10/99 COPPOCK FOR MILLER AND TREBILCOCK

OWNERS DECLARATION:

WE, THE OWNERS OF THE PROPERTY SHOWN ON THIS PARTITION PLAT, DO STATE THAT WE HAVE CAUSED THIS PARTITION PLAT TO BE PREPARED, AND THE PROPERTY PARTITIONED IS PARTITIONED IN ACCORDANCE WITH ORS CHAPTER 92.

WE HEREBY ACKNOWLEDGE THE RECORDED EASEMENTS SHOWN ON THIS PLAT.

WE HEREBY REDEDICATE THE EXISTING PORTION OF THE INGRESS AND EGRESS EASEMENT CURRENTLY IN USE AND KNOWN AND SIGNED AS RAYTON LANE AS AN EASEMENT TO HERMISTON IRRIGATION DISTRICT TO USE IN THE FUTURE TO INSTALL A PRESSURE IRRIGATION DISTRIBUTION SYSTEM. THE INSTALLATION AND MAINTENANCE OF THIS UNDERGROUND PRESSURE SYSTEM IS NOT TO DISRUPT THE EXISTING INGRESS AND EGRESS USE OF THIS EASEMENT.

EXISTING WATER RIGHTS ARE TO BE DIVIDED BETWEEN PARCELS 1 AND 2 UNDER A SEPARATE WATER RIGHT AGREEMENT WITH HERMISTON IRRIGATION DISTRICT.

WE HEREBY DEDICATE THE EASEMENT SHOWN ACROSS THE SOUTH END OF PARCEL # 1 AS AN INGRESS AND EGRESS EASEMENT, UTILITY EASEMENT AND IRRIGATION EASEMENT TO ALLOW ACCESS TO AN EXISTING SAND POINT WELL LOCATED ON PARCEL # 1 THE USE AND MAINTENANCE OF THIS WELL IS TO BE SHARED BY BOTH PARCEL # 1 AND PARCEL # 2 IN ACCORDANCE WITH HERMISTON IRRIGATION DISTRICT REGULATIONS AND TO PROVIDE PARCEL # 2 ACCESS ACROSS PARCEL # 1 TO ANY HERMISTON IRRIGATION DISTRICT UNDERGROUND PRESSURE SYSTEM THEY MAY CONSTRUCT WITHIN THE BOUNDS OF RAYTON LANE. THIS EASEMENT IS IN FAVOR OF PARCEL # 2 ONLY AND IS NOT PUBLIC.

John P. Lorey
JOHN P. LOREY

Kathleen E. Lorey
KATHLEEN E. LOREY

STATE OF OREGON }
COUNTY OF UMATILLA }

SUBSCRIBED AND SWORN BEFORE ME ON THIS 10th day of August, 1999.

Donna J. Moeller
NOTARY PUBLIC FOR OREGON
MY COMMISSION EXPIRES 11-26-2002

REGISTERED PROFESSIONAL LAND SURVEYOR

Judson L. Coppock
OREGON
JANUARY 20, 1988
JUDSON L. COPPOCK
2550

RENEWAL DATE: DEC. 31/99

SURVEYOR'S CERTIFICATE:

I, JUDSON L. COPPOCK A REGISTERED LAND SURVEYOR FOR THE STATE OF OREGON, DO HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LANDS PARTITIONED BY THIS PARTITION PLAT. I ALSO CERTIFY THAT THIS PLAT COMPLIES WITH ALL OF THE PROVISIONS OF ORS 92.070. (1) .



APPROVALS:

APPROVED THIS 10 DAY OF August, 1999

David H. Klein
COUNTY SURVEYOR

APPROVED THIS 18 DAY OF August, 1999

Dianna J. Coppock
UMATILLA COUNTY PLANNING DIRECTOR

TAXES ARE PAID IN FULL ON THIS DATE. THIS 16th DAY OF August 1999

Shonda Stokely
TAX COLLECTOR

STATE OF OREGON, COUNTY OF UMATILLA }
I certify that this instrument was received and recorded

ON August 18, 1999
at 10:00 o'clock Am., in the record of PLATS of said County.
YEAR NUMBER Slide
1999 39

OFFICE OF COUNTY RECORDS

By: GEORGIA DUNAWAY Records Officer

Fees \$ 25.00 No. 1999-3560328

THIS IS A TRUE COPY OF THE ORIGINAL.

Judson L. Coppock

PLAT PREPARED BY:
COPPOCK SURVEYING 541-567-6974
PO BOX 340 FAX 567-3081
1210 SW 11TH, # 29
HERMISTON, OR. 97839 2 AUGUST 1999