

# Major Partition Plat Number 20110010T

A partition of Parcel 2 of Minor Partition Number 20080008T  
 Situated in the South half of Section 10,  
 Township 1 North, Range 39 East of the Willamette Meridian.

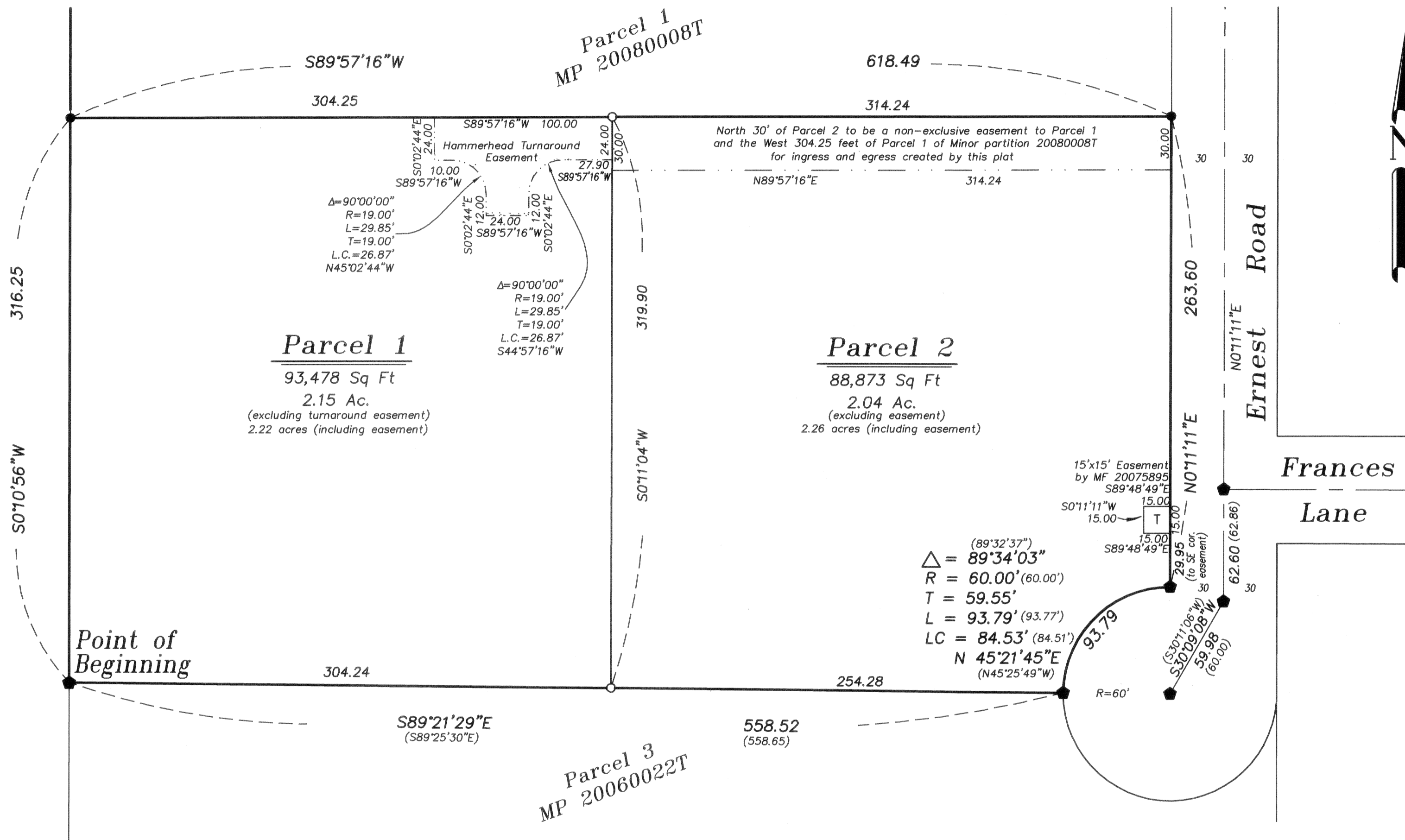
## BASIS OF BEARING

Solar observation taken at the North quarter corner of Section 15, Township 1 North, Range 39 East of the Willamette Meridian.

SCALE: 1" = 100'

## LEGEND

- Found 5/8" iron pin with plastic cap marked ORPLS 42406 set by Major Partition Number 20060022t
- Found 5/8" iron pin with plastic cap marked BGB SURVEY MARKER set by Minor Partition Number 20080008T
- Set 5/8" iron pin with plastic cap marked BGB SURVEY MARKER
- Centerline
- - - - - Access easement created by this plat
- ( ) Record measurement as per Major Partition Number 20060022T
- [ T ] Existing electrical easement



### REFERENCE MATERIAL

Survey Number 026-1993  
 Survey Number 012-2006  
 Survey Number 029-2006  
 Major Partition Number 20060022T  
 Minor Partition Number 20080008T

#### DEED REFERENCES

Microfilm Document Number 20102021  
 Microfilm Document Number 20075894  
 Microfilm Document Number 20075895

Public Record Report No. 1012846, dated February 16, 2011, prepared by Stewart Title

### NOTES AND EASEMENTS

Non-exclusive easement for ingress and egress along North line of Parcel 2 and hammerhead turnaround easement over a portion of Parcel 1 created by this plat. Easements are intended to serve as access to Parcel 1 of this partition as well as to the West 304.25 feet of Parcel 1 of Minor Partition 20080008T.

