

1999-64 172

SECTION 2, T. 4 N., R. 33 E., W. M.  
PARTITION PLAT 1999-64

SHEET 1 OF 2

Burlington - Northern  
Railroad Abandonment

DESCRIPTION

A parcel of land located in Section 2, T.4N., R.33E., W.M., Umatilla County, Oregon, further described as follows:  
Commencing at the one quarter corner common to Sections 2 and 11 in Township 4 North, Range 33 East, Willamette Meridian, thence along the line between Sections 2 and 11 to a 1/2" iron rod monumenting the intersection of Solar and Columbia Streets, S89°34'00"W, 270.02 feet; thence continuing along said line to a 5/8" iron rebar monumenting the intersection of Cleveland and Columbia Streets, S89°34'00"W, 260.01 feet; thence continuing along said line to the true point of beginning, a point at the southeast corner of the former Burlington Northern Railroad depot grounds, S89°34'00"W, 1263.58 feet;  
Thence, along the southeasterly line of said depot grounds, on the arc of a curve left having a radius of 2492.01 feet, a central angle of 6°14'06", a length of 271.18 feet, and a long chord bearing N55°10'59"E, 271.05 feet; thence continuing along said south depot line on the arc of a curve left having a radius of 2492.01 feet, a central angle of 34°35'21", a length of 1504.42 feet, and a long chord bearing N34°46'15"E, 1481.67 feet to the northeast corner of said depot ground; thence along the northeasterly line of said depot grounds N72°31'25"W, 128.10 feet; thence leaving said line, S0°34'51"E, 76.92 feet along the westerly right of way line of county road 875; thence leaving said line N76°51'26"W, 175.78 feet; thence to the northwesterly line of said depot ground, N85°39'27"W, 213.73 feet; thence S29°08'31"W, 168.81 feet; thence along said depot ground line on the arc of a curve right having a radius of 1992.01 feet, a central angle of 4°50'58", a length of 168.60 feet, and a long chord bearing S29°08'31"W, 168.55 feet; thence continuing along said line on the arc of a curve right having a radius of 1992.01 feet, a central angle of 15°34'02", a length of 578.00 feet and a long chord bearing S39°12'51"01"W, 573.99 feet; thence leaving said northwesterly depot ground line, S41°51'58"E, 300.00 feet on a radial line to the centerline of said depot ground; thence along said centerline on the arc of a curve right having a radius of 2292.01 feet, a length of 157.28 feet and a long chord bearing S50°05'59"W, 157.25 feet; thence continuing along said centerline on the arc of a curve right having a radius of 2292.01 feet, a central angle of 10°54'57", a length of 436.56 feet and a long chord bearing S57°31'19"W, 435.90 feet; thence to the line between said Sections 2 and 11 and the southerly line of said depot ground S62°58'43"W, 179.77 feet; thence along said line to the true point of beginning, N84°34'00"E, 428.31 feet;

Except the following described parcel:  
Beginning at the true point of beginning for the above described parcel; thence along the boundary points of the foregoing described parcel by the following described courses and distances: S89°34'00"W, 428.31 feet; N62°58'43"E, 179.77 feet; N57°31'19"E, 435.90 feet; N50°05'59"E, 157.25 feet; N39°51'01"E, 573.99 feet; S58°26'00"E, 236.41 feet; S3°24'03"W, 123.89 feet to the point of beginning; Thence along a curve right having a radius of 2289.51 feet, a central angle of 5°12'16", a length of 207.97 feet and a long chord bearing S36°34'11"W, 207.90 feet to a point on the west line of the West Half of the Southeast Quarter of the Southwest Quarter of said section 2; thence continuing on the arc of a curve right having a radius of 2289.51 feet to the centerline of Greasewood Creek; thence along said centerline to points with the following chords and distances, N32°20'57"E, 100.99 feet; N11°30'53"E, 88.01'; N24°16'09"E, 83.25 feet; and N30°32'07"W, 67.78 feet to the point of beginning for this excepted parcel, containing 0.60 acres.  
The gross acreage of this parcel is 15.64 acres and the net acreage is 15.04 acres without the included Greasewood Creek exception..

NARRATIVE

This survey was performed at the request of Harry Schuening, Mayor of The City of Helix and Dennis Olsen of Quantum 9. The purpose of the survey was to partition two parcels of the former railroad owned by the City of Helix to Dennis Olsen. The survey is based upon a previous survey for a boundary adjustment between The City of Helix and the Kuper Ranch filed in November of 1999. The survey was performed using a Leica global positioning system.

BASIS OF BEARING

The record bearing between the monuments at the intersections of Columbia with Solar and Cleveland Streets was given as N89°34'E by both Umatilla County Surveys G-1132-B and R-175-B. This was used as the basis of bearing.

ROAD EASEMENT TABLE:

Curve/Line	Delta Angle	Radius	Length	Long Chord Length	Bearing
E1			90.98'	90.87'	S86°42'20"W
EC1	35°15'49"	150.00'	92.32'	90.87'	S69°04'26"W
E2			250.81'		S51°26'31"W
EC2	15°44'19"	360.00'	98.89'	98.58'	S43°34'21"W
E3			54.10'		S35°42'12"W
E4			159.40'		N45°15'35"W
E5			216.99'		S35°42'12"W
EC3	10°14'37"	1000.00'	178.78'	178.55'	S40°49'31"W
E6			99.91'		S45°56'49"W
EC4	11°13'50"	120.00'	23.52'	23.48'	S51°33'44"W
E7			99.53'		S57°10'34"W

PARCEL 3  
2.01 acres

PARCEL 1  
9.17 acres

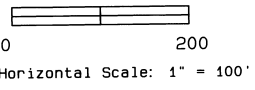
PARCEL 2  
3.85 acres

EXISTING  
City Water Main Easement  
16 feet in width  
S44°23'36"E, 176.96'  
Book 235, Page 138.

