

# MINOR PARTITION PLAT NUMBER 201200DIT

Microfilm Number 20120036T  
 Plat Cabinet Number D182-D183

## NARRATIVE

This partition was done at the request of Jean McKern. The purpose of this replat is to divide the three parcels of said partition into more equitable sized tracts following a boundary line agreement along the South line of Parcel 3, filed as Microfilm Document Number 20094615. I find the original courses in the boundary line agreement legal description harmonious with the fence with a couple of exceptions as noted on the map. I place the dividing line at the request of Ms. McKern. The North, East and West lines of the tract are placed by said Minor Partition 20080024T. I post the new division lines with steel fenceposts. An existing fenceline along the North line of Parcel 1 encroaches by 70-75 feet (SEE DETAIL). The area within this encroachment appears to be used by the adjoining property to the North as a horse corral and as equipment storage, as shown on the map. The fenceline along the West line of the tract was shown as being off the property line in Minor partition 20080024T. I has since been moved to the true property line. I find no other unusual conditions with this partition.

A Replat of Parcels 1, 2, and a portion of parcel 3 of Minor Partition 20080024T, Situated in the Northwest quarter of the Southeast quarter of Section 4, Township 2 South, Range 38 East of the Willamette Meridian.

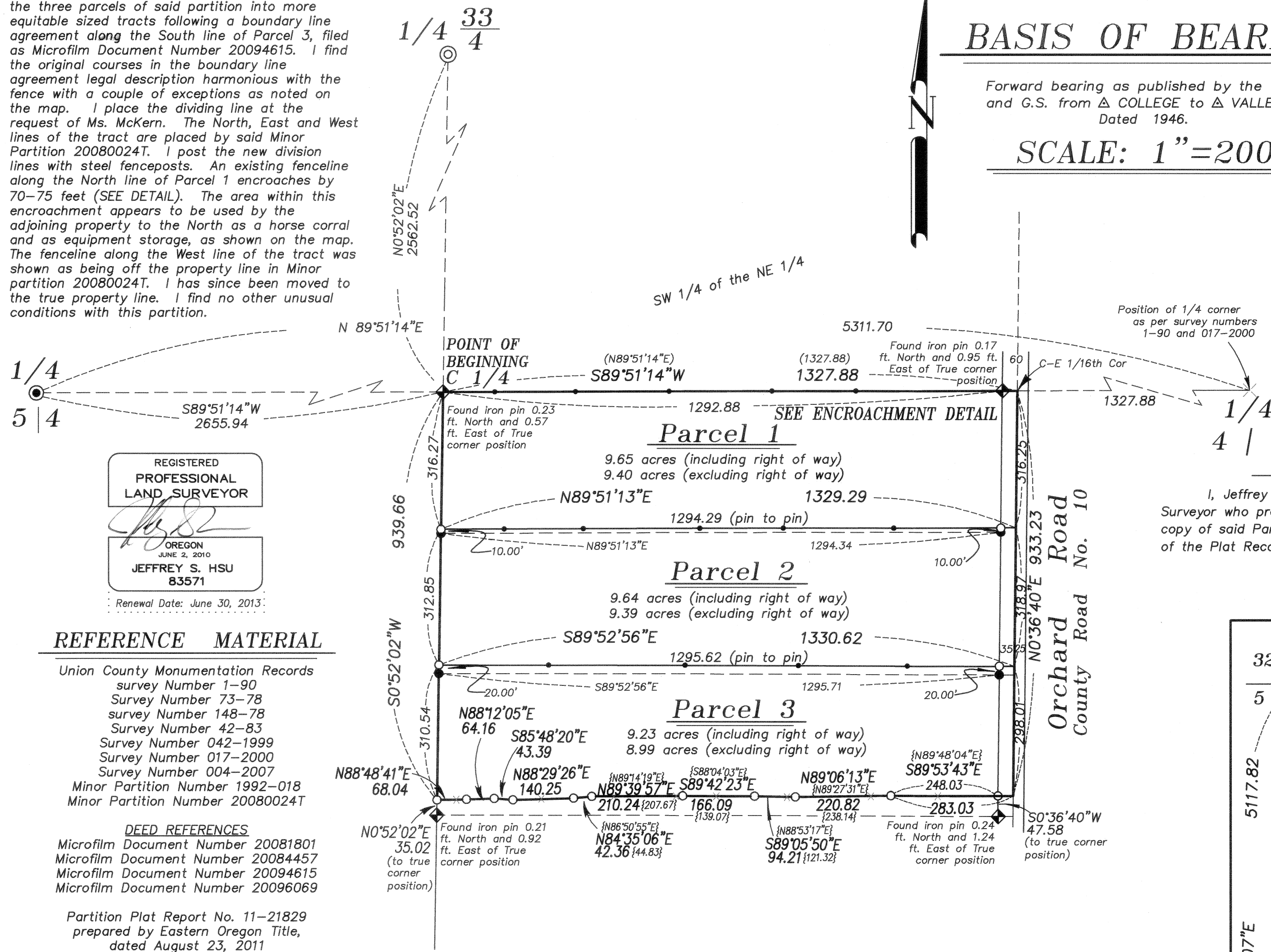
## LEGEND

- ⊙ Found 2 1/2" Brass Cap set by Survey No. 73-78
- ⊙ Found 2 1/2" Aluminum cap set by Survey Number 42-83
- ◆ Found 5/8" Iron Pin set by Survey Number 1-90
- Found 2 1/2" Aluminum Cap set by Minor Partition Number 1992-018
- ⊙ Found 2 1/2" Aluminum Cap set by Survey No. 004-2007
- Found 5/8" Iron Pin with yellow plastic cap marked BGB SURVEY MARKER, set by Minor Partition 20080024T
- Set 5/8" x 30" Iron Pin with yellow plastic cap marked BGB SURVEY MARKER
- Set steel fencepost on line
- Aliquot line
- Existing fence line
- ( ) Record information of survey number 1-90
- { } Record information as per MF 20094615

## 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"=200'



## 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. 201200DIT and that the annexed tracing is an exact copy of said Partition Plat as the same is on file in UNION COUNTY Cabinet Number D182-D183 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

REGISTERED PROFESSIONAL LAND SURVEYOR  
*Jeffrey S. Hsu*  
 OREGON JUNE 2, 2010  
 JEFFREY S. HSU  
 83571  
 Renewal Date: June 30, 2013

