

PARTITION PLAT 2023-23

LOCATED IN A PORTION OF
THE NW 1/4 OF
SECTION 9, T 3 N, R 29 E,
WILLAMETTE MERIDIAN
UMATILLA COUNTY, OREGON

DECEMBER 14, 2023
SHEET 1 OF 2

RECEIVED BY
Umatilla County Surveyor
Date: 1/4/24
Rec'd By: CT
File: 24-001-8

LEGEND

- INDICATES FOUND MONUMENT AS SHOWN IN SR1, HELD UNLESS NOTED OTHERWISE
- (XXX.XX SRX) INDICATES RECORD DATA PER SURVEY REFERENCE NUMBER
- ⊙ INDICATES SET 5/8" X 30" IRON REBAR WITH YPC STAMPED: "BETHJE 55437"

SHEET INDEX

- 1) EXTERIOR BOUNDARY, LOTS, DIMENSIONS, SQUARE FOOTAGES, SECTION
- 2) APPROVAL SIGNATURES, VICINITY MAP, LEGAL DESCRIPTION

THE PURPOSE OF THIS PARTITION PLAT IS TO CREATE 3 PARCELS FROM ORIGINAL TAX LOT 400.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JANUARY 9, 2001
KEVIN L. BETHJE
55437

Expires 12-31-2025

12-28-2023

SURVEYOR'S CERTIFICATE

I KEVIN L. BETHJE, BEING FIRST DULY SWORN, DEPOSE AND SAY THAT I AM A PROFESSIONAL LAND SURVEYOR OF THE STATE OF OREGON, AND THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH LEGAL MONUMENTS THE LAND REPRESENTED ON THIS SURVEY.

KEVIN L. BETHJE PROFESSIONAL LAND SURVEYOR CERTIFICATE NUMBER 55437.

DATED 12-28-2023

OFFICE OF COUNTY RECORDS

State of Oregon
County of Umatilla
REC-DE-PP
Pg=1 \$5.00 \$11.90 \$10.00 \$10.00 \$60.00 \$120.00
\$24.00

