

2006-34

PARTITION PLAT NO. 2006 34

CITY OF STANFIELD, UMATILLA COUNTY, OREGON
LOCATED IN A PORTION OF THE SW 1/4, NW 1/4 OF SEC. 32
TOWNSHIP 4 NORTH, RANGE 29 EAST, W.M.

CLIENT: **WILLIAM J. BURNETT**
P.O. BOX 365, 550 HINKLE ROAD
STANFIELD, OREGON 97875

SURVEYOR'S NARRATIVE

THIS SURVEY WAS UNDERTAKEN IN SEPTEMBER OF 2006 AT THE REQUEST OF WILLIAM J. BURNETT. THE PURPOSE OF THE SURVEY IS TO PARTITION THE PROPERTY DESCRIBED AS PARCEL 2 OF PARTITION PLAT 2004-27. THE INTENTION IS TO CREATE TWO SEPARATE PARCELS. PARCEL 1 WILL BE 0.32 ACRES OF PARCEL 2 OF PARTITION PLAT 2004-27 AND PARCEL 2 WILL BE THE REMAINDER OF PARCEL 2 OF PARTITION PLAT 2004-27.

THE NORTHERLY LINE OF THE PARENT PARCEL WAS DETERMINED BY THE FOUND 2 1/2" BRASS CAP MARKING THE N 1/16 CORNER TO SECTIONS 31 AND 32 AND THE FOUND 5/8" IRON ROD WITH A YELLOW PLASTIC CAP MARKED "LS 951"

THE SOUTHERLY LINE OF THE PARENT PARCEL WAS DETERMINED BY THE FOUND 5/8" IRON RODS AT THE NORTHERLY RIGHT OF WAY LINE OF THE FEED CANAL WITH A YELLOW PLASTIC CAP MARKED "PLS LS 48509" PREVIOUSLY SET BY MYSELF IN 2004.

THE EASTERLY LINE OF THE PARENT PARCEL WAS DETERMINED BY THE FOUND 5/8" IRON ROD WITH A YELLOW PLASTIC CAP MARKED "LS 951" AND THE FOUND 5/8" IRON ROD WITH A YELLOW PLASTIC CAP MARKED "PLS LS 48509" SET BY MYSELF IN 2004 AT THE NORTHERLY RIGHT OF WAY LINE OF THE FEED CANAL.

THE WESTERLY LINE OF THE PARENT PARCEL WAS DETERMINED BY THE FOUND 2 1/2" BRASS CAP MARKING THE N 1/16 CORNER TO SECTION 31 AND 32 AND THE 5/8" IRON ROD WITH A YELLOW PLASTIC CAP MARKED "PLS LS 48509" SET BY MYSELF IN 2004 AT THE NORTHERLY RIGHT OF WAY LINE OF THE FEED CANAL.

THE BASIS OF BEARING ON THIS SURVEY ARE THE FOUND 2 1/2" BRASS CAP MARKING THE N 1/16 CORNER TO SECTIONS 31 AND 32 AND THE FOUND 5/8" IRON ROD WITH A YELLOW PLASTIC CAP MARKED "LS 951" AND IS BASED ON PARTITION PLAT 2004-27.

THIS SURVEY WAS ACCOMPLISHED USING THE TOPCON HYPER GPS SYSTEM. AN AUTONOMOUS POSITION WAS GENERATED ON THE BASE UNIT AND THE FOUND 2 PREVIOUSLY MENTIONED FOUND 2 1/2" BRASS CAP MARKING THE N 1/16 CORNERS TO SECTIONS 31 AND 32 AND THE 5/8" IRON ROD WITH A YELLOW PLASTIC CAP MARKED "LS 951" WERE SUBSEQUENTLY USED FOR LOCALIZING THE SYSTEM. EACH CORNER WAS LOCATED AND OR SET WITH A 20 SECOND EPOCH ON A FIXED SOLUTION.

