

# Minor Partition Plat No. 20050005T

A Replat of Parcel 3 of Major Partition Plat Number 2001-09, being a portion of Lots 6 and 7 of May Park Addition, situated in the Northeast 1/4 of the Northwest 1/4 of Section 4, Township 3 South, Range 38 East of the Willamette Meridian

Microfilm Number 200522477  
Plat Cabinet Number C768, C769

## 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" = 60'

## REFERENCE MATERIAL

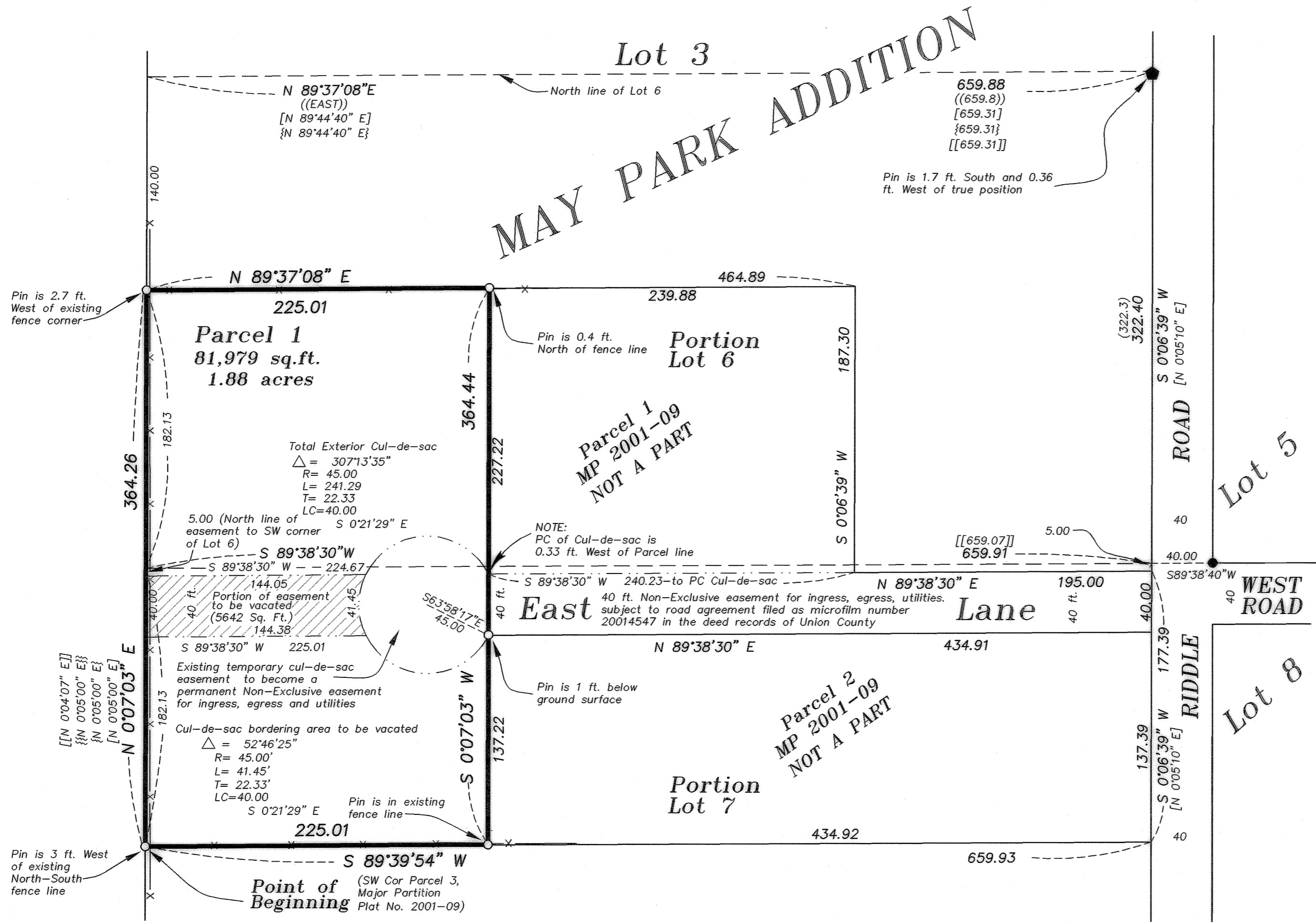
Union County Monumentation Records  
Plat of MAY PARK ADDITION  
UNION COUNTY SURVEYS  
Survey No. 165  
Survey No. 66-70  
Survey No. 8-73  
Survey No. 18-77  
Survey No. 21-77  
Survey No. 2-82  
Survey No. 18-85  
Survey No. 052-1993  
Major Partition Plat Number 2001-09

## DEED REFERENCES

Preliminary Title Report Number 05-16373  
prepared by Eastern Oregon Title, Inc.

