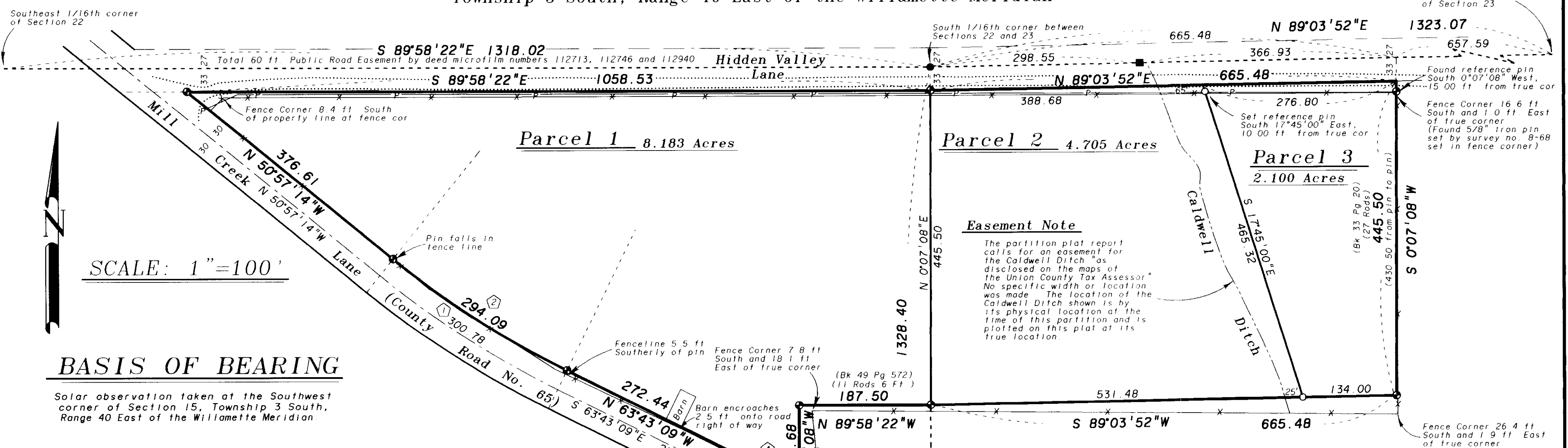


Microfilm #160808
Plat Cab B-406

Minor Partition No. 1995-21

Situated in the Southeast quarter of the Southeast quarter of Section 22,
and in the Southwest quarter of the Southwest quarter of Section 23,
Township 3 South, Range 40 East of the Willamette Meridian



SCALE: 1"=100'

BASIS OF BEARING

Solar observation taken at the Southwest corner of Section 15, Township 3 South, Range 40 East of the Willamette Meridian.

REFERENCE MATERIAL

Union County monumentation records
Survey number 8-68
Survey number 64-78
Survey number 15-84
Survey number 049-1993
Survey number 031-1995

DEED RECORDS

Volume H Page 264
Volume U Page 167
Volume W Page 72
Volume X Page 45
Volume Y Page 91
Volume 33 Page 20
Volume 33 Page 479
Volume 33 Page 480
Volume 45 Page 122
Volume 47 Page 100
Volume 49 Page 572
Microfilm number 86223
Microfilm number 112713
Microfilm number 112746
Microfilm number 112940

Partition Plat Report No. 35127
prepared by Abstract and Title Co.

WATER RIGHTS STATEMENT

The records of the Union County Watermaster indicate that Water Right Certificate Number 332 is appurtenant to the land within this partition (Priority date 1866)

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JULY 17, 1986
RICK G. ROBINSON
2219

Renewal Date Dec. 31, 1996

Curve Data

<p>1 Centerline West Curve Δ = 12°45'55" R = 1350.00' L = 300.78' T = 151.01' L.C. = 300.16' N 57°20'11"W</p>	<p>2 North R/W West Curve Δ = 12°45'55" R = 1320.00' L = 294.09' T = 147.66' L.C. = 293.49' N 57°20'11"W</p>
<p>3 Centerline East Curve Δ = 44°13'41" R = 230.00' L = 177.54' T = 93.46' L.C. = 173.17' N 41°36'19"W</p>	<p>4 East Curve Along Parcel 1 Δ = 24°23'00" R = 260.00' L = 110.65' T = 56.17' L.C. = 109.82' N 51°31'39"W</p>

