

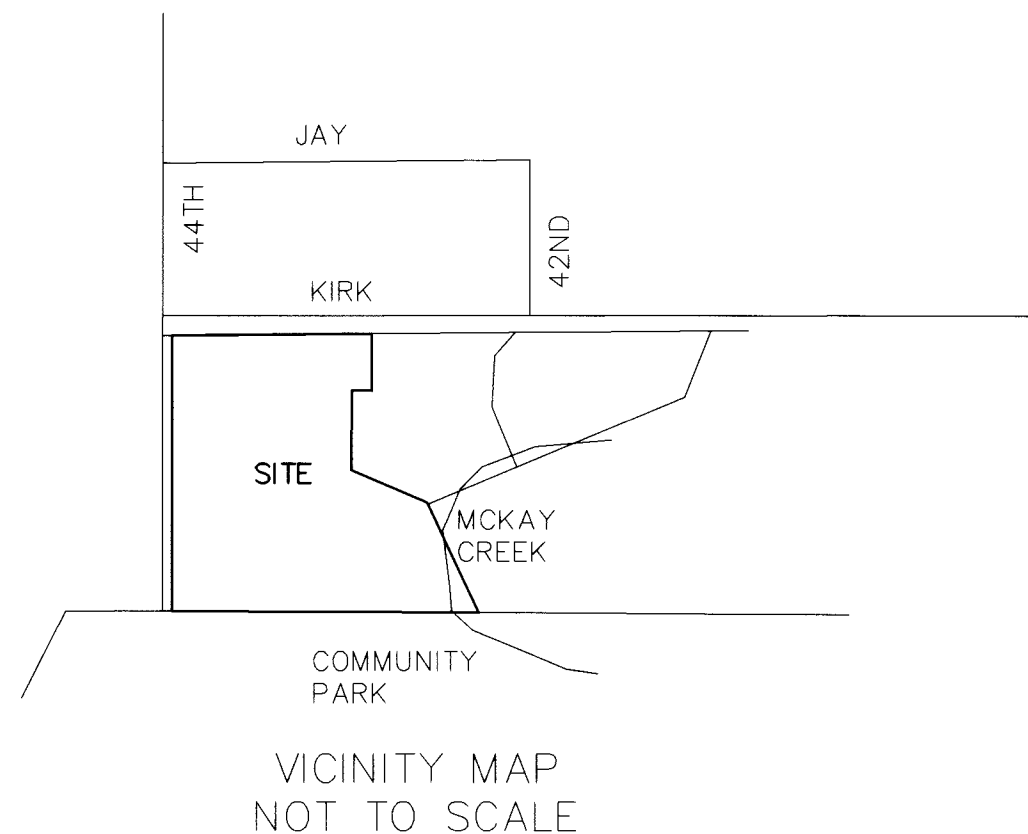
PREPARED BY: MGS PASCO, INC.
809 S AUBURN ST, KENNEWICK, WA 99336, (509) 491-1071
JOB NO. 23-075

CREEKSIDE ESTATES SUBDIVISION

OF LOT 1 OF "SW KIRK ROAD REPLAT" BOOK
18, PAGE 36 LOCATED IN A PORTION OF THE
SW 1/4 OF THE NW 1/4 AND THE NW 1/4
OF THE SW 1/4
OF SECTION 16, T 2 N, R 32 E, W.M.
UMATILLA COUNTY, OREGON
SHEET 1 OF 2
JULY 8, 2025

SHEET INDEX

- 1) SHEET INDEX, APPROVAL SIGNATURES, VICINITY MAP, LEGAL DESCRIPTION, NARRATIVE
- 2) EXTERIOR BOUNDARY, LOTS, DIMENSIONS, ACREAGE, ADDRESSES, SECTION



LEGAL DESCRIPTION:

