

2005-11

# PLAT NO 2005-11

## A REPLAT OF PARCEL 1, PARTITION PLAT 2003-24

IN THE SE 1/4 OF SECTION 3, T. 4 N, R. 28 E, WM,  
CITY OF HERMISTON, UMATILLA COUNTY, OREGON

### NOTES

1. THE 50' ACCESS/UTILITY EASEMENT SHOWN ON PARTITION PLAT 2003-24 IS TO BE VACATED AND REPLACED WITH THE ACCESS EASEMENT SHOWN.
2. THE 120' HERMISTON DRAIN DITCH EASEMENT IS TO BE REDUCED TO A 50' WIDE EASEMENT AS SHOWN.
3. THE 20' WIDE SEWER EASEMENT SHOWN ON PARTITION PLAT 2003-24 IS TO BE VACATED AND REPLACED WITH A NEW SEWER EASEMENT AS SHOWN.

### BASIS OF BEARING

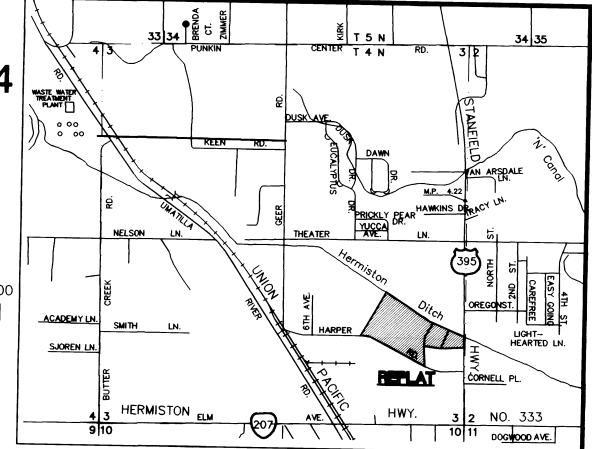
THE BASIS OF BEARING FOR THIS MAP IS N57°40'41"W ON THE SOUTHWESTERLY LINE OF PARCEL #1 PER PARTITION PLAT 2003-24, RECORDED: OCTOBER 29, 2003 IN INSTRUMENT NO. 2003-4510053, OFFICE OF UMATILLA COUNTY RECORDS.

### REFERENCES

1. PARTITION PLAT NO. 2003-24, LS 951
2. PARTITION PLAT NO. 2002-24, LS 951
3. 2001 LS 951 SURVEY FOR ROSS
4. 2000 LS 951 SURVEY FOR CITY OF HERMISTON
5. 1999 LS 951 SURVEY FOR HUMMELL
6. 1976 LS 951 SURVEY FOR STARRETT
7. 1976 SHEA SURVEY FOR SHOCKMAN
8. 1976 STABLER SURVEY FOR NORPPA DEV.
9. PIONEER TITLE COMPANY REPORT ORDER NO. 75676

