

HCC REPLAT
 BEING A REPLAT OF PARCEL 1 OF PARTITION PLAT NO. 1998-30
 within the NE 1/4 NW 1/4, Section 16, Township 4 N., Range 28 E., W.M.,
 City of Hermiston, Umatilla County, Oregon

SURVEYOR'S NARRATIVE & CERTIFICATE

THIS SURVEY WAS MADE AT THE REQUEST OF COREY GRIGGS OF HERMISTON CHRISTIAN CHURCH, FOR THE PURPOSE OF REPLATTING FOR EASEMENT VACATION PURPOSES AND PARTITIONING A PARCEL OF LAND AS DESCRIBED AS PARCEL 1 IN PARTITION PLAT 1998-30, CREATING A 20.69 ACRE PARCEL, AND A 2.88 ACRE PARCEL. AS APPROVED BY HERMISTON CITY PLANNING DEPARTMENT.

CONTROL FOR THIS SURVEY IS BASED ON FOUND MONUMENTS FROM R1 & R2. THE BASIS OF BEARINGS FOR THIS SURVEY IS BASED ON THE OREGON COORDINATE REFERENCE SYSTEM:
 LOW DISTORTION PROJECTION: COLUMBIA RIVER EAST ZONE
 (LAMBERT CONFORMAL CONIC)
 DATUM: NAD83-2011, CENTRAL MERIDIAN 120°30'00" W LATITUDE 45°40'00" N
 FALSE NORTHING = 30,000.00 M FALSE EASTING = 150,000.00 M
 SCALE FACTOR = 1.000008

THIS PARCEL WAS ORIGINALLY SURVEYED IN MARCH OF 1998 BY FERGUSON SURVEYING ENGINEERING, FOR SANTIAM PROPERTIES, LLC. AS SHOWN ON (R1) THE BOUNDARY LINES WERE ESTABLISHED IN SAID SURVEY AND RECOVERED HERE, CURVE C1 BETWEEN FOUND PINS IS NOT A TANGENT CURVE.

REGARDING THE N1/4 OF SECTION 16 (J-11) AS REPORTED IN SURVEY NO. 22-006-C: ON 8/29/2024 MR. KRUMBEIN WAS CONTACTED REGARDING SAID CORNER, ADDITIONALLY MR. PRIMM WAS AS WELL BUT NEVER RESPONDED. SURVEY NO. 22-006-C IS A DUAL STAMPED DOCUMENTS AS OUTLINED IN OAR 820-025-0025 (LACKING IN WORK PRODUCT SPECIFICITY). MR. KRUMBEIN STATED AS COUNTY SURVEYOR THE RAILROAD SPIKE AS NOTED IN SAID SURVEY IS THE CORNER AND RECOGNIZED AS THE OFFICIAL CORNER MONUMENT BY THE COUNTY. MR. KRUMBEIN ALSO STATED THAT FOR FUTURE REFERENCE THE TABLE LABELED "CORNER VISITED" ON SAID SURVEY PROVIDING COORDINATES ARE THE CORNERS/MONUMENTS ACCEPTED AND RECOGNIZED AS THE OFFICIAL CORNERS BY THE COUNTY SURVEYORS OFFICE BUT THAT THE COMMENTS COLUMN SHOULD BE IGNORED AS IT CONFUSES THE ISSUE. MR. KRUMBEIN MENTIONED HE PLANS TO ADD SOME NOTES AND EXPLANATIONS TO SAID SURVEY AT SOME POINT.

I LANCE C. KING, A REGISTERED PROFESSIONAL LAND SURVEYOR HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND FOUND THE MONUMENTS OF PARCELS 1, AND THAT THEY ARE IN ACCORDANCE WITH ORS CHAPTER 92, THAT THE POINT OF BEGINNING IS AS SHOWN ON THE MAP AND IS WITHIN THE REQUIREMENTS OF ORS 92.060(1). I CERTIFY THAT THE FIRST MONUMENT ESTABLISHING OR REESTABLISHING A BOUNDARY MONUMENT WAS PLACED ON 3/24/2025, THAT THE ADJOINING PROPERTY AND ALL PROPERTY ACCESSED IN THIS SURVEY WAS DONE IN ACCORDANCE WITH ORS 672.047, THAT THE SURVEY WAS MADE BY ME OR UNDER MY DIRECTION, THAT THE MONUMENTS ARE AS SHOWN AND THAT THIS MAP IS A TRUE AND ACCURATE REPRESENTATION OF SAID SURVEY.

