

Microfilm # 144668
Plat Cab A-323

Sheet 1 of 2

Major Partition Plat No. 1992-22

Situated in the East half of Section 4
and in the Southwest quarter of Section 3
Township 3 South, Range 38 East of the Willamette Meridian



Scale: 1" = 100'

BASIS of BEARING

Forward bearing as published by the U.S.C. and G.S. from Δ COLLEGE to Δ VALLEY Dated 1946.

REFERENCE MATERIAL

Union County monumentation records Survey Number 25-84 Survey Number 009-1992

Curve Data

Curve	Radius (R)	Delta (Δ)	Length (L)	Tangent (T)	Chord (C)	Chord Bearing (L.C.)
C 1	230.00'	58°04'25"	233.12'	127.68'	223.27'	S 28°43'30" E
C 2	260.00'	58°04'25"	263.53'	144.34'	252.39'	N 28°43'30" W
C 3	290.00'	58°04'25"	293.94'	160.99'	281.52'	N 28°43'30" W
C 4	230.00'	57°00'00"	228.81'	124.88'	219.49'	N 29°15'43" W
C 5	260.00'	57°00'00"	258.66'	141.17'	248.12'	N 29°15'43" W
C 6	290.00'	57°00'00"	288.50'	157.46'	276.75'	S 29°15'43" E

Found aluminum monument in water valve box for the South 1/4 corner of Section 3

WATER RIGHTS STATEMENT

The following Water Right Certificate Numbers are appurtenant to the land within the major partition:

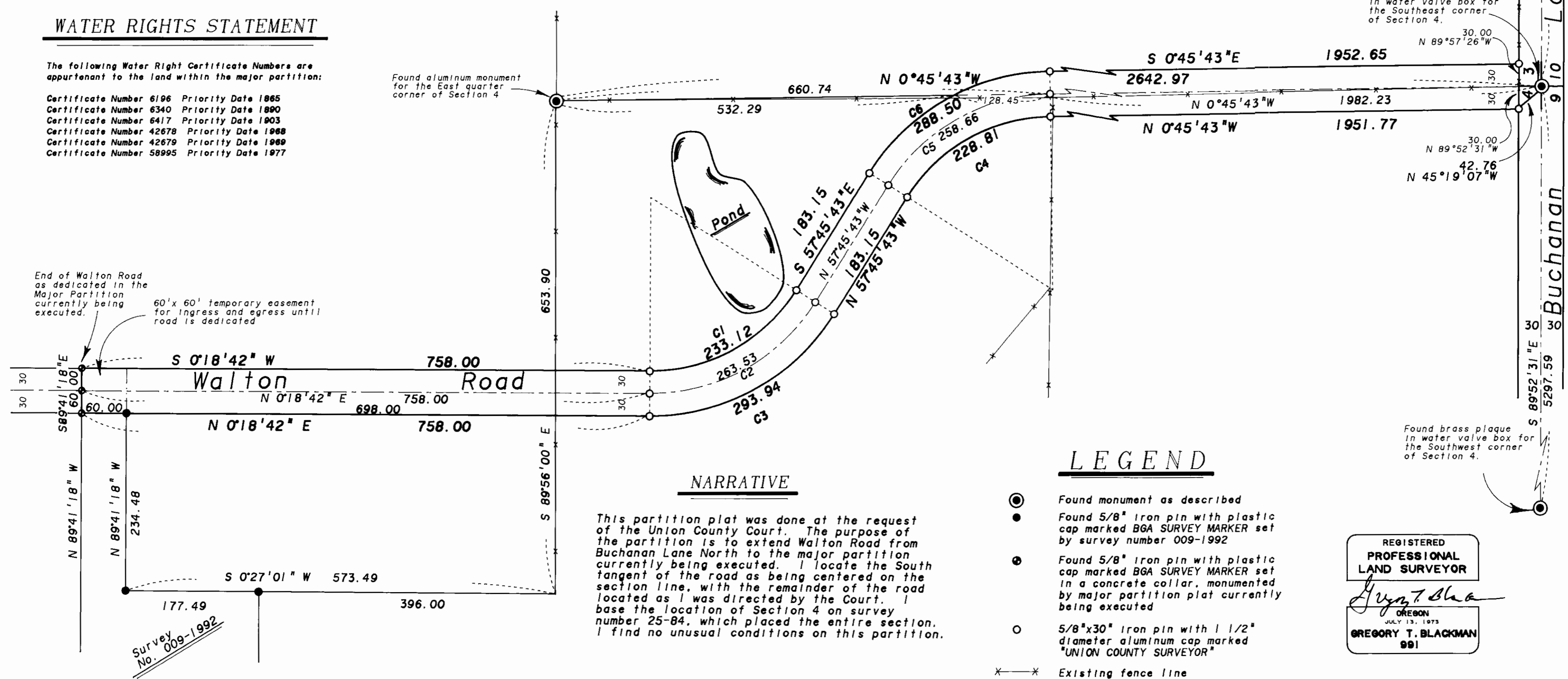
- Certificate Number 6196 Priority Date 1865
- Certificate Number 6340 Priority Date 1890
- Certificate Number 6417 Priority Date 1903
- Certificate Number 42678 Priority Date 1968
- Certificate Number 42679 Priority Date 1969
- Certificate Number 58995 Priority Date 1977

Found aluminum monument for the East quarter corner of Section 4

Found aluminum monument in water valve box for the Southeast corner of Section 4.

