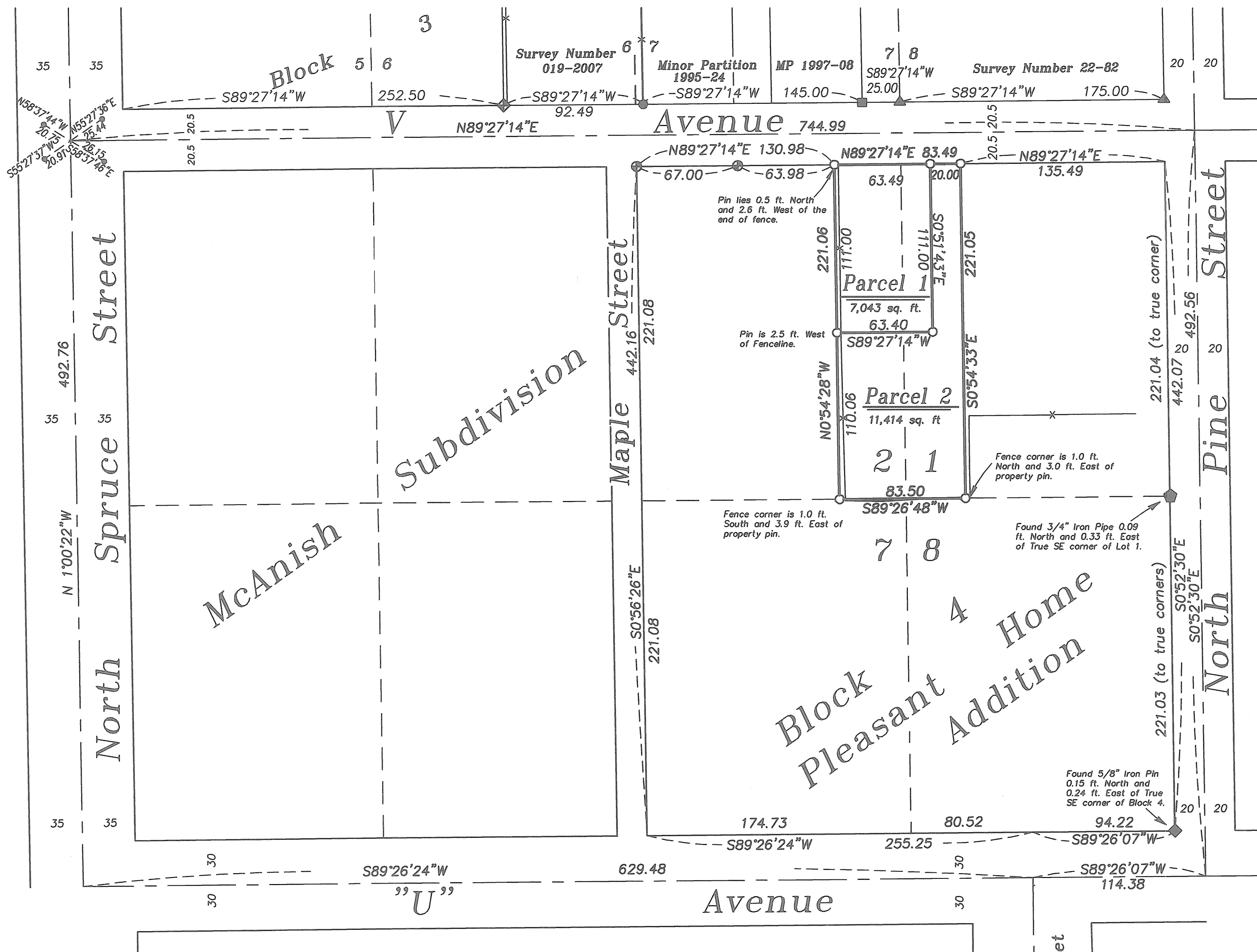


Minor Partition Plat No. 20080014T

Microfilm Number 20082566T  
Plat Cabinet Number D009-D010

A Partition of a tract situated in a portion of Lots 1 and 2, Block 4,  
Pleasant Home Addition to La Grande, Union County, Oregon



