

PARTITION PLAT

No. 1998-06

NW1/4, T2N, R32E, S34, W.M.
UMATILLA COUNTY, OREGON

OWNERS DECLARATION

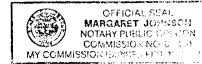
I, Debora L. Sewell, do hereby declare that I have caused this Partition Plat to be prepared and this land partitioned in accordance with ORS Chapter 92 as revised. I do also dedicate the new easement for maintenance and operation of the existing irrigation line across parcel 1 of this plat. This easement is appurtenant to the property identified in Deed Reel 252, Page 1433. I do also dedicate the new easement for maintenance and operation of the existing drain field on parcel 2 of this plat. This easement is appurtenant to parcel 1 as shown on this plat. The owners of parcel 2 are free to use the area within the easement for any activity that will not harm the existing drain field system or impede the maintenance or operation of the same. This easement terminates upon the abandonment of the system by the owners of parcel 1.

Debora L. Sewell
Debora L. Sewell

Subscribed and sworn before me this 4 day of February 1998.

Notary Public for Oregon *Margaret Johnson*

My commission expires 2-13-99



APPROVALS

COUNTY PLANNING DIRECTOR

This Partition Plat is approved this 5th day of March 1998

David L. Haddock
UMATILLA COUNTY PLANNING DIRECTOR

COUNTY SURVEYOR

This Partition Plat is approved this 2 day of February 1998

David L. Haddock
UMATILLA COUNTY SURVEYOR

COUNTY TAX COLLECTOR

Taxes are paid as of this 9th day of February 1998

David L. Haddock
UMATILLA COUNTY TAX COLLECTOR

OFFICE OF COUNTY RECORDS

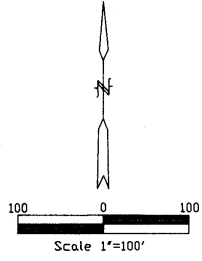
STATE OF OREGON, }
COUNTY OF UMATILLA }
I certify that this instrument was received and recorded

ON March 5, 1998
at 10:05 o'clock Am., in the record of
PLATS of said County.
YEAR NUMBER Slide
1998 06

OFFICE OF COUNTY RECORDS

By: GEORGIA MCNAUGHT
Records Officer

Fees \$ 25.00 No. 1998-3250077



NOTE:
The lands within this partition lie within the 100 year flood plain in zone A as shown on FIRM map 410204 1085 B as revised March 4, 1987.

NOTE:
The lands within this partition lie within the MARION-JACK Irrigation district and are subject to the district rules and regulations.

Existing NON-EXCLUSIVE easement 60 feet wide. Contains underground phone and electric lines.

NARRATIVE OF SURVEY

This survey was performed at the request of Mrs. Debora L. Sewell. The purpose of the survey was to partition Parcel 1 of Partition Plat No. 1996-46 into three lots. Reference deeds and surveys used for this survey are listed in the legend on this plat. The survey was performed by a two man crew using a Geodimeter System 600, 3 second, electronic total station. Boundaries for this survey were established using the found monuments as identified on this plat and parcels were established based on the minimum required area for a lot in this area as designated by county ordinance.

LEGAL DESCRIPTION

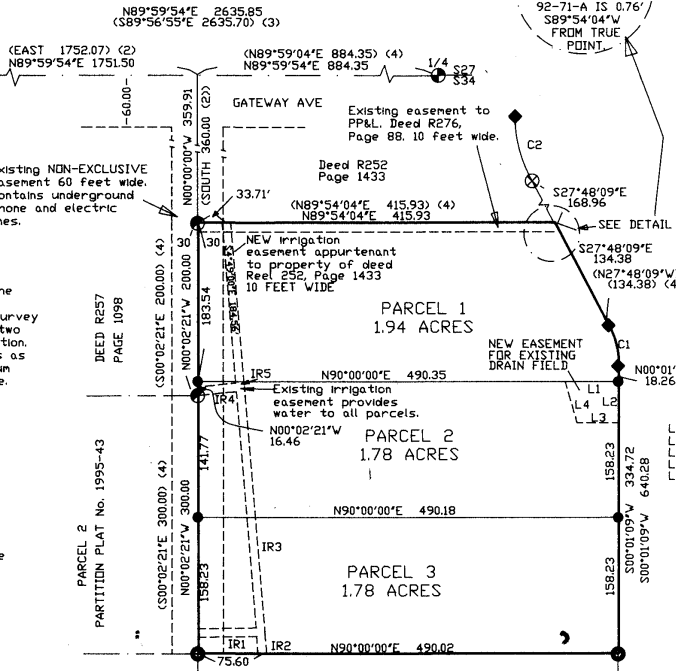
Parcel 1 of Partition Plat No. 1996-46, filed December 19, 1996, Umatilla County Records, located in the Northwest Quarter of Section 34 Township 2 North, Range 32 East, of the Willamette Meridian, Umatilla County, Oregon

