

# COYOTE NORTH BUSINESS PARK SUBDIVISION – UPDATE

A SUBDIVISION OF PARCEL 1 OF THE NEAGLE PROPERTY PARTITION PLAT

LOCATED IN THE NORTHEAST ONE-QUARTER OF SECTION 21,  
TOWNSHIP 2 NORTH, RANGE 33 EAST, WILLAMETTE MERIDIAN,

UMATILLA COUNTY, OREGON

NOVEMBER, 2007 – UPDATED OCTOBER 2022

**ALLOTMENT NUMBER 143.T2103A**

**REFER TO: BUREAU OF INDIAN AFFAIRS DOCUMENT NO. 143-  
ORIGINAL UMATILLA COUNTY SURVEYOR MAP NO. 07-158-B  
ORIGINAL CTUIR TRIBAL PLANNING OFFICE FILE NO. SUB-06-01**

## SURVEYOR'S CERTIFICATE

I, RICHARD E. STEIN, OREGON REGISTERED LAND SURVEYOR NO. 16932, BEING FIRST DULY SWORN, DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED IN ACCORDANCE WITH NORMAL STANDARDS OF PROFESSIONAL CARE THE UPDATED PORTIONS OF THE LANDS REPRESENTED ON THIS UPDATE TO THE COYOTE NORTH BUSINESS PARK SUBDIVISION.

MICHAEL POSADA'S WAS THE ORIGINAL SURVEYOR FOR THIS SUBDIVISION AND HIS ORIGINAL CERTIFICATE FOLLOWS:

I, MICHAEL B. POSADA, OREGON REGISTERED LAND SURVEYOR NO. 2849, BEING FIRST DULY SWORN, DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED IN ACCORDANCE WITH NORMAL STANDARDS OF PROFESSIONAL CARE THE LANDS REPRESENTED ON THE ANNEXED PLAT OF THE COYOTE NORTH BUSINESS PARK SUBDIVISION, THAT THE EXTERIOR BOUNDARY OF SAID SUBDIVISION IS MARKED BY EXISTING SURVEY MONUMENTS AS DESCRIBED HEREON, THAT I HAVE DESIGNATED AN EXISTING SURVEY MONUMENT FOR THE INITIAL POINT OF THIS SUBDIVISION, AND THAT THE FOLLOWING IS A TRUE AND CORRECT DESCRIPTION OF THE LANDS REPRESENTED ON THIS SUBDIVISION PLAT:

A PARCEL OF LAND LOCATED IN THE NORTHEAST ONE-QUARTER OF SECTION 21, TOWNSHIP 2 NORTH, RANGE 33 EAST OF THE WILLAMETTE MERIDIAN AND BEING A PORTION OF THE LANDS OF THE CONFEDERATED TRIBES OF THE UMATILLA INDIAN RESERVATION, UMATILLA COUNTY, OREGON, SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL 1 OF THE NEAGLE PROPERTY PARTITION FILED IN THE OFFICIAL RECORDS OF THE U. S. BUREAU OF INDIAN AFFAIRS AS DOCUMENT NO. 143-9924 (CONFEDERATED TRIBES OF THE UMATILLA INDIAN RESERVATION TRIBAL PLANNING OFFICE FILE NUMBER MNP-06-002), AND ALSO RECORDED AS DOCUMENT NUMBER 07-158-B IN THE OFFICE OF THE UMATILLA COUNTY SURVEYOR, CONTAINING 66.93 ACRES OF LAND, MORE OR LESS, SAID PARCEL ALSO BEING DESCRIBED AS FOLLOWS:

BEGINNING AT THE INITIAL POINT, SAID INITIAL POINT BEING LOCATED AT THE INTERSECTION OF A LINE RUNNING PERPENDICULAR NORTHEASTERLY FROM THE CENTERLINE OF THE OLD OREGON TRAIL HIGHWAY (INTERSTATE HIGHWAY 84) AS SHOWN ON OREGON DEPARTMENT OF TRANSPORTATION DRAWING 8B-36-23, DATED SEPTEMBER, 1966 AT ENGINEER'S CENTERLINE STATION WB 394+00, WITH THE SOUTH LINE OF THE NORTH 30.00 FEET OF THE NORTHEAST ONE-QUARTER OF SECTION 21, TOWNSHIP 2 NORTH, RANGE 33 EAST, FROM WHICH SAID INITIAL POINT THE ONE-QUARTER CORNER COMMON TO SECTION 16 AND SECTION 21 OF SAID TOWNSHIP AND RANGE BEARS N 71°43'11"W 93.13 FEET; THENCE FROM SAID INITIAL POINT AND ALONG SAID SOUTH LINE OF THE NORTH 30.00 FEET OF SAID NORTHEAST ONE-QUARTER OF SECTION 21 N89°30'03"E 2,532.26 FEET TO IT'S INTERSECTION WITH THE WESTERLY RIGHT-OF-WAY LINE OF OREGON HIGHWAY NO. 331 (MISSION HIGHWAY);

