

2005-29 184

PARTITION PLAT NO. 2005-29  
SHEET INDEX

SHEET INDEX

- SHEET 1 OF 3 – ANNOTATION OF PARCELS 1 AND 2.
- SHEET 2 OF 3 – OVERALL BOUNDARY OF PARTITION PLAT AND EASEMENT DETAILS.
- SHEET 3 OF 3 – APPROVALS, SURVEYORS CERTIFICATE AND NARRATIVE AND OWNERS DECLARATIONS.

RECORDING INFORMATION,  
UMATILLA COUNTY OFFICE OF RECORDS:

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

ON October 19, 2005  
at 12:20 o'clock Pm., in the record of  
PLATS of said County.  
YEAR NUMBER  
2005 29

OFFICE OF COUNTY RECORDS

By: ...JEAN HEMPHILL...Records Officer

Fees \$ 50.00 No. 2005-4900522

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Will. R. Wells*

OREGON  
JULY 22, 1977  
WILLIAM R. WELLS  
1106  
RENEWS 6/30/06

I CERTIFY THIS IS AN EXACT COPY OF

THE INDEX SHEET FOR PARTITION PLAT NO. 2005-29

*Will. R. Wells*  
WILLIAM R. WELLS, PLS

WILLIAM R. WELLS, PLS  
2602 N.E. RIVERSIDE PLACE  
P.O. BOX 1696  
PENDLETON, OR 97801  
PHONE: (541) 276-6362

DATE: 06/05 DR. BY: DMT  
CK. BY: WRW NO: 00-705

PROJECT: \SUNRIDGECOVER

PARTITION PLAT FOR:  
CIRCLE DOT RANCHES, LLC.  
AND  
SUNRIDGE ESTATES, LLC.

LOCATED IN THE SW 1/4 OF SECTION 14,  
TOWNSHIP 2 NORTH, RANGE 32 EAST, W.M.,  
UMATILLA COUNTY, OREGON.

RECEIVED BY

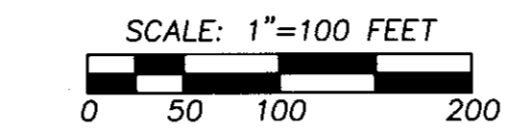
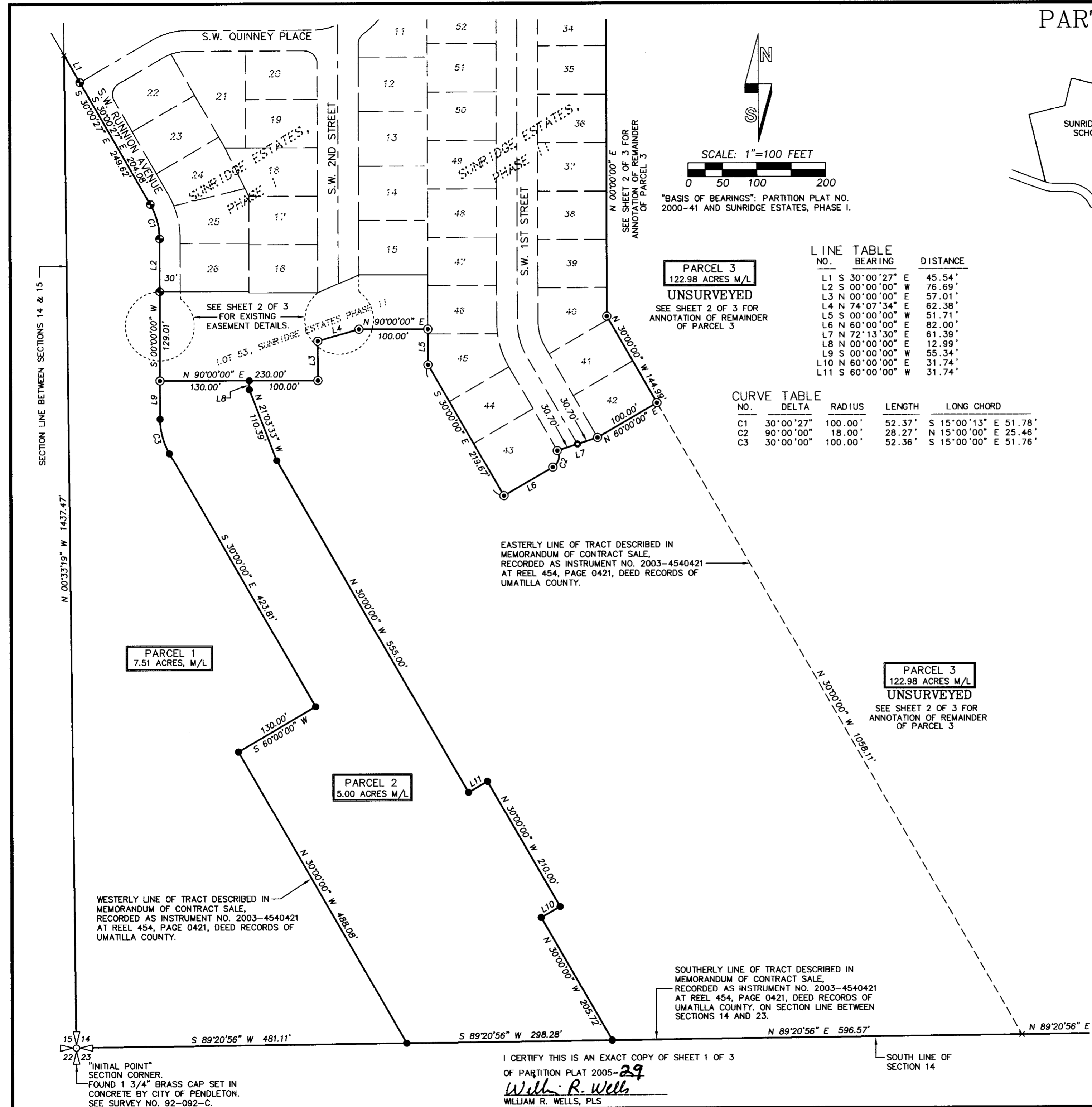
Umatilla County Surveyor