30.00 N 89°57'26" E
30.00 N 89°52'31" W
42.76 N 45°19'07" W

End of Walton Road as dedicated in the Major Partition currently being executed. 60'x 60' temporary easement for ingress and egress until road is dedicated



NARRATIVE

This partition plat was done at the request of the Union County Court. The purpose of the partition is to extend Walton Road from Buchanan Lane North to the major partition currently being executed. I locate the South tangent of the road as being centered on the section line, with the remainder of the road located as I was directed by the Court. I base the location of Section 4 on survey number 25-84, which placed the entire section. I find no unusual conditions on this partition.

LEGEND

- Found monument as described
- Found 5/8" iron pin with plastic cap marked BGA SURVEY MARKER set by survey number 009-1992
- Found 5/8" iron pin with plastic cap marked BGA SURVEY MARKER set in a concrete collar, monumented by major partition plat currently being executed
- 5/8"x30" iron pin with 1 1/2" diameter aluminum cap marked "UNION COUNTY SURVEYOR"
- Existing fence line
- Easement line
- Centerline.

Found brass plaque in water valve box for the Southwest corner of Section 4.

REGISTERED PROFESSIONAL LAND SURVEYOR
Gregory T. Blackman
OREGON
JULY 13, 1973
GREGORY T. BLACKMAN
991

Microfilm # 144662
Plat Cab A-323

Sheet 2 of 2 Major Partition Plat No. 1992-22

Situated in the East half of Section 4,
and in the Southwest quarter of Section 3,
Township 3 South, Range 38 East of the Willamette Meridian

SURVEYOR'S STATEMENT

I, Gregory T. Blackman, hereby depose and say that I have correctly surveyed and nonumented Walton Road, represented on the attached Major Partition map, in accordance with O.R.S. Chapter 92, the exterior of which is described as follows:

A parcel of land situated in the East half of Section 4 and in the Southwest quarter of Section 3, Township 3 South, Range 38 East of the Willamette Meridian, more particularly described as follows:

Beginning at a point on the North line of Buchanan Lane, said point being North 45°19'07" West, a distance of 42.76 Feet from the From the Southeast corner of said Section 4,

- Thence: North 0°45'43" West, a distance of 1951.77 Feet, to the Point of curvature of a 230.00 Ft. radius curve left.
- Thence: Northwesterly along said curve, a distance of 228.81 Feet. (Long chord bears North 29°15'43" West, a distance of 219.49 Feet).
- Thence: North 57°45'43" West, a distance of 183.15 Feet, to the Point of curvature of a 290.00 Ft. radius curve right.
- Thence: Northwesterly around said curve a distance of 293.94 Feet. (Long chord bears North 28°43'30" West, a distance of 281.52 Feet).
- Thence: North 0°18'42" East, a distance of 758.00 Feet.
- Thence: South 89°41'18" East, a distance of 60.00 Feet.
- Thence: South 0°18'42" West, a distance of 758.00 Feet, to the Point of curvature of a 230.00 Ft. radius curve left.
- Thence: Southeasterly around said curve a distance of 233.12 Feet. (Long chord bears South 28°43'30" East, a distance of 223.27 Feet).
- Thence: South 57°45'43" East, a distance of 183.15 Feet, to the Point of curvature of a 290.00 Ft. radius curve right.
- Thence: Southeasterly along said curve, a distance of 288.50 Feet. (Long chord bears South 29°15'43" East, a distance of 276.75 Feet).
- Thence: South 0°45'43" East, a distance of 1952.65 Feet, to the North right of way line of Buchanan Lane.
- Thence: North 89°57'26" West, along said right of way line, a distance of 30.00 Feet to the East line of said Section 4.
- Thence: North 89°52'31" West, along said right of way line, a distance of 30.00 Feet to the Point of Beginning of this description.

Said parcel containing 204,933 square feet (4.70 acres)

Gregory T. Blackman
Gregory T. Blackman, OPLS 991
Baggett, Griffith and Associates
2006 Adams Avenue
LaGrande, OR 97850



FILING STATEMENT

UNION COUNTY CLERK

State of Oregon
SS
County of Union

I do hereby certify that the attached partition plat was received for record on the 16th day of November, 1992, at 2:05 o'clock P.M., and recorded as Partition Plat No. 1992-22, Plat Cabinet No. A-323, Microfilm No. 144662. Union County records, R. Nellie Bogue Hibbert, Union County Clerk by *R. Church, Deputy*

DEDICATION

Know all people by these presents that Richard D. Park, Roy R. Leonard, Earnest George Keltz, Dorothy N. Keltz and LaGrande's New Life Center Assembly of God, an Oregon non-profit corporation, depose and say that we are the owners of the land represented on the annexed map, and more particularly described in the accompanying Surveyor's Certificate, and that we did cause the same to be partitioned into the parcel shown on the annexed map, and that we do for ourselves, our heirs and assigns, hereby dedicate, donate, and convey to the public use forever any interest in Walton Road, in accordance with O.R.S Chapter 92.

