

Minor Partition Number 20110009T

A Partition for a Non Farm Dwelling, situated in the Southwest quarter of Section 11, the West Half of Section 13, Section 14 and the Northwest quarter of Section 24, all in the Township 1 South, Range 38 East of the Willamette Meridian, Union County, Oregon

Microfilm Number 2011442T
 Plat Cabinet Number D155-D156
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"=1000'

LEGEND

- Found 2 1/2" Aluminum Cap as per Union County Monumentation Records unless otherwise noted.
- Found 3" Brass Cap as per Union County Monumentation Records.
- Found 5/8" iron pin with yellow plastic cap marked BGB SURVEY MARKER, set by Survey Number 039-2007.
- Set 5/8" x 30" iron pin with yellow plastic cap marked BGB SURVEY MARKER.
- Record information of Willow Creek Detail Map (Union County Construction Map)
- Existing Fence
- Centerline
- Easement line
- Creek
- Deed Record
- Area being vacated

REFERENCE MATERIAL

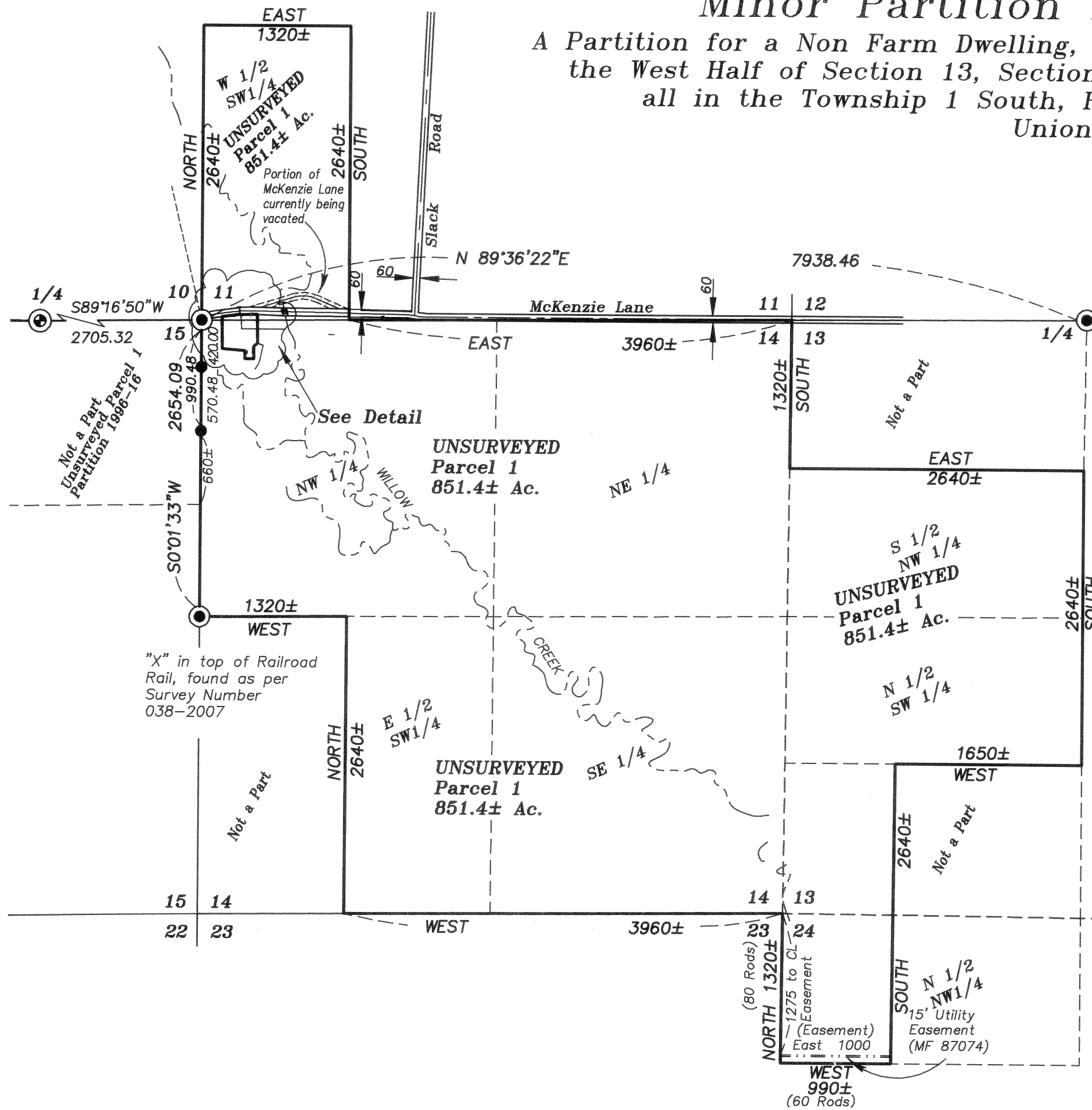
Union County Monumentation Records
 Survey No. 038-2007
 Survey No. 039-2007
 Willow Creek Detail Map
 (Union County Construction Map stored at Union County Roadmaster Office)

