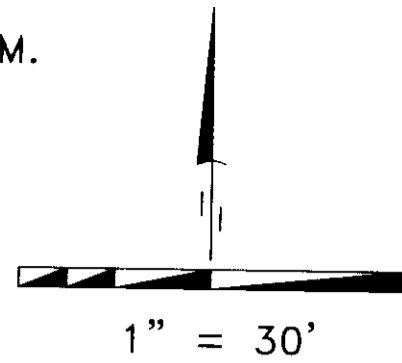


PARTITION PLAT NO. 2013-05

A PARTITION OF A PARCEL OF LAND LOCATED IN THE SE 1/4, SEC. 11, TWP. 4 N., RNG. 28 E.W.M. CITY OF HERMISTON, UMATILLA COUNTY, OREGON

CLIENT: PENNY R. DOUGHERTY JERRY L. BREESE 858 E. NEWPORT AVE. HERMISTON, OREGON 97838



SURVEYOR'S NARRATIVE

THIS SURVEY WAS UNDERTAKEN IN JANUARY OF 2013 AT THE REQUEST OF PENNY R. DOUGHERTY & JERRY L. BREESE. THE PURPOSE OF THE SURVEY IS TO PARTITION A PORTION OF LAND INTO 3 PARCELS, THE PARENT PARCEL IS DESCRIBED IN UMATILLA COUNTY DEED RECORDS INSTRUMENT NUMBER 2011-5770501. AND IS DESCRIBED AS FOLLOWS:

LOT 4, BLOCK "C" HERMISTON ORCHARDS ADDITION TO THE CITY OF HERMISTON, UMATILLA COUNTY, OREGON. THE BOUNDS OF THE PARENT PARCEL WERE ESTABLISHED AS FOLLOWS:

I FOUND THE NORTHEAST CORNER OF LOT 1 OF BARTELT REPLAT AND THE SOUTHWEST CORNER OF LOT 2 OF BARTELT REPLAT. THESE 2 CORNERS IDENTIFY THE NORTHWEST AND SOUTHWEST CORNERS OF THE PARENT PARCEL. I FOUND THE NORTHWEST CORNER OF LOT 5 OF HIGHLAND VILLA SUBDIVISION AND THE SOUTHWEST CORNER OF LOT 19 OF HIGHLAND VISTA SUBDIVISION PHASE 2. THESE 2 CORNERS IDENTIFY THE NORTHEAST CORNER AND THE SOUTHWEST CORNERS OF THE PARENT PARCEL.

THE NORTHWEST CORNER OF PARCEL 3 WAS COMPUTED AT THE 10 FOOT SETBACK DISTANCE TO A BUILDING THAT SITS IN THE SOUTHWEST CORNER OF PARCEL 1. THE SOUTHWEST CORNER AND THE NORTHEAST CORNER WERE COMPUTED AT THE LOCATION REQUIRED TO ENCOMPASS 9000 SQUARE FEET FOR PARCEL 3.

THE NORTHWEST CORNER OF PARCEL 2 WAS COMPUTED ON THE EXTENSION OF THE EAST LINE OF PARCEL 3 IN ORDER TO ENCOMPASS 9000 SQUARE FEET FOR PARCEL 2. THE NORTHEAST CORNER OF PARCEL 2 WAS COMPUTED TO BE PARALLEL TO THE SOUTH LINE OF THE PARENT PARCEL AND TO ENCOMPASS 9000 SQUARE FEET FOR PARCEL 2.

THE BASIS OF BEARING ON THIS PARTITION PLAT IS FROM THE FOUND NORTHEAST CORNER OF LOT 1 OF BARTELT REPLAT AND THE FOUND NORTHWEST CORNER OF LOT 5 OF HIGHLAND VILLA SUBDIVISION. THE BEARING BETWEEN THESE 2 FOUND MONUMENTS WAS ROTATED TO MATCH THAT FROM HIGHLAND VILLA SUBDIVISION.

