

ON June 20, 1995

at 2:45 a.m. at P.M. in the record
of Partition Plat of said County in
Book Page
1995 19

1 of 2
THOMAS L. GROAT
County Clerk

By /s/ Jolene Meadows Deputy
Fees \$ 15.00 No. 95-207386

**PARTITION PLAT OF LANDS OWNED BY
UMATILLA ELECTRIC COOPERATIVE ASSOCIATION**
750 N. ELM STREET, HERMISTON, OREGON 97108,
LOCATED IN THE SE1/4 NE1/4 SE1/4 OF SECTION 3,
TOWNSHIP 4 NORTH, RANGE 28 EAST, MM., UMATILLA COUNTY, OREGON,
FEBRUARY, 1945

OWNER, ROBERT H. &
VICTORIA L. SWIFT
R244, P254, DEED RECORDS.

HELD FOR WEST R-O-N LINE
OF HIGHWAY NO. 348, AND A
POINT ON NORTH LINE OF
SE1/4 NE1/4 SE1/4, SEC. 3.

OWNER, MRS. G. M. CLANNAMAN,
R22, P180, DEED RECORDS.

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R22, P180, DEED RECORDS.

FD. 1" O.D. PIPE EMBEDDED IN CONCRETE AT
FENCE CORNER, ORIGIN UNKNOWN BEARS
N 01°14'51" E 616.21'
N 01°14'51" E 616.21'
5 04°44'52" E 616.21'

NORTH LINE OF SE1/4 NE1/4 SE1/4, SEC. 3.

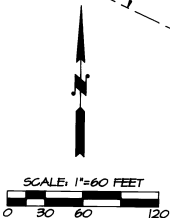
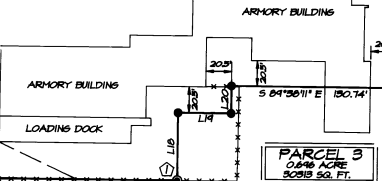
WEST LINE OF SE1/4 NE1/4 SE1/4, SEC. 3.

- RECORD EASEMENTS AFFRUITANT TO PARTITIONED LANDS:**
- HERMISTON IRRIGATION CANAL EASEMENT (SHOWN).
 - SEWER EASEMENT TO CITY OF HERMISTON DESCRIBED IN R22, P180, DEED RECORDS. (SHOWN-DESCRIPTION APPEARS DEFECTIVE).
 - ELECTRIC TRANSMISSION AND DISTRIBUTION LINE EASEMENT GRANTED TO UMATILLA ELECTRIC COOPERATIVE ASSOCIATION BY HERMISTON IRRIGATION DISTRICT, RECORDED B22, P180, DEED RECORDS, (BLANKET EASEMENT).
 - ELECTRIC TRANSMISSION AND DISTRIBUTION LINE EASEMENT GRANTED TO UMATILLA ELECTRIC COOPERATIVE ASSOCIATION BY ENOS & BELLA MARTIN RECORDED B22, P180, DEED RECORDS, (BLANKET EASEMENT).

PARCEL 2
4.229 ACRES
1824.0 SQ. FT.

PARCEL 1
2024.50 SQ. FT.

PARCEL 3
0.646 ACRE
2828.2 SQ. FT.



FOUND MONUMENT NOTES

- FOUND 1/2" IRON PIN FROM SURVEY NO. 89-209-AX.
- FOUND 3/8" IRON PIN FROM SURVEY NO. G-500-AX, (1944).
- FOUND 3/8" IRON PIN IN PLASTIC CAP FROM SURVEY NO. 90-48-B.
- FOUND 3/8" IRON PIN FROM SURVEY NO. C-6-C.

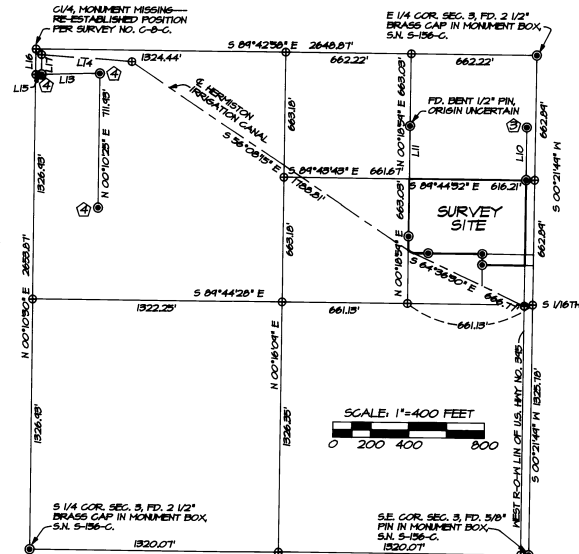
NOTE:
RECORD DESCRIPTION FOR PARTITIONED LANDS WAS CONTAINED
IN A PRELIMINARY TITLE REPORT ISSUED BY PIONEER TITLE
COMPANY, 126 S.E. COURT AVENUE, PENDELTON, OREGON,
DATED MAY 5, 1994, REPORT NO. 33002.

