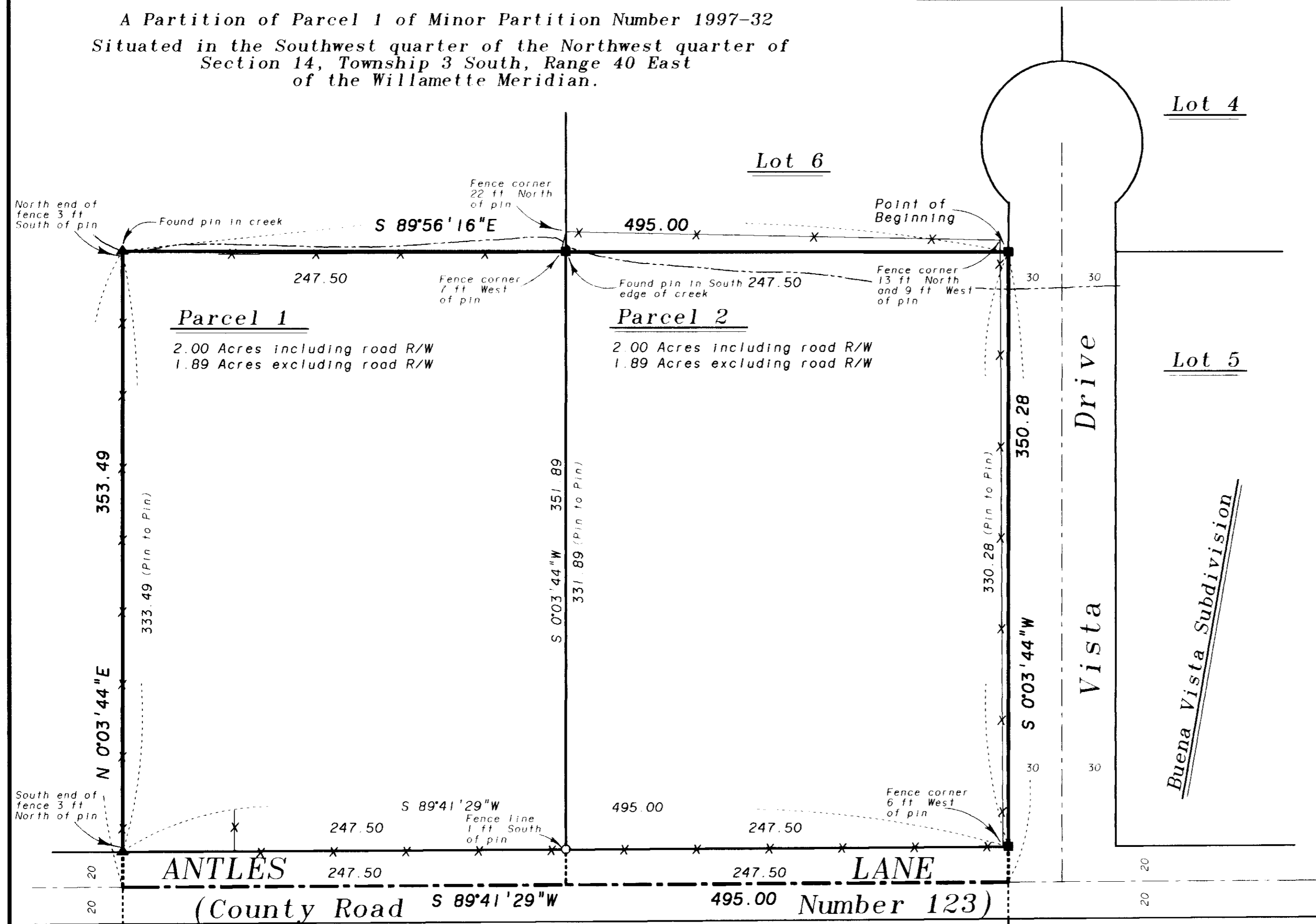


# Minor Partition No. 1998-05

## Buena Vista Subdivision

A Partition of Parcel 1 of Minor Partition Number 1997-32  
Situated in the Southwest quarter of the Northwest quarter of  
Section 14, Township 3 South, Range 40 East  
of the Willamette Meridian.



### BASIS OF BEARING

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

SCALE: 1" = 50'

### REFERENCE MATERIAL

Survey Number 29-89  
Minor Partition Plat Number 1994-025  
Minor Partition Plat Number 1997-032  
Plat of Buena Vista Subdivision  
DEED REFERENCES  
Microfilm Number 154727  
Surveyors Report Number 37126  
prepared by Abstract and Title Company

### NARRATIVE

This partition was done at the request of John Van Schoonhoven. The exterior of this partition has been monumented by the plat of Buena Vista Subdivision and survey number 29-89, as documented on Minor Partition Plat Number 1997-32. The right of way of Antles Lane is treated as an easement in the stated surveyor's report. I set a reference pin along the North right of way line of Antles Lane, as did the previous surveys. I place the line dividing Parcels 1 and 2 at the direction of Mr. Van Schoonhoven. I find the existing fences to be away from the true parcel corners as shown. I find no other unusual conditions on this partition.

