

1995-40

WATER RIGHTS STATEMENT

CERTIFICATE OF WATER RIGHT NO. 14654 AND NO. 1014 ARE APPURTENANT TO CERTAIN LANDS IN THE SE 1/4 NW 1/4 SECTION 24, TOWNSHIP 6 NORTH, RANGE 35 EAST, W.M.

LEGEND

- SET 5/8" BY 30" IRON PIN WITH 1/2" YELLOW PLASTIC CAP MARKED "OR PLS 1106 WA PLS 17372".
- FOUND 5/8" IRON PIN MONUMENT FROM "REPLAT OF A PORTION OF LOTS 27 & 28 OF GRANDVIEW ORCHARD TRACT" RECORDED IN BOOK 13, PAGE 13, UMATILLA COUNTY PLAT RECORDS.
- FOUND MONUMENT AS NOTED.

NOTE: MEASUREMENTS SHOWN ON THIS PARTITION PLAT ARE IDENTICAL WITH THOSE OF RECORD SHOWN ON "REPLAT OF A PORTION OF LOTS 27 & 28 OF GRANDVIEW ORCHARD TRACT" RECORDED IN BOOK 13, PAGE 13, UMATILLA COUNTY PLAT RECORDS.

BASIS OF BEARINGS: LINE BETWEEN MONUMENTS AT THE CENTER 1/4 CORNER OF SECTION 24 AND THE REFERENCE MONUMENT N 89°31'38" E 112.00' FROM SOUTHWEST CORNER OF "REPLAT OF A PORTION OF LOTS 27 & 28, GRANDVIEW ORCHARD TRACT".

SURVEYORS' CERTIFICATE & NARRATIVE

I HEREBY CERTIFY THAT I HAVE CORRECTLY SHOWN PARCELS 1, 2 AND 3 OF THIS MINOR PARTITION PLAT IN ACCORDANCE WITH ORS CHAPTER 92, AS REVISED AND THE UMATILLA COUNTY DEVELOPMENT ORDINANCE.

THE BOUNDARIES OF PARCELS 2 AND 3 WERE MONUMENTED AS SHOWN. THE REMAINDER OF THE BOUNDARY OF PARCEL 1 HAD BEEN MONUMENTED DURING THE "REPLAT OF A PORTION OF LOTS 27 & 28 OF GRANDVIEW ORCHARD TRACT".

THE PARTITION SURVEY WAS MADE AT THE REQUEST OF LARRY B. MOORE AND CYNTHIA L. MOORE. THIS SURVEY WAS MADE WITH A 2 PERSON CREW USING A LIETZ SET 3B AUTOMATIC ONE SECOND TOTAL STATION BY A COMBINATION OF RADIAL TIES AND CLOSED TRAVERSE. MONUMENTS WERE ESTABLISHED BY RADIAL METHODS AND VERIFIED BY SEPARATE OBSERVATIONS.

REAL PROPERTY DESCRIPTION OF PARTITIONED LANDS:

"PARCEL 2, REPLAT OF A PORTION OF LOTS 27 & 28, GRANDVIEW ORCHARD TRACT", LOCATED IN THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 6 NORTH, RANGE 35 EAST, WILLAMETTE MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED IN BOOK 13, PAGE 13, UMATILLA COUNTY PLAT RECORDS AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER 1/4 CORNER OF SECTION 24, TOWNSHIP 6 NORTH, RANGE 35 EAST, W.M., UMATILLA COUNTY, OREGON; THENCE SOUTH 89°31'38" WEST ALONG EAST-WEST CENTERLINE OF SECTION 24 A DISTANCE OF 30.00 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL 2 AND THE "INITIAL POINT" FOR THIS DESCRIPTION; THENCE SOUTH 89°31'38" WEST ALONG THE SOUTH LINE OF PARCEL 2 A DISTANCE OF 815.00 FEET TO THE SOUTHWEST CORNER THEREOF; THENCE NORTH 00°11'27" EAST ALONG THE WEST LINE OF SAID PARCEL 2 A DISTANCE OF 542.84 FEET TO THE NORTHWEST CORNER THEREOF; THENCE NORTH 89°33'58" EAST ALONG THE NORTH LINE OF SAID PARCEL 2 A DISTANCE OF 815.00 FEET TO THE NORTHEAST CORNER OF SAID PARCEL 2 AND A POINT ON THE WEST RIGHT-OF-WAY LINE OF TUM A LUM ROAD; THENCE SOUTH 00°11'29" WEST ALONG THE EAST LINE OF SAID PARCEL 2 AND THE WEST RIGHT-OF-WAY LINE OF TUM A LUM ROAD A DISTANCE OF 542.29 FEET TO THE "INITIAL POINT".

