

# Minor Partition Plat Number 20140007T

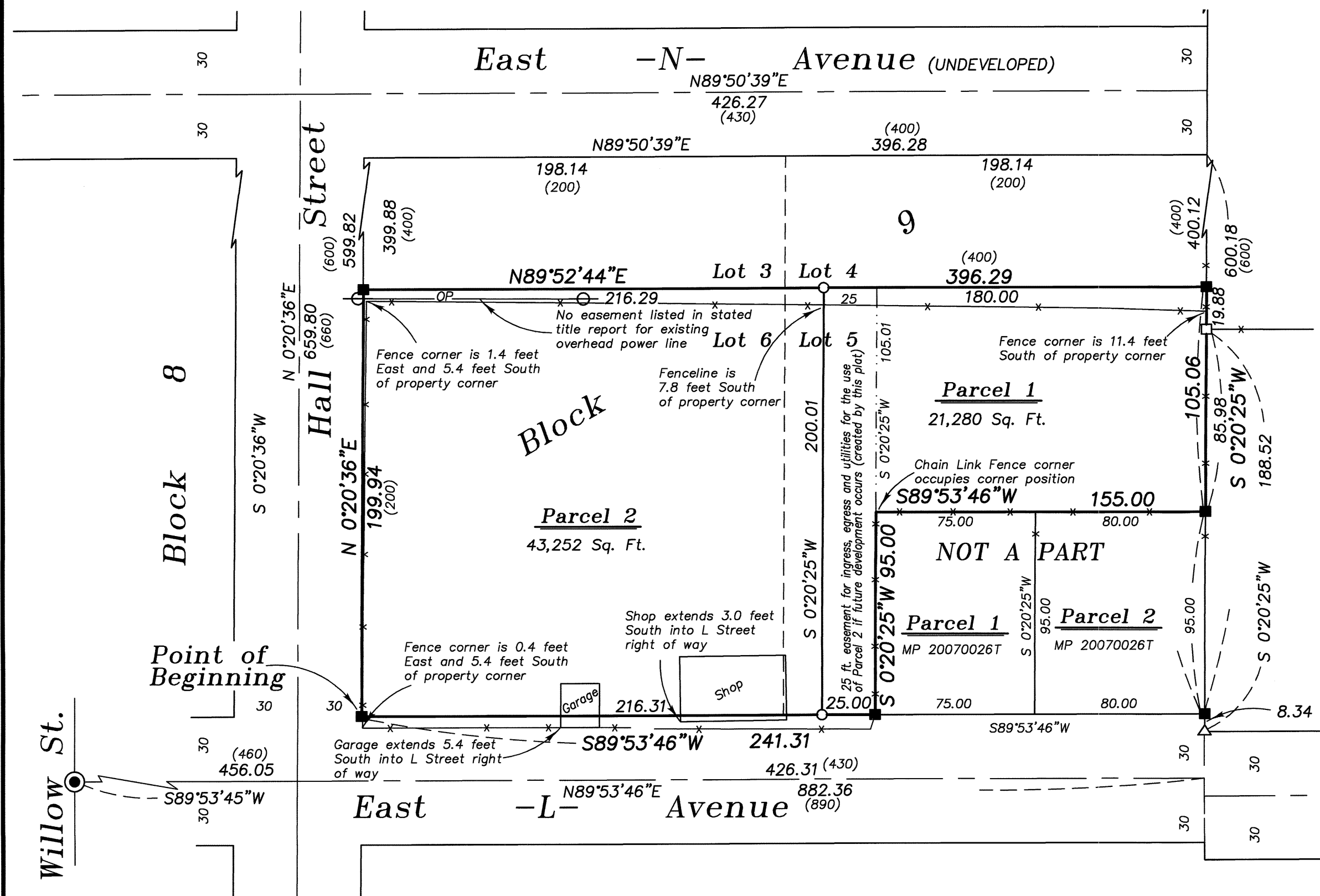
Microfilm Number 2014/468T  
 Plat Cabinet Number D251-D252

A partition of Parcel 3 of Minor Partition Plat Number 20070026T, Situate in Lots 5 and 6, Block 9 of Honan's Addition to the City of La Grande, being within the Northeast quarter of the Northeast quarter of Section 8, Township 3 South, Range 38 East of the Willamette Meridian, Union County, Oregon

## BASIS OF BEARING

Forward bearing as published by the U.S.C. and G.S. from  $\Delta$  COLLEGE to  $\Delta$  VALLEY Dated 1946.