Richard D. Park
Richard D. Park

Roy R. Leonard
Roy R. Leonard

Earnest George Keltz
Earnest George Keltz

Rev. James R. Landis
LaGrande's New Life Center Assembly of God
Rev. James R. Landis, President

Dorothy N. Keltz
Dorothy N. Keltz

Norman R. Heier
LaGrande's New Life Center Assembly of God
Norman R. Heier, Secretary

Know all people by these presents that Norma Lzora Gibson, holds a survivor in interest under entirety on a portion of the lands within this partition, and does hereby consent to the partition as shown on the annexed plat, in accordance with O.R.S. Chapter 92.

Norma Lzora Gibson
Norma Lzora Gibson

APPROVALS

CITY OF ISLAND CITY

Approved this 19 day of JUNE, 1992.

Dale DeLong
Dale DeLong, Mayor

UNION COUNTY SURVEYOR

Approved this 8th day of JUNE, 1992.

Jack W. Burris
Jack W. Burris, Wallowa County Surveyor

UNION COUNTY COMMISSION

Approved and road dedication accepted, this ___ day of ___, 1992.

Loren D. Savage
Loren D. Savage

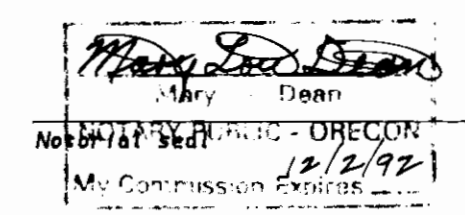
Steve McClure
Steve McClure

ACKNOWLEDGEMENTS

State of Oregon
SS
County of Union

Know all these people by these presents, on this 21 day of May, 1992, before me a Notary Public in and for said County and State, personally appeared Richard D. Park, personally known to me to be the identical person named in the foregoing instrument, and who acknowledged to me that he executed the same freely and voluntarily.

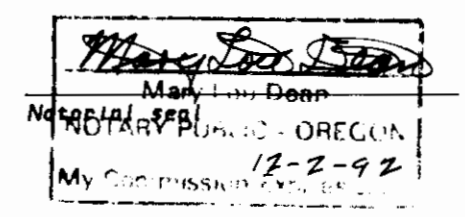
In witness whereof, I here onto set my hand and affix my official notary seal this 21 day of May, 1992.



State of Oregon
SS
County of Union

Know all these people by these presents, on this 26 day of May, 1992, before me a Notary Public in and for said County and State, personally appeared the above named Norma Lzora Gibson, personally known to me to be the identical person named in the foregoing instrument, and who acknowledged to me that she executed the same freely and voluntarily.

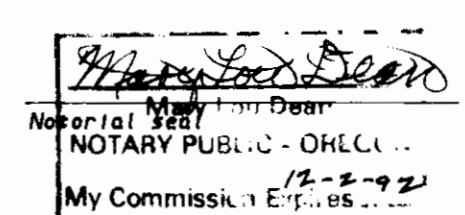
In witness whereof, I here onto set my hand and affix my official notary seal this 26 day of May, 1992.



State of Oregon
SS
County of Union

Know all these people by these presents, on this 22 day of May, 1992, before me a Notary Public in and for said County and State, personally appeared the above named Earnest George Keltz and Dorothy N. Keltz, personally known to me to be the identical persons named in the foregoing instrument, and who acknowledged to me that they executed the same freely and voluntarily.

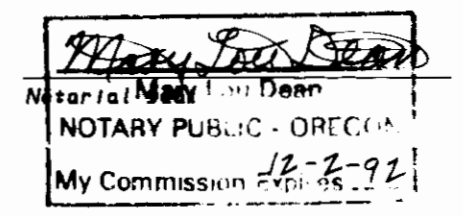
In witness whereof, I here onto set my hand and affix my official notary seal this 22 day of May, 1992.



State of Oregon
SS
County of Union

Know all these people by these presents, on this 26 day of May, 1992, before me a Notary Public in and for said County and State, personally appeared Rev. James R. Landis, President of LaGrande's New Life Center Assembly of God, and Norman R. Heier, Secretary of LaGrande's New Life Center Assembly of God, and are personally known to me to be the identical persons named in the foregoing instrument, and who acknowledged to me that they executed the same on behalf of said non-profit corporation freely and voluntarily.

In witness whereof, I here onto set my hand and affix my official notary seal this 26 day of May, 1992.



State of Oregon
SS
County of Union

Know all these people by these presents, on this 5 day of June, 1992, before me a Notary Public in and for said County and State, personally appeared Roy R. Leonard, personally known to me to be the identical person named in the foregoing instrument, and who acknowledged to me that he executed the same freely and voluntarily.

In witness whereof, I here onto set my hand and affix my official notary seal this 5 day of June, 1992.