I CERTIFY THIS IS AN EXACT COPY OF
PARTITION PLAT NO.
Will R. Wells
WILLIAM R. WELLS, PLS

PARTITION PLAT NO. 1995-19
SHEET 1 OF 2.

LEGEND

- - SET 5/8" BY 30" IRON PIN WITH 1 1/2" YELLOW PLASTIC CAP MARKED "ORPLS 1108 MAPLS 17572".
- ⊙ - CALCULATED POINT ONLY, NOT SET OR FOUND.
- ⊙ - MONUMENT FOUND AS NOTED.
- (XXX) - RECORD DIMENSION, SURVEY NO. 89-209-AX.
- (XXXI) - RECORD DIMENSION, SURVEY NO. 90-48-B.
- (XXXII) - RECORD DIMENSION FROM PRELIMINARY TITLE REPORT DESCRIPTION.
- - EXISTING FENCE.
- ⊙ - SEE ACCOMPANYING NOTE.
- S.N. - INDICATES SURVEY NUMBER.



LINE TABLE

NO.	BEARING	DISTANCE
L1	N 89°38'11" W	44.81'
L2	S 00°18'04" E	59.91'
L3	N 00°18'21" E	59.91'
L4	N 64°38'30" W	15.53'
L5	N 56°08'15" E	15.41'
L6	N 00°18'58" E	75.44'
L7	S 00°13'37" W	74.46'
L8	S 89°32'34" E	45.46'
L9	S 89°38'11" E	44.71'
L10	N 00°13'34" E	279.93'
L11	N 00°11'57" E	280.82'
L12	N 89°45'58" W	42.14'
L13	S 89°31'37" W	310.02'
L14	S 88°03'40" E	478.52'
L15	S 88°31'37" W	30.01'
L16	N 00°10'30" E	134.20'
L17	N 00°10'30" E	104.20'
L18	N 00°18'04" E	53.66'
L19	S 89°38'11" E	42.12'
L20	N 00°21'48" E	51.78'
L21	N 00°21'48" E	14.67'
L22	S 89°38'11" E	52.19'

CONTROL DIAGRAM
SE1/4 SECTION 3, T4N, R28E, W.M.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Will R. Wells
OREGON
JULY 22, 1877
WILLIAM R. WELLS
1105
RENEWS 6/30/96

WILLIAM R. WELLS, PLS
357 N.E. HWY. 11
P.O. BOX 1696
PENDLETON, OR 97801
PHONE: (503) 276-6362
DATE: 2/22/95 DR. BY: WRW
CK. BY: WRW NO: 95-282

PROJECT:
UMATILLA ELECTRIC
COOPERATIVE ASSOCIATION
PARTITION PLAT
LOCATED IN THE SE1/4 OF
SECTION 3, T4N, R28E, W.M.,
CITY OF HERMISTON,
UMATILLA COUNTY, OREGON

PARTITION PLAT OF LANDS OWNED BY
 UMATILLA ELECTRIC COOPERATIVE ASSOCIATION
 750 W. ELM STREET, HERMISTON, OREGON 97838.
 LOCATED IN THE SE 1/4 NE 1/4 SE 1/4 OF SECTION 3,
 TOWNSHIP 4 NORTH, RANGE 28 EAST, N.M., UMATILLA COUNTY, OREGON.
 FEBRUARY, 1995

PARTITION PLAT NO. 1995-19
 SHEET 2 OF 2.

SURVEYOR'S CERTIFICATE

I, WILLIAM R. WELLS, HAVE CORRECTLY SHOWN PARCELS 1, 2 AND 3 OF THIS PARTITION PLAT IN ACCORDANCE WITH ORS CHAPTER 92, AS REVISED, AND THE HERMISTON CITY ORDINANCE. PARCEL BOUNDARIES ARE MONUMENTED AS SHOWN.