Date 10-05

Rec'd By KK

No. 05-184-B

PARTITION PLAT NO. 2005-29  
SHEET 1 OF 3



SCALE: 1"=100 FEET  
"BASIS OF BEARINGS": PARTITION PLAT NO. 2000-41 AND SUNRIDGE ESTATES, PHASE I.

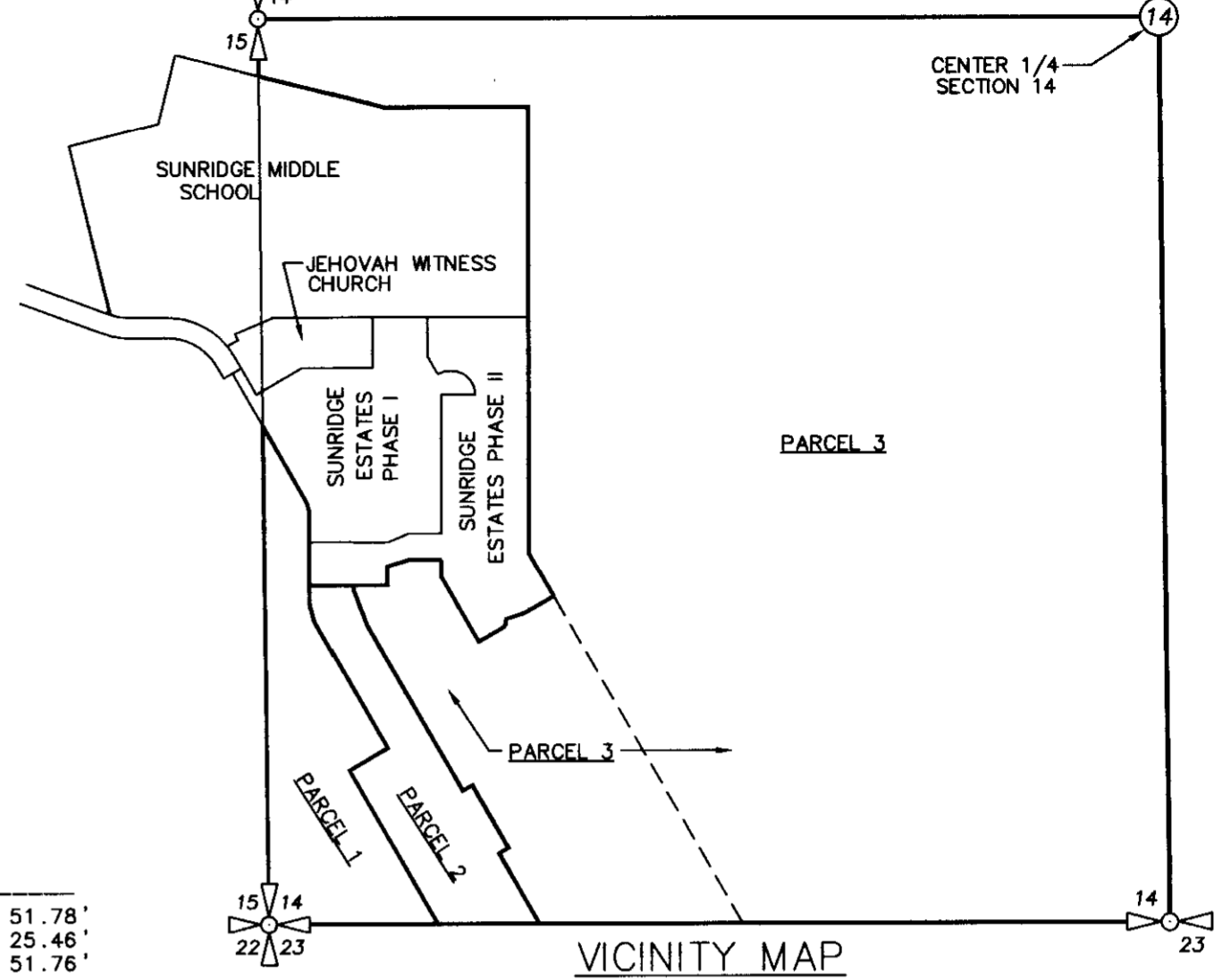
**PARCEL 3**  
122.98 ACRES M/L  
**UNSURVEYED**  
SEE SHEET 2 OF 3 FOR ANNOTATION OF REMAINDER OF PARCEL 3

**LINE TABLE**

NO.	BEARING	DISTANCE
L1	S 30°00'27" E	45.54'
L2	S 00°00'00" W	76.69'
L3	N 00°00'00" E	57.01'
L4	N 74°07'34" E	62.38'
L5	S 00°00'00" W	51.71'
L6	S 60°00'00" E	82.00'
L7	N 72°13'30" E	61.39'
L8	N 00°00'00" E	12.99'
L9	S 00°00'00" W	55.34'
L10	N 60°00'00" E	31.74'
L11	S 60°00'00" W	31.74'

