

PARTITION PLAT NO. 2008-32

LOCATED IN THE NW1/4 OF SECTION 31, T4N., R38E., W.M., UMATILLA COUNTY, OREGON.

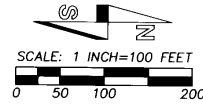
NOVEMBER, 2008

CURVE TABLE

NO	DELTA	RADIUS	LENGTH	CHORD	CHORD BRG
C1	0°22'55"	5236.22'	34.91'	34.91'	S 29°11'23" E

LINE TABLE

NO.	BEARING	DISTANCE
L1	N 36°19'25" W	98.00'
L2	N 00°11'09" W	128.23'
L3	N 34°41'32" W	10.30'
L4	S 61°00'05" W	18' M/L
L5	S 60°37'10" W	28' M/L



"BASIS OF BEARINGS": SURVEY NO 88-43-B, N 00°36'30" E, BETWEEN THE CENTER ONE-QUARTER AND NORTH ONE-QUARTER CORNER OF SECTION 31.

EXISTING EASEMENT NOTES:

- (A) EXISTING PERMANENT EASEMENT FOR DRAINAGE FACILITIES GRANTED TO THE STATE OF OREGON THROUGH ITS DEPARTMENT OF TRANSPORTATION, RECORDED AS INST. NO. 2004-4580460, OFFICE OF RECORDS.
 - (B) LOCATION OF EXISTING 15' PERMANENT, NON-EXCLUSIVE EASEMENT ALONG EXISTING ROAD GRANTED TO GARY L. GOODWIN AND ELLEN K. GOODWIN BY EASEMENT RECORDED AT REEL 262, PAGE 664, INST. NO. 1994-200475, OFFICE OF COUNTY RECORDS. NOTE: THE GENERAL LOCATION IS SHOWN BUT IS NOT ANNOTATED BECAUSE THE ROAD IS UNDER CONSTRUCTION AND IS SUBJECT TO CHANGE.
 - (C) LOCATION OF EXISTING 20' EASEMENT FOR ELECTRIC DISTRIBUTION LINE GRANTED TO UMATILLA ELECTRIC COOPERATIVE IN EASEMENT RECORDED AT REEL 262, PAGE 315, INST. NO. 1994-200315, OFFICE OF COUNTY RECORDS.
- PARTITIONED PROPERTY IS SUBJECT TO A "BLANKET" TYPE RIGHT-OF-WAY EASEMENT TO UMATILLA ELECTRIC COOPERATIVE ASSOCIATION, CONVEYED IN REEL 51, PAGE 981, INST. NO. 1979-52964, UMATILLA COUNTY OFFICE OF RECORDS.

LEGEND

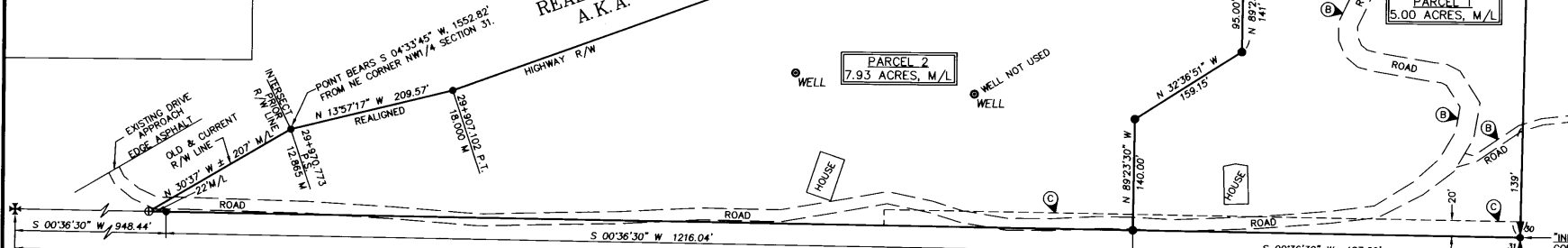
- FOUND SECTION OR ONE-QUARTER SECTION CORNER AS NOTED.
- SET 5/8" BY 30" IRON REBAR WITH 1 1/4" RED PLASTIC CAP MARKED "OR PLS 1106 WA PLS 17372".
- CALCULATED POINT ONLY, NOT SET OR FOUND.
- MONUMENT FOUND AS NOTED.
- (XOX) - RECORD DIMENSION PER SURVEY NO. 88-43-B.
- (XOX)1 - RECORD DIMENSION PER SURVEY NO. 93-94-B.
- SYMBOL INDICATES LOCATION OF EXISTING EASEMENT. SEE "EXISTING EASEMENT NOTES."
- R/W - INDICATES RIGHT-OF-WAY LINE.

