

PARTITION PLAT  
No. 2004 - 36

The utility easement from Reel 383 Page 041 is 10' wide.

SCALE  
1"=60'

BASIS OF BEARINGS

The East line of Royer Addition as per the Plat of Royer Addition and Partition Plat No. 1999 - 01

APPROVALS  
CITY OF PILOT ROCK  
PLANNING COMMISSION

This plat is approved this 28  
day of Dec, 2004.

*Terry Hamby*  
COMMISSION CHAIRMAN  
*John J. Casey*  
CITY RECORDER

UMATILLA COUNTY  
TAX COLLECTOR

Taxes are paid in full this 30th  
day of December, 2004.

*Shirley Schull*  
COUNTY TAX COLLECTOR

COUNTY SURVEYOR

I, David H. Krumbein, Umatilla County Surveyor, do hereby certify that I have examined the accompanying plat and that it complies with the laws of the State of Oregon with reference to the filing and recording of such plats, and I therefore approve said plat for filing in the records of Umatilla County, Oregon.

*David H. Krumbein*  
UMATILLA COUNTY SURVEYOR

SURVEY LEGEND

- FOUND A 5/8" x 24" IRON REBAR WITH A 1 1/8" ORANGE PLASTIC CAP STAMPED WTS AND 56295LS.
  - SET A 5/8" x 24" IRON REBAR WITH A 1 1/8" ORANGE PLASTIC CAP STAMPED WTS AND 56295LS.
  - ✦ FOUND RR SPIKE FROM SURVEY G-925-C
  - ✕ FOUND 1/2" IRON PIN FROM R2
  - X COMPUTED POINT
- R1 PARTITION PLAT 1999 - 01. HARRIS
  - R2 PLAT OF ROYER ADDITION TO PILOT ROCK, BOOK 8, PAGE 12
  - R3 PARTITION PLAT 2001 - 33. D. HADDOCK
  - R4 PARTITION PLAT 2000 - 15. D. HADDOCK
  - R5 CS# G-925-C, WELLS
  - R6 ROAD NOTES FOR COUNTY Rd. No. 418
  - R7 PARTITION PLAT 2002 - 08. S. HADDOCK
  - (xxx) RECORD MEASUREMENT FROM R3 UNLESS OTHERWISE NOTED

PARCEL 2, 2002-08

Note: All exterior dimensions are record and measured. The record is from Partition Plat 2002-08.

DEED REFERENCES

Reel 342	Page 256
Reel 368	Page 347
Reel 368	Page 348
Reel 383	Page 041
Reel 414	Page 059

LINE TABLE

Note: The record measurements shown in the table below are from the plat of Royer Addition.

L1	N0°21'51"E	30.09'
	(N0°23'E)	(30')
L2	S0°23'00"W	30.06'
	(R&M) R7	(30.06')

I do hereby certify that I have surveyed these lands in accordance with ORS Chapter 92 as revised and have marked all points shown as set with legal monuments.

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Stephen K. Haddock*

OREGON  
JULY 9, 2001  
STEPHEN K. HADDOCK  
56295LS

RENEWS 6-30-03

*Stephen K. Haddock*

This is a true and exact copy.

OFFICE OF COUNTY RECORDS

STATE OF OREGON,  
COUNTY OF UMATILLA }  
I certify that this instrument was received and recorded

ON December 30, 2004  
at 12:00 o'clock Pm., in the record of  
PLATS of said County.  
YEAR NUMBER  
2004 36

OFFICE OF COUNTY RECORDS

By: ...JEAN HEMPHILL...Records Officer

Fees \$ 50.00 No. 2004-4750013

Surveyed For

Karlene Bronson  
P.O. Box 53  
Pilot Rock, OR 97868

SW 1/4, SE 1/4, S9, T1S, R32E, W.M.

PROJECT No. 2004 - 13 Sheet 1 of 2

MONUMENTS SET: December 28, 2004

WITNESS TREE SURVEYING

Stephen K. Haddock, PLS  
P.O. Box G  
Pilot Rock, Oregon 97868  
(541) 443-2922

RECEIVED BY

Umatilla County Surveyor:

Date 1-05

Rec'd by SK

No. 05-005-B

ROYER ADDITION

N.E. Hickory Street

Private Lane

County Road 1150  
Stewart Creek Road

TPOB  
RR SPIKE  
W/ BRASS  
PLUG R5

8  
9  
10  
11  
12  
13  
14  
15  
16  
23

Easement No. 2.  
From Plat 2002-08.

