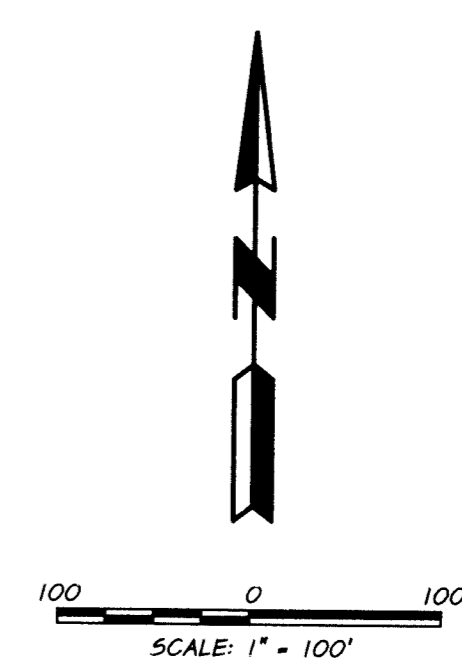
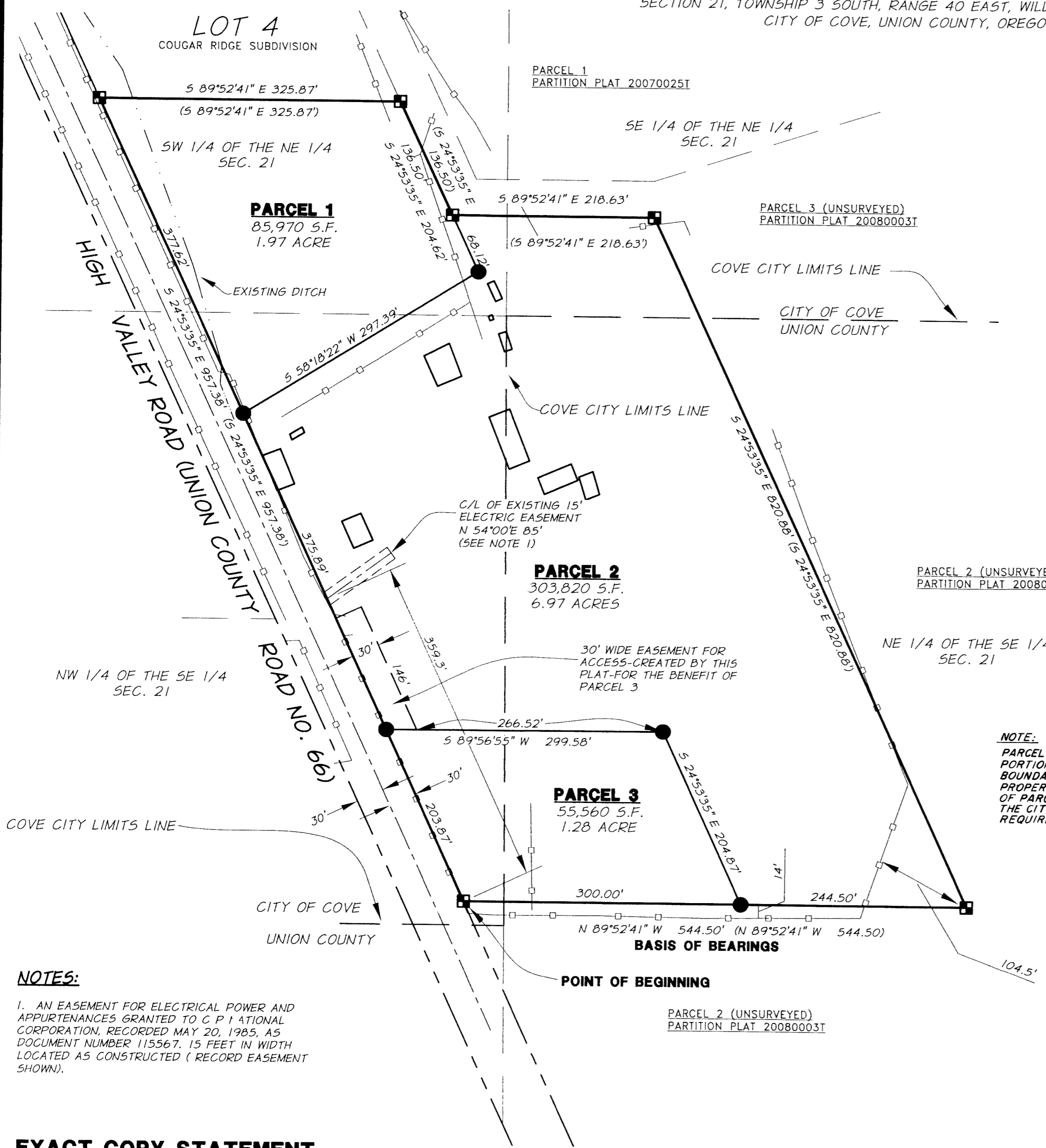