NEW  
Road and Utility easements, 40 feet in width, 20' each side of centerline

LEGEND

- FOUND 2 1/4" BRASS CAP ON A 1 1/8" x 30" GALVANIZED IRON PIPE. SEE FILED CORNER CERTIFICATE.
- FOUND A 5/8" x 24" IRON REBAR W/ A 1 1/8" RED PLASTIC CAP STAMPED ORLS 852 AND WALS 13922
- SET 5/8" x 24" IRON REBAR WITH A 1 1/8" RED PLASTIC CAP STAMPED ORLS 852 AND WALS 13922.
- FOUND 1/2" IRON BAR SURVEY R-175-B.
- × COMPUTED POINT



OFFICE OF COUNTY RECORDS

STATE OF OREGON, } as  
COUNTY OF UMATILLA }  
I certify that this instrument was received and recorded  
ON December 20, 1999  
at 9:15 o'clock Am., in the record of  
PLATS of said County.  
YEAR NUMBER Slide  
1999 64

OFFICE OF COUNTY RECORDS

By: GEORGIA DUNAWAY Records Officer  
Fees \$ 25.00 No. 1999-3620782

MONUMENTS SET

David L. Haddock, Surveyor and Engineer  
P O Box 1574  
Pendleton, Oregon 97801  
(541) 276-2174

HADDOCK SURVEYING



GPS  
AND  
TOTAL STATION

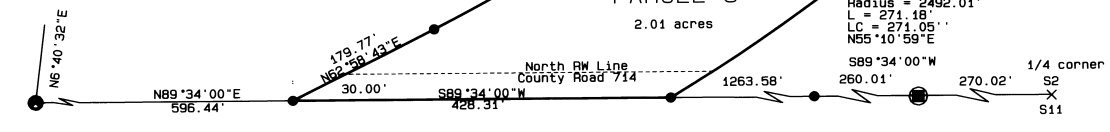
SURVEY FOR  
CITY OF HELIX  
% MR. HARRY SCHUENING  
PO BOX 443  
HELIX, OR 97835  
(541) 457-2521

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

David L. Haddock

OREGON  
JULY 12, 1968  
DAVID L. HADDOCK  
852  
RENEWS 6-30-01

David L. Haddock  
This is a true and exact copy.



1999-64 282

SECTION 2, T. 4 N., R. 33 E., W. M.  
PARTITION PLAT 1999-64

SHEET 2 OF 2

Burlington - Northern  
Railroad Abandonment

APPROVALS

CITY COUNCIL OF HELIX, OREGON

This is to certify that the accompanying plat is approved for filing in the Record of Plats of Umatilla County, Oregon, by the undersigned by it's order.

Dated this 19 day of Dec 1999.

Harry Schuening  
MAYOR

CITY OF HELIX PLANNING DIRECTOR

This plat is approved this 19 day of Dec 1999.

David L. Haddock  
CITY OF HELIX PLANNING DIRECTOR

UMATILLA COUNTY TAX COLLECTOR

Taxes are paid in full this 20 day of Dec 1999.

Rhonda Schultz  
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

WATER RIGHTS

There are no water rights of record on this property.

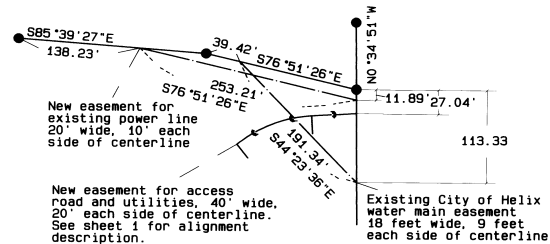
OWNERS DECLARATION

I, James Smith, Councilman of The City of Helix, Oregon, do hereby acknowledge that I have caused this plat to be prepared and this land partitioned in accordance with ORS Chapter 92, as revised. I do also dedicate the exclusive easement for utilities, ingress and egress as shown on the face of this plat.

James Smith  
James Smith, Councilman, City of Helix

On this 19 Day of Dec 1999, the above named individuals appeared personally before me and are known to me to be the identical individuals who executed the plat dedication and acknowledged that they did so freely and voluntarily.

Before me: Richard Dunaway Seal  
Notary Public for Oregon  
My commission expires: Nov 4, 2002



EASEMENT DETAIL

David L. 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 20, 1999  
at 9:15 o'clock Am., in the record of  
PLATS of said County.  
YEAR NUMBER Slide  
1999 64

OFFICE OF COUNTY RECORDS

By: GEORGIA DUNAWAY Records Officer  
Fees \$ 25.00 No. 1999-3620782

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

David L. Haddock  
OREGON  
JULY 12, 1968  
DAVID L. HADDOCK  
852  
RENEWS 6-30-01

PROJECT No.

**SURVEY FOR  
CITY OF HELIX  
% MR. HARRY SCHUENING  
PO BOX 443  
HELIX, OR 97835  
(541) 457-2521**

MONUMENTS SET

David L. Haddock, Surveyor and Engineer  
P.O. Box 1574  
Pendleton, Oregon 97801  
(541) 276-2174

HADDOCK SURVEYING



GPS  
AND  
TOTAL STATION