Minor Partition Plat Number 2001-02 Sheet 1 of 2 Minor Partition and Lot Line Adjustment situated in the East half of Section 21, the West half of the West half of Section 22, the North half of the Northwest 1/4 of Section 27, and the East half of the Northeast quarter of Section 28, Township 3 South, Range 40 East of the Willamette Meridian Parcel 3 Minor Partition No. 1999—11 Minor Partition No. 1999-11 ___ N 89°42°40" E 2648.46 REFERENCE MATERIAL Union County Monumentation Records 446.00 Center 1/4 corner of Survey Number 64-78 Point of Cemetery to Robinson Survey Number 11-84 152.00 Beginning Survey Number 031-1995 Minor Partition Plat Number 1998-20 (1/4 Corner) Minor Partition Plat Number 1999-11 S 89'42'40" W 598.00 UNSURVEYED DEED REFERENCES Adjustment Area Volume G Page 103 26,760 sq.ft. Parcel 2 Volume 98 Page 31 0.61 acres Volume 98 Page 165 (Cemetery retains an easement After Adjustment for ingress and egress on adjusted portion) Volume 142 Page 427 Microfilm Number 120832 261.8 acres± Before Adjustment Survey Report Number 39819 prepared by Abstract and Title Company 263.6 acres± LEGENDUNSURVEYED Parcel 2 Found brass cap monument as per Parcel 1 Union County Monumentation Records After Adjustment 261.8 acres± Before Adjustment Found 3/4" iron pipe as per survey Before Adjustment 412,102 Sq. Ft. number 64-78 263.6 acres± 9.46 acres Found 5/8" iron pin with plastic cap marked "BGA SURVEY MARKER" set by survey number 11-84 After Adjustment 488,052 Sq. Ft. Found 2 1/2" aluminum monument 11.20 acres set by survey number 031-1995 Found 5/8" iron pin with plastic cap marked "BGB SURVEY MARKER" set by Minor Partition Plat Number 1998-20 Found 2" aluminum cap on 5/8" iron pin set as a reference monument by Minor Partition Plat Number 1998-20 Found 5/8" iron pin with plastic cap ≥ marked "BGB SURVEY MARKER" set by Minor Partition Plat Number 1999-11 Set 5/8"x30" iron pin with plastic cap marked "BGB SURVEY MARKER" Z Record information of stated (Original Cemetery Surveyor's Report -- S 89'42'40" W 446.00 Existing fence N 0°26'43"W S 55"13'26"W Area to be adjusted from Cove 12.00 Cemetery to Robinson Area to be adjusted from Robinson to Cove Cemetery UNSURVEYED Parcel 2 EASEMENT NOTES 27 28 After Adjustment REGISTERED 261.8 acres± 1. Parcel 2 subject to right of way for **PROFESSIONAL**

Before Adjustment

263.6 acres±

SCALE: 1"=100'

LAND SURVEYOR

OREGON

RICK G. ROBINSON

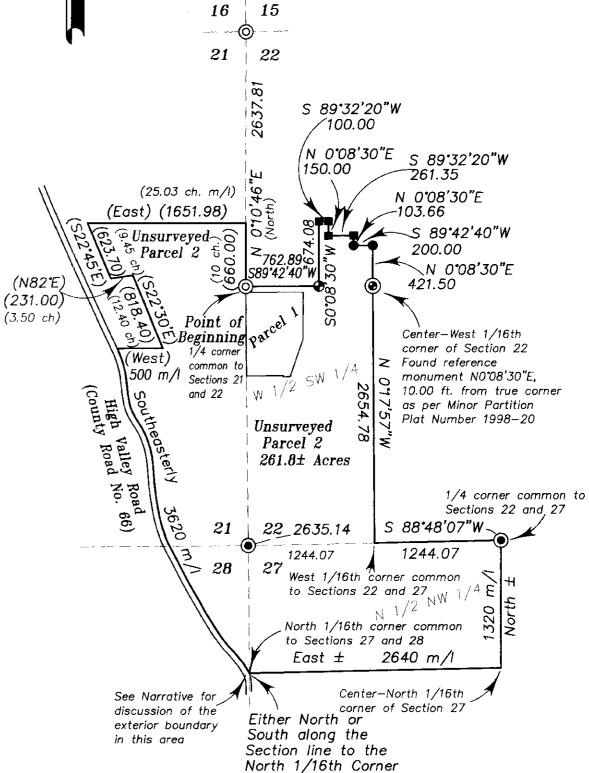
2219

Renewal Date: Dec. 31, 2002

Microfilm Number <u>20010402</u> Plat Cabinet Number <u>8-594</u>

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"=1000'

