

# Minor Partition Plat Number 20120012T

A partition of Adjusted Parcel 1 of Minor Partition No. 1993-05 Situated in Sections 25, 26, 35 and 36 of Township 3 South, Range 39 East and in Sections 1 and 2 of Township 4 South, Range 39 East of the Willamette Meridian, Union County, Oregon

**SCALE: 1"=1000'**

### REFERENCE MATERIAL

- Survey Number 003-2003
- Survey Number 024-2004
- Minor Partition Plat Number 1991-018
- Minor Partition Plat Number 1993-05
- Deeds and easements
- Volume "C" Page 373
- Volume 3 Page 465
- Volume 50 Page 205
- Volume 102 Page 574
- Volume 123 Page 400
- Volume 148 Page 575
- Microfilm Number 140262
- Microfilm Number 140585
- Microfilm Number 984212
- Microfilm Number 20004781
- Microfilm Number 20053995
- Microfilm Number 20054811
- Partition Plat Report Number 12-23289 prepared by Eastern Oregon Title, Inc. dated December 5, 2012

### LEGEND

- Easement line
- Exterior of Parcel 1
- Exterior of Parcel 2

### NARRATIVE

This UNSURVEYED partition was done at the request of Byron Rovey, representing George and Patricia Rovey, owners of the land within this partition. This is an UNSURVEYED PARTITION, no attempt was made to locate or monument the property corners within this partition. The configuration of the parcels were placed at the direction of Byron Rovey. I show an approximate placement of the easements affecting this property. In addition to the easements graphically shown, there are other documents also affecting the property and listed in the stated partition plat report. They are:

- Book C Page 373--a ditch agreement vague in nature and unlocatable without benefit of survey
- Book 3 Page 465--Articles of incorporation of the Wright-Hempe-Hutchinson Improvement District providing levying of assessments
- Microfilm Number 140262, rerecorded as Microfilm Number 140585--Land Owners Notice of Catherine Creek Corridor Improvement District.
- Microfilm Number 20004781--Articles of Amendment of Catherine Creek Corridor Improvement District.

I find no other unusual conditions with 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. 20120012T and that the annexed tracing is an exact copy of said Partition Plat as the same is on file in UNION COUNTY Cabinet Number D204-D205 of the Plat Records of UNION COUNTY, and said exact copy is submitted as per O.R.S. 92.120.

Rick G. Robinson, OPLS 2219

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

OREGON  
JULY 17, 1986  
RICK G. ROBINSON  
2219

Renewal Date: Dec. 31, 2014

MINOR PARTITION PLAT NUMBER 20120012T  
A partition of Adjusted Parcel 1 of Minor Partition No. 1993-05 Situated in Sections 25, 26, 35 and 36 of Township 3 South, Range 39 East and in Sections 1 and 2 of Township 4 South, Range 39 East of the Willamette Meridian, Union County, Oregon

Microfilm Number 20124172T  
Plat Cabinet Number D204-D205

SURVEYOR'S CERTIFICATE

I, Rick G. Robinson, Registered Professional Land Surveyor in the State of Oregon, hereby certify that I have platted the land within this UNSURVEYED partition, being a partition of adjusted Parcel 1 of Minor Partition Plat Number 1993-05, Situated in Sections 25, 26, 35 and 36 of Township 3 South, Range 39 East and in Sections 1 and 2 of Township 4 South, Range 39 East of the Willamette Meridian, Union County, Oregon, being more particularly described as follows:

IN TOWNSHIP 3 SOUTH, RANGE 39 EAST OF THE WILLAMETTE MERIDIAN

Section 25: The South Half of the Northwest quarter and the entire Southwest quarter,  
Section 26: The South half of the North half and the entire South half,  
Section 35: The North half,  
Section 36: The West half.

IN TOWNSHIP 4 SOUTH, RANGE 39 EAST OF THE WILLAMETTE MERIDIAN

Section 1: Government Lots 1 and 2 of the Northwest quarter (commonly called the Northwest quarter) and the West half of Government Lots 1 and 2 of the Northeast quarter (commonly called the West half of the Northeast quarter),  
Section 2: Government Lots 1 and 2 of the Northeast quarter (commonly called the Northeast quarter) and Government Lots 1 and 2 of the Northwest quarter (commonly called the Northwest quarter)

TOGETHER WITH two wells, and an easement for pipeline and maintenance, as reserved from the deed for property to the South, recorded August 12, 1998, as Microfilm Document Number 984212, Records of Union County, Oregon.