RECORDING INFORMATION, UMATILLA COUNTY OFFICE OF RECORDS:

NOTES:

1. REALIGNED HIGHWAY STATIONING AND OFFSETS ARE REPORTED IN METERS UNITS. "M" INDICATES METERS. SEE ODOT RIGHT-OF-WAY BOUNDARY MONUMENTATION MAPS, SHEETS 16, 17 & 18 OF 21, DATED OCTOBER 10, 2008.
2. REALIGNED STATE HIGHWAY NO. 204 RIGHT-OF-WAY WAS CONVEYED TO THE STATE OF OREGON, THROUGH ITS DEPARTMENT OF TRANSPORTATION BY WARRANTY DEED RECORDED AS INST. NO. 2004-4580460, UMATILLA COUNTY OFFICE OF RECORDS.

REALIGNED STATE HIGHWAY NO. 204
A.K.A. WESTON-ELGIN HIGHWAY
N 20°06'53" W 802.26'



CENTER ONE-QUARTER CORNER OF SECTION 31, MONUMENTED BY A 2 1/2" ALUM. CAP ON 2 1/2" ALUM. PIPE PER SURVEY NO. 88-43-B. A 2" BRASS CAP ON 1" IRON PIPE BEARS S 20°34' E, 10.7" FROM CENTER ONE-QUARTER CORNER, (ORIGIN UNKNOWN).

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

ON December 16, 2008
at 11:45 o'clock Am., in the record of
PLATS of said County.
YEAR NUMBER Slide
2008 32

OFFICE OF COUNTY RECORDS

By: JEAN HEMPHILL, Records Officer

Fees \$ 50.00 No. 2008-5450536

I CERTIFY THAT THIS IS A TRUE AND EXACT COPY OF LAND PARTITION PLAT NO. 2008-32

William R. Wells
WILLIAM R. WELLS, PLS

NOTE:

STATE HIGHWAY NO. 204, ALSO KNOWN AS THE WESTON-ELGIN HIGHWAY HAS BEEN REALIGNED AND RECONSTRUCTED WEST OF THE SURVEY SITE. THE WEST BOUNDARY OF THIS PARTITION PLAT ABUTS PORTIONS OF THE NEW RIGHT-OF-WAY FOR THE REALIGNED HIGHWAY AND PORTIONS OF THE FORMER RIGHT-OF-WAY LINE. THE FORMER LOCATION OF THE HIGHWAY IS OBLITERATED. THE PROPOSED RIGHT-OF-WAY MONUMENTATION MAP, SHEETS 16, 17 AND 18 OF 21, DOES NOT CONTAIN RIGHT-OF-WAY DIMENSIONS FOR THE OLDER RIGHT-OF-WAY. I PLOTTED THE LOCATION OF THE OLDER RIGHT-OF-WAY BASED ON ITS UN-DIMENSIONED LOCATION SHOWN ON SHEETS 16 THROUGH 18, AND SHOW "MORE OR LESS" CALLS FOR THE OLDER RIGHT-OF-WAY LINE. THE LOCATION OF THE REALIGNED HIGHWAY RIGHT-OF-WAY LINE WAS LOCATED AND MONUMENTED BASED ON TIES TO NETWORK CONTROL POINTS AND RIGHT-OF-WAY COORDINATES SHOWN ON SAID SHEETS 16 THROUGH 18 OF 21.

SECTION CORNER,
2 1/2" BRASS CAP ON 1" GALV. IRON PIPE,
MONUMENTED BY G.L.O. IN 1939, TIED ON
SURVEY NO. 93-94-B.