Easement No. 1 from  
Plat No. 2002-08.

PARCEL 3  
0.23 ACRES

PARCEL 2  
0.23 ACRES

PARCEL 1  
2.68 ACRES

S89°52'52"E  
200.00' R&M  
S89°53'26"E  
200.00' R&M

N00°23'00"E 714.62' R&M

389.93'

N00°23'00"E 684.53' R&M

N0°23'00"E  
100.00'

N0°23'00"E  
100.00'

100.00'

100.00'

100.00'

25.41'

55.15'

44.85'

100.00'

100.00'

100.00'

100.00'

100.00'

100.00'

100.00'

100.00'

100.00'

100.00'

100.00'

100.00'

100.00'

100.00'

100.00'

100.00'

100.00'

100.00'

100.00'

100.00'

100.00'

100.00'

100.00'

100.00'

100.00'

100.00'

100.00'

9

Easement No. 3.  
See description  
on Sheet 2.

Easement No. 2.  
See description  
on Sheet 2.

Easement No. 1.  
See description  
on Sheet 2.

30'

S9  
S16  
1/4

L1

L2

OWNERS DECLARATION

Know all men by these presents that I, Karlene J. Bronson, owner, have caused this plat to be prepared and these lands to be partitioned in accordance with ORS Chapter 92 as revised. I hereby dedicate the utility and access easements as described below and shown on the face of this plat. I do also dedicate the sewer easement described as easement No. 2 below to the public forever. All utilities shall be placed under ground.

EASEMENT DESCRIPTIONS

Easement No. 1. This easement is for ingress, egress and all utilities appurtenant to this partition. As the sole access for Emergency Vehicles no fencing, encroachments or obstructions of any kind will be permitted inside of this easement. The boundary of the easement is more particularly described as follows:

A strip of land, lying within Parcel 1 of Partition Plat No. 2002-08, filed March 6, 2002 as Document No. 2002-4070615, Office of County Records, Umatilla County, Oregon, described as: Beginning at the point of intersection of the East line of said Parcel 1 with the Northerly right of way line of County Road No. 1150 (Stewart Creek Road), thence N89°52'52"W along said North line a distance of 30.00 feet; thence N0°23'00"E parallel with the East line of said Parcel 1 a distance of 224.01 feet; thence 32.91 feet along the arc of a curve to the left having a radius of 60.00 feet and a central angle of 31°25'42" the long chord of which bears N15°19'51"W a distance of 32.50 feet; thence N31°02'42"W a distance of 120.80 feet; thence 49.37 feet along the arc of a curve to the right having a radius of 90.00 feet and a central angle of 31°25'42" the long chord of which bears N15°19'51"W a distance of 48.75 feet; thence N0°23'00"E a distance of 132.00 feet; thence 24.18 feet along the arc of a curve to the left having a radius of 30.00 feet and a central angle of 46°11'13" the long chord of which bears N22°42'38"W a distance of 23.53 feet; thence 166.38 feet along the arc of a curve to the right having a radius of 35.00 feet and a central angle of 272°22'26" the long chord of which bears S89°37'01"E a distance of 48.46 feet; thence 24.18 feet along the arc of a curve to the left having a radius of 30.00 feet and a central angle of 46°11'13" the long chord of which bears S23°28'35"W a distance of 23.53 feet; thence S0°23'00"W a distance of 132.00 feet; thence 32.91 feet along the arc of a curve to the left having a radius of 60.00 feet and a central angle of 31°25'42" the long chord of which bears S15°19'51"E a distance of 32.50 feet; thence S31°02'42"E a distance of 120.80 feet; thence to a point on the easterly line of said Parcel 1, 49.37 feet along the arc of a curve to the right having a radius of 90.00 feet and a central angle of 31°25'42" the long chord of which bears S15°19'51"E a distance of 48.75 feet; thence along said Easterly line to the point of beginning, S0°23'00"W a distance of 223.87 feet.