THENCE ALONG SAID WESTERLY RIGHT-OF-WAY LINE OF HIGHWAY NO. 331 S00°55'57"E 1,303.28 FEET TO A POINT 40.00 FEET RIGHT OF ENGINEER'S CENTERLINE STATION M 1+00, AS SHOWN ON SAID OREGON DEPARTMENT OF TRANSPORTATION DRAWING 8B-36-23;

THENCE CONTINUING ALONG SAID WESTERLY RIGHT-OF-WAY LINE AS SHOWN ON DRAWING 8B-36-23 S13°02'32"W 102.96 FEET TO A POINT 65.00 FEET RIGHT OF ENGINEER'S CENTERLINE STATION M 2+00;

THENCE S02°33'58"W 551.07 FEET TO A POINT 100.00 FEET RIGHT OF ENGINEER'S STATION M 7+50;

THENCE S25°28'17"W 87.56 FEET TO THE POINT OF INTERSECTION OF SAID WESTERLY RIGHT-OF-WAY LINE WITH THE NORTHERLY RIGHT-OF-WAY LINE OF SAID OLD OREGON TRAIL HIGHWAY (INTERSTATE HIGHWAY 84), SAID POINT OF INTERSECTION BEING LOCATED ON A SPIRAL CURVE, OFFSET 85.00 FEET NORTHERLY FROM THE CENTERLINE OF THE "A" ALIGNMENT AS SHOWN ON SAID OREGON DEPARTMENT OF TRANSPORTATION DRAWING 8B-36-23;

THENCE 185 FEET, MORE OR LESS, ALONG SAID NORTHERLY RIGHT-OF-WAY LINE OF THE OLD OREGON TRAIL HIGHWAY IN THE DIRECTION OF DESCENDING ENGINEER'S STATIONING AND ON THE ARC OF SAID OFFSET SPIRAL CURVE, CONCAVE NORTHEASTERLY, SAID OFFSET SPIRAL CURVE BEING A SEGMENT OF AN EXIT SPIRAL CURVE HAVING CENTERLINE PARAMETERS OF 6° C.L., LENGTH=240 FEET,  $\alpha=2.5$ , AND  $S=7'12"$ , THE LONG CHORD OF SAID OFFSET SPIRAL CURVE SEGMENT BEARS N75°45'18"W 184.42 FEET, TO A POINT 85.00 FEET LEFT OF ENGINEER'S CENTERLINE STATION A424+58.98PCS;

THENCE CONTINUING ALONG SAID NORTHERLY RIGHT-OF-WAY LINE AND IN A STRAIGHT LINE N71°43'08"W 197.24 FEET TO A POINT 60.00 FEET LEFT OF ENGINEER'S CENTERLINE STATION A422+46.76PCS;

THENCE 54 FEET, MORE OR LESS, ALONG THE ARC OF AN OFFSET SPIRAL CURVE, CONCAVE NORTHEASTERLY, SAID OFFSET SPIRAL CURVE BEING LOCATED 60.00 FEET NORTHERLY FROM AND PARALLEL WITH SAID "A" ALIGNMENT, SAID OFFSET SPIRAL CURVE BEING A SEGMENT OF AN ENTRANCE SPIRAL CURVE HAVING CENTERLINE PARAMETERS OF 6° C.L., LENGTH=240 FEET,  $\alpha=2.5$ , AND  $S=7'12"$ , TO THE POINT OF INTERSECTION OF SAID OFFSET SPIRAL CURVE WITH A LINE LYING PARALLEL TO AND NORTHEASTERLY 100.00' FROM THE "WB" ALIGNMENT AS SHOWN ON SAID DRAWING 8B-36-23, THE LONG CHORD OF SAID OFFSET SPIRAL CURVE SEGMENT BEARS N56°36'15"W 53.17 FEET, MORE OR LESS; THENCE CONTINUING ALONG SAID NORTHERLY RIGHT-OF-WAY LINE OF THE OLD OREGON TRAIL HIGHWAY N48°27'24"W 882.63 FEET, MORE OR LESS, TO A POINT 100.00 FEET LEFT OF ENGINEER'S CENTERLINE STATION WB413+00;