SUBJECT TO AND TOGETHER WITH a non exclusive easement 30.00 feet on either side of the following described centerline:

Commencing at the Northwest corner of section 34 and running thence N89°59'54"E along the line between sections 27 and 34 a distance of 1751.50 feet; Thence S00°00'00"W a distance of 60.00 feet to the TRUE POINT OF BEGINNING, said point being on the southerly right of way of Gateway Avenue; Thence S00°0'00"W a distance of 299.91 feet; Thence S00°02'21"E a distance of 825.31 feet.

LEGEND

REFERENCE DEEDS	REFERENCE SURVEYS
REEL PAGE	REEL PAGE
● FOUND BRASS CAP FROM RECORD SURVEY (3)	Q-2055-B WALLULIS (1)
⊗ COMPUTED POINT	92-71-A HARRIS (2)
● FOUND 5/8" REBAR FROM RECORD SURVEY (5)	94-109-C WELLS (3)
● SET 5/8"x24" REBAR WITH 1 1/8" RED PLASTIC CAP STAMPED DRLS 852 AND WAL5 13922	Partition Plat No. 1995-43 HADDOCK (4)
● FOUND 5/8" REBAR FROM RECORD SURVEY (2)	Partition Plat No. 1996-46 HADDOCK (5)
◆ FOUND 5/8" REBAR FROM RECORD SURVEY (1)	



DRAIN FIELD LINE TABLE

LINE	BEARING	DISTANCE
L1	N90°00'00"E	62.00
L2	S0°01'09"W	48.00
L3	N89°00'00"W	48.00
L4	N16°14'33"W	50.00

LINE TABLE

LINE	BEARING	DISTANCE
IR1	S88°45'30"W	73.47
IR2	N04°49'02"W	25.71
IR3	N04°49'00"W	291.87
IR4	S83°56'43"W	285.67
IR5	N04°49'00"W	6.21

SURVEYORS CERTIFICATE

I, David L. Haddock, do hereby certify that I have correctly surveyed and marked with legal monuments the parcels as represented hereon in accordance with ORS Chapter 92 as revised.

REGISTERED PROFESSIONAL LAND SURVEYOR

David L. Haddock

OREGON
JULY 12, 1968
DAVID L. HADDOCK
852
RENEWS 6-30-97

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

BASIS OF BEARINGS

Bearings are based on the north line of Parcel 1 being N89°54'04"E as shown on partition plat 1995-43.

CURVE TABLE

NOTE: Record curve data is from record survey (1).

Curve No.	RADIUS	ARC LENGTH	BEARING	CHORD	DISTANCE	DELTA
C1	100.00	49.09	S14°08'22"E		48.60	28°07'38"
(C1)	(100.00)	(49.00)	(N14°02'15"W)		(48.51)	(28°04'15")
C2	160.00	78.40	N14°57'44"W		77.62	28°04'30"
(C2)	(160.00)	(78.40)	(N14°02'15"W)		(77.62)	(28°04'30")

David L. Haddock, Surveyor and Engineer
P.O. Box 1574 (S41) 276-2174
Pendleton, OR. 97801

HADDOCK SURVEYING



MONUMENTS SET: JANUARY 1998

SURVEY FOR:

Debora L. Sewell
1620 SW GATEWAY DR.
PENDLETON, OREGON 97801