THE LAND BEING PARTITION IS DESCRIBED AS FOLLOWS:
 PARCEL 1, PARTITION PLAT NO. 1998-30, LOCATED IN THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 4 NORTH, RANGE 28, EAST OF THE WILLAMETTE MERIDIAN, UMATILLA COUNTY, OREGON. RECORDED SEPTEMBER 17, 1998, INSTRUMENT NO. 1998-3360803, OFFICE OF UMATILLA COUNTY RECORDS.

OWNER'S DECLARATION:

KNOW ALL MEN BY THESE PRESENTS: THAT HERMISTON CHRISTIAN CHURCH, IS THE OWNER OF THE LANDS AS SHOWN AND DESCRIBED ON THIS PLAT, AND HAVE CAUSED THE SAME TO BE PLATTED AND SURVEYED IN ACCORDANCE WITH ORS CHAPTER 92. AND ACKNOWLEDGE THE FOLLOWING EASEMENTS (EASEMENTS AS PER TITLE REPORT NO. 165079) WE HEREBY DEDICATE (2) ADDITIONAL 10 FOOT WIDE UTILITY (ELECTRIC AND GAS) EASEMENTS AND VACATE THOSE AS INDICATED:

- ① 20 FOOT RIGHT OF WAY, CASCADE NATURAL GAS REEL 53, PAGE 557, UMATILLA COUNTY RECORDS. BEING VACATED
- ② 20 FOOT RIGHT OF WAY EASEMENT TO PACIFIC POWER AND LIGHT CO., REEL 71, PAGE 1431, UMATILLA COUNTY RECORDS. BEING VACATED
- ③ 10 FOOT RIGHT OF WAY EASEMENT TO PACIFIC POWER AND LIGHT CO., REEL 73, PAGE 802, UMATILLA COUNTY RECORDS, NOT PLOTTABLE
- ④ EASEMENTS SHOWN PARTITION PLAT 1998-30, INSTRUMENT NO. 1998-3360803, UMATILLA COUNTY RECORDS ACCESS EASEMENT AND ROAD MAINTENANCE AGREEMENT, TO THE CITY OF HERMISTON AND PARCEL 2, INSTRUMENT NO. 1998-3370287, UMATILLA COUNTY RECORDS
- ⑤ 10 FOOT UTILITY EASEMENT TO CITY OF HERMISTON, DBA HERMISTON ENERGY SERVICES, INSTRUMENT NO. 2012-5970038, UMATILLA COUNTY RECORDS. BEING VACATED
- ⑥ 20 FOOT UTILITY EASEMENT TO THE CITY OF HERMISTON FOR WATERLINE, INSTRUMENT NO. 2013-6050288, UMATILLA COUNTY RECORDS
- ⑦ 20 FOOT DONATION PERMANENT EASEMENT TO CITY OF HERMISTON, INSTRUMENT NO. 2018-6680358, UMATILLA COUNTY RECORDS

Christopher Griggs
 CHRISTOPHER GRIGGS
 MEMBER

STATE OF OREGON } S.S.
 COUNTY OF UMATILLA }

BEFORE ME THIS April DAY OF 2025 APPEARED

THE OWNER AND ACKNOWLEDGED THE FOREGOING DECLARATION.

Lana Van Fossen
 NOTARY PUBLIC FOR OREGON

PRINTED NAME

COMMISSION NO. 1040034

MY COMMISSION EXPIRES August 15, 2027

I, LANCE KING, HEREBY CERTIFY THAT THIS IS AN EXACT REPRODUCTION OF THE ORIGINAL.

