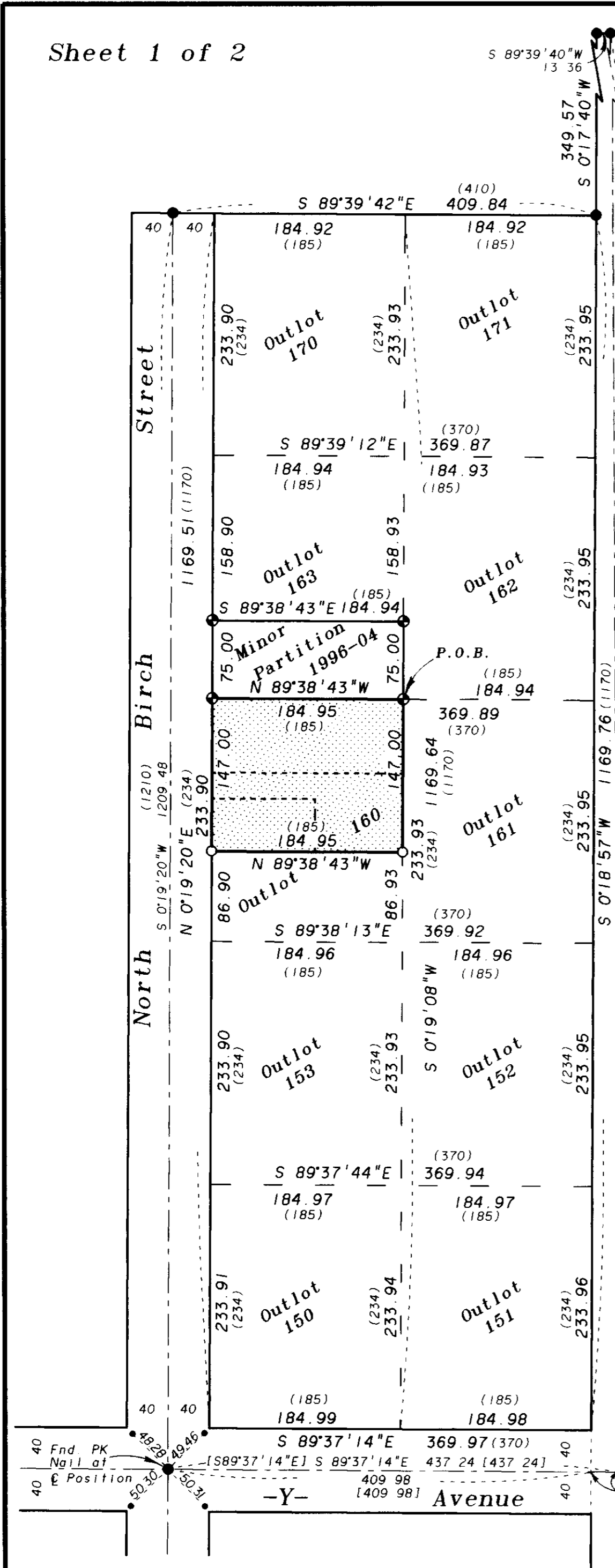


# Minor Partition Number

A partition of the North 147 feet of Outlot 160  
Chaplin's Addition to LaGrande, Supplemental Plat B,  
City of LaGrande, Union County, Oregon