between Sections 27 & 28

NARRATIVE

This partition was done at the request of the Cove Cemetery Maintenance District. The district is adjusting a common boundary with the adjacent owner (John and Cheryl Robinson). Due to the size of the parcels involved and the zoning of this area, the adjustment is required to be done through the minor partition process. Parcel 2 of this partition is unsurveyed. I do however incorporate any available surveyed courses where available. The descriptions of the overall tract provided in the Survey Report were in separate tracts. The description of the portion that falls in Section 28 calls a corner of the tract as being "South" (along the East line of Section 28) to the County Road. The distance given apparently falls North of the North 1/16th corner between Sections 27 and 28. The aerial photograph and the tax maps indicate the intersection to be South of the 1/16th corner. I cannot accurately locate this corner without benefit of survey. This is the reason for the odd call of "either North or South" along this line. I place the adjusted portion of the parcels at the location agreed to by the owners. Ann easement for ingress and egress is being created by this plat on the 60 ft. strip of land formerly in the name of the Cemetery and adjusted into Parcel 2 of this partition. I place additional monuments along the North line of Parcel 1 of this partition at the direction of the Cemetery District. I find no other unusual conditions on this partition.

irrigation ditch granted by deed

2. Parcel 2 subject to the rights of

the public to use the Cemetery

of survey.

Report)

volume 98 page 165. Unable to

locate this easement without benefit

Road. (Item 6 of stated Surveyor's

Sheet 1 of 2

Minor Partition Plat Number 2001-192

Plat Cabinet No. <u>B-594</u>
Microfilm No. <u>20010402</u>

Minor Partition and Lot Line Adjustment situated in the East half of Section 21, the West half of the West half of Section 22, the North half of the Northwest 1/4 of Section 27, and the East half of the Northeast quarter of Section 28, Township 3 South, Range 40 East of the Willamette Meridian

SURVEYOR'S CERTIFICATE

I, Rick G. Robinson, OPLS 2219, hereby certify that I have correctly platted Parcel 2, and surveyed and marked with proper monuments, the land represented as Parcel 1 on the attached Minor Partition map in accordance with O.R.S. Chapter 92, said partition being situated in the East half of Section 21, the West half of the West half of Section 22, the North half of the Northwest 1/4 of Section 27, and the East half of the Northeast quarter of Section 28, Township 3 South, Range 40 East of the Willamette Meridian, the exterior of which being more particularly described as follows,

Beginning at the quarter corner common to said Sections 21 and 22,

Thence; North 0°10'46" East, along the East line of said Section 21, a distance of 660 feet, to the Southeast corner of of that tract of land conveyed to Robert L. Blank and wife by deed recorded in Volume 142, page 427 of the deed records of Union County,

Thence; West, along the South line of said Blank land a distance of 1651.98 feet, more or less, to the parcel of land conveyed to Ted White by deed dated June 5, 1935 (deed Volume 98 page 31),

Thence; South 22°45' East, along the line of said White land a distance of 623.70 feet,

Thence: North 82° East, a distance of 231.00 feet,

Thence; South 22°30' East, a distance of 818.40 feet,

Thence; West, 500 feet, more or less, to the center of High Valley Road (County Road Number 66)

Thence; Southeasterly, along said centerline, a distance of 3620 feet, more or less, to the East line of

Thence; Either North or South, along said East line, to the North 1/16th corner common to said

Thence; Easterly, along the South line of the North half of the Northwest quarter of said Section 27, a distance of 2640 feet, more or less, to the Center-North 1/16th corner of said Section 27,

Thence; Northerly, along the East line of the North half of the Northwest quarter of said Section 27, a distance of 1320 feet, more or less, to the 1/4 corner common to said Sections 22 and 27,

Thence; South 88'48'07" West, along the North line of said Section 27, a distance of 1244.07, to the West 1/16th corner between said Sections 22 and 27,

Thence; North 0"17'57" West, along the East line of the West half of the Southwest quarter of said Section 22, a distance of 2654.78 feet, to the Center-West 1/16th corner of said Section 22, said point also being the Southwest corner of Parcel 2 of Minor Partition Plat Number 1998-20,