**CURVE TABLE**

NO.	DELTA	RADIUS	LENGTH	LONG CHORD
C1	30°00'27"	100.00'	52.37'	S 15°00'13" E 51.78'
C2	90°00'00"	18.00'	28.27'	N 15°00'00" E 25.46'
C3	30°00'00"	100.00'	52.36'	S 15°00'00" E 51.76'



- LEGEND**
- - SET 5/8" BY 30" REBAR WITH 1 1/4" YELLOW PLASTIC CAP MARKED "OR PLS 1106, WA PLS 17372".
  - ⊙ - FOUND 2" ALUMINUM CAP ON 5/8" REBAR FROM SUNRIDGE ESTATES, PHASE II.
  - ⊙ - FOUND 5/8" REBAR WITH 1 1/4" YELLOW PLASTIC CAP MARKED "OR PLS 1106, WA PLS 17372", UNLESS OTHERWISE NOTED, FROM UMATILLA COUNTY PARTITION PLAT NO. 2000-41 OR SUNRIDGE ESTATES, PHASES I OR II PLATS.
  - ⊕ - FOUND 2" BRASS CAP STREET SURFACE MONUMENT FROM SUNRIDGE ESTATES PHASE I.
  - × - CALCULATED POINT ONLY, NOT SET OR FOUND.
  - - EASEMENT LINE OF EXISTING EASEMENT.
  - (XOX)C - INDICATES CALCULATED DIMENSION.
- NOTE: DIMENSIONS REPORTED ON THIS PLAT, WHICH ARE COMMON WITH THOSE REPORTED ON SUNRIDGE ESTATES PHASES I AND II, AND PARTITION PLAT NO. 2003-20, ARE IDENTICAL.

**PARCEL 1**  
7.51 ACRES, M/L

**PARCEL 2**  
5.00 ACRES M/L

**PARCEL 3**  
122.98 ACRES M/L  
**UNSURVEYED**  
SEE SHEET 2 OF 3 FOR ANNOTATION OF REMAINDER OF PARCEL 3

WESTERLY LINE OF TRACT DESCRIBED IN MEMORANDUM OF CONTRACT SALE, RECORDED AS INSTRUMENT NO. 2003-4540421 AT REEL 454, PAGE 0421, DEED RECORDS OF UMATILLA COUNTY.

SOUTHERLY LINE OF TRACT DESCRIBED IN MEMORANDUM OF CONTRACT SALE, RECORDED AS INSTRUMENT NO. 2003-4540421 AT REEL 454, PAGE 0421, DEED RECORDS OF UMATILLA COUNTY, ON SECTION LINE BETWEEN SECTIONS 14 AND 23.

I CERTIFY THIS IS AN EXACT COPY OF SHEET 1 OF 3 OF PARTITION PLAT 2005-29  
*William R. Wells*  
WILLIAM R. WELLS, PLS

RECORDING INFORMATION, UMATILLA COUNTY OFFICE OF RECORDS:

STATE OF OREGON, COUNTY OF UMATILLA }  
I certify that this instrument was received and recorded  
ON October 19, 2005  
at 12:20 o'clock Pm., in the record of PLATS of said County.  
YEAR NUMBER  
2005 29

REGISTERED PROFESSIONAL LAND SURVEYOR

*William R. Wells*  
OREGON  
JULY 22, 1977  
WILLIAM R. WELLS  
1106  
RENEWS 6/30/06

OFFICE OF COUNTY RECORDS

By: ...JEAN HEMPHILL...Records Officer  
Fees \$ 50.00 No. 2005-4900522

WILLIAM R. WELLS, PLS  
2602 N.E. RIVERSIDE PLACE  
P.O. BOX 1696  
PENDLETON, OR 97801  
PHONE: (541) 276-6362

PROJECT: \SUN42005PP  
PARTITION PLAT FOR:  
CIRCLE DOT RANCHES, LLC.  
AND  
SUNRIDGE ESTATES, LLC.