MINOR PARTITION PLAT NUMBER 20100003T
A DIVISION OF LOT 5 OF COUGAR RIDGE SUBDIVISION,

MICROFILM NUMBER 20101261T
 PLAT CABINET NUMBER D96-D97

AS RECORDED IN UNION COUNTY MICROFILM DOCUMENT NO. 20065757T (PLAT CABINET C839-841)
 LOCATED IN THE SOUTH 1/2 OF THE NE 1/4 AND IN THE NORTH 1/2 OF THE SE 1/4,
 SECTION 21, TOWNSHIP 3 SOUTH, RANGE 40 EAST, WILLAMETTE MERIDIAN,
 CITY OF COVE, UNION COUNTY, OREGON



BASIS OF BEARINGS

N 89°52'41" W BETWEEN MONUMENTS FOUND ALONG THE SOUTH LINE OF LOT 5, AS SHOWN ON THE PLAT OF COUGAR RIDGE SUBDIVISION, RECORDED AS MICROFILM DOCUMENT 20065757T IN THE RECORDS OF THE UNION COUNTY CLERK.

REFERENCES:

- 1.- PLAT OF COUGAR RIDGE SUBDIVISION, MICROFILM DOCUMENT NO. 20065757T3. RECORDED MAY 1, 2006.
- 2.- SURVEY REPORT-ORDER NO. 46868, PREPARED MARCH 18, 2009 BY ABSTRACT AND TITLE CO., LA GRANDE, OREGON (541) 963-7127

LEGEND

- - FOUND 5/8" IRON ROD WITH 1 1/2" DIA. ALUMINUM CAP, MARKED "APA OR2849 WA 41295", PER PLAT OF COUGAR RIDGE SUBDIVISION
- (XXX.XX) - RECORD DIMENSION PER PLAT OF COUGAR RIDGE SUBDIVISION, OR AS NOTED
- SET 5/8"x30" IRON ROD (CONCRETE REINFORCING ROD), WITH 1 1/2" DIAMETER ALUMINUM CAP MARKED: "APA OR2849 WA 41295"
- S.F. - SQUARE FEET
- - PARTITION BOUNDARY LINE
- - PARTITION PARCEL LINE
- - ADJOINING SUBDIVISION/PARTITION LINE
- - CENTERLINE
- - RIGHT OF WAY LINE
- - EXISTING FENCE LINES
- - EXISTING DITCH
- - EXISTING EASEMENT
- - CITY LIMITS LINE-CITY OF COVE
- - EXISTING STRUCTURE

ANDERSON-PERRY & ASSOC.
 1901 N. FIR STREET
 LA GRANDE, OREGON 97850
 (541) 963-8309

NOTES:
 1. AN EASEMENT FOR ELECTRICAL POWER AND APPURTENANCES GRANTED TO C P I ANTIONAL CORPORATION, RECORDED MAY 20, 1985, AS DOCUMENT NUMBER 115567. 15 FEET IN WIDTH LOCATED AS CONSTRUCTED (RECORD EASEMENT SHOWN).

NOTE:
 PARCEL 3 CANNOT BE DIVIDED UNLESS THE PORTION OF PARCEL 3 IN UNION COUNTY IS BOUNDARY LINE ADJUSTED WITH OTHER PROPERTY IN THE COUNTY, AND THAT PORTION OF PARCEL 3 IS GRANTED APPROVAL FROM THE CITY OF COVE RESIDENTIAL ZONE LOT REQUIREMENT.

EXACT COPY STATEMENT

I, MICHAEL B. POSADA, OREGON REGISTERED LAND SURVEYOR NO., 2849, DO HEREBY STATE THAT THIS DRAWING IS AN EXACT COPY OF THE ORIGINAL THEREOF, SAID ORIGINAL WAS PREPARED AND SIGNED BY ME ON THE 13TH DAY OF AUGUST, 2009.
Michael B. Posada
 MICHAEL B. POSADA, PLS 2849

COVENANTS AND DEED RESTRICTIONS:

1.- OWNER DOES HEREBY CONSENT BY SIGNING THIS MINOR PARTITION PLAT TO PARTICIPATE IN AND FOREGO OBJECTION, COMPLAINT, AND REMONSTRANCE AGAINST ANY FUTURE LOCAL IMPROVEMENT DISTRICT (L.I.D.) TO EXTEND AN 8 INCH WATER LINE IN THE HIGH VALLEY AREA. THIS IRREVOCABLE CONSENT SHALL INURE TO AND RUN WITH THE LAND DESCRIBED IN THE SURVEYOR'S CERTIFICATE AND WITH EACH AND EVERY PARCEL OF THIS MINOR LAND PARTITION, AND SHALL BE BINDING UPON THE SUCCESSORS AND ASSIGNS IN INTEREST OF OWNER AND SHALL HAVE NO EXPIRATION.