Thence; North 0°08'30" East, along the East line of the West half of the Northwest quarter of said Section 22, said line also being the Westerly line of said Parcel 2, a distance of 421.50 feet, to an angle point in the exterior of said Parcel 2,

Thence; South 89°42'40" West, along said exterior line, a distance of 200.00 feet, to an angle point in

Thence; North 0'08'30" East, along said exterior line, a distance of 103.66 feet,

Thence; South 89°32'20" West, a distance of 261.35 feet,

Thence: North 0°08'30" East, a distance of 150.00 feet,

Thence; South 89°32'20" West, a distance of 100.00 feet, to the East line of Parcel 3 of Minor Partition

Thence; South 0°08'30" West, a distance of 674.08 feet, to the Southeast corner of said Parcel 3, said point being on the North line of the Southwest quarter of said Section 22.

Thence; South 89°42'40" West, along said North line, a distance of 762.89 feet, to the Point of Beginning of this description.

Said tract containing approximately 273 Acres

Said tract subject to the rights of the public to that portion of land lying within the right of way for High Valley Road (County Road Number 66)

Said tract subject to the rights of the public to that portion of land lying within the access road to the Cove Cemetery.

> REGISTERED **PROFESSIONAL**

RICK G. ROBINSON 2219

Renewal Date: Dec. 31, 2002

DECLARATION

Know all people by these presents that COVE CEMETERY MAINTENANCE DISTRICT a quasi-municipal corporation, and JOHN W. ROBINSON and CHERYL S. ROBINSON as trustees of the John W. Robinson and Cheryl S. Robinson Family Trust executed the 10th day of April, 2000, 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 partitioned into the parcels shown on the annexed map, and do hereby create the 60 ft. easement for ingress and egress across a portion of Parcel 2, for the use and benefit of Parcel 1, as shown on Page of this partition plat, in accordance with the provisions of O.R.S. Chapter 92.

John W. Robinson Trustee Chery S. Robinson, Trustee CHERYL S. ROBINSON, Trustee of the John W. Robinson and Cheryl S. Robinson Family Trust

of the John W. Robinson and Cheryl S. Robinson Family Trust

DAVID L. FIELDS, President COVE CEMETERY MAINTENANCE DISTRICT

State of Oregon

County of Multnemah DW

Know all these people by these presents, on this 26 day of TANUARY, 2001, before me a Notary Public in and for said State and County, personally appeared JOHN W. ROBINSON and CHERYL S. ROBINSON as trustees of the John W. Robinson and Cheryl S. Robinson Family Trust 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.

Notary Public for the State of Oregon

OFFICIAL SEAL DENNIS L. WATTERSON NOTARY PUBLIC-OREGON COMMISSION NO. 302961 MY COMMISSION FXPIRES AUG. 7, 2001

Notarial Seal

State of Oregon

County of Union

Know all these people by these presents, on this 22 day of January 2001, before me a Notary Public in and for said State and County, personally appeared DAVID L. FIELDS, President of the COVE CEMETERY MAINTENANCE DISTRICT, a quasi-municipal corporation, who being duly sworn, did say that he is the identical person named in the foregoing instrument, and that said instrument was executed freely and voluntarily, and at the direction of the Board of Directors of said corporation.

Mary Love Dear Notary Public for the State of Oregon

OFFICIAL SEAL MARY LOU DEAN NOTARY PUBLIC-DREGON COMMISSION NO. 340199 MY COMMISSION EXPIRES DEC. 2, 2004 APPROVALS

Union County Surveyor

Examined and recommended for approval as per O.R.S. Chapter 92 this 1672 day of JANUARY, 2001.

> by Jack W. Burris Jack W. Burris, Wallowa County Surveyor for the Union County Surveyor

Union County Planning Department

Union County Planning Director

Union County Assessor / Tax Collector

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 2000-2001 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.

Patty Gooderham, Union County Assessor/Tax Collector

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 15t day of February, 2001, at 10:20 o'clock A M., and recorded in Plat Cabinet No. <u>B-594</u> Union County records. Microfilm Number <u>20010402</u>

R. Nellie Bogue Hibbert L. Church, deputy

Notarial Seal

Sheet 2 of 2

Rick G. Robinson, OPLS 2219 Bagett-Griffith & Blackman

2006 Adams Avenue LaGrande, Oregon 97850 LAND SURVEYOR