NARRATIVE

This partition was done at the request of Silas Martin. The exterior of the Martin ownership was located by survey number 031-1995. See that survey for a detailed explanation of the location of the exterior of this partition. The location of the dividing lines between the parcels were placed at the direction of Mr. Martin. As stated on survey number 031-1995, Hidden Valley Lane encroaches onto Parcels 2 and 3 as shown. I find the reference pin set by survey 031-1995 and also set a reference monument for the Northwest corner of Parcel 3. The existing fences are shifted generally Southerly from the true lines as shown. I find the existing barn to encroach onto the County road right of way as shown. I find no easement for the existing power line along the North line of the tract, or for the power line near the Southeasterly corner of Parcel 1. I do find an easement for the power line and down guy near this corner (Microfilm number 86223), however the actual location of the pole and down guy is East of the Martin ownership. I find no other unusual conditions on this survey.

Easement Note

The partition plat report calls for an easement for the Caldwell Ditch as disclosed on the maps of the Union County Tax Assessor. No specific width or location was made. The location of the Caldwell Ditch shown is by its physical location at the time of this partition and is plotted on this plat at its true location.

LEGEND

- Found 1/2" iron pin with plastic cap marked LS 934 set by survey number 15-84
- Found 5/8" iron pin with plastic cap marked BGA SURVEY MARKER set by survey number 049-1993
- Found 5/8" iron pin with plastic cap marked BGB SURVEY MARKER set by survey number 031-1995
- Set 5/8"x30" iron pin with plastic cap marked BGB SURVEY MARKER
- () Record distance of deed volume indicated
- Centerline of the Caldwell Ditch
- Centerline of road
- x-x-x- Existing fence line
- p- Overhead power line
- Limits of Road Easement
- Existing gravel roadway

22 23
27 26

Minor Partition No. 1995-21

Situated in the Southeast quarter of the Southeast quarter of Section 22,
and in the Southwest quarter of the Southwest quarter of Section 23,
Township 3 South, Range 40 East of the Willamette Meridian

SURVEYOR'S CERTIFICATE

I, Rick G. Robinson, Registered Professional Land Surveyor, depose and say that I have surveyed and platted the land within the annexed partition, in accordance with the provisions of O.R.S. Chapter 92, said partition being situated in the Southeast quarter of the Southeast quarter of Section 22, and in the Southwest quarter of the Southwest quarter of Section 23, Township 3 South, Range 40 East of the Willamette Meridian, Union County, Oregon, the exterior of which being more particularly described as follows:

Beginning at a point on the East line of said Section 22, said point being North 0°07'08" East, a distance of 849.90 feet from the Southeast corner of said Section 22.

Thence: North 89°58'22" West, a distance of 187.50 feet.

Thence: South 0°07'08" West, parallel with the East line of said Section 22, a distance of 138.68 feet, to the North right of way line of Mill Creek Lane (Union County Road Number 65), said point being the Point of Curvature of a 260.00 ft. radius curve left.

Thence: Northwesterly along said right of way line, and along said curve left, a distance of 110.65 feet. (Long Chord bears North 51°31'39" West, a distance of 109.82 feet).

Thence: North 63°43'09" West, along said right of way line, a distance of 272.44 feet, to the Point of Curvature of a 1320.00 ft. radius curve right.

Thence: Northwesterly along said right of way line, and along said curve right, a distance of 294.09 feet. (Long Chord bears North 57°20'11" West, a distance of 293.49 feet).

Thence: North 50°57'14" West, along said right of way line, a distance of 376.61 feet, to a point 33.00 feet (2 Rods) South of the North line of the Southeast 1/4 of the Southeast 1/4 of said Section 22.

Thence: South 89°58'22" East, parallel with said North line, a distance of 1058.53 feet, to the East line of said Section 22.