OWNER'S DECLARATION AND DEDICATION

I, WILLIAM J. BURNETT DO HEREBY ACKNOWLEDGE THAT THIS PARTITION PLAT WAS PREPARED WITH MY KNOWLEDGE AND CONSENT, AND THIS LAND PARTITION IS IN ACCORDANCE WITH O.R.S CHAPTER 92, AS REVISED, AND THE CITY OF STANFIELD ORDINANCES, AND DO HEREBY DEDICATE EXCLUSIVE TO PARCEL 1 THE USE OF THE 25' FOOT INGRESS/EGRESS EASEMENT.

BY: William J. Burnett
WILLIAM J. BURNETT

ON THIS 8th DAY OF Dec, 2006,
THE ABOVE INDIVIDUAL APPEARED PERSONALLY BEFORE ME AND IS KNOWN TO ME TO BE THE IDENTICAL INDIVIDUAL WHO EXECUTED THIS PLAT AND ACKNOWLEDGED THAT THEY DID SO FREELY AND VOLUNTARILY BEFORE ME

Kerry Barr
NAME NOTARY PUBLIC FOR OREGON

PRINTED NAME KERRY BARR

COMMISSION NO. 381418

MY COMMISSION EXPIRES June 2, 08

NOTES

- THE 50' ROADS AS DEPICTED UPON THIS MAP ARE TENTATIVE IN LOCATION ONLY. IT IS MR. BURNETT'S INTENTION TO DEVELOPE PARCEL 2 AT A LATER DATE, AT WHICH TIME THE ROADS WILL BE DEDICATED TO THE PUBLIC.
- THE 25' EASEMENT AS SHOW UPON THIS MAP IS FOR INGRESS/EGRESS PURPOSES EXCLUSIVE TO PARCEL 1.
- THE CITY OF STANFIELD HAS GRANTED MR BURNETT A 20' EASEMENT ACROSS TAX LOT 1800, ASSESSORS MAP 4N2932BB FOR ONE SINGLE FAMILY RESIDENCE ONLY AS STATED IN A LETTER TO MR BURNETT DATED 4 OCTOBER 2006.
- THE 25' EASEMENT WAS CALCULATED TO FALL WITHIN THE 50' RIGHT OF WAY FOR THE PROPOSED ROAD AT A FUTURE DATE.

LEGEND

- SET 5/8" x 30" IRON REBAR WITH YELLOW PLASTIC CAP STAMPED PLS LS 48509
- ⊗ FND 5/8" x 30" IRON REBAR WITH YELLOW PLASTIC CAP STAMPED PLS LS 48509
- ⊕ FND MONUMENT AS NOTED
- FND 5/8" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "LS 951"
- × CALCULATED POINT
- BOUNDARY OF PARCEL 2 OF PP 2004-27
- EDGE OF 25' INGRESS/EGRESS EASEMENT
- CENTERLINE OF 25' INGRESS/EGRESS EASEMENT
- EDGE OF PROPOSED 50' ROAD

DEEDS

- REEL 399 PAGE 0757 DOC # 2001-3990757
- REEL 282 PAGE 1431 DOC # 95-213807
- REEL 328 PAGE 0692 DOC # 1998-3280692
- REEL 85 PAGE 1070

NOTES

- {000} RECORD PER SURVEY NO. 02-201-B
- {000} RECORD PER SURVEY NO. 03-236-B
- {000} RECORD PER SURVEY NO. 98-38-B
- (C) CALCULATED POINT
- (D) DEED

SURVEYS

- ANDERSON PERRY AND ASSOCIATES
LOT LINE ADJUSTMENT
SURVEY NO. 98-38-B
- EDWARDS
LOT LINE ADJUSTMENT
SURVEY NO. 02-201-B
- HARRIS
FOR W.E. BURNETT
SURVEY NO. 03-236-B
- PRIMM
FOR W.E. BURNETT
P.P. 2004-27

SURVEYOR'S CERTIFICATION

I, BRIT L. PRIMM, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS A SURVEY CONDUCTED UNDER MY DIRECT SUPERVISION IN SEPTEMBER 2006, IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING LAW, AS ESTABLISHED BY ORS CHAPTER 92. AND HAVE SET THE PROPER MONUMENTS.