**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'**

**LEGEND**

- Set 5/8" Iron pin with yellow plastic cap marked BGB SURVEY MARKER
- ◆ Found 5/8" Iron pin set by Survey Number 44-77
- ⬢ Found unrecorded 3/4" Iron Pipe
- ▲ Found 5/8" Iron pin set by Survey Number 22-82
- Found 5/8" Iron pin set by Minor Partition 1995-27
- Found 5/8" Iron pin set by Minor Partition No. 1997-08
- ◆ Found 5/8" Iron pin set by Minor Partition No. 019-2007
- ✕ Found lead plugs in curb set by Survey Number 18-89 (1922 remonumentation)
- X- Existing Fenceline
- - - Centerline

**SURVEYOR'S EXACT COPY STATEMENT**

I, Gregory T. Blackman, registered Oregon Surveyor No. 991, do hereby certify that I am the Surveyor who prepared the Partition Plat No. 20080014T and that the annexed tracing is an exact copy of said Partition Plat as the same is on file in UNION COUNTY Cabinet Number D009-D010 of the Plat Records of UNION COUNTY, and said exact copy is submitted as per O.R.S. 92.120.

*Gregory T. Blackman*  
Gregory T. Blackman, OPLS 991

**NARRATIVE**

This partition was done at the request of Linda Whittemore and Donna Tsiatsos, owners of the land within. They wanted to divide the tract into the two parcels as depicted. Centerline monumentation in the area is lacking, but there have been numerous surveys in the area. The intersection of Spruce and V Avenue was recovered and V Avenue was placed as per Minor Partition 20080009T. North Pine Street and U Avenue right-of-ways were positioned by Survey 57-80, rotated to the bearing based on V Avenue. North Spruce was placed from the computed position at the intersection of U Ave and Spruce to the intersection of Spruce and V Ave. The chain of title shows the portion of the parent tract to have the senior right in Lot 2 and full measure was given. Lot 1 was separate ownerships that were eventually consolidated under a single ownership prior to the metes and bounds descriptions that separate the two tracts to the East of the partition. There are gaps in the descriptions, however, the call to points 39.5 feet East of the East line of Lot 2 are consistent. I therefore gauge this to be the intent of the conveyance and place the line as such. I find no other unusual conditions with this survey.

**REFERENCE MATERIAL**

Plat of Pleasant Home Addition  
Plat of McAnish Subdivision  
Survey Number 44-77  
Survey Number 67-78  
Survey Number 57-80  
Survey Number 22-82  
Survey Number 17-88  
Survey Number 18-89  
Survey Number 032-2000  
Minor Partition 20080009T

**DEED REFERENCES**  
Book 78, Page 27  
Book 99, Page 361  
Book 100, Page 443  
Book 110, Page 235  
Book 146, Page 415  
Book 143, Page 565  
Microfilm Document Number 42259  
Microfilm Document Number 995598  
Microfilm Document Number 995599  
Microfilm Document Number 995600  
Microfilm Document Number 20013420  
Microfilm Document Number 20013631

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Gregory T. Blackman*  
OREGON  
JULY 13, 1973  
GREGORY T. BLACKMAN  
991

Renewal Date: Dec. 31, 2009

Minor Partition Plat No. 20080014 T

A Partition of a tract situated in a portion of Lots 1 and 2, Block 4, Pleasant Home Addition to La Grande, Union County, Oregon

Microfilm Number 20082566T  
Plat Cabinet Number D009-D010

SURVEYOR'S CERTIFICATE

I, Gregory T. Blackman, Registered Professional Land Surveyor, hereby certify that I have surveyed and platted the land within this Partition, being a partition of a portion of Lots 1 and 2, Block 4, Pleasant Home Addition to the City of La Grande, Union County, Oregon, the exterior of which being more particularly described as follows;