2023-0008886

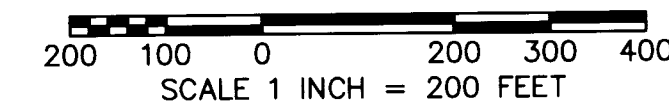
12/29/2023 09:35:09 AM

00018160202300088860010015



Office of County Records

John Churchill UMATILLA COUNTY



SURVEY REFERENCE

- 1) KENNY SURVEY, 23-020-C
- 2) "PLAT FOR ECHO HEIGHTS SUBDIVISION" BOOK 14, PAGE 04

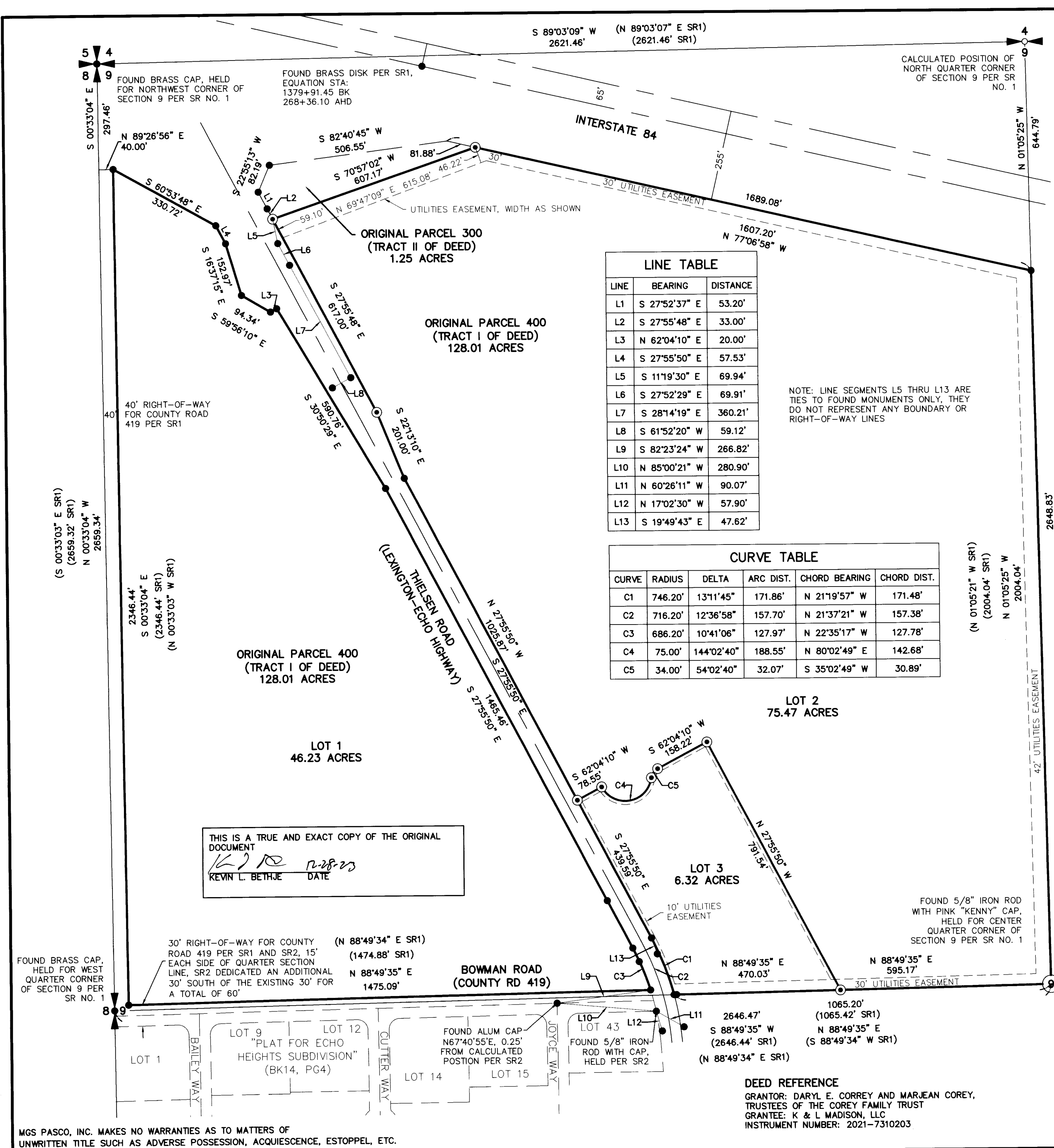
DEED REFERENCE

GRANTOR: DARYL E. CORREY AND MARJEAN COREY,
TRUSTEES OF THE COREY FAMILY TRUST
GRANTEE: K & L MADISON, LLC
INSTRUMENT NUMBER: 2021-7310203

LINE	BEARING	DISTANCE
L1	S 27°52'37" E	53.20'
L2	S 27°55'48" E	33.00'
L3	N 62°04'10" E	20.00'
L4	S 27°55'50" E	57.53'
L5	S 11°19'30" E	69.94'
L6	S 27°52'29" E	69.91'
L7	S 28°14'19" E	360.21'
L8	S 61°52'20" W	59.12'
L9	S 82°23'24" W	266.82'
L10	N 85°00'21" W	280.90'
L11	N 60°26'11" W	90.07'
L12	N 17°02'30" W	57.90'
L13	S 19°49'43" E	47.62'

CURVE	RADIUS	DELTA	ARC DIST.	CHORD BEARING	CHORD DIST.
C1	746.20'	13°11'45"	171.86'	N 21°19'57" W	171.48'
C2	716.20'	12°36'58"	157.70'	N 21°37'21" W	157.38'
C3	686.20'	10°41'06"	127.97'	N 22°35'17" W	127.78'
C4	75.00'	144°02'40"	188.55'	N 80°02'49" E	142.68'
C5	34.00'	54°02'40"	32.07'	S 35°02'49" W	30.89'