SCALE: 1"=50'



## LEGEND

- Position of brass cap monument as per Survey Number 037-1991
- Found 5/8" iron pin with plastic cap marked "BGA SURVEY MARKER" set by Survey Number 023-1993
- △ Found 5/8" iron pin with plastic cap marked "BGB SURVEY MARKER" set by Survey Number 029-1996
- Found 5/8" iron pin with plastic cap marked "BGB SURVEY MARKER" set by Minor Partition Plat Number 20070026T
- Set 5/8"x30" iron pin with plastic cap marked "BGB SURVEY MARKER"
- ( ) Record distance of Honan's Addition
- ⊕ Existing Utility Pole
- OP— Existing Overhead Power Line
- Centerline of road
- \*-\* Existing Fence Line

## REFERENCE MATERIAL

Plat of Honan's Addition to La Grande  
 Plat of Walters Subdivision  
 Survey Number 26-72  
 Survey Number 10-78  
 Survey Number 6-81  
 Survey Number 032-1991  
 Survey Number 037-1991  
 Survey Number 023-1993  
 Survey Number 029-1996  
 Survey Number 009-2005  
 Minor Partition Plat Number 1996-10  
 Minor Partition Plat Number 20070026T

### DEED REFERENCES

Deed Volume 87 Page 166  
 Microfilm Number 133354  
 Microfilm Number 135161  
 Microfilm Number 20073219  
 Microfilm Number 20091103  
 Partition Plat Report Number 14-25007 dated May 22, 2014, prepared by Eastern Oregon Title, Inc..

## NARRATIVE

This partition was done at the request of Norma Gillis. The purpose of this partition is to create an additional buildable parcel as shown. I base the location of this partition on the recovered monuments from previous partition as shown. The fences around Parcels 1 and 2 of the 2007 partition are constructed very near the true line, with the fence corner at the Northwest corner of Parcel 1 of the 2007 partition occupying the corner position. The fence along the East line of this partition has also been moved to the true property line. I find remaining the fences to be away from the true lines as shown. There is an existing overhead power line along the North line of the tract that has no easement. There is an easement for an irrigation ditch cited in deed volume 87 page 166, of no specific width or location, but I find no physical evidence of the ditch on site. The existing buildings along the South line of Parcel 3 encroach onto the street right of way as shown. All of these conditions were cited on the 2007 partition and are still in existence today. I find no other unusual conditions on this partition.

REGISTERED  
 PROFESSIONAL  
 LAND SURVEYOR

*Rick G. Robinson*  
 OREGON  
 JULY 17, 1986  
 RICK G. ROBINSON  
 2219

Renewal Date: Dec. 31, 2014

## 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. 20140007T and that the annexed tracing is an exact copy of said Partition Plat as the same is on file in UNION COUNTY Cabinet Number D251-D252 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

# Minor Partition Plat Number 20140007T

Microfilm Number 20141468T  
Plat Cabinet Number D251-D252

A partition of Parcel 3 of Minor Partition Plat Number 20070026T, Situate in Lots 5 and 6, Block 9 of Honan's Addition to the City of La Grande, being within the Northeast quarter of the Northeast quarter of Section 8, Township 3 South, Range 38 East of the Willamette Meridian, Union County, Oregon

## SURVEYOR'S CERTIFICATE

I Rick G. Robinson, Registered Professional Land Surveyor, hereby certify that I have surveyed and platted the land within this Partition, being a partition Parcel 3 of Minor Partition Plat Number 20070026T, Situate in Lots 5 and 6, Block 9 of Honan's Addition to the City of La Grande, being situated in the Northeast quarter of the Northeast quarter of Section 8, Township 3 South, Range 38 East of the Willamette Meridian, Union County, Oregon, the exterior of which being more particularly described as follows;

Beginning at the Southwest corner of said Parcel 3,

Thence; North 0°20'36" East, along the West line of said Parcel 3, said line also being the East right of way line of Hall Street, and also being West line of said Lot 6, a distance of 199.94 feet, to the Northwest corner of said Parcel 3,

Thence; North 89°52'44" East, along the North line of said Parcel 3, a distance of 396.29 feet, to the Northeast corner of said parcel 3, said point being on the East line of said Section 8,

Thence; South 0°20'25" West, along the East line of said Parcel 3, and along the East line of said Section 8, a distance of 105.06 feet, to an angle point in the exterior of said Parcel 3.