LOT 1 OF "SW KIRK ROAD REPLAT" BOOK 18, PAGE 36, ACCORDING TO THE PLAT THEREOF, RECORDED IN BOOK 18, PAGE 36, UMATILLA COUNTY SURVEYS, FILE 24-057-B, UMATILLA COUNTY RECORDS 2024-0003605

NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS TO SUBDIVIDE LOT 1 OF "SW KIRK ROAD REPLAT" BOOK 18, PAGE 36. TO CONDUCT THIS SURVEY WE LOCATED THE EXISTING MONUMENTS FROM THE REPLAT. WE ALSO FOUND A BRASS CAP WHICH WE HELD FOR THE WEST QUARTER CORNER OF SECTION 16. WE ALSO FOUND AN ALUMINUM CAP WHICH WE HELD FOR THE SOUTHWEST CORNER OF SECTION 16. WE CALCULATED THE CENTER OF SECTION 16 PER PARTITION PLAT 2008-13. WE FOUND AN IRON ROD AS SHOWN IN SAID PARTITION PLAT AND HELD THAT FOR THE NORTH 1/16TH CORNER OF SECTION 16. ALL MONUMENTS FOUND WHETHER HELD OR NOT ARE SHOWN ON SHEET 2.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JANUARY 9, 2001
KEVIN L. BETHJE
55437

Expires 12-31-2025

7-8-25

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 REPLAT, THE EXTERIOR BOUNDARIES OF WHICH ARE DESCRIBED HEREON, WITH INITIAL POINT BEING THE NORTHWEST CORNER AS SHOWN.

KEVIN L. BETHJE PROFESSIONAL LAND SURVEYOR CERTIFICATE NUMBER 55437.

DATED 7-8-25

OWNER'S DECLARATION:

WE, WHITNEY LLC, AN OREGON LIMITED LIABILITY COMPANY ARE THE OWNER OF THE LANDS OF THIS SUBDIVISION, AND DO HEREBY ACKNOWLEDGE THAT WE HAVE CAUSED THIS PLAT TO BE PREPARED AND THE PROPERTY SUBDIVIDED AS SHOWN HEREON, IN ACCORDANCE WITH THE PROVISIONS OF THE ORS CHAPTER 92, AS REVISED, AND THE CITY OF PENDLETON DEVELOPMENT ORDINANCES. WE FURTHER ACKNOWLEDGE SW 43RD ST AS SHOWN HEREON, AND DEDICATE THE RIGHT-OF-WAY FOR SW 43RD ST. TO THE PUBLIC. WE FURTHER ACKNOWLEDGE AND DEDICATE TO THE PUBLIC THE UTILITY EASEMENTS (P.U.E.), DRAINAGE EASEMENT AND TURNAROUND EASEMENT AS SHOWN HEREON FOR THE PURPOSE AND USES AS STATED HEREIN.

Jim Whitney 7-15-25
JIM WHITNEY DATE

ACKNOWLEDGEMENT:

STATE OF Oregon

COUNTY OF Umatilla

THIS IS TO CERTIFY THAT ON THIS 15th DAY OF July, 2025, Jim Whitney PERSONALLY APPEARED BEFORE ME, AND BEING DULY SWORN ACKNOWLEDGED TO ME THAT HE SIGNED THIS INSTRUMENT AS HIS VOLUNTARY ACT AND DEED IN WITNESS THEREOF, I HAVE SET MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

Mary L. Earley 7-15-25
SIGNATURE OF NOTARY PUBLIC-OREGON DATE

Mary L. Earley
PRINTED NAME

COMMISSION NO: 1023613

MY COMMISSION EXPIRES: 4-7-26

APPROVALS

CITY OF PENDLETON

PENDLETON CITY PLANNING DEPARTMENT

THE ACCOMPANYING PLAT IS HEREBY APPROVED

THIS 22nd DAY OF July, 2025

Nellie M Chase
PENDLETON CITY PLANNER

Brian Cunn
PLANNING COMMISSION PRESIDENT

PENDLETON CITY SURVEYOR

THE ACCOMPANYING PLAT IS HEREBY APPROVED

THIS 11th DAY OF July, 2025

[Signature]
PENDLETON CITY SURVEYOR

UMATILLA COUNTY

UMATILLA COUNTY SURVEYOR:

THE ACCOMPANYING PLAT IS HEREBY APPROVED

THIS 25 DAY OF July, 2025.