DESCRIPTION OF PARTITIONED LANDS:

A PARCEL OF LAND LOCATED IN THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 3, TOWNSHIP 4 NORTH, RANGE 28 EAST, N.M., UMATILLA COUNTY, OREGON, DESCRIBED AS FOLLOWS:

COMMENCING AT THE EAST ONE-QUARTER CORNER OF SECTION 3; THENCE SOUTH 00°21'44" WEST ALONG THE EAST LINE OF SECTION 3 A DISTANCE OF 1056.45 FEET; THENCE NORTH 84°30'11" WEST, PERPENDICULAR TO THE EAST LINE OF SECTION 3 A DISTANCE OF 44.81 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF THE UMATILLA DAM - HERMISTON SECTION OF THE OLD OREGON TRAIL HIGHWAY NO. 395, THE INITIAL POINT FOR THIS DESCRIPTION; THENCE SOUTH 00°16'04" WEST ALONG THE SAID WESTERLY RIGHT-OF-WAY LINE A DISTANCE OF 54.91 FEET; THENCE NORTH 84°30'11" WEST, PERPENDICULAR TO THE THE EAST LINE OF SECTION 3 A DISTANCE OF 225.11 FEET; THENCE NORTH 00°16'21" EAST A DISTANCE OF 54.91 FEET TO THE SOUTHEAST CORNER OF THAT TRACT OF LAND CONVEYED TO UMATILLA ELECTRIC COOPERATIVE ASSOCIATION, BY DEED RECORDED IN BOOK 314, PAGE 24, DEED RECORDS; THENCE NORTH 84°30'25" WEST A DISTANCE OF 364.52 FEET TO THE CENTERLINE OF THE HERMISTON IRRIGATION CANAL; THENCE NORTH 64°36'30" WEST ALONG THE CENTERLINE OF THE HERMISTON IRRIGATION CANAL A DISTANCE OF 15.53 FEET; THENCE NORTH 56°08'15" WEST, CONTINUING ALONG THE CENTERLINE OF THE HERMISTON IRRIGATION CANAL A DISTANCE OF 15.41 FEET TO THE WEST LINE OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 3; THENCE NORTH 00°18'54" EAST, ALONG THE WEST LINE OF THAT TRACT OF LAND CONVEYED TO UMATILLA ELECTRIC COOPERATIVE ASSOCIATION, BY DEED RECORDED IN BOOK 314, PAGE 24, BOOK 193, PAGE 197 AND BOOK 287, PAGE 495, DEED RECORDS, A DISTANCE OF 371.45 FEET TO THE NORTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 3; THENCE SOUTH 89°44'43" EAST ALONG THE NORTH LINE OF SAID SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER A DISTANCE OF 616.21 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF THE UMATILLA DAM - HERMISTON SECTION OF THE OLD OREGON TRAIL HIGHWAY NO. 395; THENCE SOUTH 00°16'04" WEST ALONG SAID WESTERLY RIGHT-OF-WAY LINE A DISTANCE OF 343.64 FEET TO THE INITIAL POINT.

SUBJECT TO ANY AND ALL WATER RIGHTS OF WAY, ROADS, DITCHES, CANALS AND HIGHWAYS.

Will. R. Wells
 WILLIAM R. WELLS, PLS
 OREGON LICENSE NO. 1106
 P.O. BOX 1696
 PENDLETON, OREGON 97801
 PHONE: (503) 276-6362



OWNER'S DECLARATION

UMATILLA ELECTRIC COOPERATIVE ASSOCIATION, AN OREGON CORPORATION, DOES HEREBY ACKNOWLEDGE IT HAS CAUSED THIS PARTITION PLAT TO BE PREPARED AND THIS LAND PARTITIONED IN ACCORDANCE WITH ORS CHAPTER 92, AS REVISED AND THE HERMISTON CITY ORDINANCE.

UMATILLA ELECTRIC COOPERATIVE ASSOCIATION:

Errol Paris PRESIDENT
Greg J. Shink SECRETARY

ON THIS 27 DAY OF April, 1995, PERSONALLY APPEARED THE ABOVE PRESIDENT AND SECRETARY OF THE UMATILLA ELECTRIC COOPERATIVE ASSOCIATION, AND EACH BEING DULY SWORN, DID SAY THAT THEY ARE THE PRESIDENT AND SECRETARY OF THE UMATILLA ELECTRIC COOPERATIVE ASSOCIATION, AN OREGON CORPORATION, AND THIS INSTRUMENT WAS SIGNED ON BEHALF OF SAID CORPORATION BY AUTHORITY OF ITS BOARD OF DIRECTORS.

