

Partition Plat No. 2016-00017
In Section 12, Township 1 North, Range 40 East of the
Willamette Meridian in Union County, Oregon.

APPROVALS

Union County Planning Department

Approved this 10 day of March, 2016

Scott Hartell
Scott Hartell
Union County Planning Director

Union County Surveyor

Approved this 10th day of MARCH, 2016

Rick G. Robinson
Rick G. Robinson
Union County Surveyor

Union County Assessor / Tax Collector

I hereby certify that pursuant to ORS 92.095 all advalorem taxes and special assessments, fees and other charges required by law to be placed on the 2015-2016 tax roll which became a lien on the land within this partition, or will become a lien during the tax year but not yet certified to the tax collector have been paid.

Linda L. Hill 3/10/16
Linda L. Hill, Union County Assessor/ Tax Collector Date

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 10th day of March, 2016, at 2:50 o'clock P M,

and recorded in Plat Cabinet No. D329 Union County Records.

Microfilm Number 201608187
Patricia Lee 3-10-16
Robin A. Church, Union County Clerk Date

Declaration

Know all people by these presents that Edwin L. Copher and Arlene K. Copher are the owners of the land within this UNSURVEYED partition and have caused the land described in the Surveyor's Certificate to be platted as shown on the annexed plat.

Edwin L. Copher 3-10-16
Edwin L. Copher Date

Arlene K. Copher 3/10/16
Arlene K. Copher Date

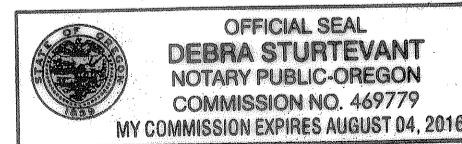
Acknowledgements

State of Oregon SS
County of Union

Know all people by these presents on this 10 day of March, 2016, before me a Notary Public in and for said State and County, personally appeared Edwin L. Copher and Arlene K. Copher who being first duly sworn did say that he/she is the identical person named in the foregoing declaration and that he/she executed the same freely and voluntarily.

