

FINAL PLAT  
OVERLOOK RIDGE PHASE 2

PORTION NE1/4 SECTION 3, T. 4 N., R. 28 E., W.M.  
HERMISTON, UMATILLA COUNTY OREGON

W. PUNKIN CENTER ROAD

N1/4 COR SECTION 3, T4N, R28E  
FND BRASS CAP SET BY  
KRUMBEIN 1980

NE COR SECTION 3, T4N, R28E  
FND BRASS CAP SET BY  
KRUMBEIN 1980

DESCRIPTION

LOT 33, OVERLOOK RIDGE, LOCATED IN CITY OF HERMISTON, UMATILLA COUNTY, OREGON.

NOTES

1.  SET 2 1/2" BRASS CAP IN MONUMENT CASE
2.  SET 5/8" X 24" I. PIN WITH PLASTIC CAP MARKED "PLS 1094" AT PROPERTY CORNER UPON COMPLETION OF CONSTRUCTION
3. NO DIRECT ACCESS TO W. PUNKIN CENTER ROAD SHALL BE PERMITTED FOR LOTS 8 AND 9.
4. ■ INDICATES FOUND BRASS CAP MON IN CASE

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

ON December 9, 2010  
at 2:00 o'clock Pm., in the record of  
PLATS of said County.  
BOOK PAGE Slide  
15 54

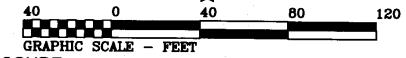
OFFICE OF COUNTY RECORDS

By: JEAN HEMPHILL, Records Officer

Fees \$ 65.00 No. 2010-5730166

TRUE AND EXACT COPY

*David G. Christenson*  
Surveyor



PLAT CLOSURE

BEARING	DISTANCE	NORTH	SOUTH	EAST	WEST
S 89°28'06" W	300.12'		2.79		300.11
N 00°31'54" W	100.53'	100.53			0.93
N 89°28'06" E	20.24'		0.19	20.24	
N 00°31'54" W	216.89'	216.88			2.01
N 15°02'00" E	131.76'		127.25	34.175	
N 89°28'06" E	244.52'		2.27	244.51	
S 00°31'54" E	444.34'		444.32	4.12	
		447.12	447.12	303.05	303.05

CURVE TABLE

Curve	Radius	Length	Delta	Chord	Chord Bear.
C1	20.00'	10.19'	29°11'32"	10.08'	S 75°56'08" E
C2	50.00'	22.17'	25°23'59"	21.98'	S 74°02'21" E
C3	50.00'	40.00'	45°50'12"	38.94'	N 70°20'33" E
C4	30.00'	40.00'	45°50'12"	38.94'	N 24°30'21" E
C5	50.00'	27.32'	31°18'42"	26.99'	N 14°04'06" W
C6	20.00'	10.19'	29°11'32"	10.08'	N 15°07'41" W
C7	20.00'	17.45'	49°59'41"	16.90'	N 24°27'56" E
C8	50.00'	36.37'	41°40'53"	35.58'	N 28°37'20" E
C9	50.00'	42.14'	48°17'07"	40.90'	N 16°21'40" W
C10	50.00'	40.00'	45°50'12"	38.94'	N 63°25'19" W
C11	50.00'	40.00'	45°50'12"	38.94'	S 70°44'29" W
C12	50.00'	40.00'	45°50'12"	38.94'	S 24°54'17" W
C13	50.00'	45.83'	52°30'47"	44.24'	S 24°16'12" E
C14	20.00'	17.45'	49°59'41"	16.90'	S 25°31'45" E
C15	30.00'	47.12'	90°00'00"	42.43'	S 44°28'06" W
C16	55.00'	86.39'	90°00'00"	77.78'	N 44°28'06" E
C17	200.00'	90.21'	25°50'31"	89.44'	S 12°23'21" W
C18	200.00'	90.21'	25°50'31"	89.44'	S 12°23'21" W

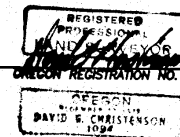
SURVEYORS CERTIFICATE & NARRATIVE:

I, DAVID G. CHRISTENSON, A LICENSED SURVEYOR IN THE STATE OF OREGON, HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS AN ACTUAL FIELD SURVEY CONDUCTED BY ME IN CONFORMANCE WITH THE LAWS OF OREGON AND ALL BEARINGS AND DISTANCES ARE CORRECT

THE PURPOSE OF THIS SURVEY WAS TO CREATE THE PLAT OF OVERLOOK RIDGE PHASE 2. BASIS OF BEARING: REPLAT OF DESERT SHADOWS AS RECORDED IN BOOK 13, PAGE 70, RECORDS OF UMATILLA COUNTY, OREGON.

11/29/10  
DATE

WORLEY SURVEYING SERVICE, INC., P.S.  
P.O. BOX 6132  
121 S. ELY STREET  
KENNEWICK, WASHINGTON 99336  
509-582-8716



RECEIVED BY  
Umatilla County Surveyor

SHEET 1 OF 2  
87-039PH2P

12-0  
10-12-8

UMATILLA COUNTY COMMISSIONERS:

THIS IS TO CERTIFY THAT THE ACCOMPANYING PLAT IS APPROVED FOR FILING AND RECORDING IN THE "RECORD OF TOWN PLATS" OF UMATILLA COUNTY, OREGON, BY THE UNDERSIGNED BY IT'S ORDER

DATED THIS 8th DAY OF Dec, 2010

Chairman Absent Commissioner

STATE OF OREGON, COUNTY OF UMATILLA. I certify that this instrument was received and recorded ON December 9, 2010 at 2:00 o'clock P.m., in the record of PLATS of said County. BOOK PAGE Slide 15 54