36°25'
T4N., R37E., W.M.
31°30' T4N., R38E., W.M.

REALIGNED STATE HIGHWAY NO. 204
N 34°41'32" W 208.47'
HIGHWAY R/W

PARCEL 1
5.00 ACRES, M/L

PARCEL 2
7.93 ACRES, M/L

"INITIAL POINT", THE ONE-QUARTER CORNER COMMON TO SECTIONS 30 & 31, MONUMENTED BY A 2 1/2" BRASS CAP ON 1" GALV. IRON PIPE, MONUMENTED BY G.L.O. IN 1939.

REGISTERED PROFESSIONAL LAND SURVEYOR
William R. Wells
OREGON
JULY 22, 1977
WILLIAM R. WELLS
1106
RENEWS 6/30/10

WILLIAM R. WELLS, PLS
2602 N.E. RIVERSIDE PLACE
P.O. BOX 1696
PENDLETON, OR 97801
PHONE: (541) 276-6362
DATE: 07/08 DR. BY: JMW
CK. BY: WRW NO. 08-162B

PROJECT:
PARTITION PLAT FOR:
SCHATZ, ET.AL.
LOCATED IN THE NW1/4 OF SECTION 31, T4N., R38E., W.M., UMATILLA COUNTY, OREGON.

Umatilla County Surveyor
12-08
08-162B

PARTITION PLAT NO. 2008-32
LOCATED IN THE NW1/4 OF SECTION 31, T4N., R38E., W.M., UMATILLA COUNTY, OREGON.
NOVEMBER, 2008

OWNERS DECLARATION

STEVEN W. CONNER, AS TO AN UNDIVIDED 1/3RD INTEREST, AND ROGER T. SCHATZ AND MELISSA M. SCHATZ, HUSBAND AND WIFE, AND ROGER D. SCHATZ AND SUSAN M. SCHATZ, HUSBAND AND WIFE, AS TO AN UNDIVIDED 2/3RDS INTEREST, OWNERS, DO HEREBY ACKNOWLEDGE THIS PARTITION PLAT WAS PREPARED WITH OUR KNOWLEDGE AND CONSENT, IN ACCORDANCE WITH ORS CHAPTER 92, AS REVISED, AND THE UMATILLA COUNTY DEVELOPMENT ORDINANCE.

St. W. Conner

STEVEN W. CONNER

ACKNOWLEDGMENT

STATE OF WASHINGTON SS
COUNTY OF Benton

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON

THIS 11th DAY OF December, 2008.

BY STEVEN W. CONNER.

Susan H. Mitchell
NOTARY PUBLIC FOR THE STATE OF WASHINGTON

MY COMMISSION EXPIRES: 05-19-09

COMMISSION NUMBER: 38533

Roger D. Schatz

ROGER D. SCHATZ

ACKNOWLEDGMENT

STATE OF WASHINGTON SS
COUNTY OF Benton

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON

THIS 11th DAY OF December, 2008.

BY ROGER D. SCHATZ.

Susan H. Mitchell
NOTARY PUBLIC FOR THE STATE OF WASHINGTON

MY COMMISSION EXPIRES: 05-19-09

COMMISSION NUMBER: 38533

SURVEYORS CERTIFICATE & NARRATIVE

I CERTIFY THAT I HAVE CORRECTLY SHOWN AND MONUMENTED PARCELS 1 AND 2 OF THIS PARTITION PLAT IN ACCORDANCE WITH ORS CHAPTER 92, AS REVISED, AND THE UMATILLA COUNTY DEVELOPMENT ORDINANCE.

SEE NOTE ON SHEET 1 OF 2 REGARDING ANNOTATION OF PORTIONS OF THE OLDER RIGHT-OF-WAY LINE OF STATE HIGHWAY NO. 204 ABUTTING THIS PARTITION.

THIS SURVEY WAS MADE WITH A TWO PERSON CREW USING A LEICA TCR 803, 3 SECOND TOTAL STATION, BY A COMBINATION OF CLOSED TRAVERSES AND RADIAL TIES. NEW MONUMENTS WERE ESTABLISHED BY RADIAL METHODS AND VERIFIED BY SEPARATE OBSERVATIONS TO DIFFERENT BACK SIGHTS.