DATE: 06/05 DR. BY: DMT  
CK. BY: WRW NO: 00-705

LOCATED IN THE SW 1/4 OF SECTION 14, TOWNSHIP 2 NORTH, RANGE 32 EAST, W.M., UMATILLA COUNTY, OREGON.  
RECEIVED BY

Umatilla County Surveyor  
Date 10-05  
Rec'd By KK  
No. 05-184-B

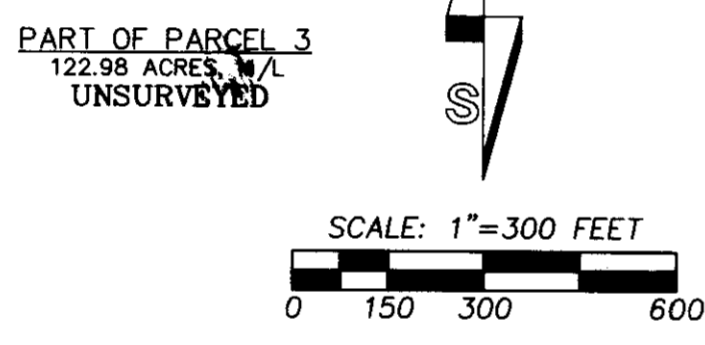
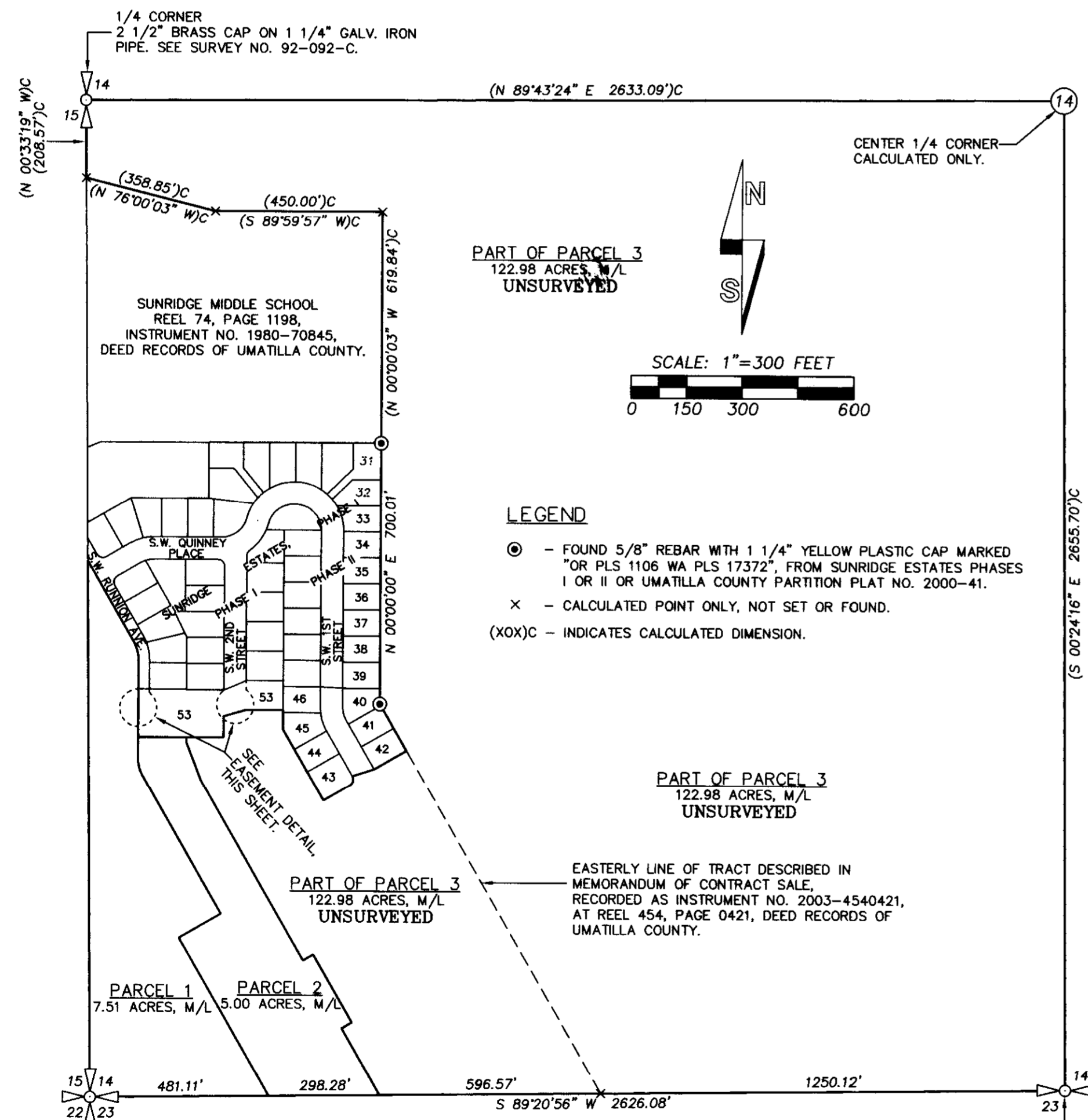
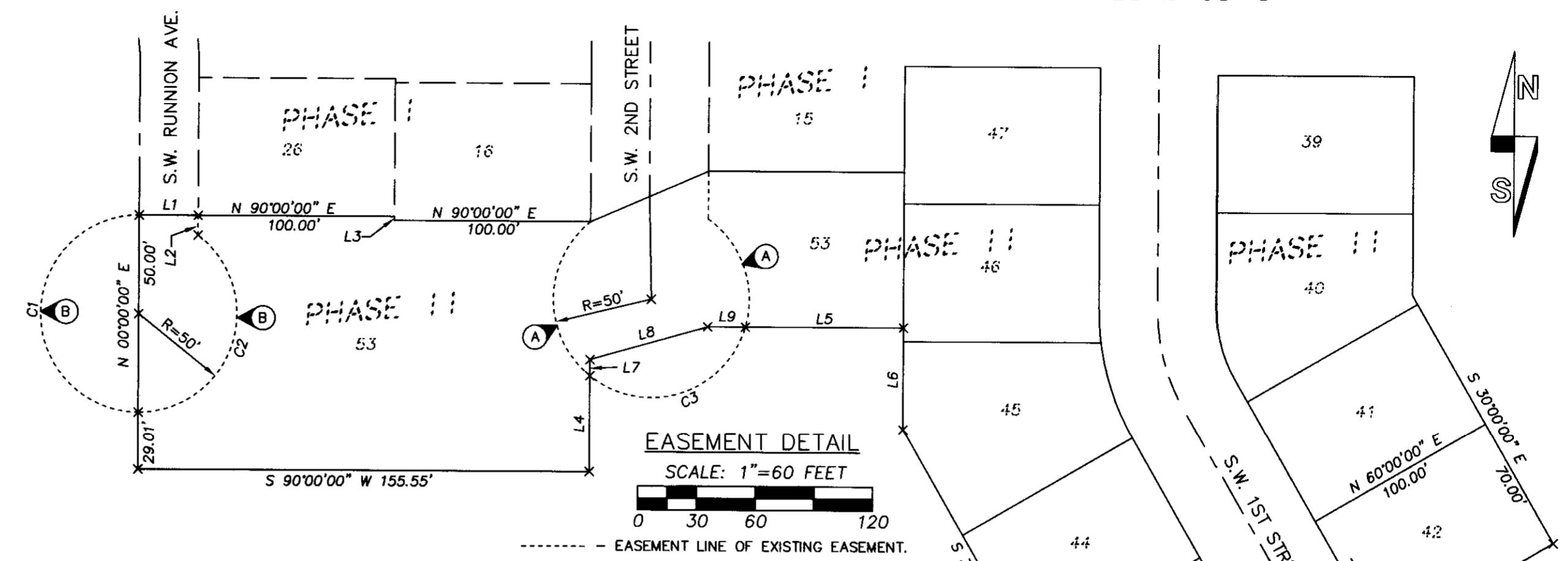
"INITIAL POINT" SECTION CORNER.  
FOUND 1 3/4" BRASS CAP SET IN CONCRETE BY CITY OF PENDLETON. SEE SURVEY NO. 92-092-C.