Lance King

SURVEYOR:

HERMISTON CHRISTIAN CENTER

CK3, LLC

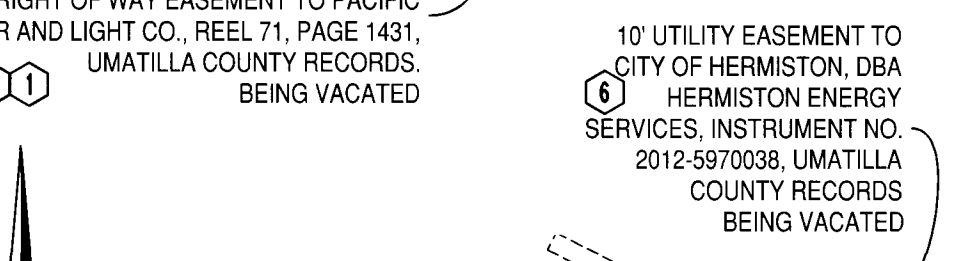
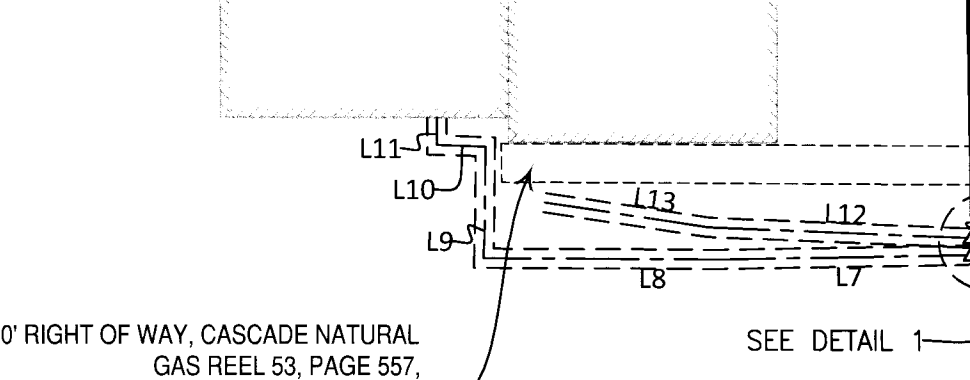
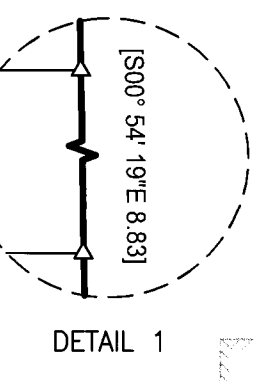
ENGINEERING-SURVEYING & PLANNING

ONTARIO HERMISTON
 368 SW 5TH AVE. 945 W. ORCHARD AVE.
 ONTARIO, OR 97914 HERMISTON, OR 97838
 PHONE (541) 889-5411 PHONE (541) 567-2345
 FAX (541) 889-2074 FAX (541) 567-2305
 WEB: CK3LLC.NET

CHECKED BY: LCK	FIELDBOOK No. O-342	PAGE(S): 27-31
DRAWN BY: RWF	DWG FILE No.: B-1361	
APPROVED BY: LCK	FILENAME: VO24023.dwg	JOB No.: VO-24023
DATE: 3/24/2025	DATE REVISED:	SHEET: 1 of 1

CURVE TABLE

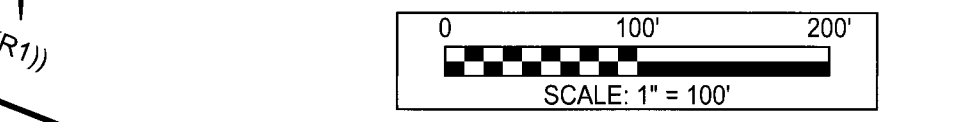
CURVE No.	RADIUS	DELTA	LENGTH	TANGENT	BEARING	CHORD	CHORD
C1	470.00	3°02'26"	24.94	12.47	NS80°43'03"W	24.94	
C1(R1)	470.00	3°02'54"	25.01		S80°43'24"E	25.00	



REFERENCE TABLE

R1 PARTITION PLAT 1998-30 FOR DAN BRAMMER, BY FERGUSON SURVEYING ENGINEERING, FILED UNDER COUNTY SURVEY 98-188-B

R2 SUBDIVISION PLAT FOR NORTH RIVERVIEW HEIGHTS BOOK 13, PAGE 136, FILED UNDER COUNTY SURVEY 99-028-B.