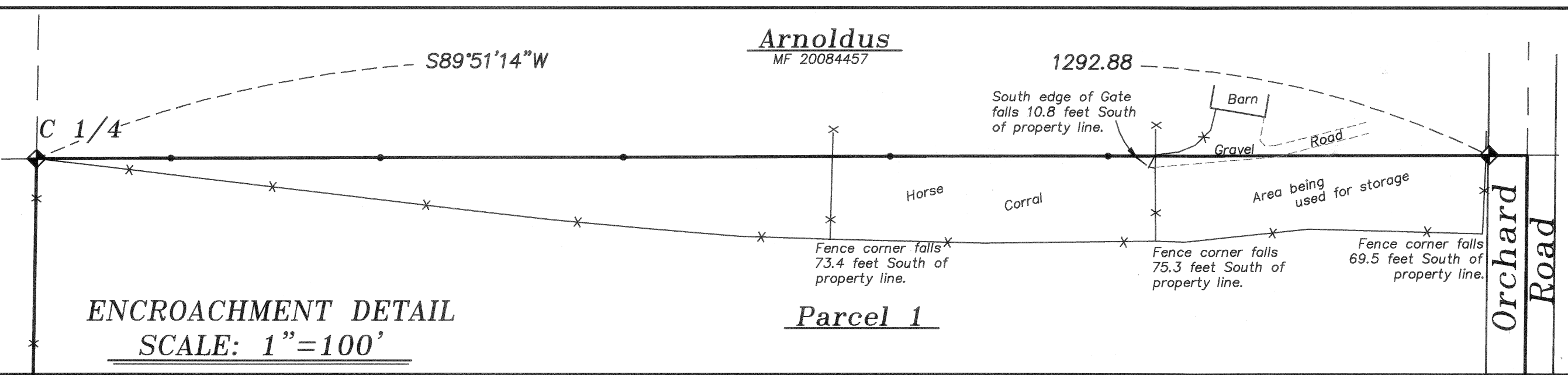
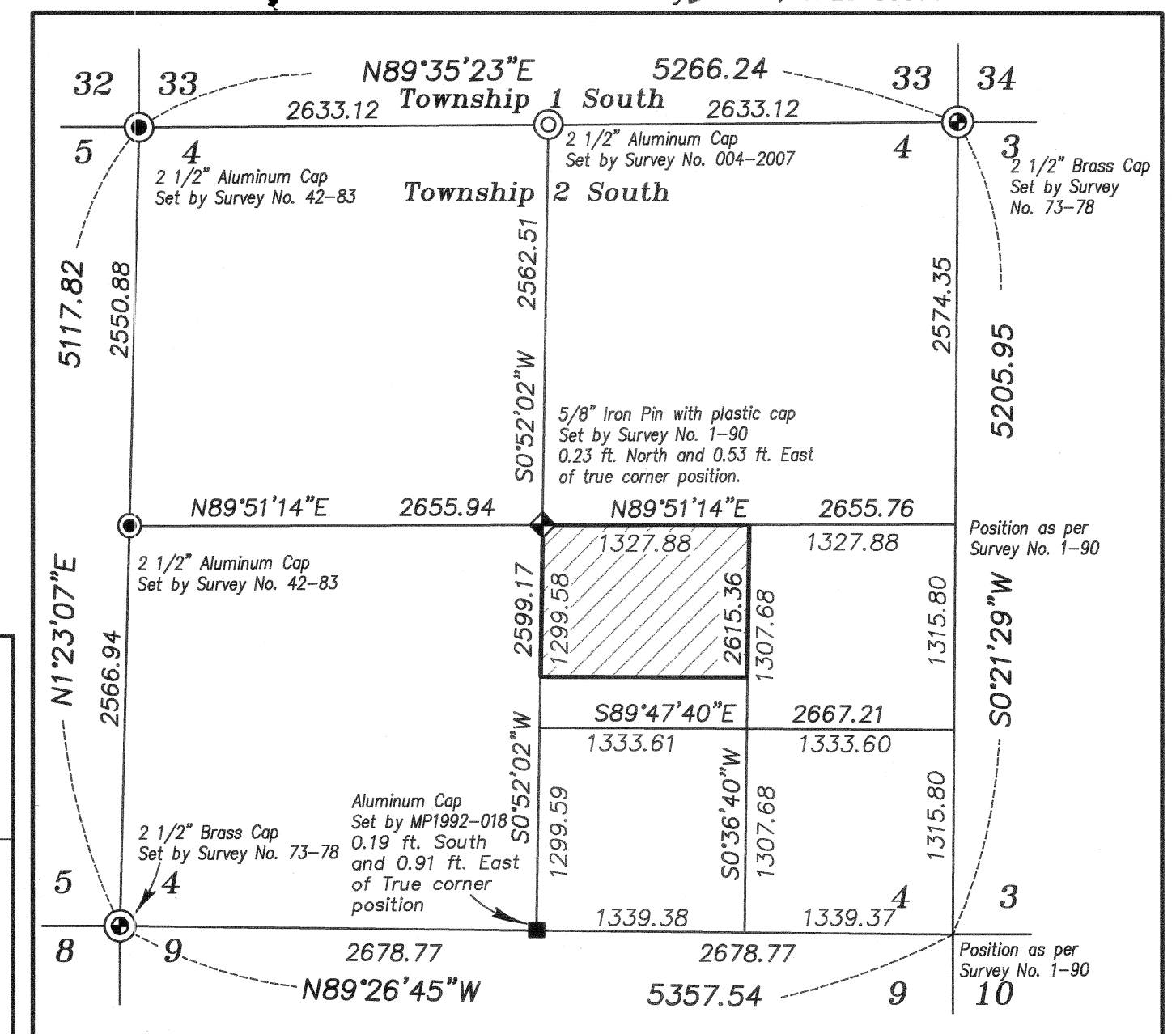
## REFERENCE MATERIAL