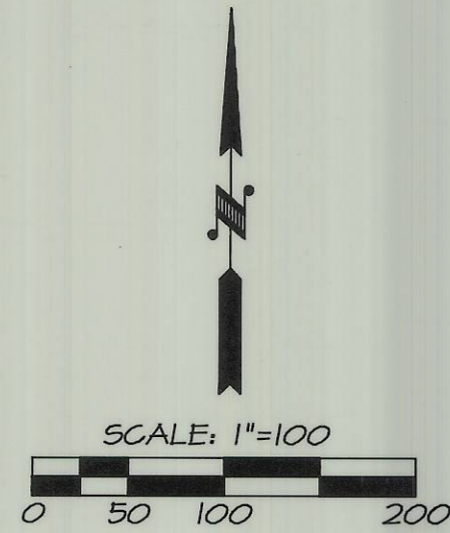
William R. Wells
WILLIAM R. WELLS, PLS NO. 1106

REGISTERED PROFESSIONAL LAND SURVEYOR

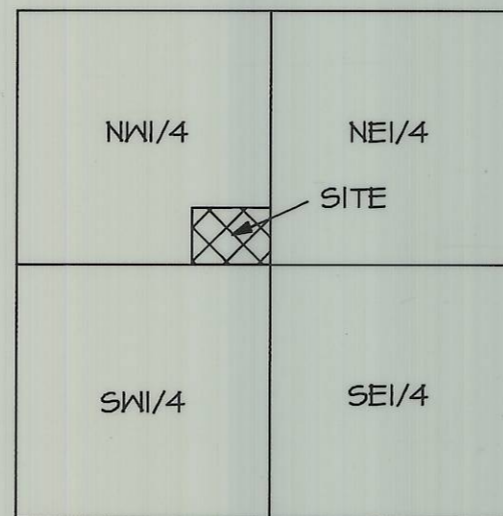
OREGON JULY 22, 1977 WILLIAM R. WELLS 1106 RENEWS 6/30/96

PARTITION PLAT FOR LARRY B. MOORE AND CYNTHIA L. MOORE

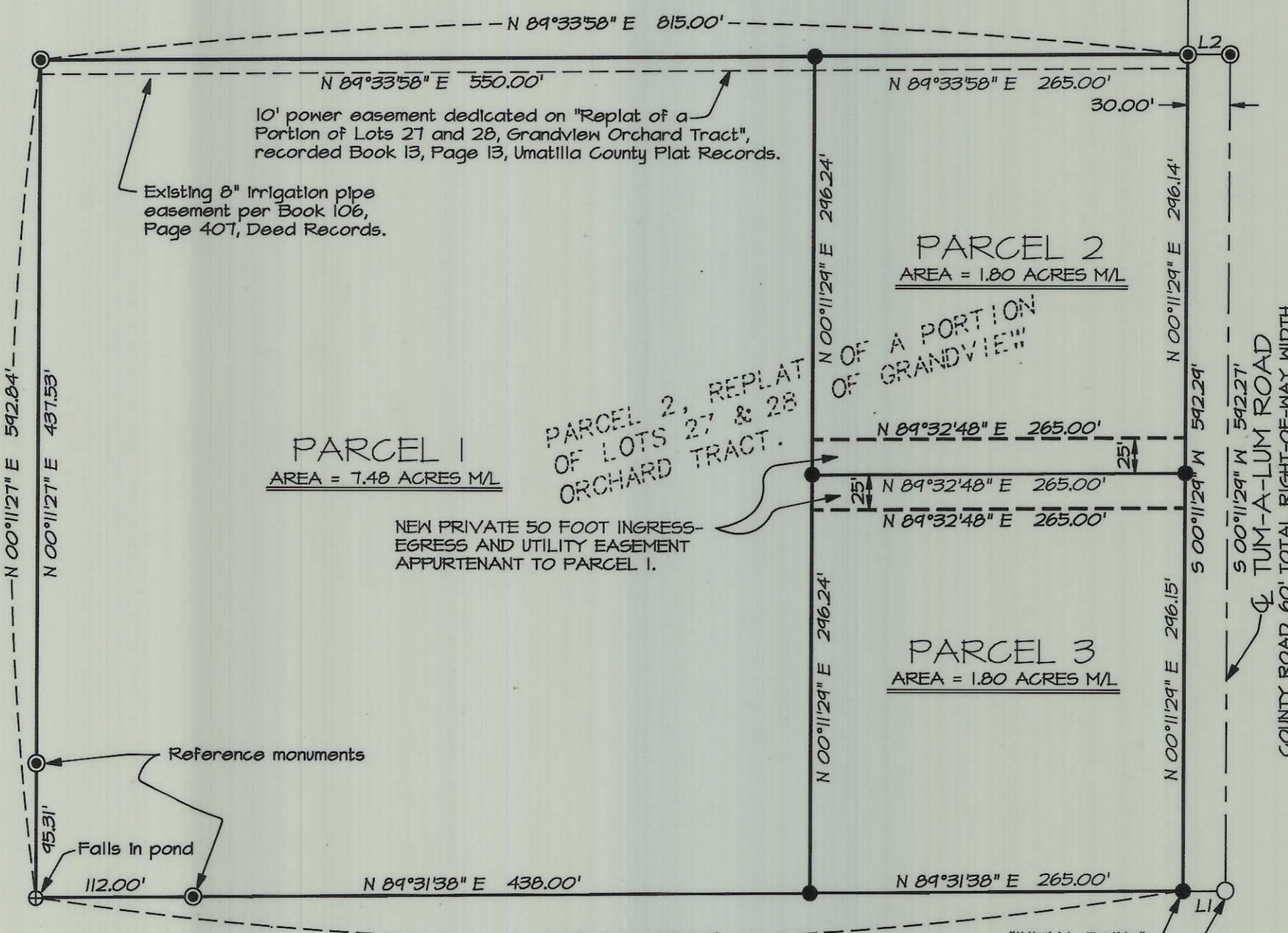
A PARTITION OF PARCEL 2, "REPLAT OF A PORTION OF LOTS 27 & 28, GRANDVIEW ORCHARD TRACT", LOCATED IN THE NORTHWEST 1/4, SECTION 24, TOWNSHIP 6 NORTH, RANGE 35 EAST, W.M., UMATILLA COUNTY, OREGON. JULY 1995



