

Minor Partition No. 2002-006

Microfilm No. 20021566
Plat Cabinet No. C647,648

A Partition a portion of Parcel 1, Minor Partition Plat Number 2000-16
Sited in the Northeast and Southeast quarter of Section 35,
Township 2 South, Range 38 East of the Willamette Meridian

BASIS OF BEARING

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

SCALE: 1"=200'

LEGEND

REFERENCE MATERIAL

- Found brass or aluminum cap monument in water valve box as per Union County monumentation records
- ⊙ Found 5/8" iron pin with plastic cap marked BGA SURVEY MARKER set by survey number 021-1993
- △ Found 5/8" iron pin with plastic cap marked BGB SURVEY MARKER set by Minor Partition No. 1997-20
- Found 5/8" iron pin with plastic cap marked BGB SURVEY MARKER set by Minor Partition No. 1997-24
- ▲ Found 5/8" iron pin with plastic cap marked BGB SURVEY MARKER set by survey number 010-1998
- Found 5/8" iron pin with plastic cap marked BGB SURVEY MARKER set by Minor Partition No. 2000-16
- Found 5/8" iron pin with plastic cap marked BGB SURVEY MARKER set by survey number 010-2000
- ◆ Found 5/8" iron pin with plastic cap marked BGB SURVEY MARKER set by survey number 002-2001
- Set 5/8"x30" iron pin with plastic cap marked "BGB SURVEY MARKER"
- — — Centerline
- - - Easement line
- [] Record information of survey no. 043-1992
- (()) Record information of Microfilm No. 97596

Union County Monumentation Records
Survey Number 043-1992
Major Partition Number 1992-10
Survey number 016-1993
Survey number 021-1993
Survey Number 018-1997
Minor Partition Number 1997-20
Minor Partition Number 1997-24
Survey Number 010-1998
Minor Partition Number 1999-29
Minor Partition Number 2000-16
Survey Number 010-2000
Survey Number 002-2001

DEED REFERENCES
Volume 94 Page 101
Volume 100 Page 282
Volume 112 Page 631
Volume 151 Page 2
Volume 151 Page 3
Volume 151 Page 5
Volume 152 Page 28
Volume 153 Page 245
Volume 159 Page 679
Microfilm Number 97596
Microfilm Number 135504
Microfilm Number 982687
Microfilm Number 20002745
Plat Report prepared by
Abstract and Title Co.
(Report #39548)