I CERTIFY THAT THIS IS A TRUE AND EXACT COPY OF THE ORIGINAL PLAT AS FILED IN UMATILLA COUNTY, OREGON.

Brit L. Primm
BRIT L. PRIMM

REGISTERED PROFESSIONAL LAND SURVEYOR

Brit L. Primm

OREGON
JULY 13, 1999
BRIT L. PRIMM
48509

EXPIRATION DATE: 12/31/08

DATE 6 Dec 06

LEGAL DESCRIPTION OF RECORD

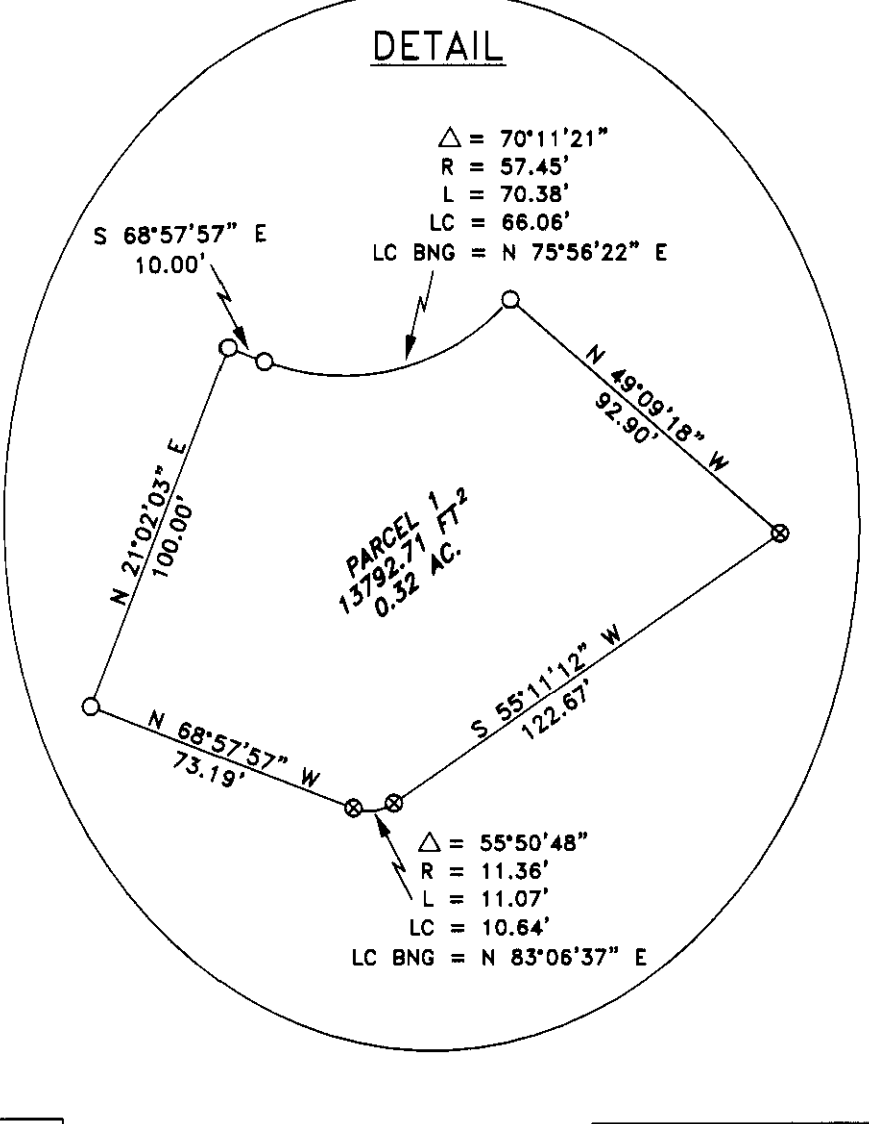
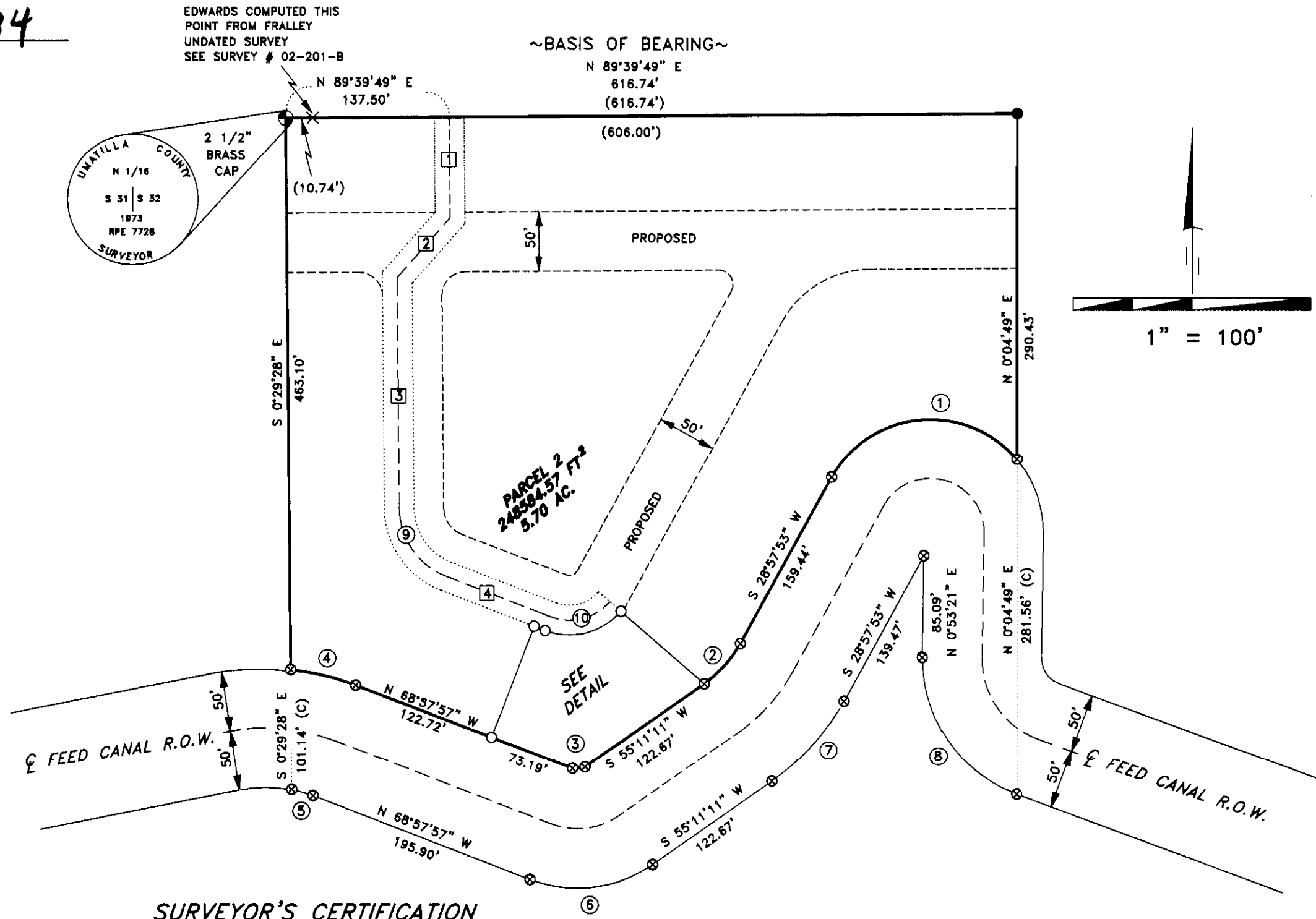
PARCEL 2 OF PARTITION PLAT 2004-27 OF UMATILLA COUNTY RECORDS.