**LINE TABLE**

NO.	BEARING	DISTANCE
L1	N 90°00'00" E	30.00'
L2	S 00°00'00" W	10.00'
L3	S 00°00'00" W	2.00'
L4	N 00°00'00" E	48.82'
L5	N 90°00'00" E	80.79'
L6	S 00°00'00" W	51.71'
L7	N 00°00'00" E	8.19'
L8	N 74°07'34" E	62.38'
L9	N 90°00'00" E	19.21'
L10	N 72°13'30" E	61.39'

**CURVE TABLE**

NO.	DELTA	RADIUS	LENGTH	LONG CHORD
C1	180°00'00"	50.00'	157.08'	S 00°00'00" W 100.00'
C2	143°07'48"	50.00'	124.90'	N 18°26'06" E 94.87'
C3	112°29'34"	50.00'	98.17'	N 72°19'03" E 83.14'
C4	90°00'00"	18.00'	28.27'	S 15°00'00" W 25.46'



- LEGEND**
- ⊙ - FOUND 5/8" REBAR WITH 1 1/4" YELLOW PLASTIC CAP MARKED "OR PLS 1106 WA PLS 17372", FROM SUNRIDGE ESTATES PHASES I OR II OR UMATILLA COUNTY PARTITION PLAT NO. 2000-41.
  - × - CALCULATED POINT ONLY, NOT SET OR FOUND.
  - (XOX)C - INDICATES CALCULATED DIMENSION.

**EXISTING EASEMENT NOTES:**  
AS DISCLOSED BY PRELIMINARY TITLE REPORT PREPARED BY PIONEER TITLE COMPANY, 132 S.E. COURT AVENUE, PENDLETON, OREGON, REPORT NO. 77302, DATED JUNE 17, 2003. SEE NOTE SYMBOL FOR LOCATION.

Ⓐ - EASEMENT FOR TEMPORARY CUL-DE-SAC RECORDED AS INSTRUMENT NO. 2000-38000170, REEL 380, PAGE 0170, DEED RECORDS OF UMATILLA COUNTY.

Ⓑ - EASEMENT FOR TEMPORARY CUL-DE-SAC RECORDED AS INSTRUMENT NO. 2000-38000171, REEL 380, PAGE 0171, DEED RECORDS OF UMATILLA COUNTY.

**NOTE:** EASEMENTS NOTED A AND B ABOVE ARE TO EXTINGUISH WHEN RESIDENTIAL THROUGH STREETS ARE DEVELOPED AND THE CUL-DE-SAC EASEMENTS ARE NO LONGER NECESSARY.

**NOTE:** EASEMENTS NOTED A AND B ABOVE ARE CORRECTED FOR PROPER REFERENCE OF PARCEL 1 OF PARTITION PLAT NO. 2000-41 BY MEMORANDUM OF CORRECTION RECORDED AS INSTRUMENT NO. 2001-3850490, REEL 385, PAGE 0490, DEED RECORDS.

"BLANKET" TYPE EASEMENTS WHICH AFFECT PARCELS ARE NOT SHOWN. THE "BLANKET" TYPE EASEMENTS DISCLOSED BY THE PRELIMINARY TITLE REPORT ARE:

- EASEMENT FOR ELECTRIC TRANSMISSION AND DISTRIBUTION SYSTEM AND APPURTENANCES THERETO, GRANTED TO EASTERN OREGON ELECTRIC COOPERATIVE ASSOCIATION, RECORDED AS INSTRUMENT NO. 1960-230839, AT BOOK 260, PAGE 519, DEED RECORDS OF UMATILLA COUNTY. AFFECTS SW1/4 OF SECTION 14.
- EASEMENT FOR ELECTRIC TRANSMISSION AND DISTRIBUTION SYSTEM AND APPURTENANCES THERETO, GRANTED TO EASTERN OREGON ELECTRIC COOPERATIVE ASSOCIATION, RECORDED AS INSTRUMENT NO. 1960-230840, AT BOOK 260, PAGE 520, DEED RECORDS OF UMATILLA COUNTY. AFFECTS SECTIONS 14 AND 15.