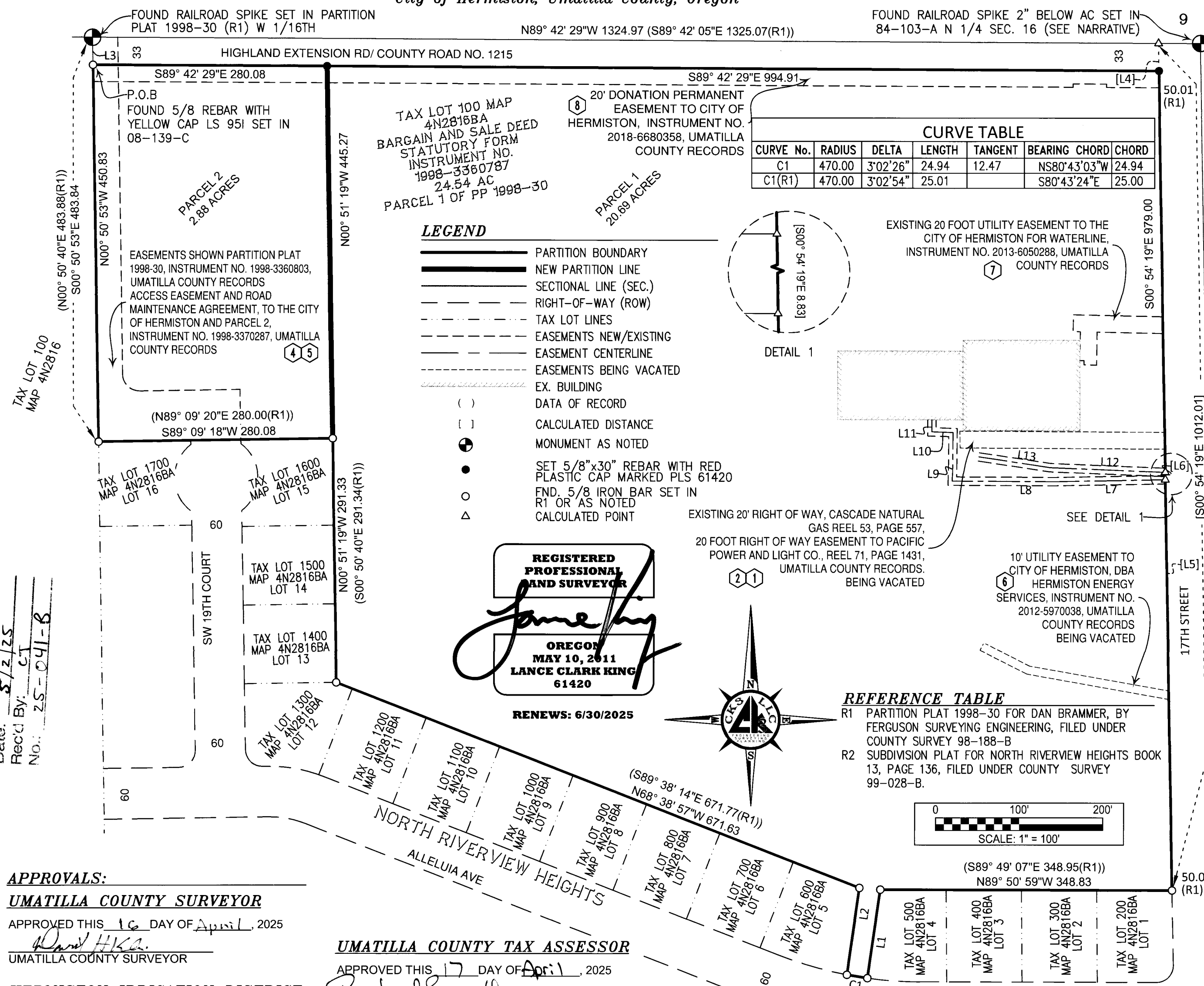
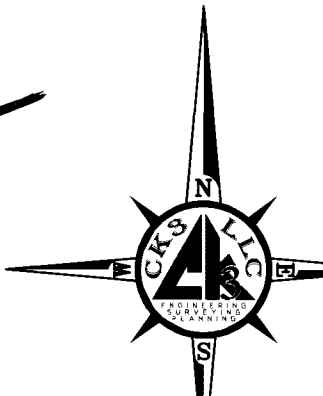