- Union County Monumentation Records  
 survey Number 1-90  
 Survey Number 73-78  
 survey Number 148-78  
 Survey Number 42-83  
 Survey Number 042-1999  
 Survey Number 017-2000  
 Survey Number 004-2007  
 Minor Partition Number 1992-018  
 Minor Partition Number 20080024T

### DEED REFERENCES

- Microfilm Document Number 20081801  
 Microfilm Document Number 20084457  
 Microfilm Document Number 20094615  
 Microfilm Document Number 20096069

Partition Plat Report No. 11-21829 prepared by Eastern Oregon Title, dated August 23, 2011



# MINOR PARTITION PLAT NUMBER 2012001T

Microfilm Number 20120036T

Plat Cabinet Number D182-D183

A Replat of Parcels 1, 2, and a portion of parcel 3 of Minor Partition 20080024T, Situated in the Northwest quarter of the Southeast quarter of Section 4, Township 2 South, Range 38 East of the Willamette Meridian.

## SURVEYOR'S CERTIFICATE

I, Jeffrey S. Hsu, Registered Professional Land Surveyor, hereby certify that I have surveyed and platted the land within this partition, being situated in the Northwest quarter of the Southeast quarter of Section 4, Township 2 South, Range 38 East of the Willamette Meridian, Union County, more particularly described as follows:

Beginning at the Center quarter corner of Section 4;

Thence: South 0°52'02" West, along the West line of the Northwest quarter of the Southeast quarter of said Section, a distance of 939.66 feet, to an existing fence line, said line being the South line of Parcel "A" as described in Boundary Line Agreement filed as Microfilm Document Number 20094615, deed records of Union County,

Thence: North 88°48'41" East, along said South line, a distance of 68.04 feet, to an angle point,

Thence: North 88°12'05" East, along said South line, a distance of 64.16 feet, to an angle point,

Thence: South 85°48'20" East, along said South line, a distance of 43.39 feet, to an angle point,

Thence: North 88°29'26" East, along said South line, a distance of 140.25 feet, to an angle point,

Thence: North 84°35'06" East, along said South line, a distance of 42.36 feet, to an angle point,

Thence: North 89°39'57" East, along said South line, a distance of 210.24 feet, to an angle point,

Thence: South 89°42'23" East, along said South line, a distance of 166.09 feet, to an angle point,

Thence: South 89°05'50" East, along said South line, a distance of 94.21 feet, to an angle point,

Thence: North 89°06'13" East, along said South line, a distance of 220.82 feet, to an angle point,

Thence: South 89°53'43" East, along said South line, a distance of 283.03 feet, to the East line of the Northwest quarter of the Southeast quarter of said Section 4,

Thence: North 0°36'40" West, a distance of 933.23 feet, to the Center-East 1/16th corner of said Section 4,

Thence: South 89°51'14" West, along the North line of the Northwest quarter of the Southeast quarter, a distance of 1327.88 feet, to the Point of Beginning of this description.

Containing 28.52 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.

Jeffrey S. Hsu  
Jeffrey S. Hsu, OPLS 83571  
Bagett, 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. 2012001T and that the annexed tracing is an exact copy of said Partition Plat as the same is on file in UNION COUNTY Cabinet Number D182-D183 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 ROBERT C. VANDERBILT and JEAN A. MCKERN, SUCCESSOR CO-TRUSTEES of the MARGUERITE JEAN VANDERBILT REVOCABLE LIVING TRUST, under agreement dated January 9, 1997, SANDRA E. SHORE and ROBERT B. BOLIN, are the owners of the land within this partition, being more particularly described in the accompanying Surveyor's Certificate, and has caused the same to be surveyed and platted as shown on the annexed map, in accordance with the provisions of ORS Chapter 92.