THIS SURVEY WAS ACCOMPLISHED UTILIZING THE TRIMBLE R8 GNSS SYSTEM. AN AUTONOMOUS POSITION WAS GENERATED ON THE BASE UNIT AND THE 2 PREVIOUSLY MENTIONED FOUND MONUMENTS WERE SUBSEQUENTLY USED FOR LOCALIZING THE SYSTEM. EACH CORNER WAS THEN LOCATED OR SET ON A 15 SECOND EPOCH WITH A FIXED SOLUTION ONLY.

OWNER'S DECLARATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT WE PENNY G. DOUGHERTY & JERRY L. BREESE, OWNERS OF THE LANDS SHOWN ON THIS PLAT AND MORE PARTICULARLY DESCRIBED IN THE ACCOMPANYING LEGAL DESCRIPTION, HAVE CAUSED THE SAME TO BE SURVEYED AND PARTITIONED INTO PARCELS AS SHOWN ON THIS PLAT.

Signature of Penny G. Dougherty

Signature of Jerry L. Breese

KNOW ALL PEOPLE BY THESE PRESENTS THAT ON

THIS DAY 25th OF March 2013

APPEARED PENNY R. DOUGHERTY & JERRY L. BREESE TO ME PERSONALLY KNOWN, WHO ACKNOWLEDGED THE FOREGOING PARTITIONING OF LAND TO BE FREE AND VOLUNTARY ACT.

BEFORE ME Ashley Evnia NOTARY PUBLIC FOR OREGON

PRINTED NAME Ashley Evnia

COMMISSION NO. 460714

MY COMMISSION EXPIRES 8/4/15

SURVEYOR'S CERTIFICATION

I, BRIT L. PRIMM, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS A SURVEY CONDUCTED UNDER MY DIRECT SUPERVISION IN JANUARY 2013, IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING LAW, AS ESTABLISHED BY ORS CHAPTER 92, AND HAVE SET THE PROPER MONUMENTS.

I CERTIFY THAT THIS IS A TRUE AND EXACT COPY OF THE ORIGINAL PLAT AS FILED FOR PENNY R. DOUGHERTY & JERRY L. BREESE IN UMATILLA COUNTY, OREGON.

Signature of Brit L. Primm

BRIT L. PRIMM

LEGEND

- SET 5/8" X 30" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "PLS LS 48509"
FOUND 5/8" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "951"
COMPUTED POSITION
PARTITION BOUNDARY

DEEDS

- INSTRUMENT NUMBER 2011-5770501
INSTRUMENT NUMBER 480-679
INSTRUMENT NUMBER 398-447
INSTRUMENT NUMBER 465-735
INSTRUMENT NUMBER 336-301