REGISTERED PROFESSIONAL LAND SURVEYOR
Michael B. Posada
 OREGON
 JAN. 20, 1998
 MICHAEL B. POSADA
 02849 LS
 EXPIRES 12-31-2010

MINOR LAND PARTITION	
S1/2 OF NE1/4 AND N1/2 OF SE1/4, SEC. 21, T3S, R40E, W.M., CITY OF COVE, UNION COUNTY, OREGON	
DAVID A. DUQUETTE	105 HIGH VALLEY ROAD COVE, OR 97824
SCALE: 1" = 100'	SHEET 1/2
DATE: AUGUST, 2009	
JOB NO. 2731-95(100)	ENGINEERING SURVEYING NATURAL RESOURCES LA GRANDE, OR. WALLA WALLA, WA.

MINOR PARTITION PLAT NUMBER 20100003T
A DIVISION OF LOT 5 OF COUGAR RIDGE SUBDIVISION,

MICROFILM NUMBER 20101261T
 PLAT CABINET NUMBER D96-D97

AS RECORDED IN UNION COUNTY MICROFILM DOCUMENT NO. 20065757T (PLAT CABINET C839-841)
 LOCATED IN THE SOUTH 1/2 OF THE NE1/4 AND IN THE NORTH 1/2 OF THE SE1/4,
 SECTION 21, TOWNSHIP 3 SOUTH, RANGE 40 EAST, WILLAMETTE MERIDIAN,
 CITY OF COVE, UNION COUNTY, OREGON

APPROVALS

CITY OF COVE, OREGON

APPROVED THIS 24th DAY OF March, 2009

James C. Lundy
 JAMES LUNDY, MAYOR OF COVE

UNION COUNTY PLANNING DEPARTMENT

APPROVED THIS 16th DAY OF March, 2009

Hanley Jenkins, II
 HANLEY JENKINS, II, UNION COUNTY PLANNING DIRECTOR

UNION COUNTY ASSESSOR/ TAX COLLECTOR

I HEREBY CERTIFY THAT PURSUANT TO OREGON REVISED STATUTES CHAP. 92.095, ALL AD VALOREM TAXES AND ALL SPECIAL ASSESSMENTS, FEES AND OTHER CHARGES REQUIRED BY LAW TO BE PLACED UPON THE 2009-2010 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 Hill DATE: 11/18/09
 LINDA HILL, UNION COUNTY ASSESSOR/ TAX COLLECTOR

UNION COUNTY SURVEYOR

EXAMINED AND RECOMMENDED FOR APPROVAL
 THIS 13th DAY OF August, 2009.

Nick G. Blackman, Deputy
 GREGORY T. BLACKMAN, PLS
 UNION COUNTY SURVEYOR

FILING STATEMENT

UNION COUNTY CLERK

STATE OF OREGON
 55
 COUNTY OF UNION

I DO HEREBY CERTIFY THAT THE ATTACHED PARTITION PLAT WAS RECEIVED FOR RECORD ON THE 8th DAY OF April, 2009, AT 2:10 O'CLOCK P.M. AND FILED IN PLAT CABINET NO. D96-D97, MICROFILM DOCUMENT NO. 20101261T, UNION COUNTY RECORDS.

Robin Church, Deputy
 BY: ROBIN CHURCH
 UNION COUNTY CLERK

SURVEYOR'S CERTIFICATE

I, MICHAEL B. POSADA, OREGON REGISTERED PROFESSIONAL LAND SURVEYOR NO. 2849, DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS, IN ACCORDANCE WITH OREGON REVISED STATUTES CHAPTER 92 AND AT THE DIRECTION OF THE OWNER, THE LANDS REPRESENTED ON THE ATTACHED MINOR PARTITION PLAT AND THAT THE FOLLOWING IS A TRUE AND CORRECT DESCRIPTION OF SAID PARTITION:

A PARCEL OF LAND LOCATED IN THE SOUTH ONE-HALF OF THE NORTHEAST ONE-QUARTER AND IN THE NORTH ONE-HALF OF THE SOUTHEAST ONE-QUARTER OF SECTION 21, TOWNSHIP 3 SOUTH, RANGE 40 EAST, WILLAMETTE MERIDIAN, UNION COUNTY, OREGON, SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOT 5 OF COUGAR RIDGE SUBDIVISION, ACCORDING TO THE OFFICIAL PLAT THEREOF, FILED ON NOVEMBER 1, 2006 AS MICROFILM DOCUMENT NUMBER 20065757T IN THE RECORDS OF THE UNION COUNTY CLERK.