NOTE: LINE SEGMENTS L5 THRU L13 ARE TIES TO FOUND MONUMENTS ONLY, THEY DO NOT REPRESENT ANY BOUNDARY OR RIGHT-OF-WAY LINES



THIS IS A TRUE AND EXACT COPY OF THE ORIGINAL DOCUMENT
KEVIN L. BETHJE 12-28-23
DATE

30' RIGHT-OF-WAY FOR COUNTY ROAD 419 PER SR1 AND SR2, 15' EACH SIDE OF QUARTER SECTION LINE, SR2 DEDICATED AN ADDITIONAL 30' SOUTH OF THE EXISTING 30' FOR A TOTAL OF 60'

MGS PASCO, INC. MAKES NO WARRANTIES AS TO MATTERS OF UNWRITTEN TITLE SUCH AS ADVERSE POSSESSION, ACQUIESCENCE, ESTOPPEL, ETC.

PREPARED BY: MGS PASCO, INC.
809 S AUBURN ST, KENNEWICK, WA 99336, (509) 491-1071

ORIGINAL DESCRIPTION PER WARRANTY DEED 2021-7310203

TRACT 1

THE NORTHWEST QUARTER OF SECTION 9, TOWNSHIP 3 NORTH, RANGE 29, EAST OF THE WILLAMETTE MERIDIAN, UMATILLA COUNTY, OREGON.

EXCEPTING THEREFROM THAT PORTION CONVEYED TO THE STATE OF OREGON, BY AND THROUGH ITS STATE HIGHWAY COMMISSION, INCLUDING, BUT NOT LIMITED TO THAT DESCRIBED UNDER DEED RECORDED IN BOOK 160, PAGE 138 AND BOOK 223, PAGE 329, DEED RECORDS; IN MICROFILM R-170, PAGE 1235, OFFICE OF UMATILLA COUNTY RECORDS AND IN UMATILLA COUNTY STATE CIRCUIT COURT CASE NO.9399.

ALSO EXCEPTING THEREFROM THAT TRACT OF LAND CONVEYED TO WILLIAM L. CRAVER, ETAL BY DEED RECORDED IN BOOK 163, PAGE 422, DEED RECORDS.

ALSO EXCEPTING THEREFROM ANY PORTION OF THE DESCRIBED LANDS LYING WITHIN THE HIGHWAY AND COUNTY ROAD RIGHT OF WAYS.

PARTITION PLAT 2023-23

LOCATED IN A PORTION OF THE NW 1/4 OF SECTION 9, T 3 N, R 29 E, WILLAMETTE MERIDIAN UMATILLA COUNTY, OREGON

DECEMBER 14, 2023

SHEET 2 OF 2

CERTIFICATE OF OWNERSHIP AND DEDICATION:

WE, K & L MADISON, LLC, OWNER OF THE TRACT OF LAND DESCRIBED ON THE ACCOMPANYING PLAT, DO HEREBY ACKNOWLEDGE THAT WE HAVE CAUSED THIS PARTITION PLAT TO BE PREPARED AND HEREBY DEDICATE THE STREETS AND EASEMENTS AS SHOWN FOR PUBLIC USE.