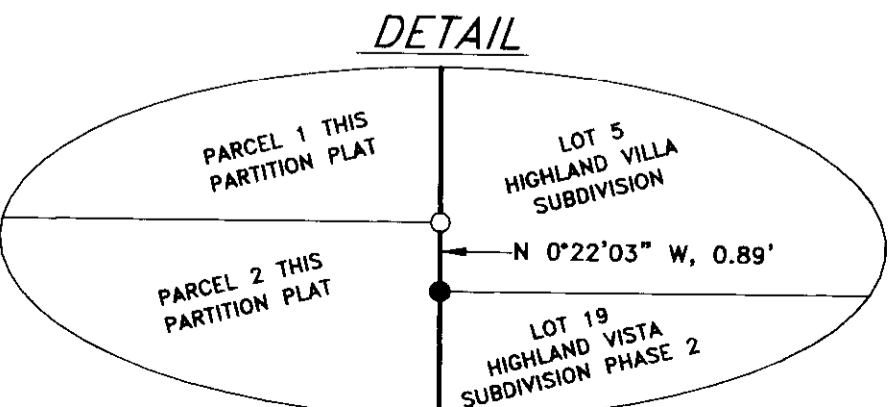
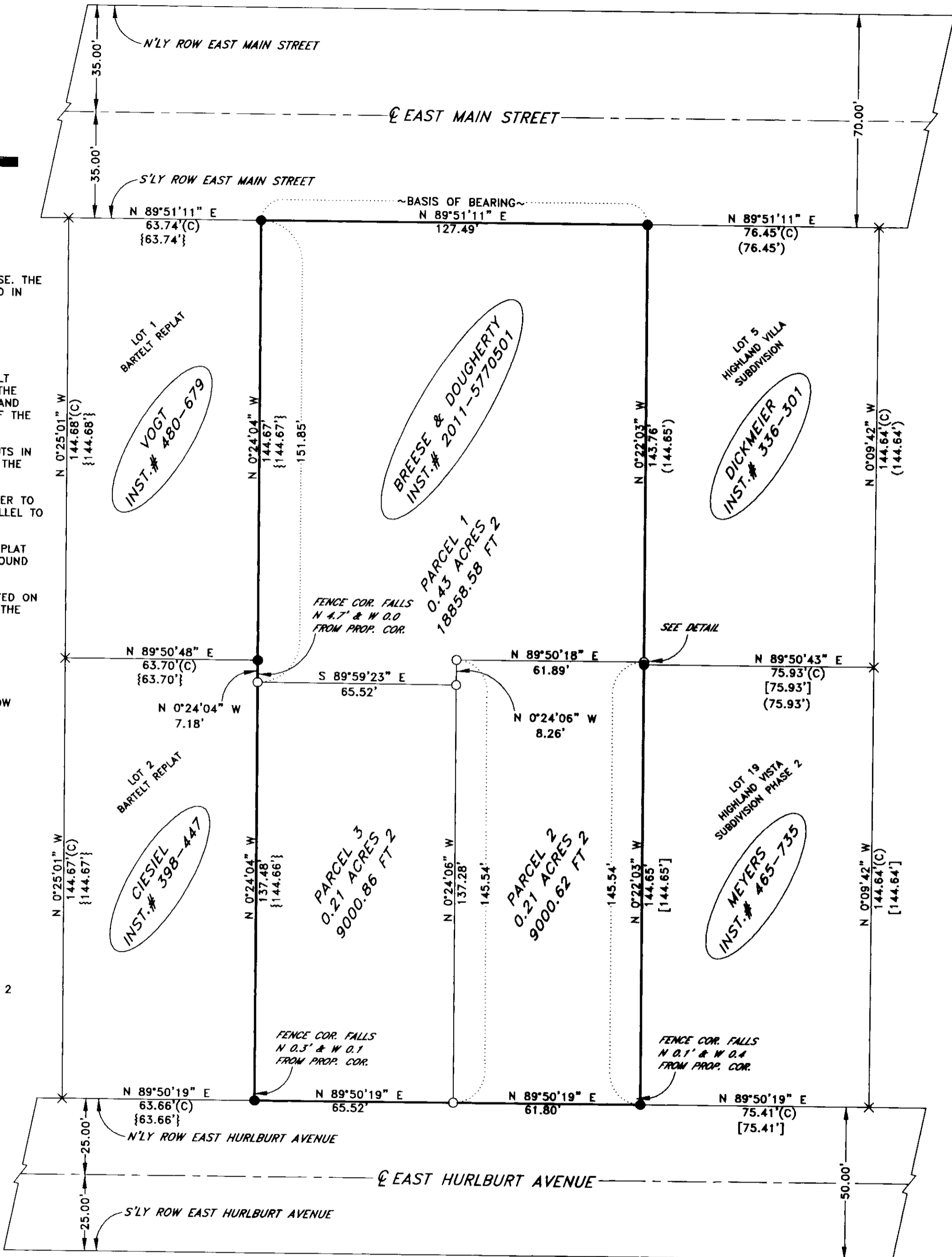
SURVEYS