Commencing at the Northwest corner of Lot 2, Block 4, Pleasant Home Addition to the City of La Grande; thence, North 89°27'14" East, along the North line of said Block, a distance of 130.98 feet to the TRUE POINT OF BEGINNING of this description:

Thence: North 89°27'14" East, along the North line of said Block, a distance of 83.49 feet, to a point 39.5 feet East of the Northeast corner of Lot 2 of said Block;

Thence: South 0°54'33" East, a distance of 221.05 feet, to a point 39.5 feet East of the Southeast corner of Lot 2 of said Block;

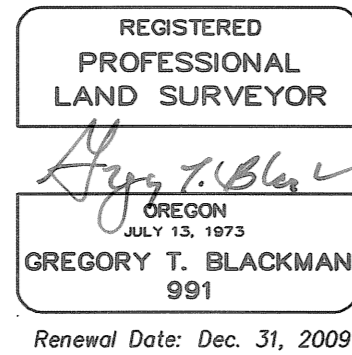
Thence: South 89°26'48" West, along the South line of Lots 1 and 2, a distance of 83.50 feet;

Thence: North 0°54'28" West, along a line parallel to the East line of Lot 2, a distance of 221.06 feet to the TRUE POINT OF BEGINNING.

Containing 18,457 sq. ft. (0.424 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 O.R.S. 92.050 and 92.060.

Gregory T. Blackman  
Gregory T. Blackman OPLS 991  
Baggett, Griffith and Blackman  
2006 Adams Ave.  
LaGrande, OR 97850



SURVEYOR'S EXACT COPY STATEMENT

I, Gregory T. Blackman, registered Oregon Surveyor No. 991, do hereby certify that I am the Surveyor who prepared the Partition Plat No. 20080014 T and that the annexed tracing is an exact copy of said Partition Plat as the same is on file in UNION COUNTY Cabinet Number D009-D010 of the Plat Records of UNION COUNTY, and said exact copy is submitted as per O.R.S. 92.120.

Gregory T. Blackman  
Gregory T. Blackman, OPLS 991

DECLARATION

Know all people by these presents that LINDA D. WHITTEMORE and DONNA D. TSIATSOS, trustees of the Donald H. Chadwick and Cleo B. Chadwick Credit Shelter Trust dated August 25, 1999, 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, all in accordance with the provisions of O.R.S. Chapter 92.

Linda D. Whittemore TTEE  
LINDA D. WHITTEMORE, Trustee

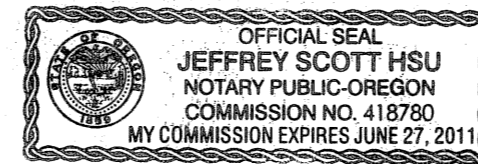
Donna D. Tsiatsos TTEE  
DONNA D. TSIATSOS, Trustee

ACKNOWLEDGMENTS

State of Oregon SS  
County of Union

Know all people by these presents, on this 11 day of JUNE, 2008, before me a Notary Public in and for said County and State, personally appeared LINDA D. WHITTEMORE and DONNA D. TSIATSOS who are known to me to be the identical persons named in the foregoing instrument, and that said instrument was executed freely and voluntarily.

Jeffrey Scott Hsu  
Notary Public for  
the State of Oregon



Notarial Seal

APPROVALS

City of LaGrande City Surveyor

Examined and recommended for approval as per O.R.S. Chapter 92 this 10<sup>th</sup> day of June, 2008.

by Norman J. Paullus, Jr.  
Norman J. Paullus, Jr.  
City Surveyor

City of LaGrande Planner

Approved this 11<sup>th</sup> day of JUNE, 2008.

Michael J. Boquist  
Michael J. Boquist  
City Planner

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 2007-2008 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: 6/12/08  
Linda L. Hill, Union County Assessor/Tax Collector

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 12<sup>th</sup> day of June, 2008, at 3:17 o'clock P.M., and filed in Plat Cabinet No. D009-D010, Union County records. Microfilm No. 20082566T.

Robin A. Church  
Union County Clerk by Lisa Fink, Deputy Clerk