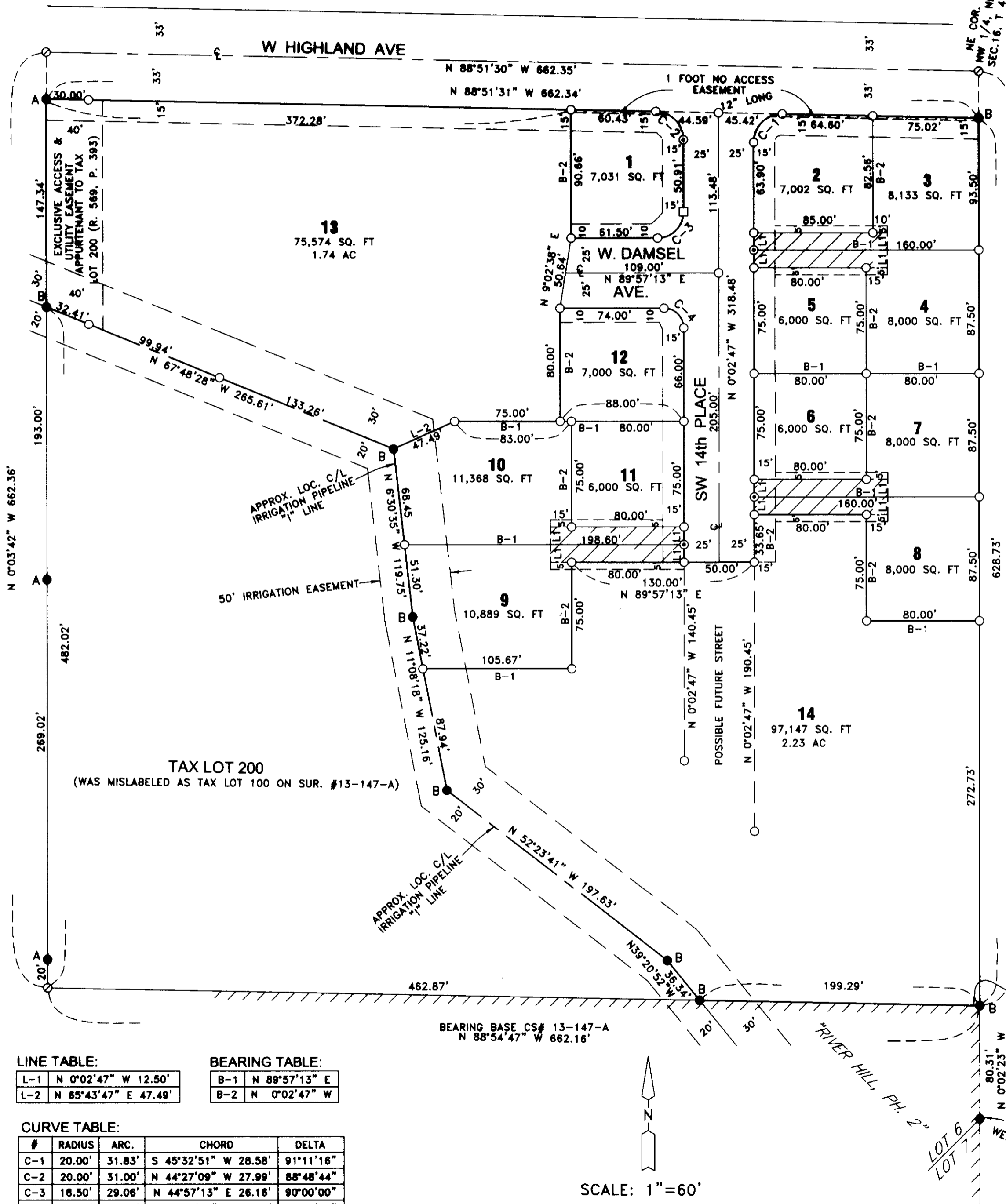


# "CASTLE HOMES SUBDIVISION, PHASE 1"

IN NW 1/4, NE 1/4, SEC. 16, T 4 N, R 28 E, W.M., UMATILLA COUNTY, OREGON



**LINE TABLE:**

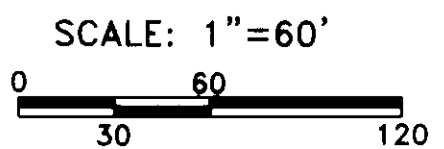
L-1	N 0°02'47" W 12.50'
L-2	N 85°43'47" E 47.49'

**BEARING TABLE:**

B-1	N 89°57'13" E
B-2	N 0°02'47" W

**CURVE TABLE:**

#	RADIUS	ARC.	CHORD	DELTA
C-1	20.00'	31.83'	S 45°32'51" W 28.58'	91°11'16"
C-2	20.00'	31.00'	N 44°27'09" W 27.99'	88°48'44"
C-3	18.50'	29.06'	N 44°57'13" E 26.16'	90°00'00"
C-4	14.00'	21.99'	N 45°02'47" W 19.80'	90°00'00"



## SURVEYOR'S NARRATIVE & CERTIFICATE:

I, G. DENNIS EDWARDS, AM A REGISTERED SURVEYOR OF THE STATE OF OREGON AND HAVE MARKED WITH PROPER MONUMENTS THE LAND SHOWN HEREON. I SURVEYED THIS TRACT IN MARCH 2013 (CS# 13-147-A) AND THIS SURVEY AND THE BEARINGS ARE BASED ON THAT ONE.

**DESCRIPTION:** THAT PORTION OF THE NE 1/4 OF THE NW 1/4 OF THE NE 1/4 OF SECTION 16, T 4 N, R 28 E, WILLAMETTE MERIDIAN, UMATILLA CO., OREGON, WHICH LIES NORTHEASTERLY OF THE CENTER LINE OF THE "I" CANAL OF THE HERMISTON IRRIGATION DISTRICT. SUBJECT TO ANY AND ALL WATER RIGHTS OF WAY AND ROADS.

