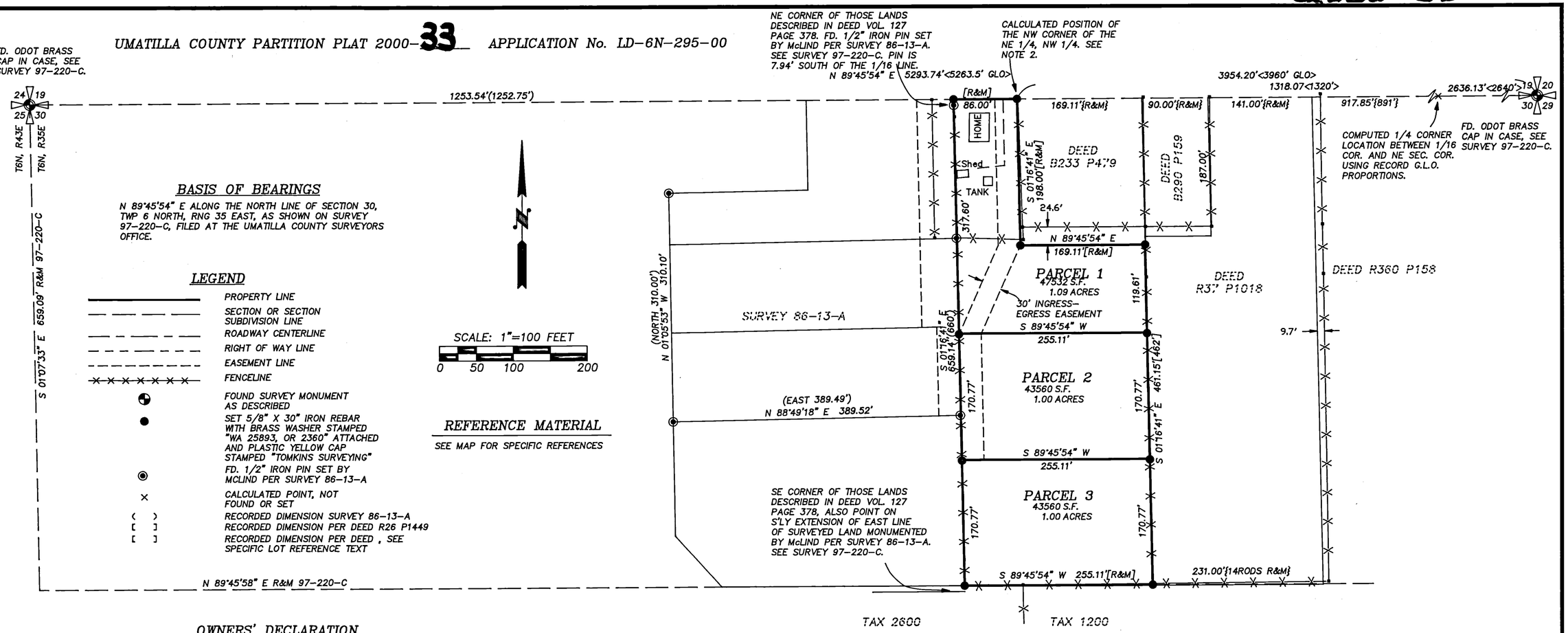
2000-33

UMATILLA COUNTY PARTITION PLAT 2000-33 APPLICATION No. LD-6N-295-00



BASIS OF BEARINGS

N 89°45'54" E ALONG THE NORTH LINE OF SECTION 30, TWP 6 NORTH, RNG 35 EAST, AS SHOWN ON SURVEY 97-220-C, FILED AT THE UMATILLA COUNTY SURVEYORS OFFICE.