LINE TABLE

LINE No.	LENGTH	BEARING
L1	107.00	S8° 23' 06"W
L1(R1)	106.95	N8° 21' 04"E
L2	104.93	N8° 19' 53"E
L2(R1)	104.86	S8° 21' 04"W
L3	33.01	S0° 50' 53"E
L4	33.01	N0° 54' 19"W
L5	490.32	S0° 54' 19"E
L6	8.83	S0° 54' 19"E
L7	131.16	S88° 57' 31"W
L8	123.56	N89° 43' 03"W
L9	57.97	N0° 33' 24"E
L10	25.20	N88° 10' 58"W
L11	14.49	N0° 00' 00"E
L12	137.80	N87° 41' 19"W
L13	86.29	N81° 29' 28"W

- LEGEND**
- PARTITION BOUNDARY
 - NEW PARTITION LINE
 - SECTIONAL LINE (SEC.)
 - RIGHT-OF-WAY (ROW)
 - - - TAX LOT LINES
 - - - EASEMENTS NEW/EXISTING
 - - - EASEMENT CENTERLINE
 - - - EASEMENTS BEING VACATED
 - EX. BUILDING
 - () DATA OF RECORD
 - [] CALCULATED DISTANCE
 - MONUMENT AS NOTED
 - SET 5/8"x30" REBAR WITH RED PLASTIC CAP MARKED PLS 61420
 - FND. 5/8 IRON BAR SET IN R1 OR AS NOTED
 - △ CALCULATED POINT

REGISTERED PROFESSIONAL LAND SURVEYOR
Lance Clark King
 OREGON
 MAY 10, 2011
 LANCE CLARK KING
 61420
 RENEWS: 6/30/2025



APPROVALS:

UMATILLA COUNTY SURVEYOR
 APPROVED THIS 16 DAY OF April, 2025
Dan HKA.
 UMATILLA COUNTY SURVEYOR

UMATILLA COUNTY TAX ASSESSOR
 APPROVED THIS 17 DAY OF April, 2025
Rachael Reynolds
 TAX ASSESSOR

HERMISTON IRRIGATION DISTRICT
 APPROVED THIS 1 DAY OF April, 2025
Cynthia Spethick
 MANAGER

CITY OF HERMISTON CITY COUNCIL, MAYOR
 APPROVED THIS 2 DAY OF April, 2025
[Signature]
 COUNCIL, MAYOR

UMATILLA COUNTY TAX COLLECTOR
 TAXES ARE PAID IN FULL
 APPROVED THIS 17 DAY OF April, 2025
Rachael Reynolds
 UMATILLA COUNTY TAX COLLECTOR

UMATILLA COUNTY COMMISSIONER
 APPROVED THIS 22 DAY OF April, 2025
Clayton J. Simmons
 COMMISSIONER
[Signature]
 COMMISSIONER
[Signature]
 COMMISSIONER

HERMISTON CITY PLANNING COMMISSION
 APPROVED THIS 2nd DAY OF April, 2025
[Signature]
 HERMISTON PLANNING COMMISSION CHAIRMAN

RECEIVED BY
 Umatilla County Surveyor
 Date: 5/2/25
 Rec'd By: CT
 No.: 25-041-B

UMATILLA COUNTY OFFICE OF RECORDS

State of Oregon
 County of Umatilla
 REC-DE-TP
 Pgs=1 \$5.00 \$11.00 \$10.00 \$10.00 \$60.00 \$120.00
 \$24.00



Office of County Records
[Signature]
 UMATILLA COUNTY

2025-0002817

04/23/2025 10:21:09 AM