I USED A TOPCON HIPER+ GPS AND A SOKKIA SET 300 TOTAL STATION TO CONDUCT THIS SURVEY.

REGISTERED PROFESSIONAL LAND SURVEYOR

*G. Dennis Edwards*

OREGON  
JULY 16, 1971  
G. DENNIS EDWARDS  
9 5 1  
RENEWS 12/31/2013

## OWNER'S DECLARATION:

I, THE OWNER OF THE ABOVE DESCRIBED TRACT, HEREBY DECLARE THAT I HAVE CAUSED THIS PLAT TO BE PREPARED.

I ACKNOWLEDGE THE IRRIGATION EASEMENT AS SHOWN. I HEREBY DEDICATE THE STREETS AS SHOWN TO THE PUBLIC FOREVER.

I ALSO HEREBY DEDICATE A 15' WIDE UTILITY EASEMENT ADJACENT TO W. HIGHLAND AVENUE AND SW 14TH PLACE AND A 10' WIDE EASEMENT ADJACENT W. DAMSEL AVENUE, AS SHOWN, FOR PRIVATE AND OR PUBLIC UTILITIES AND SIDEWALKS.

I ALSO DEDICATE FOR PUBLIC ACCESS AND UTILITIES THE 25' BY 95' CROSS HATCHED PORTION OF THE FLAG LOTS, AS SHOWN, TO SHARE WITH THEIR ADJOINING FLAG LOT.

I ALSO DEDICATE 5 FOOT WIDE UTILITY EASEMENTS ALONG THE NORTH AND SOUTH SIDES OF THE 25 FOOT WIDE EASEMENTS AS DESCRIBED ABOVE, AS SHOWN.