LEGEND

- PROPERTY LINE
- SECTION OR SECTION SUBDIVISION LINE
- ROADWAY CENTERLINE
- RIGHT OF WAY LINE
- EASEMENT LINE
- FENCELINE
- FOUND SURVEY MONUMENT AS DESCRIBED
- SET 5/8" X 30" IRON REBAR WITH BRASS WASHER STAMPED "WA 25893, OR 2360" ATTACHED AND PLASTIC YELLOW CAP STAMPED "TOMKINS SURVEYING"
- FD. 1/2" IRON PIN SET BY MCLIND PER SURVEY 86-13-A
- CALCULATED POINT, NOT FOUND OR SET
- ( ) RECORDED DIMENSION SURVEY 86-13-A
- [ ] RECORDED DIMENSION PER DEED R26 P1449
- [ ] RECORDED DIMENSION PER DEED , SEE SPECIFIC LOT REFERENCE TEXT

REFERENCE MATERIAL

SEE MAP FOR SPECIFIC REFERENCES

OWNERS' DECLARATION

KNOW ALL MEN BY THESE PRESENTS THAT WE, FREDERICK M. JENNINGS AND CAROLE F. JENNINGS, HAVE CAUSED SAID LANDS TO BE SURVEYED AND PARTITIONED IN ACCORDANCE WITH O.R.S. CHAPTER 92, AND DO HEREBY DEDICATE THE ROAD EASEMENT SHOWN HEREIN.

FREDERICK M. JENNINGS

CAROLE F. JENNINGS

ACKNOWLEDGMENTS

STATE OF Washington

COUNTY OF Walla Walla

BEFORE ME THIS 29th DAY OF June, 2000 APPEARED: FREDERICK M. JENNINGS AND CAROLE F. JENNINGS, TO ME PERSONALLY KNOWN, WHO ACKNOWLEDGED THE FOREGOING SUBDIVISION OF LAND TO BE A FREE AND VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND OFFICIAL SEAL THIS 29th DAY OF June, 2000.

MY COMMISSION EXPIRES Dec 15 2001

BRIANNA J. SLATER NOTARY PUBLIC STATE OF WASHINGTON Commission Expires DEC. 15, 2001

NOTARY PUBLIC FOR THE STATE OF WA, RESIDING IN College Place

APPROVALS

APPROVED THIS 7 DAY OF July, 2000 IN ACCORDANCE WITH THE UMATILLA CO. DEVELOPMENT ORDINANCE.

UMATILLA CO. PLANNING DIRECTOR

UMATILLA COUNTY SURVEYOR

TAX COLLECTOR'S CERTIFICATE

I HEREBY CERTIFY THAT ALL TAXES AGAINST THE PROPERTY SHOWN HEREIN HAVE BEEN PAID IN FULL.

UMATILLA CO. TAX COLLECTOR — DATE 7/7/00

NARRATIVE

1) THIS SURVEY WAS PERFORMED AT THE REQUEST OF FRED AND CAROLE JENNINGS TO SUBDIVIDE TAX LOT 1100 FROM MAP 6N 35 30.
2) THE LEGAL DESCRIPTION FOR THIS LAND AND THE ADJOINERS TO THE EAST COMMENCE AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER. WE HAVE LOCATED SAID CORNER AS BEING 86.00 FEET EAST OF THE EAST LINE OF THOSE LANDS SURVEYED BY MCLIND (87-13-A). 86 FEET BEING THE DISTANCE CALLED IN DEED R26 P1449. BY LOCATING THE 1/16 CORNER IN THIS MANNER, WE HAVE ACHIEVED BETTER AGREEMENT WITH IMPROVEMENTS WITHIN THE ENTIRETY OF SECTION 30 THAN WOULD BE THE CASE IF THE STRICT GLO PROPORTIONING METHOD WAS USED. IN THE SURVEY WE FILED FOR LORREN, 97-220-C, WE UTILIZED THE GLO METHOD TO LOCATE THE SOUTH PROPERTY LINE, HOWEVER WE NOW REALIZE THIS WOULD LOCATE SAID 1/16 CORNER 30'± TOO FAR WEST. LOCATING THE 1/16 CORNER BY THE LEGAL DESCRIPTION METHOD ALSO LOCATES THE NORTH-SOUTH CENTERLINE OF THE SECTION MUCH CLOSER TO THE EXISTING ROADWAY THAN THE GLO PROPORTIONING METHOD DID.
3) THIS SURVEY WAS PERFORMED AS A CLOSED FIELD TRAVERSE USING A SOKKIA AUTOMATIC TOTAL STATION WITH STANDARD ERRORS OF 0°00'02" AND 3MM ± 2PPM. MONUMENTS SHOWN WERE VISITED IN MAY 2000.