NOTARY PUBLIC FOR OREGON Geri R. Dickmeier
 MY COMMISSION EXPIRES June 20, 1997



WATER RIGHTS STATEMENT:
 PARCELS ARE WITHIN THE BOUNDARIES OF THE HERMISTON IRRIGATION DISTRICT. THE DISTRICT MANAGES A WATER RIGHT DECREE HELD BY THE UNITED STATES OF AMERICA.

CONSENT TO PARTITION

THE UNITED STATES OF AMERICA, ACTING THROUGH THE RURAL ELECTRIFICATION ADMINISTRATION, MORTGAGE HOLDER, HEREBY CONSENTS TO THIS PARTITION PLAT.

BY: _____ TITLE _____

APPROVALS

HERMISTON CITY PLANNING DEPARTMENT

APPROVED THIS 14th DAY OF JUNE, 1995.

Demond W. Cooper Chairman
 BY _____ TITLE _____
Quintina M. Cullough SECRETARY
 BY _____ TITLE _____

UMATILLA COUNTY SURVEYOR

APPROVED THIS 31 DAY OF May, 1995.

David H. Kline
 CITY SURVEYOR

COUNTY TAX COLLECTOR

TAXES ARE CURRENT, THIS 20th DAY OF June, 1995.

Phonda I. Schmitt Deputy
 COUNTY TAX COLLECTOR

NARRATIVE OF SURVEY

THIS SURVEY WAS MADE ON LANDS OWNED BY UMATILLA ELECTRIC COOPERATIVE ASSOCIATION TO PARTITION A 5.87 ACRE, MORE OR LESS, TRACT INTO THREE PARCELS.

CONTROLLING MONUMENTS ARE SHOWN OR NOTED. THE LOCATION OF THE CENTERLINE OF THE HERMISTON IRRIGATION CANAL IS SHOWN BASED ON SURVEY NO. C-8-C, MADE IN 1965 FOR THE HERMISTON DEVELOPMENT CORPORATION, BY LELAND H. ASCHER. THE MONUMENT FOR THE CENTER 1/4 CORNER OF SECTION 3 WAS NOT FOUND AND WAS CALCULATED BASED ON TIES SHOWN ON SURVEY NO. C-8-C. BEARINGS FOR THIS SURVEY ARE BASED ON THE LINE BETWEEN THE SOUTHEAST CORNER AND EAST 1/4 CORNER OF SECTION 3 BEING NORTH 00°21'44" EAST.

THE SURVEY WAS MADE WITH A 2 PERSON CREW USING A LEITZ SET 3B 1 SECOND TOTAL STATION. THE SURVEY WAS MADE BY A COMBINATION OF CLOSED AND OPEN FIELD TRAVERSE WITH RADIAL TIES, WITH ANGLES AND DISTANCES DOUBLED WHEN TYING CONTROLLING CORNERS OR SETTING NEW MONUMENTS.

STATE OF OREGON, } ss
 COUNTY OF UMATILLA, }
 I, Thomas L. Groat, County Clerk, certify that
 this instrument was received and recorded
 ON June 20, 1995
 at 2:45 o'clock P.M. in the record
 of Partition Plats of said County in
 Book Page
 1995 19
 2 of 2
 THOMAS L. GROAT
 County Clerk
 By /s/ Jolene Meadows Deputy
 Fees \$ 15.00 No 95-207386

I CERTIFY THIS IS AN EXACT COPY OF
 PARTITION PLAT NO. 1995-19
Will. R. Wells
 WILLIAM R. WELLS, PLS

WILLIAM R. WELLS, PLS 357 N.E. HWY. 11 P.O. BOX 1696 PENDLETON, OR 97801 PHONE: (503) 276-6362		PROJECT: UMATILLA ELECTRIC COOPERATIVE ASSOCIATION PARTITION PLAT	
DATE: 2/21/95	DR. BY: WRW	LOCATED IN THE SE 1/4 OF SECTION 3, T4N, R28E, N.M., CITY OF HERMISTON, UMATILLA COUNTY, OREGON	
CK. BY: WRW	NO: 95-282		

VZMPART2