David H. K.
UMATILLA COUNTY SURVEYOR

UMATILLA COUNTY COMMISSIONERS:

THIS IS TO CERTIFY THAT THE ACCOMPANYING PLAT IS APPROVED FOR FILING AND RECORDING IN THE RECORD OF PLATS OF UMATILLA COUNTY, OREGON, BY THE UNDERSIGNED, BY ITS ORDER.

THIS 29th DAY OF July, 2025.
Delinda A. Simmons CHAIRMAN
[Signature] COMMISSIONER

[Signature]
COMMISSIONER

UMATILLA COUNTY ASSESSOR:

THE ACCOMPANYING REPLAT IS HEREBY APPROVED

THIS 28 DAY OF July, 2025

Richard Reynolds
UMATILLA COUNTY ASSESSOR

UMATILLA COUNTY TAX COLLECTOR:

TAXES ARE PAID IN FULL

THIS 28 DAY OF July, 2025

Richard Reynolds
UMATILLA COUNTY TAX COLLECTOR

RECEIVED BY

Umatilla County Surveyor

Date: 8/8/25

Rec'd By: CT

No.: 25-063-6

OFFICE OF COUNTY RECORDS

State of Oregon 2025-0005777
County of Umatilla REC-DE-TP 07/29/2025 11:29:57 AM

Pgs=1 \$5.00 \$24.00 \$11.00 \$10.00 \$10.00 \$120.00
\$60.00



Office of County Records
John Churchill UMATILLA COUNTY

BK. 18 · PG. 59A

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UMATILLA COUNTY, OREGON

JULY 8, 2025

SHEET 2 OF 2

LEGEND

- INDICATES 2" ALUMINUM CAP ON 5/8" REBAR, SET IN MONUMENT CASE STAMPED "BETHJE 55437"
- INDICATES CALCULATED POSITION, NOTHING FOUND OR SET
- INDICATES SET 5/8" X 30" IRON REBAR WITH YPC STAMPED: "BETHJE 55437"
- INDICATES FOUND MONUMENT, HELD PER SR NO. 2 UNLESS NOTED OTHERWISE
- INDICATES EXISTING FENCE
- INDICATES PERIMETER PARCEL LINE AND NEW ROW LINE
- INDICATES NEWLY CREATED LOT LINE
- INDICATES EASEMENT AS NOTED
- INDICATES ADJACENT PARCEL LINE
- INDICATES ROW CENTERLINE
- INDICATES RIGHT-OF-WAY LINE

REGISTERED
PROFESSIONAL
LAND SURVEYOR

RECEIVED BY

Umatilla County Surveyor

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OREGON
JANUARY 9, 2001
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KEVIN L. BETHJE PROFESSIONAL LAND SURVEYOR CERTIFICATE NUMBER 55437.