## BASIS OF BEARING

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

## REFERENCE MATERIAL

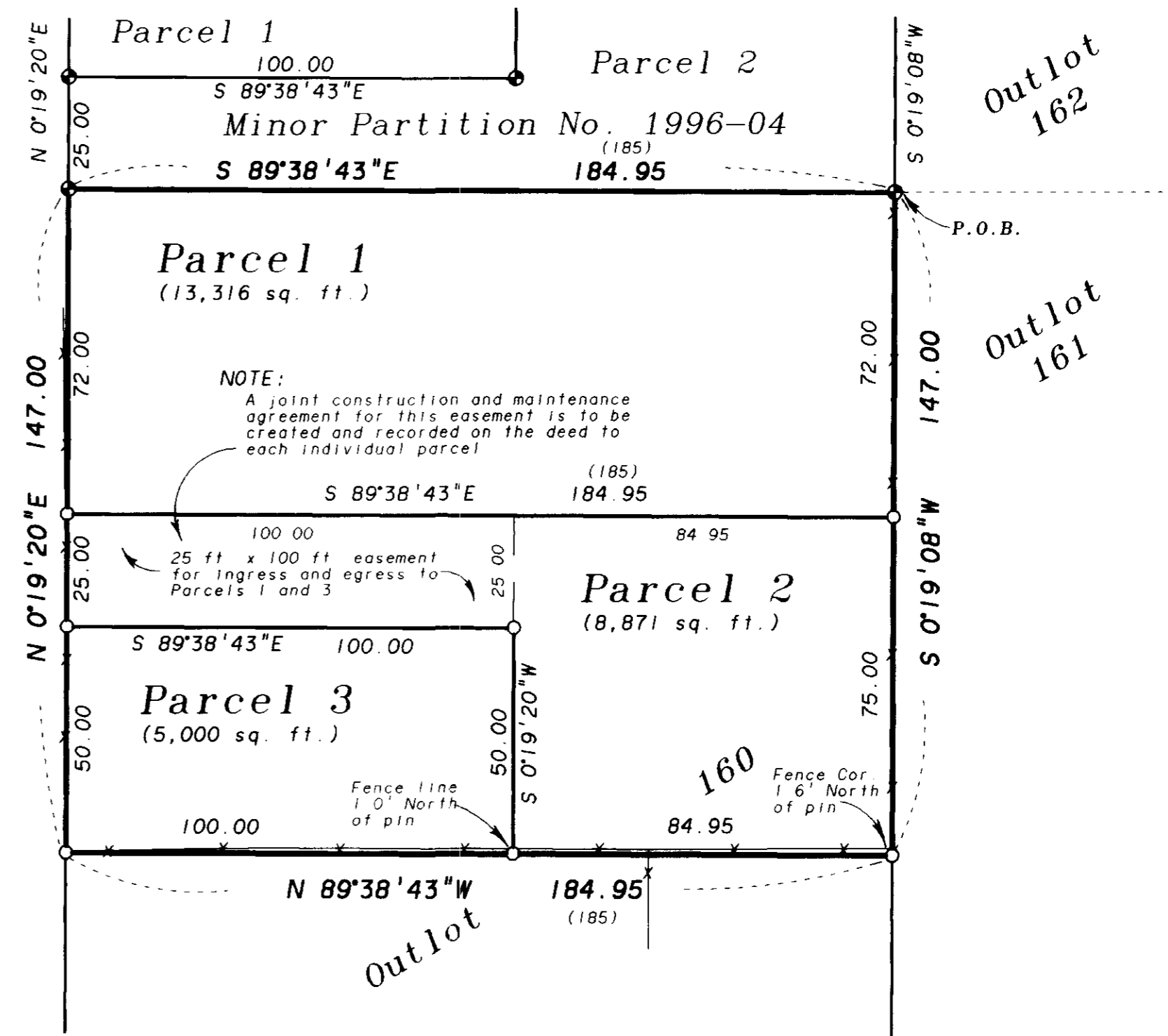
Plat of Chaplin's Addition to LaGrande, Supplemental Plat B  
Survey Number 51  
Survey Number 64-71  
Survey Number 74-71  
Survey Number 10-86  
Survey Number 18-89  
(1922 Monumentation of LaGrande)  
Minor Partition Plat Number 1996-04

Preliminary Title Report number 96-7453 prepared by Eastern Oregon Title, Inc.