Kent Madison 12/26/23
KENT MADISON DATE

ACKNOWLEDGEMENT:

STATE OF California
COUNTY OF Riverside

LINDA AVILA LIRA
NOTARY PUBLIC-CALIFORNIA
RIVERSIDE COUNTY
COMMISSION # 2440294
MY COMM. EXPIRES MARCH 30, 2027

THIS IS TO CERTIFY THAT ON THIS 26 DAY OF December, 2023, KENT MADISON PERSONALLY APPEARED BEFORE ME, AND BEING DULY SWORN ACKNOWLEDGED TO ME THAT HE SIGNED THIS INSTRUMENT AS HIS VOLUNTARY ACT AND DEED IN WITNESS WHEREOF, I HAVE SET MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

Linda Avila Lira 12/26/2023
SIGNATURE NOTARY PUBLIC DATE
Linda Avila Lira
PRINTED NAME

COMMISSION NO: 2440294
MY COMMISSION EXPIRES: 03/30/2027

UMATILLA COUNTY SURVEYOR:

I, DAVID H. KRUMBEIN, UMATILLA CO. SURVEYOR, 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 FOR THE APPROVAL OF THE COUNTY COMMISSIONERS OF UMATILLA COUNTY, OREGON, DATED THIS 26 DAY OF December, 2023.

David H. Krumbein
UMATILLA COUNTY SURVEYOR

CITY OF ECHO APPROVALS

WE CERTIFY THAT WE HAVE EXAMINED AND APPROVED THE PARTITION PLAT.

DDR 12-28-2023
CITY OF ECHO PLANNING OFFICIAL DATE

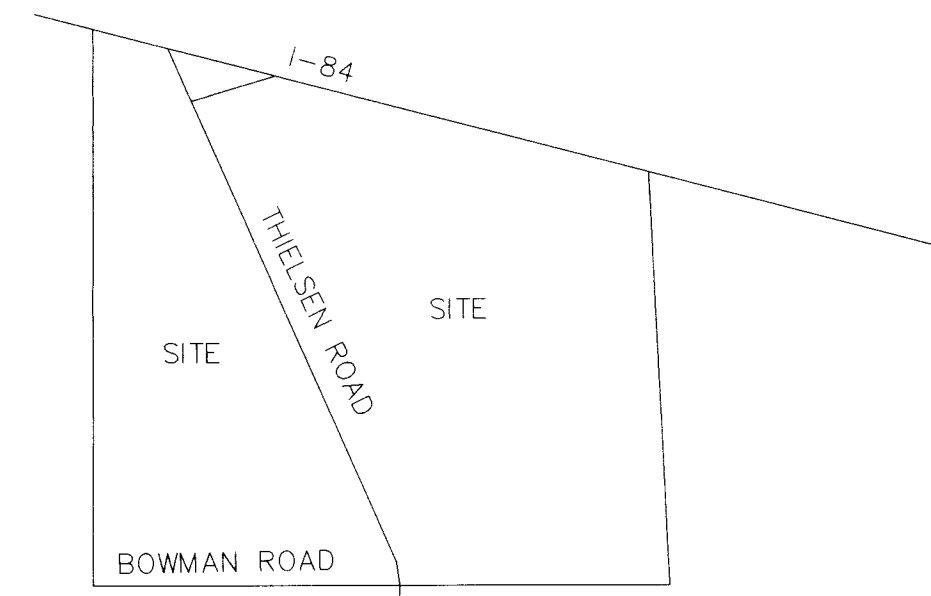
Chad B 12-28-2023
CITY OF ECHO MAYOR DATE

ASSESSOR AND TAX COLLECTOR:

WE, THE ASSESSOR AND TAX COLLECTOR OF UMATILLA COUNTY, OREGON, DO HEREBY CERTIFY THAT WE 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 LAND HAVE BEEN PAID ANDN WE HEREBY APPROVE SAID PLAT DATED THIS 28 DAY OF December, 2023.

Richard Reynolds
COUNTY ASSESSOR

Richard Reynolds
COUNTY TAX COLLECTOR



CITY OF ECHO VICINITY MAP NOT TO SCALE

REGISTERED PROFESSIONAL LAND SURVEYOR
Kevin L. Bethje
OREGON JANUARY 9, 2001
KEVIN L. BETHJE 55437

Expires 12-31-2025
12-28-2023

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Jan Churchill

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