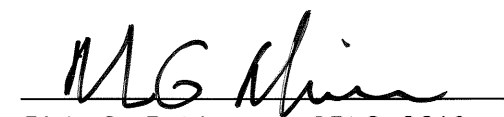
Thence; South 89°53'46" West, along the exterior of said Parcel 3, a distance of 155.00 feet, to an angle point in the exterior of said Parcel 3,

Thence; South 0°20'25" West, along the exterior of said Parcel 3, a distance of 95.00 feet, to an angle point in the exterior of said Parcel 3, said point being on the North right of way line of East L Avenue,

Thence; South 89°53'46" West, along said North right of way line, said line also being the South line of said Parcel 3, a distance of 241.31 feet, to the Point of Beginning of this description.

Said parcel containing 64,532 Sq. Ft. (1.48 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.

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



## 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. 20140007T and that the annexed tracing is an exact copy of said Partition Plat as the same is on file in UNION COUNTY Cabinet Number D251-D252 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

## DECLARATION

Know all people by these presents that NORMA C. GILLIS and GENE E. GILLIS 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 plat, and do hereby create the 25 ft. easement for ingress, egress and utilities as shown on the annexed plat, and do hereby place the conditions listed below on said easement, in accordance with the provisions of O.R.S. Chapter 92.

  
GENE E. GILLIS        
NORMA C. GILLIS

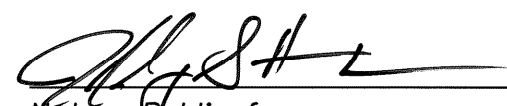
## Easement Conditions

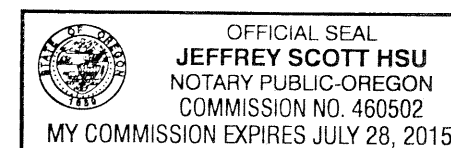
OWNERS of Parcel 1 and Potential Future Parcels that exercise their right to access said Parcels by the shared twenty-five foot (25') easement depicted on Page 1 of this plat, agree to the right and obligation to maintain said easement in good condition and repair and to equally share the full cost of maintenance, repairs and replacements, including upgrading to a paved surface at such time deemed required by the City of La Grande pursuant to Land Development Code Ordinance 3210, Series 2013.

## ACKNOWLEDGMENTS

State of Oregon      SS  
County of Union

Know all people by these presents, on this 6 day of JUNE, 2014, before me a Notary Public in and for said County and State, personally appeared NORMA C. GILLIS and GENE E. GILLIS, known to me to be the identical persons named in the foregoing instrument, and that said instrument was executed freely and voluntarily.

  
Notary Public for  
the State of Oregon




Notarial Seal

## APPROVALS

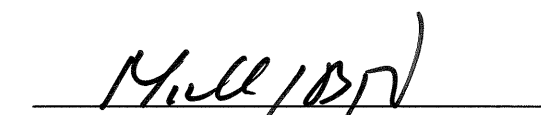
### City of LaGrande City Surveyor

Examined and recommended for approval as per O.R.S. Chapter 92 this 6<sup>th</sup> day of JUNE, 2014.

by   
Norman J. Paullus, Jr.  
City Surveyor


### City of LaGrande Planner

Approved this 6<sup>th</sup> day of JUNE, 2014.

  
Michael J. Boglist  
City Planner

### 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 2013-2014 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  Date: 6/10/14  
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 10<sup>th</sup> day of JUNE, 2014, at 1:55 o'clock P.M., and filed in Plat Cabinet No. D251-D252 Union County records. Microfilm No. 20141468T.

Robin A. Church  
Union County Clerk by  Deputy Clerk