REAL PROPERTY DESCRIPTION, AS RECITED FROM WARRANTY DEED RECORDED AS INSTRUMENT NO. 2006-5120391, UMATILLA COUNTY OFFICE OF RECORDS:

ALL THAT PORTION OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 31, TOWNSHIP 4 NORTH, RANGE 38 EAST, W.M., UMATILLA COUNTY, OREGON LYING NORTH AND EAST OF STATE HIGHWAY NO. 204;

EXCEPTING THEREFROM THAT PORTION CONVEYED TO THE STATE OF OREGON, BY AND THROUGH ITS DEPARTMENT OF TRANSPORTATION, BY WARRANTY DEED RECORDED MARCH 15, 2004, INSTRUMENT NO. 2004-4580460, OFFICE OF COUNTY RECORDS, UMATILLA COUNTY, OREGON.

ALSO EXCEPTING THEREFROM ANY PORTION LYING WITHIN STATE HIGHWAY RIGHTS OF WAY.

SURVEYORS REAL PROPERTY DESCRIPTION:

A TRACT OF LAND LOCATED IN THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 31, TOWNSHIP 4 NORTH, RANGE 38 EAST, W.M., UMATILLA COUNTY, OREGON, DESCRIBED AS FOLLOWS:

BEGINNING AT THE "INITIAL POINT", THE ONE-QUARTER CORNER COMMON TO SECTIONS 30 AND 31, BEING MONUMENTED BY A 2 1/2 INCH BRASS CAP ON 1 INCH GALVANIZED IRON PIPE MONUMENT; THENCE SOUTH 00°36'30" WEST ALONG THE EAST LINE OF SAID NORTHWEST QUARTER A DISTANCE OF 1703.73 FEET; THENCE SOUTH 00°36'30" WEST, CONTINUING ALONG SAID EAST LINE A DISTANCE OF 22 FEET, MORE OR LESS, TO THE INTERSECTION OF THE EAST RIGHT-OF-WAY LINE OF STATE HIGHWAY NO. 204, (ALSO KNOWN AS THE WESTON-ELGIN HIGHWAY); THENCE NORTH 30°37' WEST 2 1/4 A DISTANCE OF 207 FEET, MORE OR LESS, TO HIGHWAY ENGINEERS STATION 29+970.773, POINT OF SPIRAL, 12.865 METERS LEFT OF CENTERLINE, ON THE EAST RIGHT-OF-WAY LINE OF REALIGNED STATE HIGHWAY NO. 204, AS SAID RIGHT-OF-WAY WAS ACQUIRED BY WARRANTY DEED TO THE STATE OF OREGON, BY AND THROUGH ITS DEPARTMENT OF TRANSPORTATION, RECORDED AS INSTRUMENT NO. 2004-4580460, UMATILLA COUNTY OFFICE OF RECORDS, SAID STATION 29+970.773 ON SAID EAST RIGHT-OF-WAY LINE BEING LOCATED SOUTH 04°33'45" WEST A DISTANCE OF 1552.82 FEET FROM THE INITIAL POINT; THENCE NORTH 13°57'17" WEST ALONG SAID EAST RIGHT-OF-WAY LINE A DISTANCE OF 209.57 FEET TO HIGHWAY ENGINEERS STATION 29+907.102, POINT OF TANGENCY, 18.000 METERS LEFT OF CENTERLINE, ON SAID EAST RIGHT-OF-WAY LINE; THENCE NORTH 20°06'53" WEST, CONTINUING ALONG SAID EAST RIGHT-OF-WAY LINE A DISTANCE OF 802.26 FEET TO HIGHWAY ENGINEERS STATION 29+685.000, 23.000 METERS LEFT OF CENTERLINE, ON SAID EAST RIGHT-OF-WAY LINE; THENCE NORTH 36°19'25" WEST, CONTINUING ALONG SAID EAST RIGHT-OF-WAY LINE A DISTANCE OF 98.00 FEET TO HIGHWAY ENGINEERS STATION 29+436.000, 17.686 METERS LEFT OF CENTERLINE, THE INTERSECTION WITH THE EAST RIGHT-OF-WAY LINE OF THE OLD STATE HIGHWAY NO. 204 ALIGNMENT; THENCE NORTHEASTERLY ALONG THE EAST RIGHT-OF-WAY LINE OF THE OLD STATE HIGHWAY NO. 204 ALIGNMENT A DISTANCE OF 213 FEET, MORE OR LESS, THENCE NORTHWESTERLY, CONTINUING ALONG THE EAST RIGHT-OF-WAY LINE OF THE OLD STATE HIGHWAY NO. 204 ALIGNMENT A DISTANCE OF 514 FEET, MORE OR LESS, TO HIGHWAY ENGINEERS STATION 29+499.000, 12.444 METERS LEFT OF CENTERLINE, ON THE EAST RIGHT-OF-WAY LINE OF REALIGNED STATE HIGHWAY NO. 204, AS SAID RIGHT-OF-WAY WAS ACQUIRED BY WARRANTY DEED RECORDED AT SAID INSTRUMENT NO. 2004-4580460, UMATILLA COUNTY OFFICE OF RECORDS; THENCE NORTH 00°11'09" WEST ALONG SAID EAST RIGHT-OF-WAY LINE OF REALIGNED STATE HIGHWAY NO. 204 A DISTANCE OF 128.23 FEET TO ENGINEERS STATION 29+466.000, 33.000 METERS LEFT OF CENTERLINE, ON THE EAST RIGHT-OF-WAY LINE OF REALIGNED STATE HIGHWAY NO. 204; THENCE NORTH 34°13'27" WEST, CONTINUING ALONG SAID EAST RIGHT-OF-WAY LINE A DISTANCE OF 10.30 FEET TO A POINT ON THE NORTH LINE OF THE EAST HALF OF THE NORTHWEST QUARTER OF SAID SECTION 31; THENCE SOUTH 89°05'01" EAST ALONG THE NORTH LINE OF SAID EAST HALF OF THE NORTHWEST QUARTER A DISTANCE OF 750.78 FEET TO THE "INITIAL POINT".