Debra Sturtevant
Notary Public for the state of Oregon

My commission expires Aug. 4, 2016



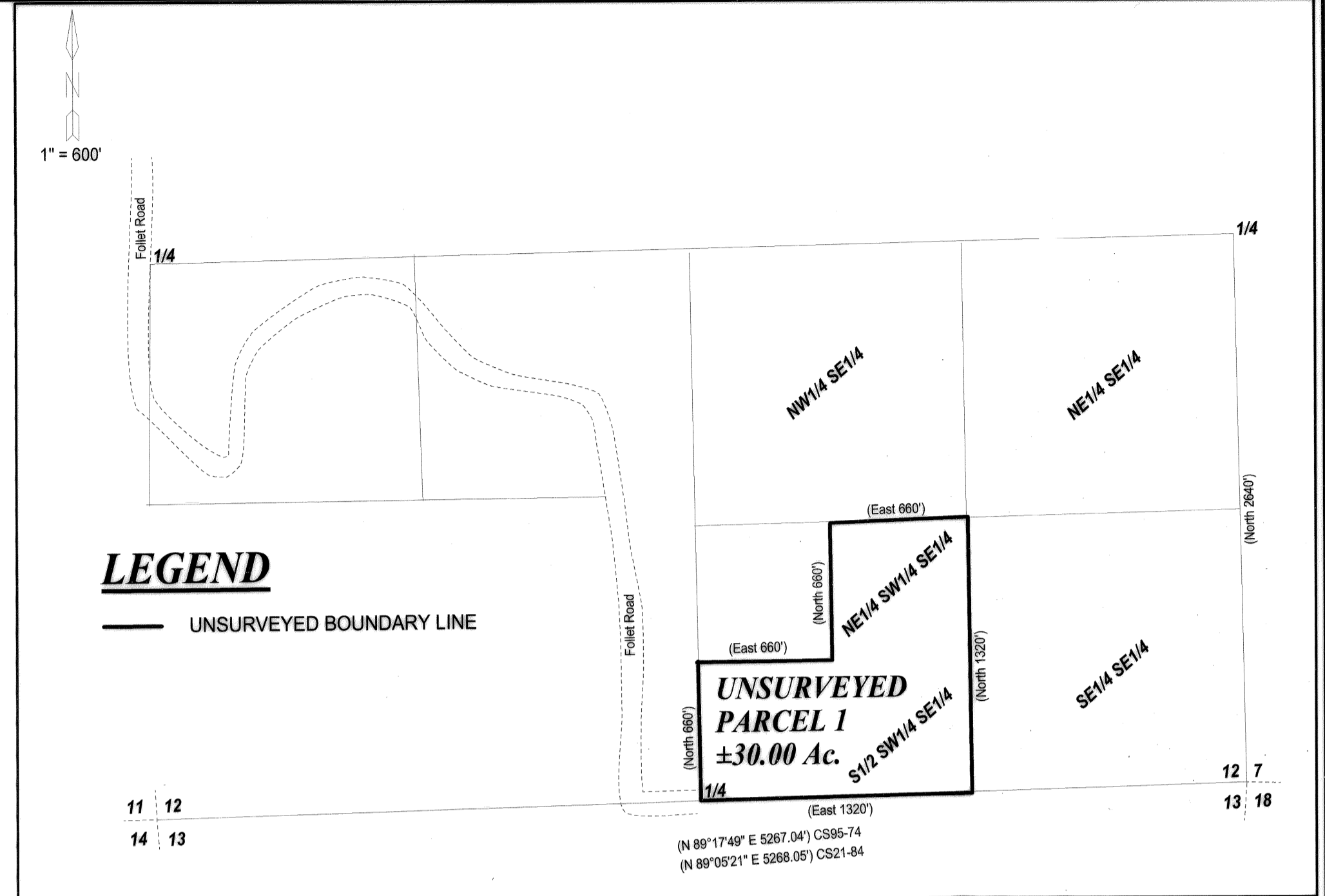
Notarial Seal _____

REFERENCE DATA

Union County Monumentation Records
Survey Number 21-84
Survey Number 95-74
Deeds:
WD 49050
Microfilm Number 24212
Microfilm Number 973425
Microfilm Number 973428
Microfilm Number 20121888
Eastern Oregon Title, Inc. Report No 16-27177
dated February 23, 2016

EASEMENT NOTES

Eastern Oregon Title, Inc. Report No 16-27177 dated February 23, 2016 lists the following easements on this property:
Right-of-Way Easement granted to California-Pacific Utilities Company, recorded July 11, 1969, as Microfilm Number 24212.
Easement Agreement, between Copher, Witherspoon and Sanderson, for right to use water from a spring located on this property, recorded August 8, 1997, as Microfilm Number 973428.
Easements were not located by this survey.



NARRATIVE

This UNSURVEYED partition was conducted for the purpose validating a unit of land at the request of Edwin L. Copher and Arlene K. Copher, owners of the land within this partition. The purpose of this partition is to legitimize the parcel, due to the fact that on March 28, 1974 the property was created by WD 49050 without land use applications. Union County did grant dwelling approval and gave address of the property. This partition utilizes ORS. 92.176 to validate the existing parcel through the ruling of Union County.

SURVEYOR'S CERTIFICATE

I, Matthew R. Brockamp, Registered Professional Land Surveyor, hereby certify that I have correctly platted the unsurveyed parcel in this partition, situate in Section 12, Township 1 North, Range 40 East of the Willamette Meridian, Union County, described as follows:

The South half of the Southwest quarter of the Southeast quarter, and the Northeast quarter of the Southwest quarter of the Southeast quarter of Section 12, Township 1 North, Range 40 East of the Willamette Meridian, Union County, Oregon.

said parcel containing ±30.00 acres.

I further certify that I made this plat by order of and under the direction of the owners thereof, and that all parcel corners of this UNSURVEYED partition are depicted as indicated on the annexed map in accordance with the provisions of O.R.S. 92.050 and 92.060.

Matthew R. Brockamp
Matthew R. Brockamp, PLS 78556

