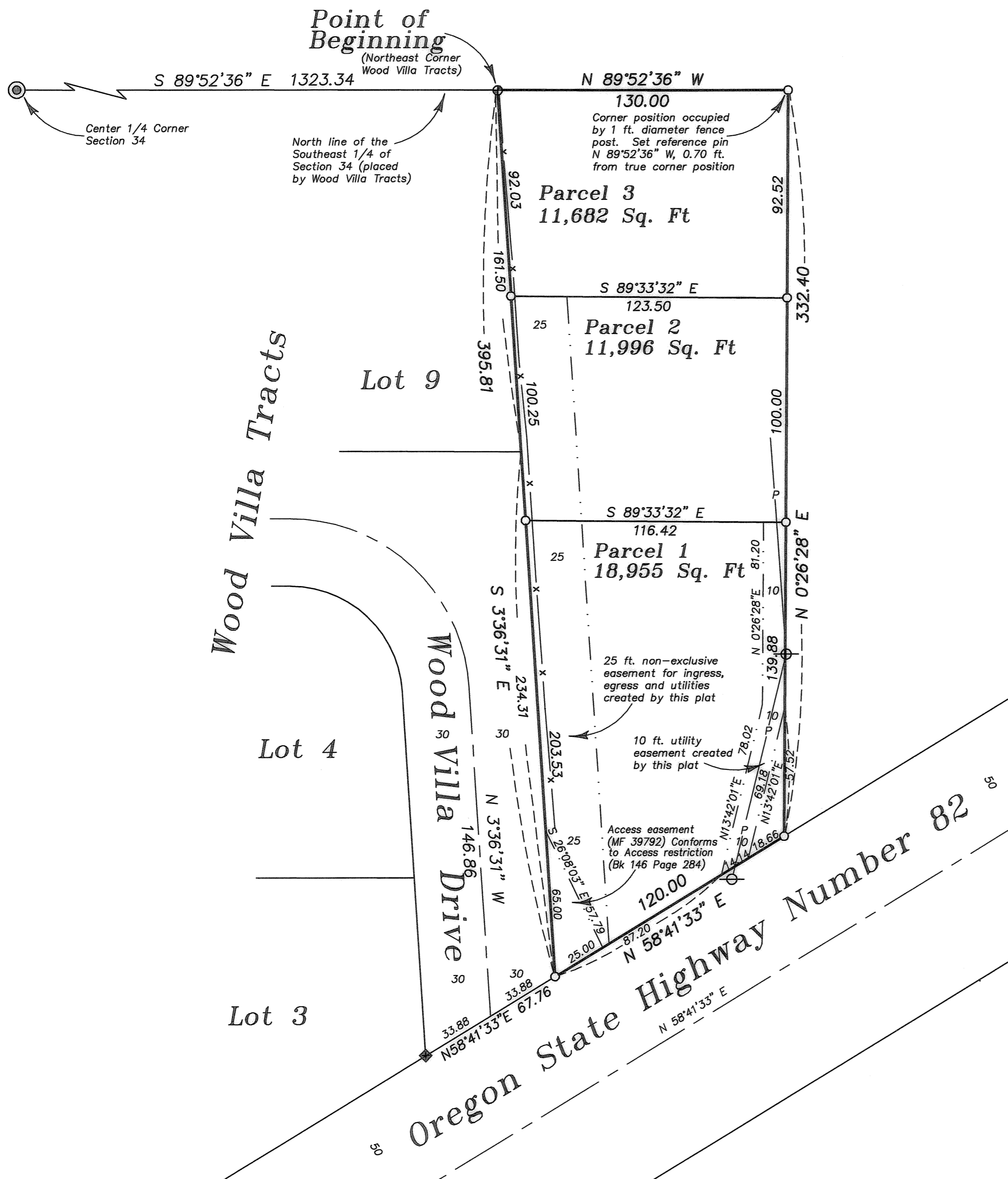


# Minor Partition Number 2003-003T

Microfilm Number 20031642T  
 Plat Cabinet Number C 687-688

Situated in the North half of the Southeast quarter of Section 34,  
 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  $\Delta$  COLLEGE to  $\Delta$  VALLEY Dated 1946.

**SCALE: 1" = 40'**

## REFERENCE MATERIAL

Union County Monumentation Records  
 Plat of Wood Villa Tracts  
 Survey Number 21-62  
 Survey Number 62-74  
 Survey Number 82-77  
 Survey Number 13-81  
 Survey Number 66-81

### DEED REFERENCES

Volume 145 Page 48  
 Volume 146 Page 284  
 Volume 155 Page 83  
 Microfilm Number 39700  
 Microfilm Number 39792  
 Microfilm Number 76900  
 Microfilm Number 76991

Survey Report No. 42009  
 prepared by Abstract and Title Company  
 dated February 28, 2003

## LEGEND

- Found 2 1/2" brass cap on 5/8" copper clad iron pin set in a water valve box as per Union County Monumentation records
- Found 5/8" iron pin set by survey number 62-74
- Found 5/8" iron pin set by the plat of Wood Villa Tracts
- Set 5/8"x30" iron pin with plastic cap marked "BGB SURVEY MARKER"
- Existing utility pole
- Overhead utility line
- Easement line
- Centerline
- Existing fence line

## NARRATIVE

This partition was done at the request of Merle Feik. Mr. Feik wished to partition his ownership as shown. I place the exterior of the ownership at the position shown on survey number 62-74, which was the basis for the location of Wood Villa Tracts. This plat also creates an easement for ingress, egress and utilities along the West 25 feet of Parcels 1 and 2, and a 10 ft. utility easement across the Easterly portion of Parcel 1 as shown to accommodate the existing overhead utility line. This plat also extinguishes an access easement created by deed microfilm number 76900, which this reconfiguration renders useless. The reservation for a septic tank sited in deed microfilm number 76991 is also extinguished, as the system was never used. I find the existing fences to be harmonious with the deeded lines as shown. I find no other unusual conditions on this partition.