### LEGEND

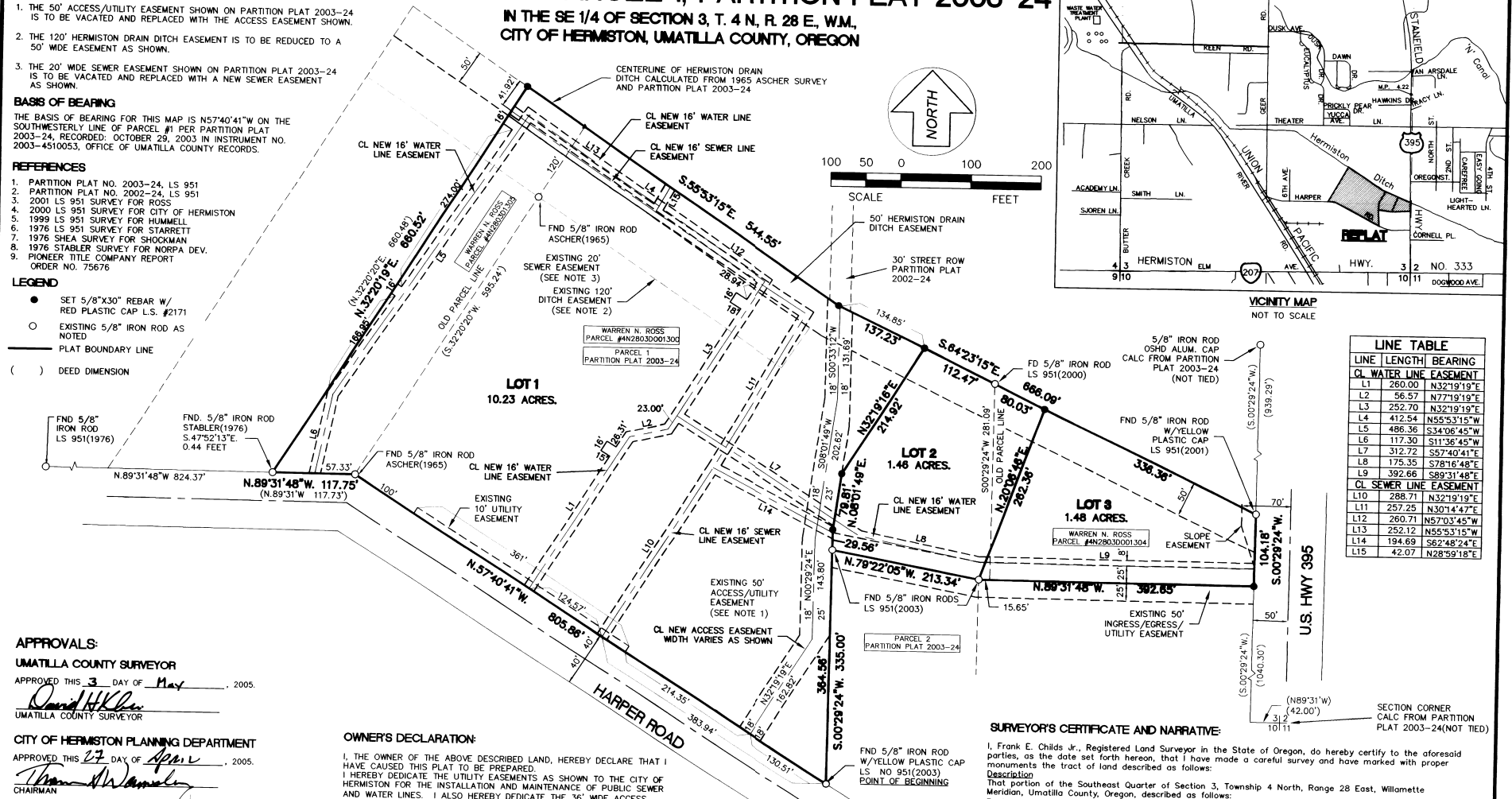
- SET 5/8"x30" REBAR W/ RED PLASTIC CAP L.S. #2171
- EXISTING 5/8" IRON ROD AS NOTED
- PLAT BOUNDARY LINE
- ( ) DEED DIMENSION



VICINITY MAP  
NOT TO SCALE

### LINE TABLE

LINE	LENGTH	BEARING
<b>CL WATER LINE EASEMENT</b>		
L1	260.00	N32°19'19"E
L2	56.57	N77°19'19"E
L3	252.70	N32°19'19"E
L4	412.54	N55°53'15"W
L5	486.36	S34°06'45"W
L6	117.30	S11°36'45"W
L7	312.72	S57°40'41"E
L8	175.35	S78°16'48"E
L9	392.66	S89°31'48"E
<b>CL SEWER LINE EASEMENT</b>		
L10	288.71	N32°19'19"E
L11	257.25	N30°14'47"E
L12	260.71	N57°03'45"W
L13	252.12	N55°53'15"W
L14	194.69	S62°48'24"E
L15	42.07	N28°59'18"E



### APPROVALS:

- UMATILLA COUNTY SURVEYOR**  
APPROVED THIS 3 DAY OF May, 2005.  
*David H. Keller*  
UMATILLA COUNTY SURVEYOR
- CITY OF HERMISTON PLANNING DEPARTMENT**  
APPROVED THIS 27 DAY OF April, 2005.  
*Thomas A. Wamuel*  
CHAIRMAN
- HERMISTON IRRIGATION DISTRICT**  
APPROVED THIS 25 DAY OF April, 2005.  
*Charles Walcott*  
MANAGER
- HERMISTON CITY COUNCIL**  
APPROVED THIS 29 DAY OF April, 2005.  
*Bob Sullivan*  
MAYOR
- UMATILLA COUNTY TAX COLLECTOR**  
TAXES ARE PAID IN FULL.  
APPROVED THIS 3 DAY OF May, 2005.  
*Donna J. Moeller*  
TAX COLLECTOR