Parcel 2  
Minor Partition 1997-32  
(NOT A PART)

### LEGEND

- ▲ Found 5/8" iron pin with plastic cap marked BGA SURVEY MARKER set by survey number 29-89
- Found 5/8" iron pin with plastic cap marked BGA SURVEY MARKER set by the plat of Buena Vista Subdivision
- Set 5/8"x30" iron pin with plastic cap marked BGB SURVEY MARKER
- Centerline
- x-x- Existing fence line
- - - Centerline of ditch

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR  
*Rick G. Robinson*  
OREGON  
JULY 17, 1986  
RICK G. ROBINSON  
2219  
Renewal Date: Dec. 31, 1998

# Minor Partition No. 1998-05

A Partition of Parcel 1 of Minor Partition Number 1997-32  
Situated in the Southwest quarter of the Northwest quarter of  
Section 14, Township 3 South, Range 40 East  
of the Willamette Meridian.

## SURVEYOR'S CERTIFICATE

I, Rick G. Robinson, Registered Professional Land Surveyor, hereby certify that I have surveyed and platted the land within this Minor Partition Plat, being a partition of Parcel Number 1 of Minor Partition Number 1997-32, situated in the Southwest quarter of the Northwest quarter of Section 14, Township 3 South, Range 40 East of the Willamette Meridian, the exterior of which being more particularly described as follows.

Beginning at the Northeast corner of said Parcel 1, said point being on the West right of way line of Vista Drive, said point also being the Southeast corner of Lot 6 of Buena Vista Subdivision.

Thence: South 0°03'44" West, along the East line of said Parcel 1, and along said West right of way line, a distance of 350.28 feet, to the Southeast corner of said Parcel 1, said point being on the centerline of Union County Road Number 123 (Antles Lane).

Thence: South 89°41'29" West, along the South line of said Parcel 1, and along said centerline, a distance of 495.00 feet, to the Southwest corner of said Parcel 1.

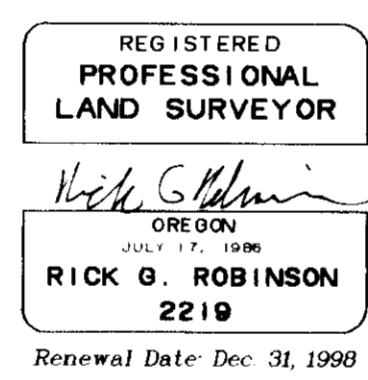
Thence: North 0°03'44" East, along the West line of said Parcel 1, a distance of 353.49 feet, to the Northwest corner of said Parcel 1.

Thence: South 89°56'16" East, along the North Line of said Parcel 1, a distance of 495.00 feet, to the Point of Beginning of this description.

Said tract containing 4.00 Acres, including road right of way.  
(Said tract containing 3.77 Acres, excluding road right of way.)

I further certify that I made this survey and plat by order of and under the direction of the owner 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 & Blackman  
2006 Adams Avenue  
LaGrande, Oregon



## DECLARATION

Know all people by these presents that JOHNNIE M. VAN SCHOONHOVEN is the sole owner of the land represented on the annexed map, and more particularly described in the accompanying Surveyor's Certificate and has caused the same to be platted as shown on the annexed map, in accordance with the provisions of O.R.S. Chapter 92.

*Johnnie M. Van Schoonhoven*  
JOHNNIE M. VAN SCHOONHOVEN

## 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 the law to be placed on the 1997-1998 tax roll which became a lien on this partition or will become a lien during the tax year but not yet certified to the tax collector for collection have been paid.

3/11/98 *Patty Gooderham*  
Date 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 on the tax roll which became a lien on this partition and that now are due and payable have been paid to me.

3/11/98 *Peggy Sullivan*  
Date Peggy Sullivan, Union County Treasurer

### Union County Planner

Approved this 11 day of March, 1998

*Hanley Jenkins*  
Hanley Jenkins II  
Union County Planning Director

### Union County Surveyor

Approved this 27th day of Feb., 1998

by Baker County Surveyor *Thomas J. Hanley*  
Thomas J. Hanley

## ACKNOWLEDGEMENT

State of Oregon  
County of Union

Know all these people by these presents, on this 11th day of MARCH, 1998, before me a Notary Public in and for said State and County, personally appeared JOHNNIE M. VAN SCHOONHOVEN, known to me to be the identical person named in the foregoing instrument, and who being duly sworn did say that he executed the same freely and voluntarily.

*Judith A. Turk*  
Notary Public for  
the State of Oregon



Notarial seal

## FILING STATEMENT

### Union County Clerk

State of Oregon  
County of Union

I do hereby certify that the attached partition plat was received for record on the 12th day of March, 1998, at 9:30 o'clock A.M., and recorded in Plat Cabinet No B-491 Union County records Microfilm Number 981119

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