DATED 7-8-25

THIS IS A TRUE AND EXACT COPY OF THE ORIGINAL
DOCUMENT

KEVIN L. BETHJE 7-8-25
DATE

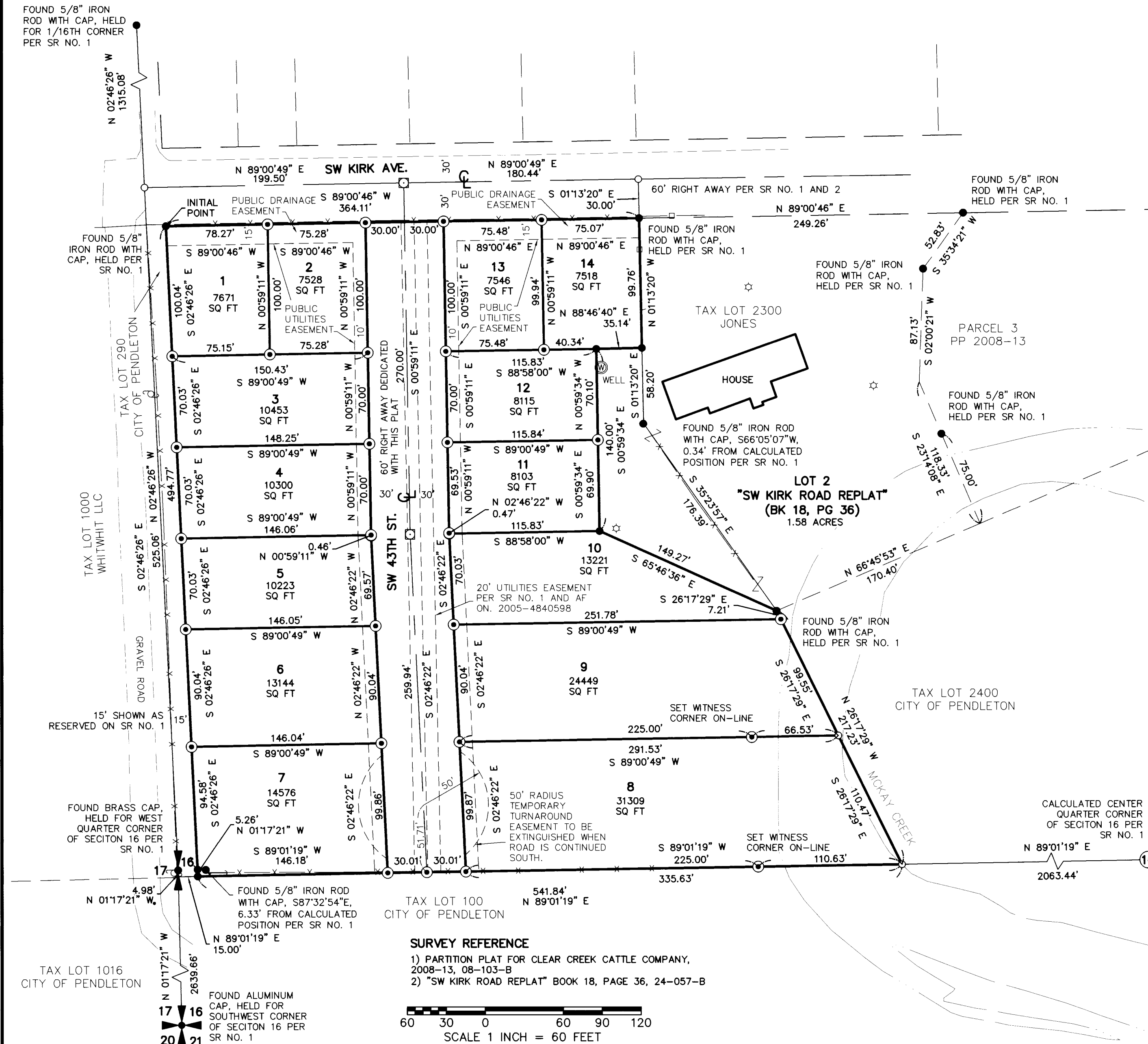
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State of Oregon 2025-0005777
County of Umatilla 07/29/2025 11:29:57 AM
REC-DE-TP
Pgs=1 \$5.00 \$24.00 \$11.00 \$10.00 \$10.00 \$120.00
\$90.00



Office of County Records

John Churchill



SURVEY REFERENCE

- 1) PARTITION PLAT FOR CLEAR CREEK CATTLE COMPANY, 2008-13, 08-103-B
- 2) "SW KIRK ROAD REPLAT" BOOK 18, PAGE 36, 24-057-B

SCALE 1 INCH = 60 FEET

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