

SURVEYOR'S CERTIFICATE

I, GARY L. LANGLITZ, OREGON REGISTERED LAND SURVEYOR NO. 1099. DO HEREBY STATE THAT I HAVE PREPARED THIS MINOR LAND PARTITION IN ACCORDANCE WITH THE DESIRES OF THE PARTITIONER AND IN ACCORDANCE WITH OREGON REVISED STATUTES, CHAPTER 92, AND THAT THE FOLLOWING DESCRIPTION IS TRUE AND CORRECT:

A PARCEL OF LAND LOCATED IN THE NORTHWEST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER OF SECTION 10, TOWNSHIP 3 SOUTH, RANGE 38 EAST, WILLAMETTE MERIDIAN, UNION COUNTY, OREGON, SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 10, T.3S., R.38E.;
THENCE 50°30'04"E 665.85 FEET ALONG THE EAST LINE OF SAID NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 10 TO THE SOUTHEAST CORNER OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 10;
THENCE N89°55'55"W 227.00 FEET ALONG THE SOUTH LINE OF SAID NORTH 1/2 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 10 TO A POINT;
THENCE LEAVING SAID SOUTH LINE N0°30'04"W 665.75 FEET TO THE NORTH LINE OF SAID NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 10;
THENCE S89°57'27"E 227.00 FEET ALONG SAID NORTH LINE OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 10 TO THE POINT OF BEGINNING, SAID PARCEL CONTAINS 3.47 ACRES OF LAND.

SUBJECT TO AN ENCRoACHMENT AGREEMENT AS DESCRIBED IN UNION COUNTY MICROFILM DOCUMENT NO. 125610,

SUBJECT TO A DEED OF TRUST, GIVEN BY BILLY FRANK WARD AND CAROLINE B. WARD TO U.S. BANK OF WASHINGTON, NATIONAL ASSOCIATION, TRUSTEE, AND U.S. BANCORP MORTGAGE COMPANY AS BENEFICIARY, DATED SEPTEMBER 17, 1993, RECORDED SEPTEMBER 20, 1993, AS UNION COUNTY MICROFILM DOCUMENT NO. 149447,

SUBJECT TO EASEMENTS FOR ROADS, UTILITIES, AND DITCHES AS THE SAME MAY NOW EXIST OR APPEAR OF RECORD ON AND ACROSS SAID PROPERTY.

DATE MAY 25, 1994
Gary Langlitz
GARY L. LANGLITZ, PLS 1099

STATEMENT OF WATER RIGHTS

WATER RIGHTS MAY BE APPURTENANT TO THIS MINOR LAND PARTITION UNDER THE FOLLOWING CERTIFICATES:

CERTIFICATE NUMBER 6457
MUNICIPAL PERMIT NO. G 4296

SURVEY NARRATIVE

THIS SURVEY AND PARTITION WAS PERFORMED AT THE REQUEST OF MR. FRANK WARD.

UNION COUNTY SURVEY NO. 031-1993 IS A RECENT SURVEY WHICH ESTABLISHED THE EXTERIOR OF THE PARCEL BEING PARTITIONED. THE EXISTING SURVEY MONUMENTS SHOWN FROM THIS RECENT SURVEY AND FROM UNION COUNTY SURVEY NO. 19-85 WERE FOUND TO BE IN PLACE AND IN AGREEMENT WITH THE RESPECTIVE RECORDS.

THE DIVISION LINE BETWEEN PARCEL 1 AND PARCEL 2 OF THIS PARTITION WAS ESTABLISHED AS DESIRED BY MR. WARD AND IN ACCORDANCE WITH THE TENTATIVE PLAN AS APPROVED BY UNION COUNTY.

FILING STATEMENT

STATE OF OREGON
(55)
COUNTY OF UNION

I DO HEREBY CERTIFY THAT THE ATTACHED PARTITION PLAT WAS PRESENTED FOR RECORDING ON THE 14th DAY OF DEC, 1994, AT 10:50 O'CLOCK PM, AND RECORDED AS PARTITION PLAT NO. 1994-23, UNION COUNTY RECORDS.
BY: R. Nellie Joque Hibbert UNION COUNTY CLERK
R. Nelson, Deputy

MINOR LAND PARTITION PLAT NO. 1994-23 IN NE 1/4 OF SEC. 10, T.3S., R.38E.