FINAL PLAT OVERLOOK RIDGE PHASE 2 PORTION NE1/4 SECTION 3, T. 4 N., R. 28 E., W.M. HERMISTON, UMATILLA COUNTY OREGON

OFFICE OF COUNTY RECORDS By: JEAN HEMPHILL, Records Officer Fees \$ 65.00 No. 2010-5730166

ASSESSOR AND TAX COLLECTOR:

WE, THE ASSESSOR AND THE TAX COLLECTOR OF UMATILLA COUNTY, OREGON, DO HEREBY CERTIFY THAT WE HAVE EXAMINED THE TAX RECORDS RELATIVE TO THE LAND COVERED BY THE ACCOMPANYING PLAT AND THAT ALL MONIES DUE FOR COUNTY TAXES AND ASSESSMENTS THAT COULD CONSTITUTE A LIEN ON SAID LAND HAVE BEEN PAID AND WE HEREBY APPROVE SAID PLAT.

DATED THIS 8 DAY OF Dec, 2010

County Assessor County Tax Collector

OWNER'S DECLARATION:

KNOW ALL MEN BY THESE PRESENTS: THAT I, NANCY OCHSE, AS PRESIDENT OF CODY ENTERPRISES INC., DO HEREBY MAKE, ESTABLISH AND DECLARE THE ANNEXED MAP A TRUE AND CORRECT MAP AND PLAT OF "OVERLOOK RIDGE PHASE 2" AS DESCRIBED IN THE ACCOMPANYING LEGAL DESCRIPTION, ALL LOTS BEING OF THE DIMENSIONS SHOWN ON SAID MAP AND ALL ROADS AND STREETS OF THE WIDTHS THEREIN SET FORTH AND I DO HEREBY DEDICATE TO THE USE OF THE PUBLIC AS PUBLIC WAYS FOREVER ALL ROADS, STREETS, AND UTILITY EASEMENTS SHOWN ON SAID MAP. I ALSO DECLARE THAT I AM THE LEGAL OWNER OF THE PROPERTY HEREON SHOWN.

CODY ENTERPRISES, INC. BY: Nancy Ochse NANCY OCHSE AS PRESIDENT OF CODY ENTERPRISES, INC.

ACKNOWLEDGMENTS

STATE OF Washington COUNTY OF Franklin I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT NANCY OCHSE SIGNED THIS INSTRUMENT, ON OATH STATED THAT SHE IS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE PRESIDENT RESPECTIVELY OF CODY ENTERPRISES INC., TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

Kathryn A. Bombardieri Kathryn A. Bombardieri Notary Public in and for the State of Oregon Washington April 17, 2012

OWNER'S DECLARATION:

KNOW ALL MEN BY THESE PRESENTS: THAT WE, CODY ENTERPRISES INC., DO HEREBY MAKE, ESTABLISH AND DECLARE THE ANNEXED MAP A TRUE AND CORRECT MAP AND PLAT OF "OVERLOOK RIDGE PHASE 2" AS DESCRIBED IN THE ACCOMPANYING LEGAL DESCRIPTION, ALL LOTS BEING OF THE DIMENSIONS SHOWN ON SAID MAP AND ALL ROADS AND STREETS OF THE WIDTHS THEREIN SET FORTH AND WE DO HEREBY DEDICATE TO THE USE OF THE PUBLIC AS PUBLIC WAYS FOREVER ALL ROADS, STREETS, AND UTILITY EASEMENTS SHOWN ON SAID MAP. WE ALSO DECLARE THAT WE ARE THE LEGAL OWNERS OF THE PROPERTY HEREON SHOWN.

CODY ENTERPRISES, INC. BY: Nancy Ochse

ACKNOWLEDGMENTS

STATE OF COUNTY OF I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT AND SIGNED THIS INSTRUMENT, ON OATH STATED THAT HE IS (ARE) AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE AND RESPECTIVELY, OF CODY ENTERPRISES INC., TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTIES FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

NOTARY PUBLIC IN AND FOR THE STATE OF OREGON DATE MY APPOINTMENT EXPIRES

UMATILLA COUNTY SURVEYOR:

I, UMATILLA COUNTY SURVEYOR, DO HEREBY CERTIFY THAT I HAVE EXAMINED THE ACCOMPANYING PLAT, 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 THE APPROVAL OF THE COUNTY COMMISSIONERS OF UMATILLA COUNTY, OREGON.

DATED THIS 8 DAY OF Dec, 2010

County Surveyor

TRUE AND EXACT COPY

Notary Public

CITY OF HERMISTON PLANNING COMMISSION:

THE ACCOMPANYING PLAT IS HEREBY APPROVED AND ADOPTED ON

THIS 30th DAY OF Dec, 2010

Chairman Secretary

HERMISTON IRRIGATION DISTRICT:

THE ACCOMPANYING PLAT IS HEREBY APPROVED.

DATED THIS 6th DAY OF Dec, 2010

Manager Secretary

HERMISTON CITY COUNCIL:

THE ACCOMPANYING PLAT IS HEREBY APPROVED AND ADOPTED ON

THIS 8th DAY OF Dec, 2010

Mayor

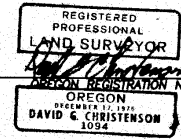
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11/29/10 DATE

WORLEY SURVEYING SERVICE, INC., P.S. P.O. BOX 6132 121 S. ELY STREET KENNEWICK, WASHINGTON 99336 509-582-6716



Umatilla County Surveyor Date 12-10 10-198-B