## LEGEND

- Found 3/4" iron pipe set by survey number 18-89 (1922 monumentation of LaGrande) unless otherwise noted
- ⊗ Found brass screw in lead plug set as reference to intersection by survey number 18-89
- Found 5/8" iron pin with plastic cap marked BGB SURVEY MARKER set by Minor Partition Plat Number 1996-04
- Set 5/8" iron pin with plastic cap marked "BGB SURVEY MARKER"
- ( ) Record distance of the plat of Chaplin's Addition to LaGrande, Supplemental Plat B
- [ ] Record distance of survey number 10-86
- Centerline
- - - Easement line
- \* \* \* Existing fence line

N. Birch St.



Partition Detail Scale 1"=30'

## NARRATIVE

This partition was done at the request of Brenda Williams, representing the owners of the land within the partition. The land within the partition is described as the North 147 feet of Outlot 160. I locate North Birch Street by driving a line from the found 3/4" pipe at the centerline of the North end, to the PK nail at the intersection of Birch and Y. I locate the intersection of North Depot and Y (West) at the record bearing and distance of survey number 10-86, which placed the centerline in order to locate the block South of Y Avenue. The North line of this tier of outlots was fixed between the found monuments of survey number 18-89 (1922 monumentation of LaGrande). The West line of this tier of outlots was placed by driving a line from the found pipe at the Northeast corner of Outlot 171 to a point 27.26 ft. West of the intersection of North Depot St. and Y Avenue (West). This distance is the record distance of survey no. 18-89 and also used on survey number 10-86. I then subdivide this tier by standard proportion. This is the same method used on Minor Partition No. 1996-04. I find the existing fences to be harmonious with this break as shown. I find no unusual conditions on this partition.

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Rick G. Robinson*  
OREGON  
JULY 17, 1986  
RICK G. ROBINSON  
2219

Renewal Date: Dec. 31, 1996

Block Location Scale 1"=100'

# Minor Partition Number

A partition of the North 147 feet of Outlot 160  
Chaplin's Addition to LaGrande, Supplemental Plat B,  
City of LaGrande, Union County, Oregon

1996-13

Microfilm Number 962632  
Plat Cabinet B-432

## SURVEYOR'S CERTIFICATE

I, Rick G. Robinson, Registered Professional Land Surveyor, hereby certify that I have surveyed and platted the land within this partition, being the North 147 feet of Outlot 160 of Chaplin's Addition to LaGrande, Supplemental Plat B, Union County, Oregon, the exterior of which being more particularly described as follows:

Beginning at the Northeast corner of said Outlot 160, said point also being Southeast corner of Parcel 2 of Minor Partition Number 1996-04, as filed in the office of the Union County Clerk,

Thence: South 0°19'08" West, along the East line of said Outlot 160, a distance of 147.00 feet,

Thence: North 89°38'43" West, parallel with the North line of said Outlot 160, a distance of 184.95 feet, to the West line of said Outlot 160, said line also being the East right of way line of North Birch Street,

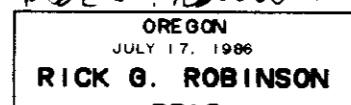
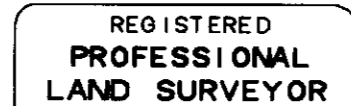
Thence: North 0°19'20" East, along said Lot and right of way line, a distance of 147.00 feet, to the Northwest corner of said Outlot 160, said point also being the Southwest corner of Parcel 2 of said Minor Partition Number 1996-04,

Thence: South 89°38'43" East, along the North line of said Outlot 160, and along the South line of said Parcel 2, a distance of 184.95 feet, to the Point of Beginning of this description.

Said parcel containing 27,187 Sq. Ft. (0.624 Acres)

I further certify that I made this survey and plat by order of and under the direction of the owners thereof, and that all parcel corners and boundary corners are marked with monuments as indicated on the annexed plat in accordance with O.R.S. 92.050 and 92.060.