William R. Wells
WILLIAM R. WELLS, PLS

REGISTERED PROFESSIONAL LAND SURVEYOR

William R. Wells

OREGON
JULY 22, 1977
WILLIAM R. WELLS
1106
RENEWS 6/30/10

WILLIAM R. WELLS, PLS
2602 N.E. RIVERSIDE PLACE
P.O. BOX 1896
PENDLETON, OR 97801
PHONE: (541) 276-6362

DATE: 07/08 DR. BY: JMW
CK. BY: WRW NOTED BY: [Signature]

PROJECT:
PARTITION PLAT FOR:
SCHATZ, ET AL
LOCATED IN THE NW1/4 OF SECTION 31, T4N., R38E., W.M., UMATILLA COUNTY, OREGON.

APPROVALS

EXAMINED AND APPROVED THIS
16th DAY OF December, 2008

LAND DIVISION NO. LD-44-899-08
Jeff Mallock
UMATILLA COUNTY PLANNING DIRECTOR

EXAMINED AND APPROVED THIS
16 DAY OF December, 2008

David H. Kline
UMATILLA COUNTY SURVEYOR

TAXES ARE PAID IN FULL, THIS
16 DAY OF December, 2008.

Bertina Curcio
UMATILLA COUNTY TAX COLLECTOR

RECORDING INFORMATION,
UMATILLA COUNTY OFFICE OF RECORDS:

STATE OF OREGON,
COUNTY OF UMATILLA }
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PLATS of said County.
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By: JEAN HEMPHILL, Records Officer

Fees \$ 50.00 No. 2008-5450536

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William R. Wells
WILLIAM R. WELLS, PLS

SCHATZTOLLGATE2

Melissa M. Schatz

MELISSA M. SCHATZ

ACKNOWLEDGMENT

STATE OF WASHINGTON SS
COUNTY OF Benton

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THIS 11th DAY OF December, 2008.

BY MELISSA M. SCHATZ.

Susan H. Mitchell
NOTARY PUBLIC FOR THE STATE OF WASHINGTON

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