

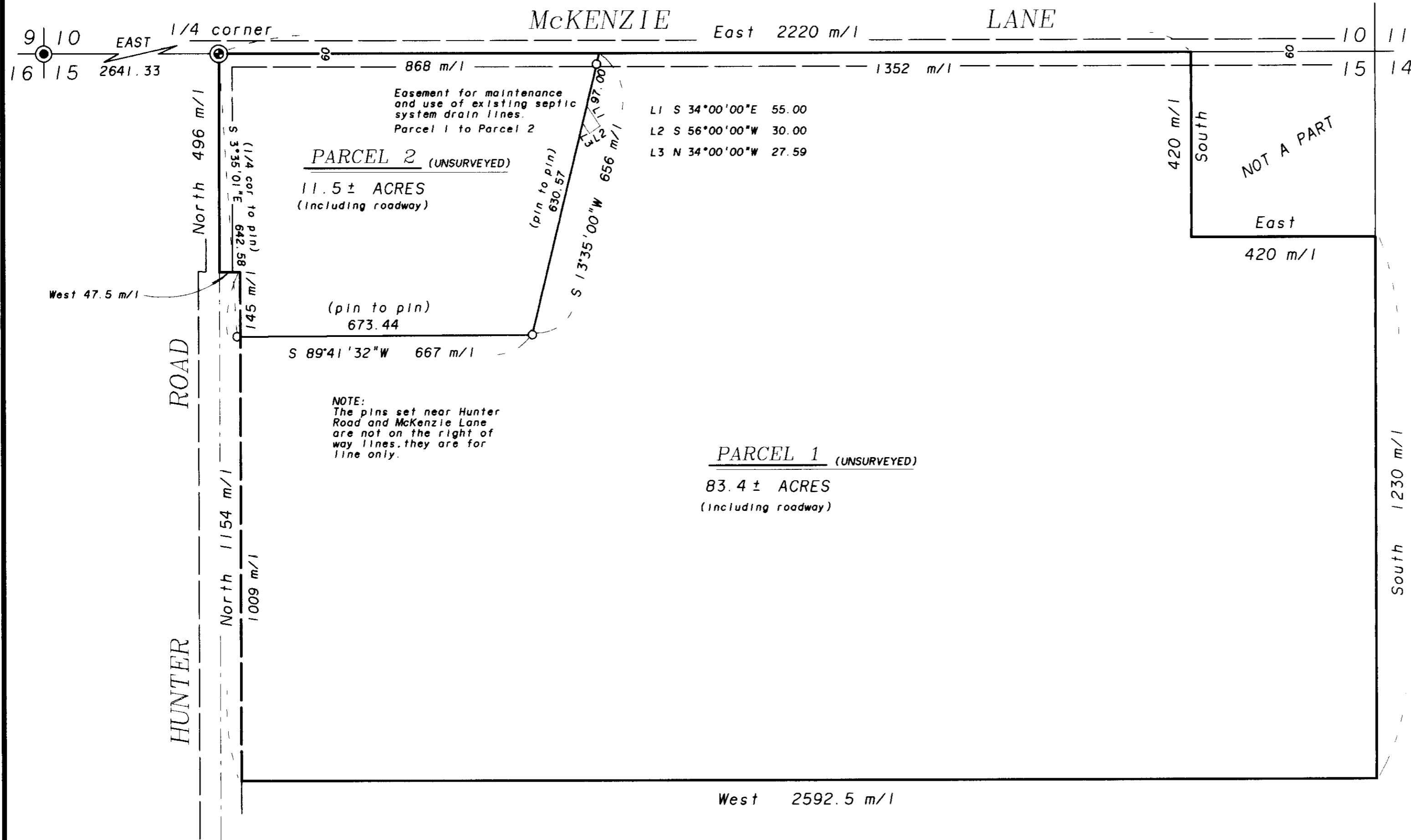
Minor Partition Number 1996-16

A partition of a tract situated in the Northeast quarter of Section 15, Township 1 South, Range 38 East of the Willamette Meridian

Microfilm Number 963349
Plat Cabinet B-435



SCALE: 1"=200'



BASIS OF BEARING

The bearing between the Northwest corner and the North 1/4 corner of Section 15, Township 1 South, Range 38 East of the Willamette Meridian being East.