RECORDING INFORMATION,  
UMATILLA COUNTY OFFICE OF RECORDS:  
STATE OF OREGON,  
COUNTY OF UMATILLA }  
I certify that this instrument was received and recorded  
ON October 19, 2005  
at 12:20 o'clock Pm., in the record of  
PLATS of said County,  
YEAR NUMBER  
2005 29  
**OFFICE OF COUNTY RECORDS**  
By: ...JEAN HEMPHILL...Records Officer  
Fees \$ 50.00 No. 2005-4900522

I CERTIFY THIS IS AN EXACT COPY OF SHEET 2 OF 3  
OF PARTITION PLAT NO. 2005-29

*William R. Wells*  
WILLIAM R. WELLS, PLS

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR  
*William R. Wells*  
OREGON  
JULY 22, 1977  
WILLIAM R. WELLS  
1106  
RENEWS 6/30/06

WILLIAM R. WELLS, PLS  
2602 N.E. RIVERSIDE PLACE  
P.O. BOX 1696  
PENDLETON, OR 97801  
PHONE: (541) 276-6362  
DATE: 06/05 DR. BY: WRW  
CK. BY: WRW NO: 00-705

PROJECT: \SUN42005PP2  
PARTITION PLAT FOR:  
CIRCLE DOT RANCHES, LLC.  
AND  
SUNRIDGE ESTATES, LLC.  
LOCATED IN THE SW1/4 OF SECTION 14,  
TOWNSHIP 2 NORTH, RANGE 32 EAST, W.M.,  
UMATILLA COUNTY, OREGON.  
RECEIVED BY  
Umatilla County Surveyor  
Date 10-05  
Rec'd By KR  
No. 05-184-B

"INITIAL POINT"  
SECTION CORNER  
FOUND 1 3/4" BRASS CAP SET IN  
CONCRETE BY CITY OF PENDLETON.  
SEE SURVEY NO. 92-092-C.

1/4 CORNER  
2 1/2" BRASS CAP ON 1 1/4" GALV. IRON  
PIPE. SEE SURVEY NO. 92-092-C.

SURVEYORS CERTIFICATE AND NARRATIVE

THIS PARTITION WAS MADE AT THE REQUEST OF CIRCLE DOT RANCHES, LLC, AND SUNRIDGE ESTATES, LLC, TO PARTITION A PORTION OF THE SOUTHWEST QUARTER OF SECTION 14 INTO THREE PARCELS, PARCELS 1 AND 2 ARE MONUMENTED AS SHOWN, PER ORS CHAPTER 92, AS REVISED. PARCEL 3 IS UNSURVEYED.

THE SURVEY WAS MADE FROM CONTROLLING MONUMENTS ESTABLISHED ON UMATILLA COUNTY PARTITION PLAT NO. 2000-41, 2003-20 AND THE PLATS OF SUNRIDGE ESTATES, PHASE I AND II. THE SOUTH AND WEST 1/4 CORNERS OF SECTION 14 AND THE SOUTHWEST CORNER OF SECTION 14 WERE RECOVERED AND OR REMONUMENTED ON UMATILLA COUNTY SURVEY NO. 92-092-C.

THIS SURVEY WAS MADE WITH A 2 PERSON CREW USING TRIMBLE 5700 GEODETIC GPS RECEIVERS OPERATED IN REAL TIME KINEMATIC MODE.

I, WILLIAM R. WELLS, DO HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH LEGAL MONUMENTS, THE LANDS WITHIN THIS PARTITION PLAT, PER ORS CHAPTER 92, AS REVISED, AND THE CITY OF PENDLETON AND UMATILLA COUNTY DEVELOPMENT ORDINANCES. PARCELS 1 AND 2 ARE MONUMENTED AS SHOWN. PARCEL 3 IS PARTIALLY MONUMENTED AS SHOWN, BUT WAS NOT SURVEYED AS PART OF THIS PARTITION PLAT.

REAL PROPERTY DESCRIPTION:

A tract of land located in the Southwest Quarter of Section 14, Township 2 North, Range 32 East, W.M., Umatilla County, Oregon, described as follows:

BEGINNING at the Southwest Corner of Section 14, the "INITIAL POINT" for this description; thence North 00°33'19" West along the West line of Section 14 a distance of 1437.47 feet to a point on the Westerly right-of-way line of S.W. Runkion Avenue as dedicated on the Plat of Sunridge Estates Phase I; thence South 30°00'27" East along said Westerly right-of-way line a distance of 249.62 feet to the point of curvature of a curve; thence continuing along said Westerly right-of-way line, along the arc of a 100.00 foot radius curve to the right a distance of 52.37 feet, (long chord bears South 15°00'13" East a distance of 51.78 feet), to the point of tangency; thence South 00°00'00" West, continuing along said Westerly right-of-way line a distance of 76.69 feet to the Northwest Corner of Lot 53, Sunridge Estates Phase II; thence South 00°00'00" West along the West line of said Lot 53 a distance of 129.01 feet to the Southwest Corner thereof; thence along the Southerly line of said Lot 53 the following courses: North 90°00'00" East a distance of 230.00 feet; thence North 00°00'00" East a distance of 57.01 feet; thence North 74°07'34" East a distance of 62.38 feet; thence North 90°00'00" East a distance of 100.00 feet to a point on the West line of Lot 46, Sunridge Estates Phase II; thence South 00°00'00" West along the Westerly line of said Sunridge Estates Phase II a distance of 51.71 feet to an angle point in the West line of Lot 45, Sunridge Estates Phase II; thence South 30°00'00" East along the Westerly line of Sunridge Estates, Phase II, a distance of 219.67 feet to the Southwest Corner of Lot 43, Sunridge Estates Phase II; thence North 60°00'00" East along the Southerly line of said Lot 43 a distance of 82.00 feet to the point of curvature of a curve; thence along the arc of a 18.00 foot radius curve to the left a distance of 28.27 feet, (long chord bears North 15°00'00" East a distance of 25.46 feet), to a point on the Easterly line of said Lot 43; thence North 72°13'30" East along the Southerly right-of-way line of S.W. 1st Street as dedicated on the Plat of Sunridge Estates Phase II, a distance of 61.39 feet to the Southwest corner of Lot 42, Sunridge Estates, Phase II; thence North 60°00'00" East along the Southerly line of said Lot 42 a distance of 100.00 feet to the Southeast Corner thereof; thence North 30°00'00" West along the Easterly line of Sunridge Estates Phase II, a distance of 144.99 feet to an angle point in the East line of Lot 40, Sunridge Estates Phase II; thence North 00°00'00" East along the Easterly line of Sunridge Estates Phase II, a distance of 700.01 feet to the Northeast Corner of Lot 31, Sunridge Estates Phase II, said point being the Southeast Corner of that tract of land conveyed to School District No. 16-R, in Reel 74, Page 1198, Instrument No. 1980-70845, Deed Records of Umatilla County; thence North 00°00'03" West along the East line of said School District Tract a distance of 619.84 feet to the Northeast Corner thereof; thence South 89°59'57" West along the North line of said School District Tract a distance of 450.00 feet; thence North 76°00'03" West along the North line of said School District Tract a distance of 358.85 feet to a point on the West line of said Section 14; thence North 00°33'19" West along the West line of Section 14 a distance of 208.57 feet to the Northwest Corner of the Southwest Quarter of said Section 14; thence North 89°43'24" East along the North line of said Southwest Quarter a distance of 2633.09 feet to the Northeast Corner of said Southwest Quarter; thence South 00°24'16" East along the East line of said Southwest Quarter a distance of 2655.70 feet to the Southeast Corner of said Southwest Quarter; thence South 89°20'56" West along the South line of said Southwest Quarter a distance of 2626.08 feet to the "INITIAL POINT."

CONTRACT SALE LANDS:

DESCRIPTION OF LANDS WITHIN PARCELS 2 AND 3, UNDER CONTRACT OF SALE, CIRCLE DOT RANCHES, LLC, SELLER, SUNRIDGE ESTATES, LLC, BUYER, BEING A PORTION OF THAT LAND DESCRIBED IN MEMORANDUM OF CONTRACT OF SALE, RECORDED SEPTEMBER 10, 2003 AS INSTRUMENT NO. 2003-4470340, RE-RECORDED DECEMBER 23, 2003 AS INSTRUMENT NO. 2003-4540421, OFFICE OF COUNTY RECORDS, UMATILLA COUNTY, OREGON:

A tract of land located in the Southwest Quarter of Section 14, Township 2 North, Range 32 East, W.M., Umatilla County, Oregon, being all of proposed Parcel 2 and a portion of proposed Parcel 3 of this Partition Plat and described as follows:

BEGINNING at the Southeast Corner of Lot 42, Sunridge Estates Phase II, thence South 60°00'00" West, along the Southerly line of said Lot 42 a distance of 100.00 feet to the Southwest Corner of said Lot 42; thence South 72°13'30" West along the Southerly right-of-way line of S.W. 1st Street as dedicated on the plat of Sunridge Estates Phase II, a distance of 61.39 feet, to a point on the Easterly line of Lot 43, Sunridge Estates Phase II; thence along the Southerly line of said Lot 43, on the arc of a 18.00 foot radius curve to the right a distance of 28.27 feet, (long chord bears South 15°00'00" West a distance of 25.46 feet), to a point on the Southerly line of said Lot 43; thence South 60°00'00" West, along the Southerly line of said Lot 43 a distance of 82.00 feet to the Southwest Corner of said Lot 43; thence North 30°00'00" West along the Westerly line of Sunridge Estates Phase II, a distance of 219.67 feet to an angle point on the West line of Lot 45, Sunridge Estates Phase II; thence North 00°00'00" East along the West lines of Lots 45 and 46 a distance of 51.71 feet to the Southeast Corner of Lot 53, Sunridge Estates Phase II; thence along the Southerly line of said Lot 53 the following courses: South 90°00'00" West a distance of 100.00 feet; thence South 74°07'34" West a distance of 62.38 feet; thence South 00°00'00" West a distance of 57.01 feet; thence South 90°00'00" West a distance of 230.00 feet to the Southwest Corner of said Lot 53; thence South 00°00'00" West a distance of 55.34 feet to the point of curvature of a curve; thence along the arc of a 100.00 foot radius curve to the left a distance of 52.36 feet, (long chord bears South 15°00'00" East a distance of 51.76 feet), to the point of tangency; thence South 30°00'00" East a distance of 423.81 feet; thence South 60°00'00" West a distance of 130.00 feet; thence South 30°00'00" East a distance of 488.08 feet to a point on the South line of the Southwest Quarter of said Section 14; thence North 89°20'56" East along the South line of said Southwest Quarter a distance of 894.85 feet; thence North 30°00'00" West a distance of 1058.11 feet to the POINT OF BEGINNING.