I ALSO DEDICATE A ONE FOOT WIDE NO ACCESS EASEMENT ALONG THE NORTH LINE OF LOTS 1, 2, AND 3 AS SHOWN.

*[Signature]*  
TOM LONGLEY, SOLE MEMBER OF CASTLE HOMES, LLC

STATE OF OREGON }  
COUNTY OF UMATILLA }

BEFORE ME THIS 12 DAY OF December, 2013 APPEARED TOM LONGLEY, SOLE MEMBER OF CASTLE HOMES, LLC AND ACKNOWLEDGED THE FOREGOING DECLARATION.

*[Signature]*  
NOTARY PUBLIC FOR OREGON  
*[Signature]*  
PRINTED NAME Crystal Inners  
COMMISSION NO. 454441  
MY COMMISSION EXPIRES 01-15-15

## RECEIVED BY

Umatilla County Surveyor  
Date: 12/18/2013  
Rec'd By: Day What  
No.: 13-561-3

## APPROVALS:

CITY OF HERMISTON PLANNING COMMISSION

APPROVED THIS 11 DAY OF December, 2013

*[Signature]*  
CHAIRMAN

HERMISTON CITY COUNCIL

APPROVED THIS 11th DAY OF December, 2013

*[Signature]*  
MAYOR

HERMISTON IRRIGATION DISTRICT

APPROVED THIS 12 DAY OF December, 2013

*[Signature]*  
MANAGER

UMATILLA COUNTY SURVEYOR

APPROVED THIS 12th DAY OF December, 2013

*[Signature]*  
UMATILLA COUNTY SURVEYOR

UMATILLA COUNTY COMMISSIONERS

APPROVED THIS 16th DAY OF December, 2013

*[Signature]*  
COMMISSIONER

*[Signature]*  
COMMISSIONER

*[Signature]*  
COMMISSIONER

UMATILLA COUNTY ASSESSOR & TAX COLLECTOR

TAXES ARE PAID IN FULL

APPROVED THIS 12th DAY OF December, 2013

*[Signature]*  
UMATILLA COUNTY TAX ASSESSOR

*[Signature]*  
UMATILLA COUNTY TAX COLLECTOR

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

ON December 16, 2013  
at 12:38 o'clock Pm., in the record of  
PLATS of said County.  
BOOK 15 PAGE 84 Slide

OFFICE OF COUNTY RECORDS

By: Steve Churchill, Records Officer

Fees \$ 73.00 No. 2013-6120709

## LEGEND:

- MONUMENTS FOUND AS NOTED, UNLESS NOTED BELOW
- FOUND 5/8" I. REBAR WITH PLASTIC CAP #951, MY 2010 SURVEY FOR MAKAMI BROS.
- FOUND 5/8" IRON REBAR WITH PLASTIC CAP #951, MY 2013 SURVEY FOR TOM LONGLEY & CASTLE HOMES
- SET 5/8"X 30" OR 24" IRON REBAR WITH PLASTIC CAP #951
- ⊙ SET 5/8"X 30" OR 24" IRON REBAR WITH PLASTIC CAP #951, OR A CONC. NAIL WITH WASHER STAMPED #951
- SET 8" BRIDGE SPIKE IN SIDEWALK EXPANSION JOINT
- ⊙ COMPUTED LOCATION
- ▨ 25' BY 95' PUBLIC ACCESS AND UTILITY EASEMENT
- 10' OR 15' UTILITY AND SIDEWALK EASEMENT ALONG ALL STREET LINES AS SHOWN
- 5' UTILITY EASEMENT ALONG THE POLE PORTION OF ALL FLAG LOTS AS SHOWN.
- 1' NO ACCESS EASEMENT

THIS IS AN EXACT COPY:

*[Signature]*  
G. DENNIS EDWARDS

JOB# S1302012 PH1  
EDWARDS SURVEYING P.O. BOX 763  
541-567-3336 HERMISTON, OREGON 97838  
DRAWN BY JMC