Deeds

Volume 91 Page 396
 Microfilm No. 87074
 Microfilm No. 92221
 Microfilm No. 92222
 Microfilm No. 92223
 Microfilm No. 20070915
 Partition Plat Report Number 1014107 prepared by Stewart Title Company dated March 8, 2010

EASEMENT NOTE

Deed Volume 91 Page 396 grants an easement for "one power pole and 3 down guys" in the Northwest quarter of Section 14 and the Southwest quarter of Section 11. I cannot identify the specific pole this easement refers to because of the manner in which it is described.



NARRATIVE

This partition was done at the request of Oregon Agriculture Foundation. Parcel 2 is a non-farm parcel. I locate McKenzie Lane by using the Willow Creek Detail Map, which was the basis for the deeds recorded on Microfilm Number 92221, 92222 and 92223. Microfilm Number 92221 transfers the portion of McKenzie Lane from station 29+00 to station 38+65 to Union County in fee. Microfilm Number 92222 quit claims the portion of the original McKenzie Lane shown on this map as being in the process of vacation. While the quit claim deed was granted, no formal vacation was done for this portion of the roadway. That process is being done as this partition is being processed. Microfilm Number 92223 grants an area for Willow Creek to be relocated. All of these deeds are based on stationing on the construction map. I place station 30+00, which is the basis for the location of microfilm number 92221, by intersecting the existing centerline of the constructed roadway with an arc of 3,149.08 feet from the South quarter corner of Section 10, as per deed call. This method is confirmed by the relativity with the existing fence lines and the relationship to the center of the alignment on the bridge at station 33+00. The right of way varies in width from 30 to 35 to 40 feet, depending on the location along the alignment. The pins marking the exterior of Parcel 2 are set in the existing fence lines with the exception of the most southerly area of the parcel, which were placed at the legal set back for an existing structure in the area. Parcel 1 of this partition is UNSURVEYED.

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. 20110009T and that the annexed tracing is an exact copy of said Partition Plat as the same is on file in UNION COUNTY Cabinet Number D155-D156 of the Plat Records of UNION COUNTY, and said exact copy is submitted as per O.R.S. 92.120.