Rick G. Robinson  
Rick G. Robinson, OPLS 2219  
Baggett, Griffith and Blackman  
2006 Adams Avenue  
LaGrande, OR 97850



Renewal Date: Dec. 31, 1996

## DEDICATION

Know all people by these presents that we, Geneva Christine Griffey, and Bob Gene McCullough, are the owners of the land within this partition, said land being more particularly described in the accompanying Surveyor's Certificate, and have caused the same to be surveyed and platted as shown on the annexed plat, in accordance with the provisions of O.R.S. Chapter 92, and we do hereby grant an easement for ingress and egress across the West 100 feet of Parcel 2, for the exclusive use of parcels 1 and 3 of this partition, as shown and described on the annexed map.

Geneva Christine Griffey  
Geneva Christine Griffey

Bob Gene McCullough  
Bob Gene McCullough

Know all people by these presents that The State of Oregon, by and through the Director of Veterans Affairs, is a mortgage holder on the land within this partition, said land being more particularly described in the accompanying Surveyor's Certificate, and does hereby consent to said partition, in accordance with the provisions of O.R.S. Chapter 92, and does hereby grant an easement for ingress and egress across the West 100 feet of Parcel 2, for the exclusive use of parcels 1 and 3 of this partition, as shown and described on the annexed map.

R. O. Johnson  
R. O. Johnson for the office of  
the Director of Veterans Affairs

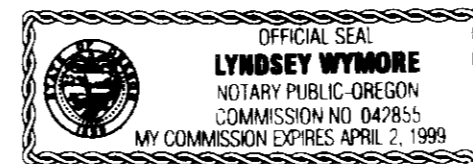
NOTE:  
This mortgage paid in full June 19, 1996  
Department of Veterans' Affairs receipt  
number 47459.

## ACKNOWLEDGMENTS

State of Oregon SS  
County of Clackamas

Know all these people by these presents, on this 5<sup>th</sup> day of June, 1996, before me a Notary Public in and for said County and State, personally appeared Geneva Christine Griffey, 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.

Geneva Christine Griffey  
Notary Public for  
the State of Oregon

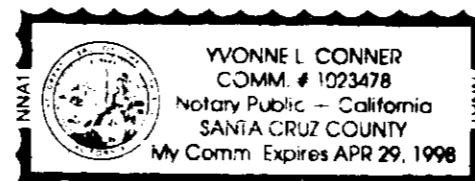


Notarial seal

State of California SS  
County of Santa Cruz

Know all these people by these presents, on this 31<sup>st</sup> day of MAY, 1996, before me a Notary Public in and for said County and State, personally appeared Bob Gene McCullough, 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.

Yvonne L. Conner  
Notary Public for  
the State of California



Notarial seal

State of Oregon SS  
County of Marion

Know all these people by these presents, on this 5<sup>th</sup> day of June, 1996, before me a Notary Public in and for said County and State, personally appeared R. O. Johnson, representing the office of the Director of Veterans' Affairs for the State of Oregon, who being duly sworn did say that he is an authorized representative of the office of the Director of Veterans' Affairs for the State of Oregon, named in the foregoing instrument, and who acknowledged to me that he executed the same freely and voluntarily.

R. O. Johnson  
Notary Public for  
the State of Oregon

NOTE:  
This mortgage paid in full June 19, 1996  
Department of Veterans' Affairs receipt  
number 47459.

Notarial seal

## APPROVALS

### CITY OF LAGRANDE CITY SURVEYOR

Examined and recommended for approval as per O.R.S.  
92.100 this 5<sup>th</sup> day of June, 1996.

Norman J. Paulhus, Jr.  
Norman J. Paulhus, Jr., City Surveyor

### CITY OF LAGRANDE PLANNER

Approved by the City Planner this 5<sup>th</sup> day of June, 1996.

Dan Moore  
Dan Moore, City Planner

### 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: 6/6/96  
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 Peggy Sutton Date: 6/6/96  
Peggy Sutton, Union County Treasurer

## 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 2<sup>nd</sup> day of JUNE, 1996, at 2:45 o'clock P.M., and in Plat Cabinet No. B432, Union County records.  
Microfilm No. 962632

R. Nellie Joque Hibbert  
Union County Clerk  
by S. Nelson, Deputy