THENCE N37°09'37"W 153.03 FEET TO A POINT 130.00 FEET LEFT OF ENGINEER'S CENTERLINE STATION WB411+50;

THENCE N48°28'10"W 350.09 FEET TO A POINT 130.00 FEET LEFT OF ENGINEER'S CENTERLINE STATION WB408+00;

THENCE N50°02'24"W 1,100.51 FEET TO A POINT 100.00 FEET LEFT OF ENGINEER'S CENTERLINE STATION WB397+00;

THENCE N48°23'07"W 300.06 FEET TO A POINT 100.00 FEET LEFT OF ENGINEER'S CENTERLINE STATION WB394+00;

THENCE LEAVING SAID NORTHERLY RIGHT-OF-WAY LINE OF THE OLD OREGON TRAIL HIGHWAY AND ALONG SAID LINE RUNNING PERPENDICULAR TO THE CENTERLINE OF SAID OLD OREGON TRAIL HIGHWAY N41°32'08"E 38.61 FEET TO THE INITIAL POINT OF THIS DESCRIPTION.

**SUBJECT TO THE FOLLOWING APPARENT ENCUMBRANCES, WHICH INCLUDES "BLANKET ENCUMBRANCES: AS DEFINED BY OREGON REVISED STATUTES CHAPTER 92.305 (1):**

1. ACCESS RESTRICTIONS AND EASEMENTS, INCLUDING THE TERMS AND PROVISION THEREOF, CONTAINED IN DEED;

GRANTOR: ROBERT NEAGLE FORREST ET AL;

GRANTEES: STATE OF OREGON, STATE HIGHWAY COMMISSION;

RECORDED: APRIL 29, 1971, BOOK 312, PAGE 442, DEED RECORDS, UMATILLA COUNTY, OREGON.

## SURVEY NARRATIVE

THE PURPOSE OF THIS MAP IS TO SHOW THE LOT LINE ADJUSTMENT BETWEEN LOTS 10 AND 16 APPROVED MAY 9, 2011 AS BIA DOCUMENT NO. 143-10384, AS WELL AS NEW PUBLIC UTILITY EASEMENTS ON LOTS 11, 12, AND 13. NO NEW MONUMENTS WERE SET AND NO EXISTING MONUMENTS WERE VISITED ON THIS SURVEY. THE ORIGINAL NARRATIVE FOLLOWS.

THIS SURVEY AND SUBDIVISION WAS PERFORMED AT THE REQUEST OF THE CONFEDERATED TRIBES OF THE UMATILLA INDIAN RESERVATION, FOR THE PURPOSE OF SUBDIVIDING PARCEL 1 OF THE CTUIR TRIBAL PLANNING OFFICE FILE NO. MNP-06-002. AS DESCRIBED IN NOTE 1, THE EXTERIOR OF THIS SUBDIVISION WAS FOUND TO BE ADEQUATELY DEFINED BY EXISTING SURVEY MONUMENTS OF RECORD.