SURVEYOR'S CERTIFICATE

I, PAUL W.P. TOMKINS, A SURVEYOR LICENSED IN THE STATE OF OREGON UNDER LICENSE NO. 2360, HAVE CORRECTLY SURVEYED AND MONUMENTED LOTS 1, 2, AND 3 OF THIS MINOR PARTITION PLAT IN ACCORDANCE WITH ORS CHAPTER 92, AS REVISED, THE PERIMETER OF THE PARCEL BEING DESCRIBED AS FOLLOWS, SAID DESCRIPTION BEING RECORDED IN REEL 26 OF DEEDS AT PAGE 1449:

TRACT 1:
FROM THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 6 NORTH, RANGE 35; RUNNING THENCE SOUTH 198 FEET; THENCE EAST 169-1/9 FEET; THENCE SOUTH 445-1/2 FEET TO THE PLACE OF BEGINNING. RUNNING FROM SAID PLACE OF BEGINNING SOUTH 16-1/2 FEET, MORE OR LESS, TO THE CENTER LINE RUNNING EAST AND WEST THROUGH THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 30; THENCE WEST 255-1/9 FEET; THENCE NORTH 16-1/2 FEET; THENCE EAST 255-1/9 FEET TO THE PLACE OF BEGINNING;
ALL BEING EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF UMATILLA AND STATE OF OREGON;
EXCEPTING ANY AND ALL WATER RIGHS OF WAY AND ROADS.

TRACT 2:
COMMENCING AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 6 NORTH, RANGE 35; RUNNING THENCE SOUTH 198 FEET; THENCE EAST 169-1/9 FEET; THENCE SOUTH 445-1/2 FEET; THENCE WEST 255-1/9 FEET; THENCE NORTH 643-1/2 FEET; THENCE EAST 86 FEET TO THE PLACE OF BEGINNING;
ALL BEING EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF UMATILLA AND STATE OF OREGON;
EXCEPTING ANY AND ALL WATER RIGHTS OF WAY AND ROADS.

STATE OF OREGON,
COUNTY OF UMATILLA } ss

I certify that this instrument was received and recorded

ON July 7, 2000

at 3:59 o'clock Pm., in the record of PLATS of said County.

YEAR	NUMBER	Slide
2000	33	

OFFICE OF COUNTY RECORDS

By: GEORGIA DUNAWAY Records Officer

Fees $ 50.00 No. 2000-3720555

THIS IS A TRUE AND EXACT COPY OF THE ORIGINAL PLAT.

PAUL W.P. TOMKINS

REGISTERED PROFESSIONAL LAND SURVEYOR

OREGON
JULY 26, 1988
PAUL W.P. TOMKINS
2360

RENEWS 6/30/2002

6/30/2000

A SURVEY FOR A LAND PARTITION LOCATED IN GOV. LOT 1 (NW4, NW4) AND THE NE4, NW4 OF SECTION 30, T. 6 N., R. 35 E., W.M., UMATILLA COUNTY, OREGON

FOR: FRED JENNINGS 51720 HIGHWAY 332 M-F OR, 97862

TOMKINS LAND SURVEYING, INC.
115 WEST HERMISTON AV. SUITE 140
HERMISTON, OR. 97838
(541) 564-4448
20 EAST POPLAR ST. SUITE 204
WALLA WALLA, WA. 99362
(509) 522-4843

JENNINGS.DWG

DATE MAY 2000

SCALE 1" = 100'

RECEIVED BY
Umatilla County Surveyor
Date 7-00
Fee $ KE
00-150-B