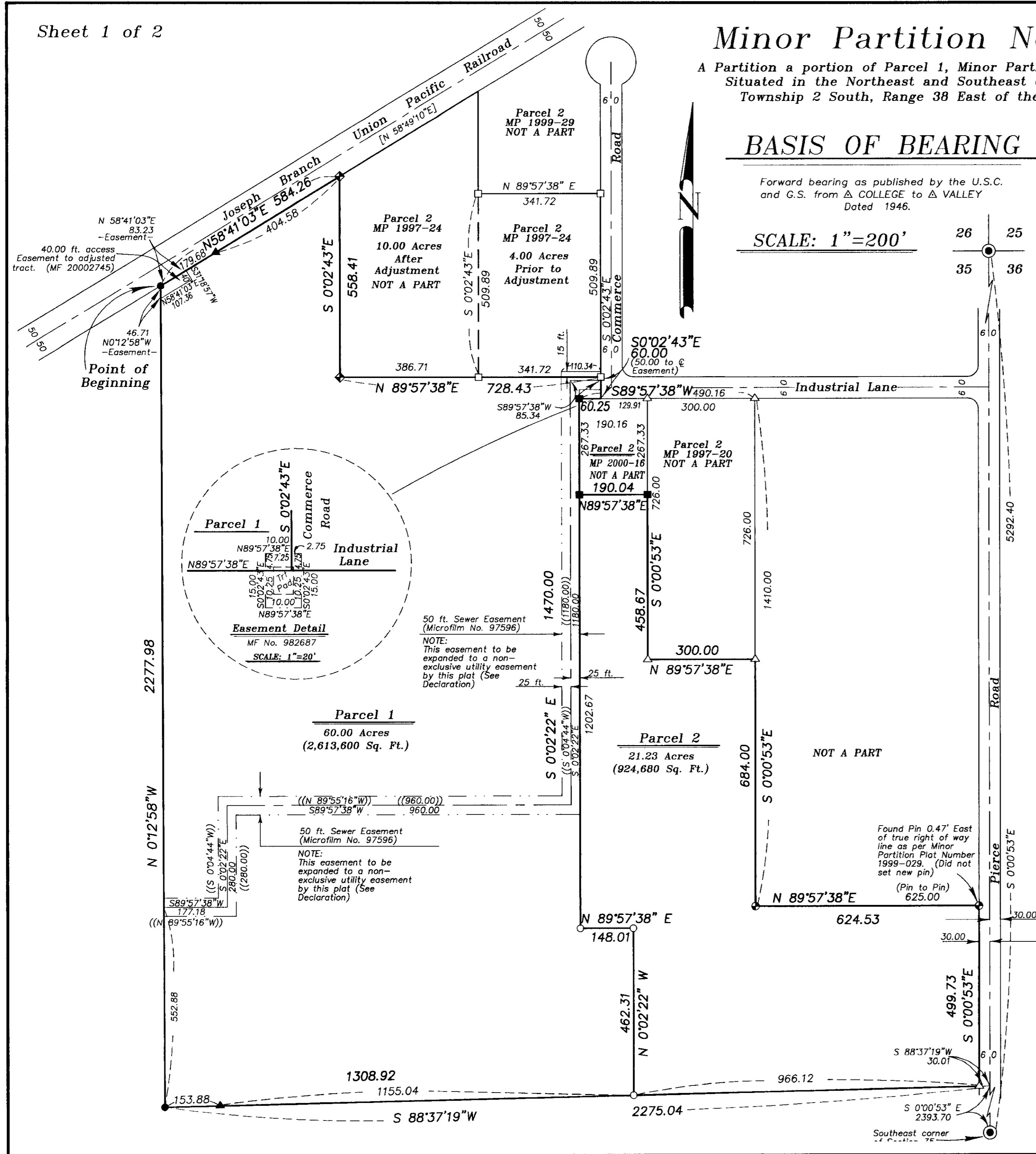
NARRATIVE

This partition was done at the request of the Union County Economic Development Corporation. The exterior of this partition has been monumented by the previous partitions and surveys listed in the reference material. I place the location of Parcel 1 at the direction of the Corporation, with the 60 acre size being the controlling factor. This plat also amends the current sewer easement by microfilm number 97596 to be a non-exclusive utility easement. 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, 2002



Minor Partition No. 2002-006

Microfilm Number 20021566

Plat Cabinet Number C 647, 648

A Partition of a portion of Parcel 1, Minor Partition Plat Number 2000-16
Situated in the Northeast and Southeast quarter of Section 35,
Township 2 South, Range 38 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 the annexed partition, in accordance with the provisions of O.R.S. Chapter 92, said partition being a partition of a portion of Minor Partition Plat Number 2000-16, being situated in the Northeast and Southeast quarter of Section 35, Township 2 South, Range 38 East of the Willamette Meridian, Union County, Oregon, the exterior of which being more particularly described as follows,

Beginning at the Northwest corner of said Parcel 1, said point being on the Southerly right of way line of the Joseph Branch of the Union Pacific Railroad,

Thence: North 58°41'03" East, along said right of way line, a distance of 584.26 feet,

Thence: South 0°02'43" East, a distance of 558.41 feet, to the Westerly prolongation of the South line of Parcel 2 of Minor Partition Plat Number 1997-24,

Thence: North 89°57'38" East, along said prolongation, and along the South line of said Parcel 2, a distance of 728.43 feet, to the Southeast corner of said Parcel 2, said point being on the West right of way line of Commerce Road,

Thence: South 0°02'43" East, along said West right of way line, a distance of 60.00 feet, to the it's intersection with the North line of Parcel 2 of Minor Partition Plat Number 2000-16,

Thence: South 89°57'38" West, along said North line, a distance of 60.25 feet, to the Northwest corner of said Parcel 2,

Thence: South 0°02'22" East, along the West line of said Parcel 2, a distance of 267.33 feet, to the Southwest corner thereof,

Thence: North 89°57'38" East, along the South line of said Parcel 2, a distance of 190.04 feet, to the Southeast corner thereof, said point being on the West line of Parcel 2 of Minor Partition Plat Number 1997-20,

Thence: South 0°00'53" East, along said West line, a distance of 458.67 feet, to the Southwest corner thereof,

Thence: North 89°57'38" East, along the South line of said Parcel 2, a distance of 300.00 feet, to the Southeast corner thereof,

Thence: South 0°00'53" East, parallel with the East line of said Section 35, a distance of 684.00 feet,

Thence: North 89°57'38" East, a distance of 624.53 feet, to the West right of way line of Pierce Road,

Thence: South 0°00'53" East, along said West line, said line being parallel with the East line of said Section 35, a distance of 499.73 feet,

Thence: South 88°37'19" West, a distance of 2275.04 feet,

Thence: North 0°12'58" West, a distance of 2277.98 feet, to the Point of Beginning of this description.

Said parcel containing 81.23 Acres. (3,538,280 Sq. Ft.)

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Rick G. Robinson

OREGON
JULY 17, 1986
RICK G. ROBINSON
2219

Renewal Date: Dec. 31, 2002

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

DECLARATION

Know all people by these presents that the Union County Economic Development Corporation, an Oregon Corporation, is the owner of the land represented on the annexed map, and more particularly described in the annexed Surveyor's Certificate, and has caused the same to be partitioned into the parcels shown on the annexed map, and do hereby create a 50 ft. non-exclusive utility easement at the same location of the existing 50 ft. sewer easement created by microfilm number 97596, all in accordance with the provisions of O.R.S. Chapter 92.

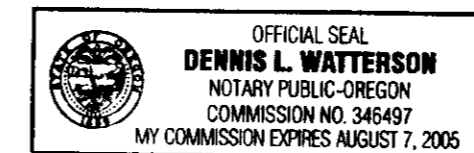
Mark Davidson
Union County Economic Development Corporation,
by Mark Davidson, President

ACKNOWLEDGMENT

State of Oregon
SS
County of Union

Know all these people by these presents, on this 25 day of MARCH, 2002, before me a Notary Public in and for said State and County, personally appeared Mark Davidson, as President of the Union County Economic Development Corporation, who being duly sworn, did say that he is the President of said Corporation 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 / 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 2001-2002 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: 3/26/2002
Patty Gooderham, Union County Assessor/Tax Collector

UNION COUNTY PLANNING COMMISSION

Approved this 26 day of March, 2002.

Hartley Jenkins, II
Hartley Jenkins, II
Union County Planning Director

UNION COUNTY SURVEYOR

Approved this 27th day of MARCH, 2002.

by *Jack W. Burris*
Jack W. Burris, Wallawa 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 26 day of March, 2002, at 10:05 o'clock P M, and filed in Plat Cabinet No. C 647, 648, Union County records. Microfilm No. 20021566.

R. Nellie Bogue Hibbert,
Union County Clerk
by *R. Nellie Bogue Hibbert*