AT THE REQUEST OF THE OWNER, WE ARE SHOWING THE PROPOSED LIMITS OF A PERMANENT EASEMENT FOR HIGHWAY RIGHT OF WAY PURPOSES TO BE ACQUIRED BY THE STATE OF OREGON-DEPARTMENT OF TRANSPORTATION. THIS ACQUISITION WILL BE ACCOMPLISHED BY SEPARATE DOCUMENT BETWEEN THE OWNER AND THE STATE OF OREGON. THE PERMANENT EASEMENT LOCATION TABLE WILL PROVIDE THE LOCATION OF THE EASEMENT BOUNDARY IN TERMS OF STATION AND OFFSET FROM THE CENTERLINE OF THE RELOCATED MISSION HIGHWAY WHICH IS DEFINED AS FOLLOWS. THE INITIAL CENTERLINE TANGENT OF THE RELOCATED MISSION HIGHWAY BETWEEN STA. 225+20 POT AND M1+00 POT IS A LINE WHICH IS OFFSET 40.00 FEET EASTERLY FROM THE FOUND MONUMENTS AT THE NORTHEAST CORNER OF THIS PLAT AND AT STA. M1+00-40' RT. THE FOUND MONUMENT AT STA. M1+00-40' RT ALSO ESTABLISHES THE BASIS OF STATIONING FOR THIS CENTERLINE. A STATION EQUATION OCCURS AT M0+00 AHEAD WHICH IS EQUAL TO STA. 238+00.26 BACK. FOLLOWING THIS CENTERLINE SOUTHERLY, A POINT OF CURVATURE EXISTS AT STA. M0+86.06. DATA FOR THE CURVE IS AS FOLLOWS: DEGREE= 0°30'00" LEFT, RADIUS= 11,459.16 FEET, LENGTH= 27.88 FEET, END OF CURVE IS AT STA. M1+13.94 FT. THE NEXT CENTERLINE TANGENT BEARS S01°04'19"E AND EXTENDS TO STA. M25+00. THE CENTERLINE DATA RECITED ABOVE IS TAKEN FROM THE PRELIMINARY DESCRIPTION CONTAINED IN OREGON DEPT. OF TRANSPORTATION RIGHT OF WAY FILE NO. 7324004, DATED JUNE 28, 2007. IT IS NOTED THAT THE CENTERLINE BEARINGS LISTED IN RIGHT OF WAY FILE NO. 7324004 ARE ROTATED 00°00'06" CLOCKWISE FROM THE BEARINGS SHOWN ON THIS SUBDIVISION PLAT. A TEMPORARY EASEMENT FOR WORK AREA IS ALSO DESCRIBED IN RIGHT OF WAY FILE NO. 7324004 BUT IS NOT SHOWN ON THIS SUBDIVISION PLAT.

## PERMANENT EASEMENT LOCATION TABLE

1	STA. 225+20.00 53.00 RT.	5	STA. 236+00.00 67.00 RT.
2	STA. 227+00.00 50.00 RT.	6	STA. M 0+00.00 AH 67.66 RT.
3	STA. 230+00.00 65.00 RT.	7	STA. M 1+00.00 68.00 RT.
4	STA. 232+00.00 55.00 RT.	8	STA. M 2+44.97 68.00 RT.

## OWNER'S CERTIFICATE AND DEDICATION

I, N. KATHRYN BRIGHAM, CHAIRMAN OF THE BOARD OF TRUSTEES AND DULY AUTHORIZED REPRESENTATIVE OF THE CONFEDERATED TRIBES OF THE UMATILLA INDIAN RESERVATION, OWNER OF THE LANDS REPRESENTED ON THE ANNEXED PLAT AND DESCRIBED IN THE SURVEYOR'S CERTIFICATE, BEING FIRST DULY SWORN, DEPOSE AND SAY THAT THE SURVEYOR SIGNING AND THE ACCOMPANYING CERTIFICATE WAS ENGAGED BY THE CONFEDERATED TRIBES OF THE UMATILLA INDIAN RESERVATION, AND THAT THE ACCOMPANYING PLAT IS THE REPRESENTATION OF THE SURVEY PERFORMED AT THE REQUEST OF THE CONFEDERATED TRIBES OF THE UMATILLA INDIAN RESERVATION. FURTHERMORE, I, ACTING AS THE AUTHORIZED REPRESENTATIVE OF SAID OWNER, DO HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS, AND PUBLIC UTILITY EASEMENTS AS SHOWN ON SAID ANNEXED PLAT.

*N. Kathryn Brigham*  
N. KATHRYN BRIGHAM, CHAIR  
BOARD OF TRUSTEES OF THE CONFEDERATED TRIBES OF THE UMATILLA INDIAN RESERVATION

## ACKNOWLEDGEMENT

SUBSCRIBED BY ME ON THIS 15<sup>th</sup> DAY OF December, 2022.