LINE TABLE with columns: NO., BEARING, DISTANCE. L1 S 89°31'38" W 30.00', L2 N 89°33'58" E 30.00'



LOCATION DIAGRAM SECTION 24, T6N., R35E., W.M.



APPROVALS

UMATILLA COUNTY PLANNING DIRECTOR: APPROVED THIS 21 DAY OF December, 1995.
UMATILLA COUNTY SURVEYOR: APPROVED THIS 28 DAY OF November, 1995.
UMATILLA COUNTY TAX COLLECTOR: TAXES ARE CURRENT THIS 11th DAY OF December, 1995.

PARTITION PLAT NO. 1995-40

OWNER'S DECLARATION

IRENE FAYE BROOKS, DONALD M. MEENGS, AND RAYMOND S. MEENGS, OWNERS, AND LARRY B. MOORE AND CYNTHIA L. MOORE, CONTRACT PURCHASERS, DO HEREBY ACKNOWLEDGE THEY HAVE CAUSED THIS PARTITION PLAT TO BE PREPARED AND THIS LAND PARTITIONED IN ACCORDANCE WITH ORS CHAPTER 92, AS REVISED, AND THE UMATILLA COUNTY DEVELOPMENT ORDINANCE.

PRIVATE INGRESS-EGRESS & UTILITY EASEMENT DESIGNATION

WE HEREBY DESIGNATE, FOR THE USE AND BENEFIT OF THE OWNERS OF PARCEL 1, THEIR HEIRS, SUCCESSORS AND ASSIGNS, THE NEW 50 FOOT PRIVATE INGRESS-EGRESS AND UTILITY EASEMENT IDENTIFIED ON THIS PLAT.

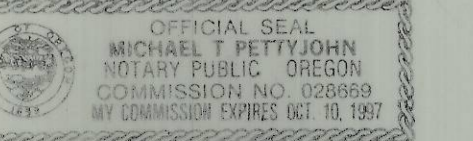
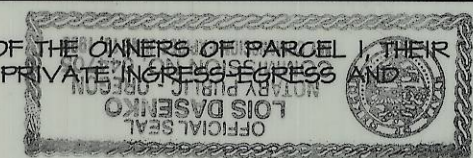
Signature: Irene Faye Brooks
IRENE FAYE BROOKS
SUBSCRIBED AND SWORN BEFORE ME THIS 22 DAY OF November 1995.
NOTARY PUBLIC FOR OREGON: Lois Peterson

Signature: Donald M. Meengs
DONALD M. MEENGS
SUBSCRIBED AND SWORN BEFORE ME THIS 10th DAY OF NOVEMBER 1995.
NOTARY PUBLIC FOR OREGON: Lois Peterson

Signature: Raymond S. Meengs
RAYMOND S. MEENGS
SUBSCRIBED AND SWORN BEFORE ME THIS 15 DAY OF November 1995.
NOTARY PUBLIC FOR OREGON: Sandra Garrison-Reiser

Signature: Larry B. Moore
LARRY B. MOORE (CONTRACT PURCHASER)
Signature: Cynthia L. Moore
CYNTHIA L. MOORE (CONTRACT PURCHASER)

SUBSCRIBED AND SWORN BEFORE ME THIS 27th DAY OF October 1995.
NOTARY PUBLIC FOR OREGON: Michael J. Pettyjohn



STATE OF OREGON, COUNTY OF UMATILLA } ss
I certify that this instrument was received and recorded ON 12-22-1995 at 9:01 o'clock a.m. in the record of Partition Plats of said County on BOOK 1995 PAGE 40
OFFICE OF COUNTY RECORDS
By: Steve Churchill, Records Officer 25.00 95-213567
Fees \$..... No. 95-213567

WILLIAM R. WELLS, PLS 357 N.E. HWY. 11 P.O. BOX 1696 PENDLETON, OR 97801 PHONE: (503) 276-6362
DATE: 7-11-95 DR. BY: DMT
OR. BY: WLH NO: 45-305

PROJECT: MINOR PARTITION FOR: LARRY B. MOORE & CYNTHIA L. MOORE
LOCATED IN THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 6 NORTH, RANGE 35 EAST, W.M., UMATILLA COUNTY, OREGON.

Date: 07-49-B