Easement No. 2. This easement is for the extension of the City Sewer system. The easement is 10' in width and its location is more particularly described as follows:

A strip of land, lying within Parcel 1 of Partition Plat No. 2002-08, filed March 6, 2002 as Document No. 2002-4070615, Office of County Records, Umatilla County, Oregon, described as: Beginning at the Northeast corner of said Parcel 1, thence along the North line of said Parcel 1, N89°52'52"W a distance of 100.00 feet; thence S0°23'00"W a distance of 10.00 feet; thence S89°52'52"E a distance of 90.00 feet; thence S0°23'00"W a distance of 90.00 feet; thence N89°52'52"W a distance of 90.00 feet; thence S0°23'00"W a distance of 100 feet; thence S89°52'52"E a distance of 10.00 feet; thence N0°23'00"E a distance of 90.00 feet; thence S89°52'52"E a distance of 90.00 feet to a point on the East line of said Parcel 1. Thence along said East line to the point of beginning, N0°23'00"E a distance of 110.00 feet.

Easement No. 3. This easement is for the underground electrical power transmission lines. It is 10 feet in width and lies 5 feet on either side of the line between parcels 2 and 3 as shown on sheet 1 of this plat. The easement extends from the East line of the Royer Addition to the West line of the culdesac as shown on sheet 1 of this Plat.

Karlene J. Bronson  
Karlene J. Bronson

On this 30<sup>th</sup> Day of December, 2004, the above named individual appeared personally before me and is known to me to be the identical individual who executed the plat dedication and acknowledged that he did so freely and voluntarily.

Before me: Linda Gayle Hattiga

Printed Name: Linda Gayle Hattiga  
Notary Public for Oregon

Commission number: 352418

My commission expires: 12-05-2005

CONSENT TO PARTITION

Consent to this partition by the mortgage holder, OREGON HOUSING AND COMMUNITY SERVICES DEPARTMENT, STATE OF OREGON, is recorded in the records of Umatilla County, Oregon in the microfilm reel identified below.

Umatilla County Instrument No. 2004-4740521

Microfilm Reel 474 Page 521 Date 12-23-04

PARTITION PLAT

No. 2004 - 36

LEGAL DESCRIPTION

A parcel of land in the Southwest quarter of the Southeast quarter of Section 9, Township 1 South, Range 32 East, Willamette Meridian, Umatilla County, Oregon, being more particularly described as follows:

Parcel 1 of Partition Plat No. 2002 - 08 recorded March 6th, 2002 as document No. 2002-4070615 of the records of Umatilla County, Oregon.

Subject to: The rights of the public in County Rd. 1150 (Stewart Creek Rd.).

Together with: The utilities easement including the terms and provisions thereof recorded in Microfilm Reel 383 at Page 041, recorded February 14, 2001 in the deed records of Umatilla County, Oregon.

Also together with: Easements No. 1 and No. 2 including the terms and provisions thereof as shown on Umatilla County Partition Plat 2002-08.

NARRATIVE OF SURVEY

This survey was performed at the request of Karlene Bronson. The purpose of the survey was to partition the land as shown into three parcels. The exterior boundary of the tract was established under prior surveys as shown on Partition Plat No. 2002-08. The exterior monuments shown were found and verified for this survey. The survey was performed using a Trimble RTK GPS system using R7 & R8 receivers.

OFFICE OF COUNTY RECORDS

STATE OF OREGON,  
COUNTY OF UMATILLA }  
I certify that this instrument was received and recorded  
ON December 30, 2004  
at 12:00 o'clock Pm., in the record of  
PLATS of said County.  
YEAR NUMBER  
2004 36

OFFICE OF COUNTY RECORDS

By: JEAN HEMPHILL...Records Officer

Fees \$ 50.00 No. 2004-4750013

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

Stephen K. Haddock

OREGON  
JULY 9, 2001  
STEPHEN K. HADDOCK  
56295LS

RENEWS 6-30-03

Stephen K. Haddock

This is a true and exact copy.

SURVEY FOR

Karlene Bronson  
P.O. Box 53  
Pilot Rock, OR 97868

SW 1/4, SE 1/4, S9, T1S, R32E, W.M.

PROJECT No. 2004 - 13 Sheet 2 of 2

MONUMENTS SET: December 28, 2004

WITNESS TREE SURVEYING

Stephen K. Haddock, PLS  
P.O. Box G  
Pilot Rock, Oregon 97868  
(541) 443-2922

RECEIVED BY

Umatilla County Surveyor

Date 1-05

Rec'd by KK

No. 05-005-B