*[Signature]*  
NOTARY PUBLIC OF THE STATE OF OREGON

1026650  
NOTARY NUMBER

8/2/26  
MY COMMISSION EXPIRES

## ACCEPTANCE CERTIFICATE

I, MICHAEL T. JACKSON, DO HEREBY CERTIFY THAT I AM THE SUPERINTENDENT FOR THE UMATILLA AGENCY OF THE BUREAU OF INDIAN AFFAIRS. RICHARD E. STEIN, OREGON LAND SURVEYOR 49593, WHO SUBSCRIBED TO THE FOREGOING AFFIDAVIT, WAS EMPLOYED BY THE APPLICANT AS PROJECT SURVEYOR, AND WAS DIRECTED BY THE APPLICANT TO SURVEY THE LOCATION OF RIGHTS OF WAY AND EASEMENTS AND TO PREPARE THIS MAP; THAT THE LOCATION OF RIGHTS OF WAY AND EASEMENTS IS ACCURATELY DEPICTED ON THIS MAP; THAT SUCH SURVEY AS REPRESENTED ON THIS MAP HAS BEEN ADOPTED BY THE APPLICANT AS THE DEFINITE LOCATION OF THE RIGHTS OF WAY AND EASEMENTS THEREBY SHOWN; AND THAT THIS MAP IS ACCEPTED FOR FILING WITH THE SECRETARY OF THE INTERIOR OR HIS DULY AUTHORIZED REPRESENTATIVE AS PART OF THE APPROVAL FOR SAID SUBDIVISION AND ACCEPTANCE OF THE RIGHTS OF WAY AND EASEMENTS GRANTED TO THE BUREAU OF INDIAN AFFAIRS, ITS SUCCESSORS AND ASSIGNS, WITH THE RIGHT TO CONSTRUCT, MAINTAIN, AND REPAIR IMPROVEMENTS THEREON AND THEREOVER FOR SUCH PURPOSES.

*[Signature]*  
MICHAEL T. JACKSON, SUPERINTENDENT OF THE UMATILLA AGENCY, BUREAU OF INDIAN AFFAIRS

12.15.2022  
DATE

## APPROVALS

### LAND PROTECTION PLANNING COMMISSION

THIS SUBDIVISION APPROVED BY THE LAND PROTECTION PLANNING COMMISSION OF THE CONFEDERATED TRIBES OF THE UMATILLA INDIAN RESERVATION THIS 15 DAY OF December, 2022.

*[Signature]*  
CHAIR, LAND PROTECTION PLANNING COMMISSION

### TRIBAL PLANNING OFFICE

CERTIFIED AS IN COMPLIANCE WITH THE C.T.U.I.R. COMPREHENSIVE PLAN, LAND DEVELOPMENT CODE, AND SUBDIVISION

MANUAL THIS THIS 15<sup>th</sup> DAY OF December, 2022.

*[Signature]*  
JOHN DAVID TOVEY, III  
TRIBAL PLANNING DIRECTOR

## RECEIVED BY

Umatilla County Surveyor  
Date: 12/15/22  
Rec'd By: CT  
No.: 22-140-B

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*[Signature]*  
OREGON  
FEBRUARY 8, 2000  
RICHARD E. STEIN  
49593PLS

EXPIRES: 6/30/2024

### EXACT COPY STATEMENT:

I, RICHARD E. STEIN, OREGON REGISTERED LAND SURVEYOR NO., 49593PLS, DO HEREBY STATE THAT THIS DRAWING IS AN EXACT COPY OF THE ORIGINAL THEREOF.

*[Signature]*  
RICHARD E. STEIN, PLS 49593PLS

*[Logo]*  
anderson  
perly  
& associates, inc  
ENGINEERING SURVEYING NATURAL RESOURCES  
1901 N. FIR STREET LAGRANDE, OR 97850  
(541) 965-8309