REGISTERED  
 PROFESSIONAL  
 LAND SURVEYOR  
  
 OREGON  
 JULY 17, 1986  
 RICK G. ROBINSON  
 2219

Renewal Date: Dec. 31, 2004

## SURVEYOR'S EXACT COPY STATEMENT

I, Rick G. Robinson, registered Oregon Surveyor No. 2219, do hereby certify that I am the Surveyor who prepared the Partition Plat No. 2003-003T and that the annexed tracing is an exact copy of said Partition Plat as the same is on file in UNION COUNTY Cabinet Number C 687-688 of the Plat Records of UNION COUNTY, and said exact copy is submitted as per O.R.S. 92.070.

Rick G. Robinson, OPLS 2219

# Minor Partition Number 2003-0031

Situated in the North half of the Southeast quarter of Section 34,  
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 this partition, being situated in the North half of the Southeast quarter of Section 34, Township 2 South, Range 38 East, of the Willamette Meridian, the exterior of which being more particularly described as follows;

Beginning at the Northeast corner of Wood Villa Tracts, as filed in the plat records of Union County,

Thence: South 3°36'31" East, along the East line of said Wood Villa Tracts, a distance of 395.81 feet, to the Southeast corner thereof, said point being on the Northerly right of way line of Oregon State Highway Number 82,

Thence: North 58°41'33" East, along said Northerly right of way line, a distance of 120.00 feet,

Thence: North 0°26'28" East, a distance of 332.40 feet, to the North line of the Southeast quarter of said Section 34,

Thence: North 89°52'36" West, along said North line, a distance of 130.00 feet, to the Point of Beginning of this description.

Said tract containing 42,633 Sq. Ft. (0.98 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 the provisions of O.R.S. 92.050 and 92.060.

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Rick G. Robinson*

OREGON  
JULY 17, 1986  
RICK G. ROBINSON  
2219

Renewal Date: Dec. 31, 2004

*Rick G. Robinson*

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

## SURVEYOR'S EXACT COPY STATEMENT

I, Rick G. Robinson, registered Oregon Surveyor No. 2219, do hereby certify that I am the Surveyor who prepared the Partition Plat No. 2003-0031 and that the annexed tracing is an exact copy of said Partition Plat as the same is on file in UNION COUNTY Cabinet Number C 687-688 of the Plat Records of UNION COUNTY, and said exact copy is submitted as per O.R.S. 92.070.

*Rick G. Robinson*

Rick G. Robinson, OPLS 2219

## DECLARATION

Know all people by these presents that MERLE F. FEIK, and MERLE F. FEIK and BERTHA B. FEIK, as Trustees of the Merle and Bertha Feik Trust Agreement, dated August 29, 2002, 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, and we do for ourselves, our heirs and assigns hereby declare the easement for roadway created by microfilm number 76990 of the deed records of Union County, and the reservation of Septic tank in microfilm number 76991 of the deed records of Union County, both null and void, as they serve no use to the current property, and we do hereby create the 25 ft. non-exclusive easement for ingress, egress and utilities along the Westerly line of Parcels 1 and 2 of this partition, and a 10 ft. utility easement along the Easterly portion of Parcel 1 of this partition, as shown on the annexed map, all in accordance with the provisions of O.R.S. Chapter 92.

*Merle F. Feik*  
MERLE F. FEIK

*Merle F. Feik, Trustee*  
MERLE F. FEIK, Trustee  
Merle and Bertha Feik  
Trust Agreement

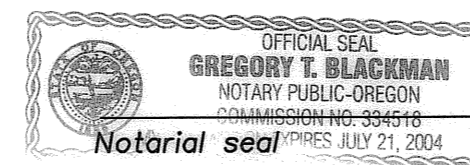
*Bertha B. Feik, Trustee*  
BERTHA B. FEIK, Trustee  
Merle and Bertha Feik  
Trust Agreement

## ACKNOWLEDGMENTS

State of Oregon SS  
County of Union

Know all people by these presents, on this 17<sup>th</sup> day of March, 2003, before me a Notary Public in and for said State and County, personally appeared MERLE F. FEIK who is 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.

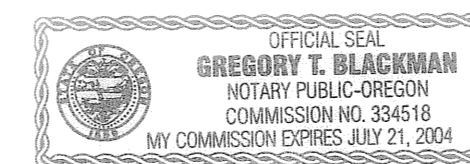
*Gregory T. Blackman*  
Notary Public for  
the State of Oregon



State of Oregon SS  
County of Union

Know all people by these presents, on this 17<sup>th</sup> day of March, 2003, before me a Notary Public in and for said State and County, personally appeared MERLE F. FEIK and BERTHA B. FEIK, Trustees of the Merle and Bertha Feik Trust who are known to me to be the identical persons named in the foregoing instrument, and who being duly sworn, did say that they executed the same freely and voluntarily.

*Gregory T. Blackman*  
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 2002-2003 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*  
Patty Gooderham,  
Union County Assessor/Tax Collector

3/17/2003  
Date:

### City of Island City

Approved this 17<sup>th</sup> day of March, 2003.

*Judy A. Rygg*  
Judy A. Rygg, Planning Officer  
City of Island City

### Union County Surveyor

Approved this 18<sup>th</sup> day of MAR, 2003.

by Wallowa County Surveyor *Jack W. Burris*  
Jack W. Burris

## 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 19<sup>th</sup> day of March, 2003, at 9:00 o'clock A.M., and recorded in Plat Cabinet No. C 687-688 Union County records. Microfilm Number 2003/1642 T

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