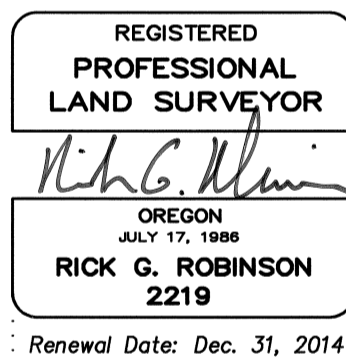
ALSO TOGETHER WITH an easement for irrigation pipeline and pump station, granted by Agreement for Easement, recorded July 29, 2005, as Microfilm Document Number 20053995, Records of Union County, Oregon.

Subject to the rights of the public in the existing County Road Rights of Way

Containing 1,898 acres, more or less. (Area taken from assessment maps and does not include County Road rights of way)

I further certify that I made this plat by order of and under the direction of the owners thereof, 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



DECLARATION

Know all people by these presents that GEORGE A. ROVEY and PATRICIA A. ROVEY are the owners of the land within this UNSURVEYED partition, said land being more particularly described in the accompanying Surveyor's Certificate, and have caused the same to be platted as shown on the annexed map, all in accordance with the provisions of O.R.S. Chapter 92.

George A. Rovey  
GEORGE A. ROVEY

Patricia A. Rovey  
PATRICIA A. ROVEY

APPROVALS

Union County Surveyor

Approved this 10<sup>th</sup> day of December, 2012.

Gregory T. Blackman  
Gregory T. Blackman  
Union County Surveyor

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 2012-2013 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: 12/17/12  
Linda L. Hill, Union County Assessor/Tax Collector

Union County Planning Commission

Approved this 18<sup>th</sup> day of December, 2012.

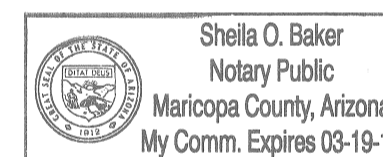
Hanley Jenkins II  
Hanley Jenkins II  
Union County Planning Director

ACKNOWLEDGMENT

State of Arizona SS  
County of Maricopa

Know all these people by these presents, on this 13<sup>th</sup> day of December, 2012 before me a Notary Public in and for said State and County, personally appeared GEORGE A. ROVEY and PATRICIA A. ROVEY who are known 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.

Sheila O. Baker  
Notary Public for  
the State of Arizona



Notarial Seal

PARCEL LEGAL DESCRIPTIONS

PARCEL 1

IN TOWNSHIP 3 SOUTH, RANGE 39 EAST OF THE WILLAMETTE MERIDIAN

Section 25: The South Half of the Northwest quarter and the entire Southwest quarter,  
Section 26: The South half of the North half and the entire South half,  
Section 35: The North half,  
Section 36: The West half.

Subject to the rights of the public in the existing County Road Rights of Way

Containing 1345 acres, more or less. (Area taken from assessment maps and does not include County Road rights of way)

PARCEL 2

IN TOWNSHIP 4 SOUTH, RANGE 39 EAST OF THE WILLAMETTE MERIDIAN

Section 1: Government Lots 1 and 2 of the Northwest quarter (commonly called the Northwest quarter) and the West half of Government Lots 1 and 2 of the Northeast quarter (commonly called the West half of the Northeast quarter),  
Section 2: Government Lots 1 and 2 of the Northeast quarter (commonly called the Northeast quarter) and Government Lots 1 and 2 of the Northwest quarter (commonly called the Northwest quarter)

Subject to the rights of the public in the existing County Road Rights of Way

Containing 553 acres, more or less. (Area taken from assessment maps and does not include County Road rights of way)

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. 20120012T and that the annexed tracing is an exact copy of said Partition Plat as the same is on file in UNION COUNTY Cabinet Number D204-D205 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

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 20<sup>th</sup> day of December, 2012, at 9:45 o'clock A.M., and recorded in Plat Cabinet No. D204-D205 Union County records. Microfilm Number 20124172T

Robin A. Church  
Union County Clerk by Shelley Kawwong, Deputy Clerk