Thence: North 89°03'52" East, parallel with the North line of the Southwest 1/4 of the Southwest 1/4 of said Section 23, a distance of 665.48 feet.

Thence: South 0°07'08" West, parallel with the West line of said Section 23, a distance of 445.50 feet.

Thence: South 89°03'52" West, parallel with the North line of the Southwest 1/4 of the Southwest 1/4 of said Section 23, a distance of 665.48 feet, to the Point of Beginning of this description.

Said parcel containing 14.988 Acres, (652,881 Square Feet)

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JULY 17, 1986
RICK G. ROBINSON
2219

Renewal Date: Dec. 31, 1996

Rick G. Robinson
Rick G. Robinson, OPLS 2219
BAGETT-GRIFFITH & BLACKMAN
2006 Adams Avenue
LaGrande, Oregon 97850

DECLARATION

Know all people by these presents that Silas S. Martin and Martha R. Martin, both as individuals, and as co-trustees of the "MARTIN FAMILY TRUST" under that trust agreement dated August 9, 1990, said trust and said individuals being the owners of the land represented on the annexed map, and more particularly described in the annexed Surveyor's Certificate, and have caused the same to be partitioned into the parcels as shown on the annexed map, in accordance with the provisions of O.R.S. Chapter 92.

Silas S. Martin
Silas S. Martin

Martha R. Martin
Martha R. Martin

Silas S. Martin co-trustee
Silas S. Martin, co-trustee
MARTIN FAMILY TRUST

Martha R. Martin co-trustee
Martha R. Martin, co-trustee
MARTIN FAMILY TRUST

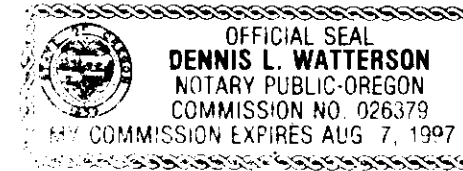
ACKNOWLEDGEMENT

State of Oregon
SS

County of Union

Know all these people by these presents, on this 29 day of AUGUST, 1995, before me a Notary Public in and for said State and County, personally appeared Silas S. Martin and Martha R. Martin, who being duly sworn, did say that they are the identical persons named in the foregoing instrument, and that said instrument was executed freely and voluntarily.

Dennis L. Watterson
Notary Public for
the State of Oregon



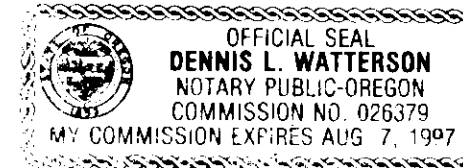
Notarial Seal

State of Oregon
SS

County of Union

Know all these people by these presents, on this 29 day of AUGUST, 1995, before me a Notary Public in and for said State and County, personally appeared Silas S. Martin and Martha R. Martin, co-trustees of the "MARTIN FAMILY TRUST" under agreement dated August 9, 1990, and who being duly sworn, did say that they are the identical persons named in the foregoing instrument, and that said instrument was executed freely and voluntarily.

Dennis L. Watterson
Notary Public for
the State of Oregon



Notarial Seal

APPROVALS

UNION COUNTY ASSESSOR

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 1995-1996 tax roll which became a lien on the land within this partition, or will become a lien during the tax year but not certified to the tax collector for collection have been paid.

by *Patty Gooderham* Date: 8/29/95
Patty Gooderham, Union County Assessor

UNION COUNTY TREASURER

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 *Geneva Lurford Deputy* Date: 8/29/95
Peggy Sutton, Union County Treasurer

UNION COUNTY PLANNING COMMISSION

Approved this 30th day of August, 1995.

Ed Barton
Ed Barton, Chairman

UNION COUNTY SURVEYOR

Approved this 28 day of August, 1995.

by *James D. Hanley*
James D. Hanley, Baker County Surveyor
for the Union County Surveyor

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 31st day of August, 1995, at 9:50 o'clock A.M. and filed in Plat Cabinet No. B-406, Union County records.
Microfilm No. 160808

by *R. Nellie Boque Hibbert*
R. Church, deputy
R. Nellie Boque Hibbert
Union County Clerk