**OWNER'S DECLARATION:**  
I, THE OWNER OF THE ABOVE DESCRIBED LAND, HEREBY DECLARE THAT I HAVE CAUSED THIS PLAT TO BE PREPARED.  
I HEREBY DEDICATE THE UTILITY EASEMENTS AS SHOWN TO THE CITY OF HERMISTON FOR THE INSTALLATION AND MAINTENANCE OF PUBLIC SEWER AND WATER LINES. I ALSO HEREBY DEDICATE THE 36' WIDE ACCESS EASEMENT TO THE CITY OF HERMISTON FOR INGRESS AND EGRESS.

*Warren N. Ross*  
WARREN N. ROSS

STATE OF OREGON }  
COUNTY OF UMATILLA } SS.

SUBSCRIBED AND SWORN BEFORE ME ON THIS 29 DAY OF April, 2005.  
*Donna J. Moeller*  
NOTARY PUBLIC FOR THE STATE OF OREGON

*Donna J. Moeller*  
PRINTED NAME

COMMISSION NO. 364727

MY COMMISSION EXPIRES 01-15-07

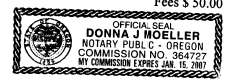
STATE OF OREGON, }  
COUNTY OF UMATILLA }  
I certify that this instrument was received and recorded.

ON May 3, 2005  
at 3:44 o'clock PM, in the record of  
PLATS of said County.  
YEAR NUMBER  
2005 11

**OFFICE OF COUNTY RECORDS**  
By: Jean Hemphill...Records Officer  
Fees \$ 50.00 No. 2005-4810283

**SURVEYOR'S CERTIFICATE AND NARRATIVE:**  
I, Frank E. Childs Jr., Registered Land Surveyor in the State of Oregon, do hereby certify to the aforesaid parties, as the date set forth herein, that I have made a careful survey and have marked with proper monuments the tract of land described as follows:  
Description  
That portion of the Southeast Quarter of Section 3, Township 4 North, Range 28 East, Willamette Meridian, Umatilla County, Oregon, described as follows:  
Beginning at the Southeast corner of Parcel 1 of Partition Plat No. 2003-24 (Instrument No. 2003-4510053) on the North right-of-way line of Harper Road; thence North 57°40'41" West along said right-of-way line, 805.86 feet; thence North 89°31'48" West along said right-of-way line, 117.75 feet; thence North 32°20'19" East, 660.52 feet, to the center line of the Hermiston Drain Ditch; thence South 55°53'15" East, along said center line, 544.55 feet; thence South 64°23'15" East, along said center line, 666.09 feet to the West right-of-way line of U.S. Highway No. 395; thence South 00°29'24" West, along said right-of-way line, 104.18 feet; thence North 89°31'48" West, 392.65 feet, to the Northeast corner of Parcel 2, of said Partition Plat; thence North 79°22'05" West, along the North line of said Parcel 2, 213.34 feet; thence South 00°29'24" West, along the West line of said Parcel 2, 335.00 feet to the Point of Beginning.  
AREA = 13.165 ACRES (573,463 S.F.)

I HEREBY CERTIFY THAT THIS PLAT IS A TRUE AND EXACT COPY OF THE ORIGINAL PLAT.  
*Frank E. Childs, Jr.*  
FRANK E. CHILDS, JR. 4-21-05 DATE



**Taylor Engineering, Inc.**  
Civil Design and Land Planning  
W. 106 Mission Ave.  
Spokane, Washington 99001  
(509) 328-3571 FAX (509) 328-8224

228 South Columbus Avenue, Suite 104  
Goldendale, Washington 98620  
(509) 773-4945 FAX (509) 773-5888

CADD DWG: HERMISTON HD 04460PIA-PLAT-18