LEGEND

- Found aluminum pipe monument as per Union County monumentation records.
- ⊙ Found brass cap monument as per Union County monumentation records.
- Set 5/8" x 30" iron pin with plastic cap marked BGB SURVEY MARKER.
- Approximate road right of way

REFERENCE MATERIAL

Union County Monumentation Records
Title Reports order numbers 96-7574 and 96-7840.
Prepared by Eastern Oregon Title, Inc.
Union County Deed Records Book 87 Pages 228-229.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Jeffery P. Petersen
OREGON
JULY 20, 1953
JEFFERY P. PETERSEN
2625

Renewal Date: Dec. 31, 1996

Minor Partition Number 1996-16

A partition of a tract situated in the Northeast quarter of Section 15, Township 1 South, Range 38 East of the Willamette Meridian

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DEDICATION

Know all people by these presents that Forrest E. Warren III, and Stacy L. Warren owners of a portion of the land represented on the annexed map, and more particularly described in the accompanying Surveyor's Certificate, have caused the same to be partitioned into parcels as shown on the annexed map, and do hereby dedicate the easement shown on the annexed map for the purpose as described.

Stacy L. Warren
Stacy L. Warren
Forrest E. Warren III
Forrest E. Warren III POA

Know all people by these presents that Jeff Petersen an officer of Pioneer Bank, F.S.B., a Deed of Trust holder (Microfilm Nos. 155475 and 962617, Mortgage Records of Union County) of a portion of the land represented on the annexed map, and more particularly described in the accompanying Surveyor's Certificate, approves and consents to the partitioning and dedication of the easement as shown on the annexed map.

Jeff Petersen
Officer, Pioneer Bank, F.S.B.

Know all people by these presents that Cynthia A. Arnoldus owner of a portion of the land represented on the annexed map, and more particularly described in the accompanying Surveyor's Certificate, have caused the same to be partitioned into parcels as shown on the annexed map, and do hereby dedicate the easement shown on the annexed map for the purpose as described.

Cynthia A. Arnoldus
Cynthia A. Arnoldus

Know all people by these presents that Dean H. Johnston, a contract holder (Memorandum of Contract, Microfilm No. 129334, Deed Records of Union County) of a portion of the land represented on the annexed map, and more particularly described in the accompanying Surveyor's Certificate, approves and consents to the partitioning and dedication of the easement as shown on the annexed map.

Dean H. Johnston
Dean H. Johnston

Know all people by these presents that Leighton F. Johnston, a contract holder (Memorandum of Contract, Microfilm No. 129334, Deed Records of Union County) of a portion of the land represented on the annexed map and more particularly described in the accompanying Surveyor's Certificate, approves and consents to the partitioning and dedication of the easement as shown on the annexed map.

Leighton F. Johnston
Leighton F. Johnston

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Jeffery P. Petersen
OREGON
JULY 20, 1995
JEFFERY P. PETERSEN
2625

Renewal Date: Dec. 31, 1996

Know all people by these presents that Bernice V. Munhall, Trustee of the Bernice Munhall Trust, a contract holder (Memorandum of Contract Microfilm No. 129334, Deed Records of Union County) of a portion of the land represented on the annexed map and more particularly described in the accompanying Surveyor's Certificate, approves and consents to the partitioning and dedication of the easement as shown on the annexed map.

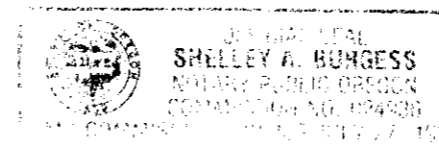
Bernice V. Munhall
Bernice V. Munhall, Trustee of the Bernice Munhall Trust

ACKNOWLEDGEMENT

State of Oregon SS
County of Union

Know all people by these presents that on this 25th day of July, 1996 before me a notary public in and for said State and County, personally appeared Forrest E. Warren III, and Stacy L. Warren, 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.

Shelley A. Burgess
Notary Public for
the State of Oregon



State of Oregon SS
County of Union

Know all people by these presents that on this 1st day of August, 1996 before me a notary public in and for said State and County, personally appeared Jeff Hockett, an officer of Pioneer Bank, F.S.B., 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.

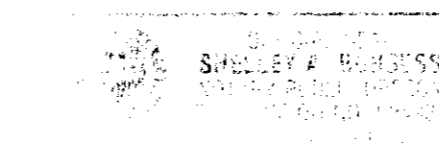
Bonnie Dunn
Notary Public for
the State of Oregon



State of Oregon SS
County of Union

Know all people by these presents that on this 1st day of August, 1996 before me a notary public in and for said State and County, personally appeared Cynthia A. Arnoldus 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.