SHEET 1 OF 2 SHEETS

# COYOTE NORTH BUSINESS PARK SUBDIVISION - UPDATE

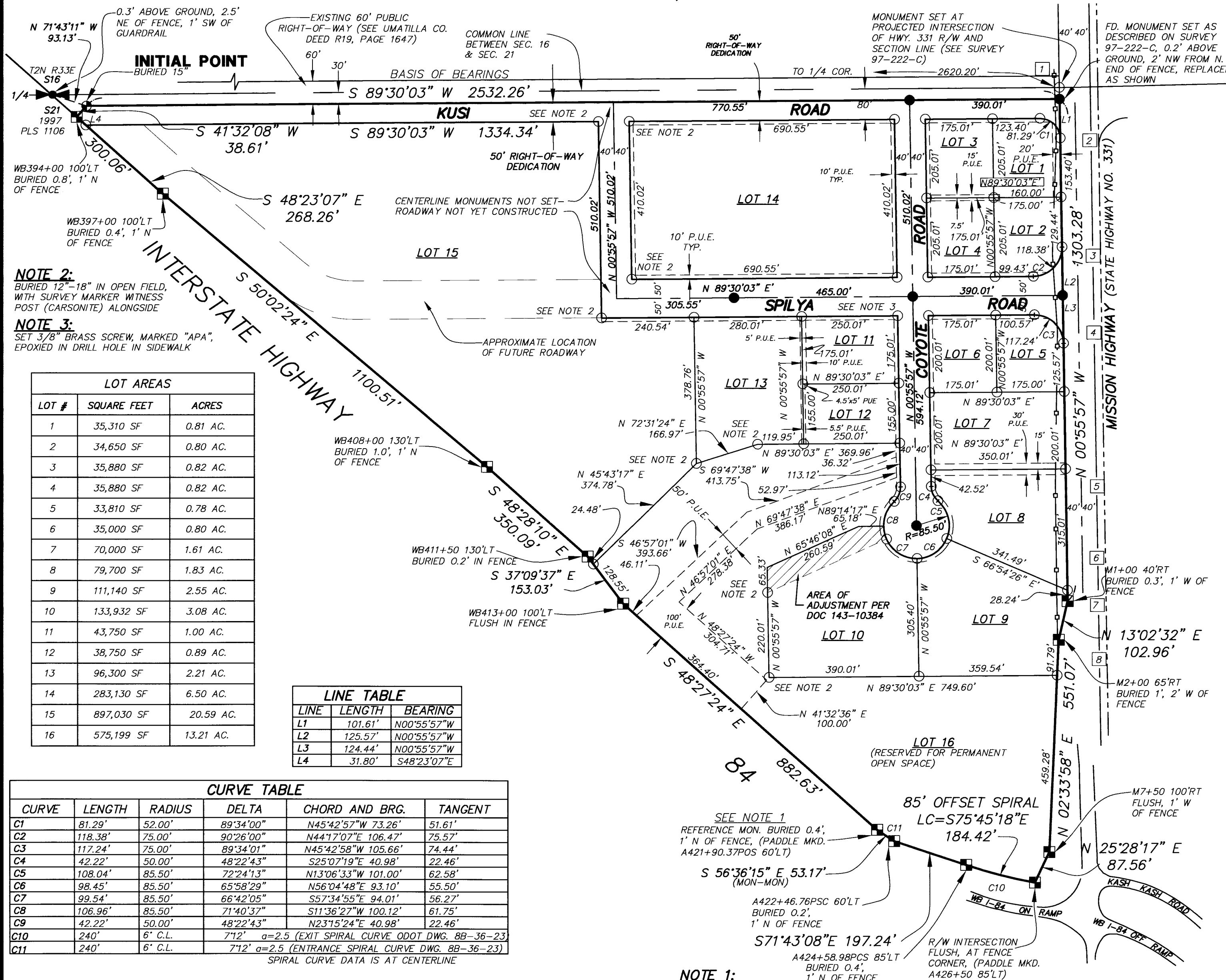
A SUBDIVISION OF PARCEL 1 OF THE NEAGLE PROPERTY PARTITION PLAT

LOCATED IN THE NORTHEAST ONE-QUARTER OF SECTION 21, TOWNSHIP  
2 NORTH, RANGE 33 EAST, WILLAMETTE MERIDIAN, UMATILLA COUNTY, OREGON  
NOVEMBER, 2007 - UPDATED OCTOBER 2022

**ALLOTMENT NUMBER 143.T2103A**

REFER TO: BUREAU OF INDIAN AFFAIRS DOCUMENT NO. 143-  
ORIGINAL UMATILLA COUNTY SURVEYOR MAP NO. 07-158-B  
ORIGINAL CTUIR TRIBAL PLANNING OFFICE FILE NO. SUB-06-01

**OWNER OF RECORD AND SUBDIVIDER:**  
CONFEDERATED TRIBES OF THE UMATILLA INDIAN RESERVATION,  
AND THE UNITED STATES OF AMERICA-  
BUREAU OF INDIAN AFFAIRS, TRUSTEE  
P.O. BOX 638  
PENDLETON, OR 97801