OWNERS DECLARATION:

CIRCLE DOT RANCHES, LLC, A OREGON LIMITED LIABILITY COMPANY, FEE SIMPLE OWNERS, DOES HEREBY ACKNOWLEDGE THAT IT HAS CAUSED THIS PARTITION PLAT TO BE PREPARED AND THIS LAND PARTITIONED IN ACCORDANCE WITH ORS CHAPTER 92, AS REVISED, AND THE CITY OF PENDLETON AND UMATILLA COUNTY DEVELOPMENT ORDINANCES.

CIRCLE DOT RANCHES, LLC, BY: Robbie D. Waller, MEMBER/MANAGER

SUBSCRIBED AND SWORN BY ME THIS 17th DAY OF October, 2005.

NOTARY PUBLIC FOR THE STATE OF OREGON

MY COMMISSION EXPIRES: 10/12/06

COMMISSION NUMBER: 361467 Carolyn R. Hillecke

C.W. HOFFMAN, JR., MEMBER/MANAGER

SUBSCRIBED AND SWORN BY ME THIS 7th DAY OF October, 2005.

NOTARY PUBLIC FOR THE STATE OF OREGON

MY COMMISSION EXPIRES: 10/12/06

COMMISSION NUMBER: 361467 Carolyn R. Hillecke

DOROTHY M. HOFFMAN, MEMBER/MANAGER

SUBSCRIBED AND SWORN BY ME THIS 7th DAY OF October, 2005.

NOTARY PUBLIC FOR THE STATE OF OREGON

MY COMMISSION EXPIRES: 10/12/06

COMMISSION NUMBER: 361467 Carolyn R. Hillecke

CONTRACT PURCHASERS DECLARATION:

SUNRIDGE ESTATES, LLC, A OREGON LIMITED LIABILITY COMPANY, CONTRACT PURCHASER OF THAT LAND DESCRIBED UNDER "CONTRACT SALE LANDS" IN THE SURVEYOR'S CERTIFICATE AND NARRATIVE, DOES HEREBY ACKNOWLEDGE THAT IT CONSENTS TO THIS PARTITION PLAT, PREPARED IN ACCORDANCE WITH ORS CHAPTER 92, AS REVISED AND THE THE CITY OF PENDLETON AND UMATILLA COUNTY DEVELOPMENT ORDINANCES.

SUNRIDGE ESTATES LLC, BY:

AARON C. HOEFT, MEMBER

SUBSCRIBED AND SWORN BY ME THIS 10 DAY OF October, 2005.

NOTARY PUBLIC FOR THE STATE OF OREGON

MY COMMISSION EXPIRES: 10-14-08

COMMISSION NUMBER: 385199

COMMISSION NUMBER: 385199

JACK R. ZECKMAN, MEMBER

SUBSCRIBED AND SWORN BY ME THIS 10 DAY OF October, 2005.

NOTARY PUBLIC FOR THE STATE OF OREGON

MY COMMISSION EXPIRES: 10-14-08

COMMISSION NUMBER: 385199

APPROVALS

EXAMINED AND APPROVED THIS 10 DAY OF OCTOBER, 2005.

LAND PARTITION APPROVAL NO. MP-05-04

CITY OF PENDLETON PLANNING DIRECTOR

EXAMINED AND APPROVED THIS 17 DAY OF October, 2005.

CITY OF PENDLETON SURVEYOR

EXAMINED AND APPROVED THIS 10 DAY OF October, 2005.

UMATILLA COUNTY SURVEYOR

TAXES ARE PAID IN FULL, THIS 19th DAY OF October, 2005.

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 October 19, 2005 at 12:20 o'clock Pm., in the record of PLATS of said County. YEAR NUMBER 2005 29

OFFICE OF COUNTY RECORDS

By: JEAN HEMPHILL, Records Officer

Fees \$ 50.00 No. 2005-4900522

WILLIAM R. WELLS, PLS

REGISTERED PROFESSIONAL LAND SURVEYOR

OREGON JULY 22, 1977 WILLIAM R. WELLS 1106 RENEWS 6/30/06

I CERTIFY THIS IS AN EXACT COPY OF SHEET 3 OF 3 OF PARTITION PLAT 2005-29

WILLIAM R. WELLS, PLS

WILLIAM R. WELLS, PLS 2602 N.E. RIVERSIDE PLACE P.O. BOX 1696 PENDLETON, OR 97801 PHONE: (541) 276-6362

PROJECT: \SUN42005PP3 PARTITION PLAT FOR: CIRCLE DOT RANCHES, LLC. AND SUNRIDGE ESTATES, LLC.

DATE: 06/05 DR. BY: DMT CK. BY: WRW RECEIVED BY

LOCATED IN THE SW 1/4 OF SECTION 14, TOWNSHIP 2 NORTH, RANGE 32 EAST, W.M., UMATILLA COUNTY, OREGON.

Umatilla County Surveyor Date 10-05 Rec'd By KK No. 05-184-B