Shelley A. Burgess
Notary Public for
the State of Oregon



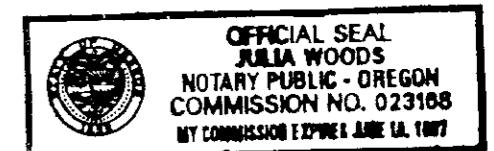
Notarial seal

State of Oregon

County of ~~Union~~ Baker SS

Know all people by these presents that on this 1st day of August, 1996 before me a notary public in and for said State and County, personally appeared Dean H. Johnston, who is 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.

Julia Woods
Notary Public for
the State of Oregon



Notarial seal

State of Oregon

County of Hood River SS

Know all people by these presents that on this 30th day of July, 1996 before me a notary public in and for said State and County, personally appeared Leighton F. Johnston, 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.

Viola E. Hamman
Notary Public for
the State of Oregon



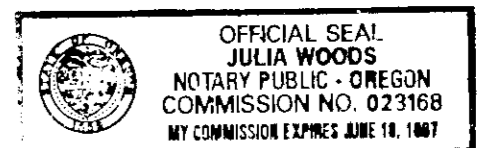
Notarial seal

State of Oregon

County of Baker SS

Know all people by these presents that on this 1st day of August, 1996 before me a notary public in and for said State and County, personally appeared Bernice V. Munhall, Trustee of the Bernice Munhall Trust, 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.

Julia Woods
Notary Public for
the State of Oregon



Notarial seal

Minor Partition Number 1996-16

Microfilm Number 963349
Plat Cabinet B-435

A partition of a tract situated in the Northeast
quarter of Section 15, Township 1 South, Range 38
East of the Willamette Meridian

SURVEYOR'S CERTIFICATE

I, Jeffery P. Petersen Registered Professional Land Surveyor
No. 2625, hereby certify that I have correctly platted and placed
monuments as shown on the annexed plat the exterior of which is
unsurveyed, all in accordance with O.R.S. Chapter 92, said
partition being described as follows.

A tract of land situated in the Northeast 1/4 of Section 15,
Township 3 South, Range 38 East of the Willamette Meridian.
Being more particularly described as follows.

Beginning at the North 1/4 Corner of said Section 15.

Thence: Easterly, along the North line of said Section 15,
2220 feet, more or less, to a point 420 feet
westerly of the Northeast Corner of said Section
15.

Thence: Southerly, 420 feet, more or less.

Thence: Easterly, 420 feet, more or less, to the East line
of said Section 15.

Thence: Southerly, along the said east line 1230 feet, more
or less.

Thence: Westerly, 2592.5 feet, more or less, to the East
line of the strip of land described Deed Book 87
Pages 228 and 229 being the East right of way line
of Hunter Road.

Thence: Northerly, along said deed line, 1154 feet, more
or less, to the northeast corner of said deed.

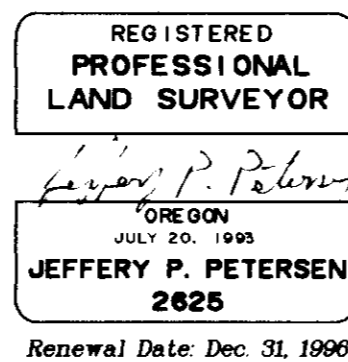
Thence: Westerly, 47.5 feet, more or less, to the West line
of the Northeast 1/4 of said Section 15.

Thence: Northerly, along said West line, 496 feet, more or
less, to the Point of Beginning of this
description.

Subject to the right of way for Hunter Road across the
West side of this property and McKenzie Lane across the North
side of this property.

Containing 94.9 acres, more or less.

Jeffery P. Petersen
Jeffery P. Petersen, OPLS 2625
Baggett, Griffith and Blackman
2006 Adams Avenue
LaGrande, OR 97850



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 1996-1997 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: 7/26/96
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: 7/25/96
Peggy Sutton, Union County Treasurer

UNION COUNTY PLANNING DEPARTMENT

Approved by the Union County Planning Director this 25 day of July, 1996.

Hanley Jenkins
Hanley Jenkins II, Union County Planning Director

UNION COUNTY SURVEYOR

Examined and recommended for approval as per O.R.S.
92.100 this 1 day of August, 1996.

James D. Hanley
James D. Hanley, Baker 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 1st day of Aug, 1996, at 4:50 o'clock P.M.,
and in Plat Cabinet No. B-435, Union County records.
Microfilm No. 963349.

Union County Clerk
by *Eugene H. Hest*