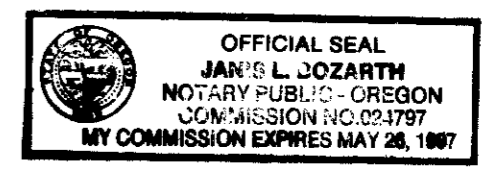
DECLARATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT BILLY FRANK WARD AND CAROLINE B. WARD AS OWNERS, AND U.S. BANCORP MORTGAGE COMPANY AS BENEFICIARY OF THAT CERTAIN DEED OF TRUST RECORDED AS UNION COUNTY MICROFILM DOCUMENT NO. 149447, DO HEREBY STATE THAT THEY ARE THE OWNERS OF, AND THE INTEREST HOLDER IN, THE LANDS REPRESENTED ON THIS MINOR LAND PARTITION PLAT AND MORE PARTICULARLY DESCRIBED IN THE SURVEYOR'S CERTIFICATE, AND THEY, AS SAID OWNERS AND INTEREST HOLDER, HAVE CAUSED SAID LANDS TO BE PARTITIONED INTO THE PARCELS AS SHOWN.

Billy Frank Ward
BILLY FRANK WARD
Caroline B. Ward
CAROLINE B. WARD

Denise Danga Marchetti
AS THE AUTHORIZED REPRESENTATIVE
OF THE ~~U.S. BANCORP MORTGAGE COMPANY~~
Source One Mortgage Services Corp.

ACKNOWLEDGEMENT



STATE OF OREGON
COUNTY OF UNION ⁵⁵

KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 27 DAY OF MAY, 1994, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED BILLY FRANK WARD AND CAROLINE B. WARD AND ACKNOWLEDGED THE FOREGOING TO BE THEIR VOLUNTARY ACT AND DEED.

Janis L. Joarath
NOTARY PUBLIC OF THE STATE OF OREGON
MY COMMISSION EXPIRES: 5-26-97

STATE OF ~~OREGON~~ Michigan ACKNOWLEDGEMENT COUNTY OF ~~MULTNOMAH~~ Oakland

KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 26 DAY OF July, 1994, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED Denise Danga Marchetti AS THE AUTHORIZED REPRESENTATIVE OF ~~U.S. BANCORP MORTGAGE COMPANY~~ AND ACKNOWLEDGED ON BEHALF OF THE CORPORATION.

Beth Ann Gentile
NOTARY PUBLIC OF THE STATE OF ~~OREGON~~ Michigan
MY COMMISSION EXPIRES: 11-16-98

APPROVALS

APPROVED THIS 2nd DAY OF August, 1994
E. de Berta
UNION COUNTY PLANNING COMMISSION

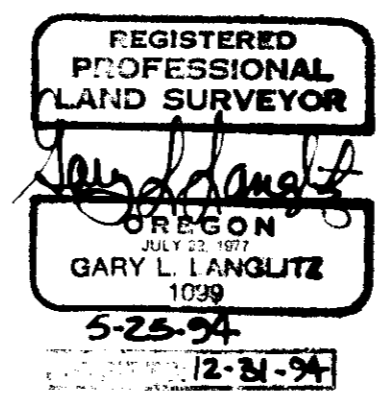
APPROVED THIS 6th DAY OF August, 1994
Gregory T. Blackman
UNION COUNTY SURVEYOR

I HEREBY CERTIFY THAT PURSUANT TO O.R.S. 92.095, ALL AD VALOREM TAXES AND ALL SPECIAL ASSESSMENTS, FEES AND OTHER CHARGES REQUIRED BY LAW TO BE PLACED UPON THE 1993-1994 TAX ROLL WHICH BECAME A LIEN DURING THE TAX YEAR BUT NOT CERTIFIED TO THE TAX COLLECTOR FOR COLLECTION HAVE BEEN PAID.

BY Patty Gooderham DATE 8/12/94
PATTY GOODERHAM, UNION COUNTY ASSESSOR

I HEREBY CERTIFY THAT ALL AD VALOREM TAXES AND ALL SPECIAL ASSESSMENTS, FEES AND OTHER CHARGES REQUIRED BY LAW TO BE PLACED UPON THE TAX ROLL WHICH BECAME A LIEN ON THE LAND WITHIN THIS PARTITION AND THAT ARE NOW DUE AND PAYABLE HAVE BEEN PAID TO ME.

BY Peggy Sutton DATE 12-7-94
PEGGY SUTTON, UNION COUNTY TREASURER



MINOR LAND PARTITION LOCATED IN SECTION 10 T.3S., R.38E., W.M., UNION CO. FOR: FRANK WARD		
SCALE: NO SCALE	 Anderson Perry Associates, Inc. ENGINEERING • SURVEYING • MATERIALS TESTING LA GRANDE, OR. WALLA WALLA, WA. LEWISTON, ID.	SHEET 2/2
DATE: APRIL, 1994		
JOB NO. 2710-20		