### NARRATIVE

This partition was done at the request of Yvonne Carroll, owner of the land within. Mrs. Carroll wanted to divide the property as shown hereon. The bearing and distance for the easement described in MF 20075895 does not match the exact location of the transformer on the ground. However, the intent of the description is clear and I place it where the physical improvement exists. I find no other unusual conditions with this survey.

REGISTERED  
 PROFESSIONAL  
 LAND SURVEYOR

OREGON  
 JUNE 2, 2010  
 JEFFREY S. HSU  
 83571

Renewal Date: June 30, 2011

### SURVEYOR'S EXACT COPY STATEMENT

I, Jeffrey S. Hsu, registered Oregon Surveyor No. 83571, do hereby certify that I am the Surveyor who prepared the Partition Plat No. 20110010T and that the annexed tracing is an exact copy of said Partition Plat as the same is on file in UNION COUNTY Cabinet Number D161-D162 of the Plat Records of UNION COUNTY, and said exact copy is submitted as per O.R.S. 92.120.

*Jeffrey S. Hsu*  
 Jeffrey S. Hsu, OPLS 83571

Major Partition Plat Number 20110010T  
A partition of Parcel 2 of Minor Partition Number 20080008T  
Situating in the South half of Section 10,  
Township 1 North, Range 39 East of the Willamette Meridian.

Microfilm Number 20111715T  
Plat Cabinet Number D161-D162

SURVEYOR'S CERTIFICATE

I, Jeffrey S. Hsu, Registered Professional Land Surveyor, hereby certify that I have surveyed and platted Parcels 1 and 2 of this partition, being a partition of Parcel 2 of Minor Partition Number 20080008T, situated in the South half of Section 10, Township 1 North, Range 39 East of the Willamette Meridian, Union County, being more particularly described as follows,

Beginning at the Southwest corner of said Parcel 2 of Minor Partition Number 20080008T,

Thence: South 89°21'29" East, along the South line of said Parcel 2, a distance of 558.52 feet, to a 60 foot radius curve to the right, said point being on the West line of Ernest Road,

Thence: Along said curve, a distance of 93.79 feet, through a central angle of 89°34'03" (the long chord which bears North 45°21'45" East, a distance of 84.53 feet)

Thence: North 0°11'11" East, along said West line, a distance of 263.60 feet,

Thence: South 89°57'16" West, along the North line of said Parcel 2, a distance of 618.49 feet,

Thence: South 0°10'56" West, a distance of 316.25 feet to the Point of Beginning of this description.

Containing 4.48 acres.

I further certify that I have made this 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, all in accordance with O.R.S. 92.050 and 92.060.

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

OREGON  
JUNE 2, 2010  
JEFFREY S. HSU  
83571

Renewal Date: June 30, 2011

Jeffrey S. Hsu  
Jeffrey S. Hsu, OPLS 83571  
Baggett, Griffith and Blackman  
La Grande, OR 97850

SURVEYOR'S EXACT COPY STATEMENT

I, Jeffrey S. Hsu, registered Oregon Surveyor No. 83571, do hereby certify that I am the Surveyor who prepared the Partition Plat No. 20110010T and that the annexed tracing is an exact copy of said Partition Plat as the same is on file in UNION COUNTY Cabinet Number D161-D162 of the Plat Records of UNION COUNTY, and said exact copy is submitted as per O.R.S. 92.120.

Jeffrey S. Hsu  
Jeffrey S. Hsu, OPLS 83571

DECLARATION

Know all People by these presents that FORREST BRENT CARROLL, also known as FORREST BRENT CARROL and YVONNE C. CARROLL are the owners of the land within this partition, being more particularly described in the accompanying Surveyor's Certificate, and have caused the same to be platted as shown on the annexed plat, and do hereby create the 30 foot wide non-exclusive easement for ingress and egress to Parcel 1 and the hammerhead turnaround easement on Parcel 1 as shown hereon, all in accordance with the provisions of ORS Chapter 92.

Forrest Brent Carroll  
FORREST BRENT CARROLL, also known as  
FORREST BRENT CARROL

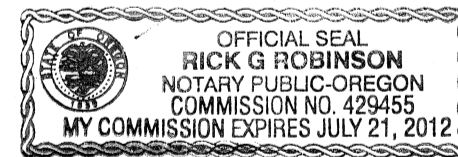
Yvonne C. Carroll  
YVONNE C. CARROLL

ACKNOWLEDGMENTS

State of Oregon SS  
County of Union

Know all people by these presents, on this 15<sup>th</sup> day of JUNE, 2011 before me a Notary Public in and for said State and County, personally appeared FORREST BRENT CARROLL and YVONNE C. CARROLL 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.

Rick G. Robinson  
Notary Public for  
the State of Oregon



Notarial seal

APPROVALS

Union County Planning Department

Approved this 2 day of June, 2011.

Scott Hartell For,  
Hanley Jenkins II  
Union County Planning Director

Union County Surveyor

Approved this 2<sup>nd</sup> day of May, 2011.

by Union County Surveyor Gregory T. Blackman  
Gregory T. Blackman

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 subdivision, 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: 6/2/11  
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 2<sup>nd</sup> day of June, 2011, at 3:50 o'clock P.M., and recorded in Plat Cabinet No. D161-D162 Union County records. Microfilm Number 20111715T

Union County Clerk by Lisa Fisk, Chief Deputy Clerk