## LEGEND

- Found 5/8" iron pin set by Survey No. 66-70
- Found 5/8" iron pin with plastic cap marked BGA SURVEY MARKER set by Survey No. 18-85
- Found 30" iron pin with plastic cap marked "BGB SURVEY MARKER" set by Major Partition Plat Number 2001-09
- - - - - Easement line
- x - Fence line
- - - Lot line
- (( )) Record measurement Survey No. 66-70
- [ ] Record measurement Survey No. 8-73
- { } Record measurement Survey No. 18-77
- {{ }} Record measurement Survey No. 21-77
- [[ ]] Record measurement Survey No. 18-85



## NARRATIVE

This replat was requested by Duane Gemaehlich. The purpose of this replat is to vacate the portion of non-exclusive easement for ingress egress and utilities lying West of the cul-de-sac platted by Major Partition Plat Number 2001-09. This plat also changes the status of the cul-de-sac easement from a temporary easement to a permanent one, and removes the restriction for future dedication of the 40 ft. easement created by the 2001 plat. As part of the planning process, the easement was also named as East Lane. No new parcels are being created with this plat. I found the monuments marking the exterior of this replat. For a detailed description of the location of the exterior of this replat see Major Partition Plat Number 2001-09. I find the fences along the exterior of this replat have been moved since the time of the original partitioning as shown. I find no other unusual conditions with this partition.

## 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. 20050005T and that the annexed tracing is an exact copy of said Partition Plat as the same is on file in UNION COUNTY Cabinet Number C768 of the Plat Records of UNION COUNTY, and said exact copy is submitted as per O.R.S. 92.070.

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Rick G. Robinson*  
OREGON  
JULY 17, 1986  
RICK G. ROBINSON  
2219

Renewal Date: Dec. 31, 2006

*Rick G. Robinson*  
Rick G. Robinson, OPLS 2219

Minor Partition Plat No. 20050005T

Microfilm Number 20052247T  
Plat Cabinet Number C768, C769

A Replat of Parcel 3 of Major Partition Plat Number 2001-09, being a portion of Lots 6 and 7 of May Park Addition, situated in the Northeast 1/4 of the Northwest 1/4 of Section 4, Township 3 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 a replat of Parcel 3 of Major Partition Plat Number 2001-09, being a portion of Lots 6 and 7 of MAY PARK ADDITION, situated in the Northeast 1/4 of the Northwest 1/4 of Section 4, Township 3 South, Range 38 East of the Willamette Meridian, the exterior of which being more particularly described as follows;

Beginning at the Southwest corner of said Parcel 3,

Thence; North 0°07'03" East, along the West line of said Parcel 3, a distance of 364.26, to the Northwest corner of said Parcel 3,

Thence; North 89°37'08" East, along the North line of said Parcel 3, a distance of 225.01 feet, to the Northeast corner of said Parcel 3,

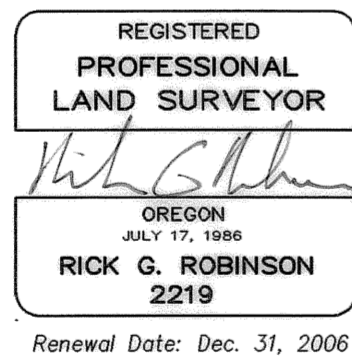
Thence; South 0°07'03" West, along the East line of said Parcel 3, a distance of 364.44 feet, to the Southeast corner of said Parcel 3,

Thence; South 89°39'54" West, along the South line of said Parcel 3, a distance of 225.01 feet, to the Point of Beginning of this description.

Said parcel of land containing 1.88 acres (81,979 sq.ft.)

I further certify that I have made this survey and plat by order and under the direction of the owners thereof, and that all monuments as indicated on the annexed plat are in accordance with O.R.S. 92.050 and 92.060.

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



DECLARATION

Know all people by these presents that DUANE E. J. GEMAEHLICH and PATRICIA A. GEMAEHLICH, husband and wife, are the sole 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 hereby vacate the non-exclusive easement for ingress, egress and utilities lying West of the existing cul-de-sac, as shown on the annexed plat, and hereby remove the associated restriction for future dedication of said portion of the easement as shown on Major Partition Plat Number 2001-09, and change the status of the cul-de-sac easement from a temporary easement to a permanent one, all in accordance with the provisions of O.R.S. Chapter 92.

Duane E. J. Gemaehllich  
Duane E. J. Gemaehllich

Patricia A. Gemaehllich  
Patricia A. Gemaehllich

APPROVALS

Union County Surveyor

Examined and recommended for approval as per O.R.S. Chapter 92 this 20<sup>th</sup> day of MAY, 2005.

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

Union County Planning Department

Approved this 4<sup>th</sup> day of May, 2005.

Hanley Jenkins, III  
Hanley Jenkins, III  
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 2004-2005 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 Linda L. Hill Date: 5/3/05  
Linda L. Hill, Union County Assessor/Tax Collector

ACKNOWLEDGEMENTS

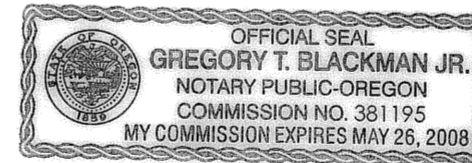
State of Oregon

SS

County of Union

Know all these people by these presents, on this 3<sup>rd</sup> day of May, 2005, before me a Notary Public in and for said State and County, personally appeared DUANE E. J. GEMAEHLICH and PATRICIA A. GEMAEHLICH, 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.

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



Notary Seal

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 4<sup>th</sup> day of MAY, 2005, at 10:07 o'clock A.M., and recorded in Plat Cabinet No. C768, C769 Union County records. Microfilm Number 20052247T

R. Nellie Bogue Hibbert  
Union County Clerk, by R. Nelson, Deputy

SURVEYOR'S EXACT COPY STATEMENT

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Rick G. Robinson  
Rick G. Robinson, OPLS 2219