Jean A. McKern  
JEAN A. MCKERN  
SUCCESSOR CO-TRUSTEE  
MARGUERITE JEAN VANDERBILT  
REVOCABLE LIVING TRUST

Robert C. Vanderbilt  
ROBERT C. VANDERBILT  
SUCCESSOR CO-TRUSTEE  
MARGUERITE JEAN VANDERBILT  
REVOCABLE LIVING TRUST

Sandra E. Shore  
SANDRA E. SHORE

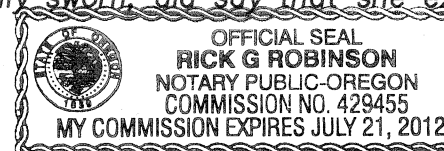
Robert B. Bolin  
ROBERT B. BOLIN

## ACKNOWLEDGMENTS

State of Oregon  
County of Union SS

Know all people by these presents, on this 27<sup>th</sup> day of DECEMBER, 2011 before me a Notary Public in and for said State and County, personally appeared JEAN A. MCKERN who is known to me to be the identical person named in the foregoing instrument, and who being duly sworn, did say that she executed the same freely and voluntarily.

Rick G. Robinson  
Notary Public for  
the State of Oregon

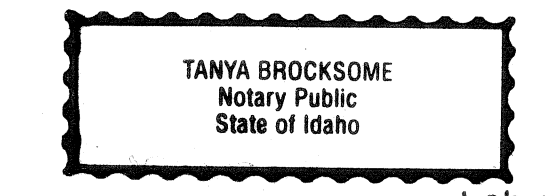


Notarial seal

State of Idaho SS  
County of Ada

Know all people by these presents, on this 30 day of December, 2011 before me a Notary Public in and for said State and County, personally appeared ROBERT C. VANDERBILT 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.

Tanya Brocksome  
Notary Public for  
the State of Idaho

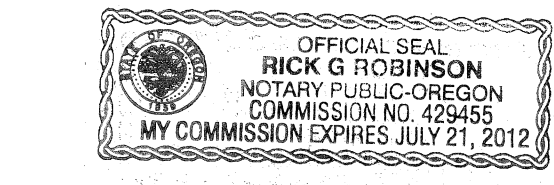


Notarial seal

State of Oregon  
County of Union SS

Know all people by these presents, on this 14<sup>th</sup> day of DECEMBER, 2011 before me a Notary Public in and for said State and County, personally appeared SANDRA E. SHORE who is known to me to be the identical person named in the foregoing instrument, and who being duly sworn, did say that she executed the same freely and voluntarily.

Rick G. Robinson  
Notary Public for  
the State of Oregon

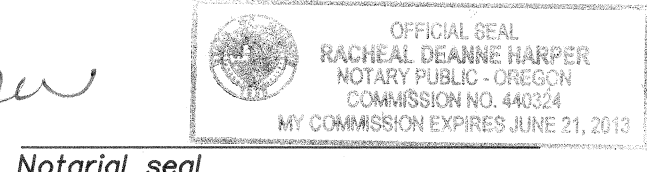


Notarial seal

State of Oregon  
County of Multnomah SS

Know all people by these presents, on this 19 day of December, 2011 before me a Notary Public in and for said State and County, personally appeared ROBERT B. BOLIN 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.

Rachael Deanne Harper  
Notary Public for  
the State of Oregon



Notarial seal

## APPROVALS

### Union County Surveyor

Examined and recommended for approval as per O.R.S. Chapter 92 this 13<sup>th</sup> day of December, 2011.

by Gregory T. Blackman  
Gregory T. Blackman

### Union County Planning Department

Approved this 4<sup>th</sup> day of January, 2012.

Hapley Jenkins, II  
Hapley Jenkins, II  
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 2011-2012 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: 1/4/2012  
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 5<sup>th</sup> day of January, 2012 at 3:23 o'clock P.M., and recorded in Plat Cabinet No. D182-D183 Union County records. Microfilm Number 20120036T

Union County Clerk by Shelley Keeney  
Deputy