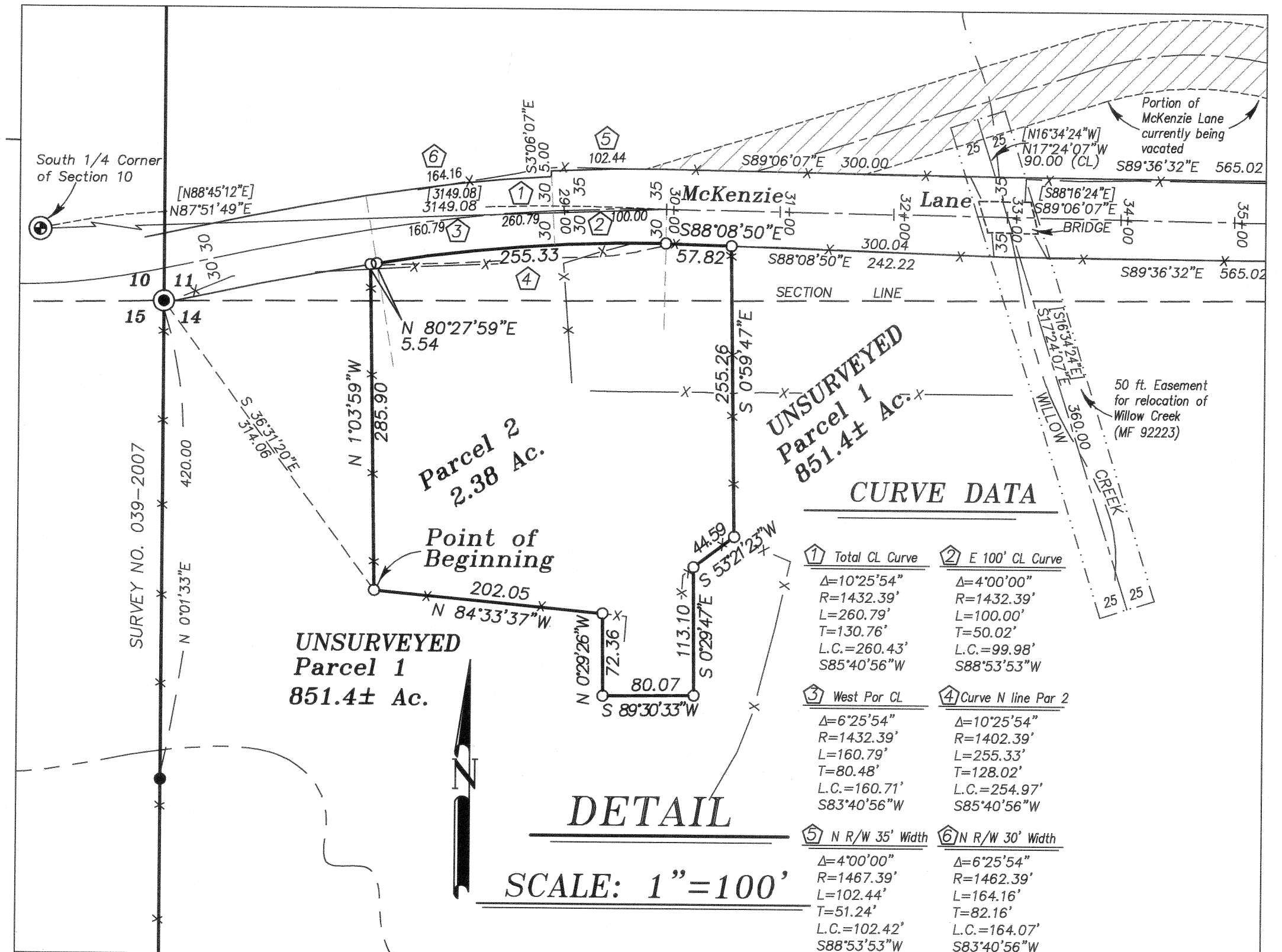
Rick G. Robinson
 Rick G. Robinson, OPLS 2219

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

Rick G. Robinson

OREGON
 JULY 17, 1986
 RICK G. ROBINSON
 2219

Renewal Date: Dec. 31, 2012



CURVE DATA

1 Total CL Curve	2 E 100' CL Curve
$\Delta=10^{\circ}25'54''$	$\Delta=4^{\circ}00'00''$
$R=1432.39'$	$R=1432.39'$
$L=260.79'$	$L=100.00'$
$T=130.76'$	$T=50.02'$
$L.C.=260.43'$	$L.C.=99.98'$
$S85^{\circ}40'56''W$	$S88^{\circ}53'53''W$
3 West Par. CL	4 Curve N line Par 2
$\Delta=6^{\circ}25'54''$	$\Delta=10^{\circ}25'54''$
$R=1432.39'$	$R=1402.39'$
$L=160.79'$	$L=255.33'$
$T=80.48'$	$T=128.02'$
$L.C.=160.71'$	$L.C.=254.97'$
$S83^{\circ}40'56''W$	$S85^{\circ}40'56''W$
5 N R/W 35' Width	6 N R/W 30' Width
$\Delta=4^{\circ}00'00''$	$\Delta=6^{\circ}25'54''$
$R=1467.39'$	$R=1462.39'$
$L=102.44'$	$L=164.16'$
$T=51.24'$	$T=82.16'$
$L.C.=102.42'$	$L.C.=164.07'$
$S88^{\circ}53'53''W$	$S83^{\circ}40'56''W$

DETAIL

SCALE: 1"=100'

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the West Half of Section 13, Section 14 and the Northwest quarter of Section 24,
all in the Township 1 South, Range 38 East of the Willamette Meridian,
Union County, Oregon

Microfilm No. 20111442T
Plat Cabinet No. D155-D156

SURVEYOR'S CERTIFICATE

I, Rick G. Robinson, Registered Professional Land Surveyor, hereby certify that I have platted the land within this partition, and set monuments for corners of Parcel 2 only, Parcel 1 is UNSURVEYED. This Partition is situated in Sections 11, 13, 14, and 24, Township 1 South, Range 38 East of the Willamette Meridian, Union County, Oregon, being more particularly described as follows:

TOWNSHIP 1 SOUTH, RANGE 38 EAST OF THE WILLAMETTE MERIDIAN

Section 11: The West half of the Southwest quarter.