LINE DATA

#	BEARING	DISTANCE
1	S 00°29'28" E	84.77'
2	S 41°33'54" W	67.18'
3	S 00°29'28" E	194.14'
4	S 68°57'57" E	94.71'

CURVE DATA

#	LONG CHORD	RADIUS	DELTA	LENGTH	TANGENT	LC BNG
1	156.66'	95.00'	111°04'53"	184.19'	138.44'	S 84°30'19" W
2	45.48'	100.27'	26°13'19"	45.89'	23.35'	S 42°04'32" W
3	10.64'	11.36'	55°50'48"	11.07'	6.02'	S 83°06'37" W
4	56.12'	210.81'	15°17'42"	56.27'	28.31'	N 76°36'48" W
5	18.57'	110.81'	9°36'37"	18.59'	9.32'	N 73°46'16" W
6	104.30'	111.36'	55°50'51"	108.54'	59.02'	S 83°06'37" W
7	90.85'	200.27'	26°13'19"	91.66'	46.64'	S 42°04'32" W
8	140.03'	121.27'	70°31'32"	149.27'	85.75'	N 34°22'25" W
9	68.58'	60.97'	68°26'35"	72.83'	41.47'	S 34°44'40" E
10	51.68'	44.95'	70°10'47"	55.06'	31.58'	N 75°56'22" E



APPROVALS

I CERTIFY THAT I HAVE EXAMINED AND APPROVED THIS PARTITION PLAT ON THIS 13 DAY OF December 2004

David H. Kline
UMATILLA COUNTY SURVEYOR

I CERTIFY THAT I HAVE EXAMINED AND APPROVED THIS PARTITION PLAT ON THIS 12th DAY OF December 2006

Steven J. Myers
CITY OF STANFIELD PLANNING COMMISSION

I CERTIFY THAT I HAVE EXAMINED AND APPROVED THIS PARTITION PLAT ON THIS 11 DAY OF Dec 2006

Thomas J. Nelson
STANFIELD CITY COUNCIL

I CERTIFY THAT I HAVE EXAMINED AND APPROVED THIS PARTITION PLAT ON THIS 11 DAY OF Dec 2006

Jay Kasser Manager
STANFIELD IRRIGATION DISTRICT

I CERTIFY THAT THE TAXES ARE PAID ON THE TAX LOT PORTRAYED IN THIS PARTITION 13 DAY OF December 2004

David H. Kline
UMATILLA COUNTY TAX COLLECTOR

RECORDING INFORMATION
UMATILLA COUNTY CLERK
SEAL

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

ON December 18, 2006
at 9:58 o'clock Am., in the record of
PLATS of said County.
YEAR NUMBER Slide
2006 34

OFFICE OF COUNTY RECORDS

By: ...JEAN HEMPHILL...Records Officer
Fees \$ 50.00 No. 2006-5120408

PRIMM LAND SURVEYING LLC

P.O. BOX 1322, 1340 N.E. 4TH
HERMISTON, OR 97838
BUI (541) 564-7887
FAX (541) 567-8020
pls@oregontrall.net

CLIENT: **WILLIAM J. BURNETT**

WEST 1/2 OF SEC 32, TWP. 4 N., RNG. 29 E., W.M.

PROJECT: PARTITION SURVEY OF PARCEL 2 OF PARTITION PLAT 2004-27.

JOB#: 0610004
DATE: 12 OCT 06
FB/PG: 013/45
SHEET: 1 OF 1
DRAWN BY: BLP
APPROVED: BLP

RECEIVED BY
Umatilla County Surveyor
Date 12-06
By BLP
No. 06-634-B