**NOTE 2:**  
BURIED 12"-18" IN OPEN FIELD,  
WITH SURVEY MARKER WITNESS  
POST (CARSONITE) ALONGSIDE

**NOTE 3:**  
SET 3/8" BRASS SCREW, MARKED "APA",  
EPOXIED IN DRILL HOLE IN SIDEWALK

LOT AREAS		
LOT #	SQUARE FEET	ACRES
1	35,310 SF	0.81 AC.
2	34,650 SF	0.80 AC.
3	35,880 SF	0.82 AC.
4	35,880 SF	0.82 AC.
5	33,810 SF	0.78 AC.
6	35,000 SF	0.80 AC.
7	70,000 SF	1.61 AC.
8	79,700 SF	1.83 AC.
9	111,140 SF	2.55 AC.
10	133,932 SF	3.08 AC.
11	43,750 SF	1.00 AC.
12	38,750 SF	0.89 AC.
13	96,300 SF	2.21 AC.
14	283,130 SF	6.50 AC.
15	897,030 SF	20.59 AC.
16	575,199 SF	13.21 AC.

LINE TABLE		
LINE	LENGTH	BEARING
L1	101.61'	N00°55'57"W
L2	125.57'	N00°55'57"W
L3	124.44'	N00°55'57"W
L4	31.80'	S48°23'07"E

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD AND BRG.	TANGENT
C1	81.29'	52.00'	89°34'00"	N45°42'57"W 73.26'	51.61'
C2	118.38'	75.00'	90°26'00"	N44°17'07"E 106.47'	75.57'
C3	117.24'	75.00'	89°34'01"	N45°42'58"W 105.66'	74.44'
C4	42.22'	50.00'	48°22'43"	S25°07'19"E 40.98'	22.46'
C5	108.04'	85.50'	72°24'13"	N13°06'33"W 101.00'	62.58'
C6	98.45'	85.50'	65°58'29"	N56°04'48"E 93.10'	55.50'
C7	99.54'	85.50'	66°42'05"	S57°34'55"E 94.01'	56.27'
C8	106.96'	85.50'	71°40'37"	S11°36'27"W 100.12'	61.75'
C9	42.22'	50.00'	48°22'43"	N23°15'24"E 40.98'	22.46'
C10	240'	6" C.L.	7°12'	σ=2.5 (EXIT SPIRAL CURVE ODOT DWG. 8B-36-23)	
C11	240'	6" C.L.	7°12'	σ=2.5 (ENTRANCE SPIRAL CURVE DWG. 8B-36-23)	

SPIRAL CURVE DATA IS AT CENTERLINE

**EXACT COPY STATEMENT**  
I, RICHARD E. STEIN, OREGON REGISTERED LAND  
SURVEYOR NO. 49593PLS, DO HEREBY STATE  
THAT THIS DRAWING IS AN EXACT COPY OF THE  
ORIGINAL THEREOF.

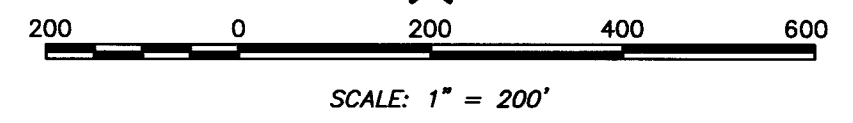
*Richard E. Stein*  
RICHARD E. STEIN, PLS 49593PLS

**NOTE 1:**  
THIS MONUMENT, INDICATED AS A REFERENCE MONUMENT ON ODOT DWG. 8B-36-23, IS ONE OF A SERIES OF  
MONUMENTS WHICH ARE DEPICTED ON UMATILLA COUNTY SURVEY 97-222-C AND WHICH APPEAR TO DEFINE A  
PHYSICAL AND PRACTICAL LOCATION OF THE BOUNDARY OF THE LANDS ACQUIRED BY THE STATE OF  
OREGON FOR THE RIGHT-OF-WAY OF INTERSTATE 84 (SEE UMATILLA COUNTY DOCUMENT NUMBER 328183,  
1971). THE MONUMENTS WHICH WE FIND FOR PURPOSES OF THIS SUBDIVISION ARE ALL SHOWN ON SURVEY  
97-222-C, AND OUR MEASUREMENTS ARE IN THE IDENTICAL GEOMETRIC RELATIONSHIPS SHOWN ON THIS  
SURVEY. WE ALSO CONCUR WITH SURVEY 97-222-C IN STATING THAT THE DIMENSIONS WHICH WE ARE  
REPORTING ON THIS SUBDIVISION PLAT WILL NOT YIELD THE PRECISE RELATIONSHIPS OF PARALLELISM AND  
OFFSET DEFINED BY THE ODOT DRAWINGS AND DESCRIPTIONS, HOWEVER, THESE VARIATIONS APPEAR TO BE  
WITHIN A NORMAL POSITIONAL ERROR FOR SURVEYS OF THIS TYPE AND THE MONUMENTS ARE ACCEPTED AS  
FOUND.