Section 13: The South half of the Northwest quarter and the North half of the Southwest quarter.

Section 14: The North half,
The Southeast quarter,
The East half of the Southwest quarter,

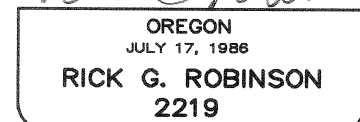
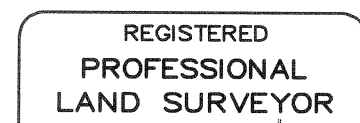
Sections 13-24: Commencing at the Southwest corner of the Southwest quarter of Section 13, running thence North 80 rods to the Northwest corner of the South half of the Southwest quarter, thence East 60 rods to a point 100 rods West of the Northeast corner of said South half of the Southwest quarter, thence South 160 rods to a point 100 rods West of the Southeast corner of the North half of the Northwest quarter of Section 24, said Township and Range; thence West 60 rods to the Southwest corner of said North half of the Northwest quarter of Section 24; thence North 80 rods to the Point of Beginning.

EXCEPTING THEREFROM the strip of land conveyed to Union County, Oregon for road purposes by deed recorded as Document No. 92221.

Said tract containing 853.7± Acres

I further certify that I made this plat by order of and under the direction of the owners thereof, and that parcel 1 of this plat is UNSURVEYED, and that the exterior corners of Parcel 2 are monumented as indicated on the annexed plat, all in accordance with O.R.S. 92.050 and 92.060.

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



Renewal Date: Dec. 31, 2012

DECLARATION

Know all people by these presents that OREGON AGRICULTURE FOUNDATION, an Oregon nonprofit corporation, is the owner 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 map, in accordance with the provisions of O.R.S. Chapter 92. In witness where of OREGON AGRICULTURE FOUNDATION, pursuant to it's operating agreement, duly and legally adopted, has caused these presents to be signed by WILLIAM F. HOWELL.

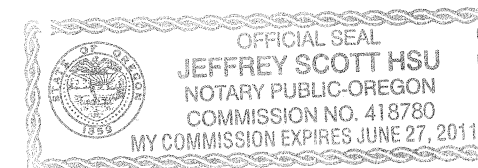
William F. Howell
WILLIAM F. HOWELL, President
OREGON AGRICULTURE FOUNDATION

ACKNOWLEDGMENT

State of Oregon SS
County of Union

Know all people by these presents, on this 13 day of APRIL, 2011, before me a Notary Public in and for said State and County, personally appeared WILLIAM F. HOWELL 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.

Jeffrey Scott Hsu
Notary Public for
the State of Oregon



Notarial seal

NOTE:

On March 29, 2011, the Union County Planning Commission granted Tentative Conditional Use dwelling approval that requires the land owners and land owners successors in interest to acknowledge they are prohibited from pursuing a claim for relief or cause of action alleging injury from farming or forest practices for which no action or claim is allowed under ORS 30.936 or 30.937 and in accordance with OAR 660-033-0130(30). Oregon Agriculture Foundation has made such an acknowledgement and by placement of this statement on this plat, this becomes a condition for the owners successors in interest on Parcel 2 of 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. 20110009T and that the annexed tracing is an exact copy of said Partition Plat as the same is on file in UNION COUNTY Cabinet Number D155-D156 of the Plat Records of UNION COUNTY, and said exact copy is submitted as per O.R.S. 92.120.

Rick G. Robinson
Rick G. Robinson, OPLS 2219

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 2010-2011 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: 4/18/11
Linda L. Hill, Union County Assessor/Tax Collector

Union County Planning Commission

Approved this 5 day of May, 2011.

Scott Hartell For
Hanley Jenkins II
Union County Planning Director

Union County Surveyor

Approved this 25th day of April, 2011.

Gregory T. Blackman
Gregory T. Blackman
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 5th day of MAY, 2011, at 2:26 o'clock P.M., and recorded in Plat Cabinet No. D155-D156 Union County records. Microfilm Number 20111442T

Robin A. Church
Union County Clerk by Shilatta Knowlton, Deputy