- (EDWARDS) HIGHLAND VISTA SUBDIVISION PHASE 2 BOOK 13 PAGE 143
(EDWARDS) HIGHLAND VILLA SUBDIVISION BOOK 13 PAGE 114
(EDWARDS) BARTELT REPLAT BOOK 13 PAGE 159

NOTES

- "HIGHLAND VILLA SUBDIVISION" BOOK 13 PAGE 114
FOR BARTELT BOOK 13 PAGE 159
"HIGHLAND VISTA SUBDIVISION PHASE 2" BOOK 13 PAGE 143
COMPUTED

REGISTERED PROFESSIONAL LAND SURVEYOR
OREGON JULY 13, 1999 BRIT L. PRIMM 48509
EXPIRATION DATE: 12/31/14
DATE: 16 MAR 13



PRIMM LAND SURVEYING, INC.
P.O. BOX 1322, 1340 N.E. 4TH HERMISTON, OR 97838
BUI (541) 564-7887
FAX (541) 567-8020
pls@oregontrail.net

CLIENT: PENNY R. DOUGHERTY & JERRY L. BREESE
SE 1/4, SEC 11, TWP. 4 N. RNG. 28 E.W.M.
PROJECT: PARTITION SURVEY OF THAT PROPERTY AS DESCRIBED ON INST.# 2011-5770501
JOB #: 1301004
DATE: 22 JAN 13
FB/PG: 031/59
SHEET: 1 OF 1
DRAWN: BLP
APPROVED: BLP

APPROVALS

UMATILLA COUNTY SURVEYOR
I DO HEREBY CERTIFY THAT 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 I THEREFORE APPROVE SAID PLAT.
Signature of David H. Khan

DATED THIS 28 DAY OF March 2013

HERMISTON IRRIGATION DISTRICT
THIS IS TO CERTIFY THAT I HAVE REVIEWED THIS PLAT AND IT IS APPROVED FOR FILING AND RECORDING BY MY AUTHORITY.
Signature of Jerry Rohr
MANAGER

DATED THIS 25 DAY OF March 2013

CITY OF HERMISTON PLANNING COMMISSION
I HAVE EXAMINED THE ACCOMPANYING LAND PARTITION AND DO HEREBY CERTIFY THAT IT COMPLIES WITH THE CITY OF HERMISTON REGULATIONS WITH REFERENCE TO SUCH LAND PARTITIONS, AND I THEREFORE APPROVE SAID LAND PARTITION.
Signature of Katherine A. Egan
CHAIRMAN CITY OF HERMISTON PLANNING COMMISSION

DATED THIS 26 DAY OF March 2013

UMATILLA COUNTY TAX COLLECTOR
I DO HEREBY CERTIFY THAT I HAVE EXAMINED THE TAX RECORDS RELATIVE TO THE LAND COVERED BY THE ACCOMPANYING PLAT AND THAT ALL MONIES DUE FOR STATE AND COUNTY TAXES AND ASSESSMENTS THAT COULD CONSTITUTE A LIEN ON SAID LANDS HAVE BEEN PAID, AND I HEREBY APPROVE SAID PLAT.

Signature of Kristin Shamard
TAX COLLECTOR

DATED THIS 29th DAY OF March 2013

UMATILLA COUNTY CLERK
STATE OF OREGON } SS
COUNTY OF UMATILLA }
STATE OF OREGON, COUNTY OF UMATILLA } ss
I certify that this instrument was received and recorded
ON March 29, 2013
at 11:30 o'clock Am., in the record of
PLATS of said County.
YEAR NUMBER Slide
2013 05

OFFICE OF COUNTY RECORDS
I CERTIFY THAT THE WITHIN INSTRUMENT WAS RECEIVED AND FILED FOR Fees \$ 73.00 No. 2013-6030315 RECORD ON:

THE ___ DAY OF ___, AT ___ M. AS FILE NO.
UMATILLA COUNTY CLERK
DEPUTY

RECEIVED BY Umatilla County Surveyor Date: 4/18/2013 Rec'd By: S. O'Neil No.: 13-137-R