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Richard E. Stein*

OREGON  
FEBRUARY 8, 2000  
RICHARD E. STEIN  
49593PLS  
EXPIRES: 6/30/2024



**BASIS OF BEARINGS**  
BEARINGS SHOWN ON THIS PLAT ARE GRID, DERIVED BY GPS OBSERVATIONS AT  
THE SITE AND REFERRED TO THE OREGON PLANE COORDINATE SYSTEM, NORTH  
ZONE. THE GEODETIC BEARING BASIS EXPRESSED ON UMATILLA COUNTY  
SURVEY 97-222-C CAN BE OBTAINED BY ROTATING THE GRID BEARINGS SHOWN  
HEREON 11°17'18" CLOCKWISE.

DISTANCES SHOWN REPRESENT GROUND DISTANCES AS MEASURED AT THE SITE.

- LEGEND**
- FOUND 1 1/4" IRON PIPE WITH BRASS CAP, MARKED AS SHOWN, SEE SURVEY 97-222-C
  - FOUND 5/8" IRON ROD (SMOOTH), WITH ALUMINUM CAP MARKED "OREGON STATE HWY. DEPT.", SET BY ODOT-DWG. 8B-36-23
  - FOUND 5/8" IRON ROD (REBAR) WITH YELLOW PLASTIC CAP MARKED "OR PLS 1106 WA PLS 17372", SET BY SURVEY 97-222-C
  - FOUND 5/8" IRON ROD (REBAR) WITH 1 1/2" DIA. ALUMINUM CAP MARKED "APA OR 2849 WA 41295"
  - FOUND 5/8" IRON ROD IN ASPHALT SURFACED ROADWAY, WITH 2" DIA. ALUMINUM CAP MARKED "APA 2849 2007"
  - PUBLIC UTILITY EASEMENT-TO BE CREATED BY THIS PLAT
  - EXISTING CENTERLINE
  - EXISTING WIRE FENCE
  - LIMIT OF PERMANENT EASEMENT AREA TO BE ACQUIRED BY THE OREGON-DEPARTMENT OF TRANSPORTATION. SEE SURVEY NARRATIVE-SHT. 1 FOR DISCUSSION AND MISSION HIGHWAY ALIGNMENT DATA
  - REFER TO PERMANENT EASEMENT LOCATION TABLE-SHT. 1

**REFERENCE MATERIAL**

U.S. BUREAU OF INDIAN AFFAIRS DOCUMENT NO. 143-9924 (CONFEDERATED TRIBES OF THE UMATILLA INDIAN RESERVATION, NEAGLE PROPERTY PARTITION-TRIBAL PLANNING OFFICE FILE NO. MNP-06-002), ALSO RECORDED AS DOCUMENT NUMBER 07-158-B IN THE OFFICE OF THE UMATILLA COUNTY SURVEYOR.

UMATILLA COUNTY SURVEY 97-222-C.

OREGON DEPT. OF TRANSPORTATION DRAWING 8B-36-23 "PENDLETON-EMIGRANT HILL SECTION-OLD OREGON TRAIL HIGHWAY, PART 1 OF 4 PARTS, SEPTEMBER, 1966.

OREGON DEPT. OF TRANSPORTATION DRAWING 8B-14-20 "UMATILLA-MISSION HIGHWAY".

SUBDIVISION GUARANTEE REPORT NO. 79954, ORIGINALLY PREPARED SEPT. 7, 2006, UPDATED MAY 24, 2007, PIONEER TITLE CO., PENDLETON, OREGON.

**RECEIVED BY**  
Umatilla County Surveyor  
Date: 12/15/22  
Rec'd By: CT  
No.: 22-140-8

**Anderson Perry**  
Associates, Inc  
ENGINEERING SURVEYING NATURAL RESOURCES  
1801 N. FIR STREET LAGRANDE, OR 97850  
(541) 965-8308