CONTAINING AN AREA OF 10.22 ACRES, MORE OR LESS.

SUBJECT TO:

-UNRECORDED EASEMENT FOR A DITCH ALONG THE NORTHERLY PART OF THE WESTERLY LOT LINE AS DISCLOSED BY THE RECORDED PLAT,

-COVENANTS AND DEED RESTRICTIONS, INCLUDING THE TERMS AND PROVISIONS THEREOF, AS SHOWN ON THE RECORDED PLAT OF COUGAR RIDGE SUBDIVISION.

Michael B. Posada
 MICHAEL B. POSADA, PLS NO. 2849
 ANDERSON-PERRY & ASSOC., INC.
 1901 N. FIR ST.
 LA GRANDE, OR 97850

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

Michael B. Posada
 OREGON
 JAN. 20, 1998
 MICHAEL B. POSADA
 02849 LS
 EXPIRES 12-31-2011

SURVEY NARRATIVE

THIS SURVEY WAS PERFORMED AND PARTITION PLAT PREPARED AT THE REQUEST OF THE OWNER, DAVID DUQUETTE. MR. DUQUETTE SPECIFIED THE LOCATIONS OF THE INTERIOR DIVISION LINES FOR THE PARCELS OF THIS MINOR LAND PARTITION.

THIS PARTITION IS A DIVISION OF LOT 5 OF COUGAR RIDGE SUBDIVISION WHICH WAS RECORDED IN 2006. ALL EXTERIOR MONUMENTS FOR LOT 5 WERE FOUND AND ARE CONFORMABLE TO THE PLAT OF COUGAR RIDGE SUBDIVISION. AN ACCESS EASEMENT TO BENEFIT PARCEL 3 IS BEING CREATED BY THIS PARTITION PLAT AS SHOWN.

DECLARATION

KNOW ALL MEN BY THESE PRESENTS THAT I, DAVID A. DUQUETTE, THE OWNER OF THE LANDS DEPICTED AND DESCRIBED ON THE ANNEXED MINOR PARTITION PLAT AND SURVEYOR'S CERTIFICATE, BEING DULY SWORN, DEPOSE AND SAY THAT I HAVE CAUSED SAID LAND TO BE SURVEYED AND PARTITIONED INTO THE PARCELS SHOWN ON THE ANNEXED PLAT, AND I DO HEREBY CREATE THE 30 FOOT WIDE EASEMENT FOR ACCESS AS SHOWN ON SAID ANNEXED PLAT.

David A. Duquette 8/17/09
 DAVID A. DUQUETTE DATE

ACKNOWLEDGEMENT

STATE OF OREGON.
 COUNTY OF UNION 55

KNOW ALL MEN BY THESE PRESENTS, ON THIS 17 DAY OF August, 2009, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED DAVID A. DUQUETTE, KNOWN TO ME TO BE THE IDENTICAL PERSON NAMED IN THE FOREGOING INSTRUMENT, AND WHO ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FREELY AND VOLUNTARILY.

NOTARY PUBLIC FOR THE
 STATE OF Oregon

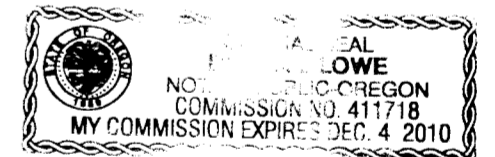
Debra J. Louie

NOTARIAL SEAL

EXACT COPY STATEMENT

I, MICHAEL B. POSADA, OREGON REGISTERED LAND SURVEYOR NO. 2849, DO HEREBY STATE THAT THIS DRAWING IS AN EXACT COPY OF THE ORIGINAL THEREOF. SAID ORIGINAL WAS PREPARED AND SIGNED BY ME ON THE 13th DAY OF AUGUST, 2009.

Michael B. Posada
 MICHAEL B. POSADA, PLS 2849



ANDERSON-PERRY & ASSOC.
 1901 N. FIR STREET
 LA GRANDE, OREGON 97850
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MINOR LAND PARTITION		
S1/2 OF NE1/4 AND N1/2 OF SE1/4, SEC. 21, T3S, R40E, W.M., CITY OF COVE, UNION COUNTY, OREGON		
DAVID A. DUQUETTE		105 HIGH VALLEY ROAD COVE, OR 97824
SCALE: N/A	anderson perry & associates, inc. <small>engineering surveying natural resources</small> LA GRANDE, OR. WALLA WALLA, WA.	SHEET 2/2
DATE: AUGUST, 2009		
JOB NO. 2731-95(100)		