SAGE & SAND

LOCATED IN THE N.1/2 OF THE N.E. 1/4 OF THE S.W. 1/4 OF SECTION 1, T4N, R28 E.W.M. UMATILLA COUNTY, OREGON

SURVEYORS CERTIFICATE

I, G. Dennis Edwards, being first duly sworn, do depose and say that I am a registered surveyor of the state of Oregon, and that I have correctly surveyed and marked with legal monuments the land represented on the accompanying plat; At the INITIAL POINT I set a 2" iron pipe with a brass cap 6" below the surface of the ground and located S 45°33'44" W 42.30 feet from the center of Section 1, T4N, R28 E., W.M., Umatilla County, Oregon.

Beginning at a point where the south line of Theater Lane intersects the west line of Townsend Road. Said point being N 45°33'44" E 14.10 feet from the above described INITIAL POINT and running; Thence N 89°16'00" W along the south line of said Theater Lane 1311.16 feet to the west line of the north half of the northeast quarter of the southwest quarter of said Section 1; Thence S 00°20'07" W along said west line 644.86 feet to the southwest corner of said north half; Thence S 89°22'47" E along the south line of said north half 665.31 feet; Thence continuing along said south line S 89°11'00" E 209.61 feet; Thence N 00°23'32" E 175.00 feet; Thence S 89°11'00" E 144.06 feet; Thence N 00°23'32" E 25.00 feet; Thence S 89°11'00" E 291.54 feet to the west line of Townsend Road; Thence N 00°23'32" E along said west line 444.48 feet to the Point of Beginning.

G. Dennis Edwards #951
G. DENNIS EDWARDS P.L.S.

Subscribed and sworn before me this 30 day of JUNE, 1980.

E. K. Hull
NOTARY PUBLIC FOR OREGON

My commission expires 3-18-84

REGISTERED PROFESSIONAL LAND SURVEYOR
G. Dennis Edwards
OREGON JULY 16, 1971
G. DENNIS EDWARDS 951

STATE OF OREGON, COUNTY OF UMATILLA. } ss

I, J. Dean Fouquette, Sr., County Clerk, certify that this instrument was received and recorded

ON July 21, 1980

at 11:12 o'clock A.M. in the record of Town Plats of said County in Book 12 Page 29

J. DEAN FOUQUETTE, SR.
County Clerk

By Betty Jo Brownlee Deputy

Fees $ ..... No. .....

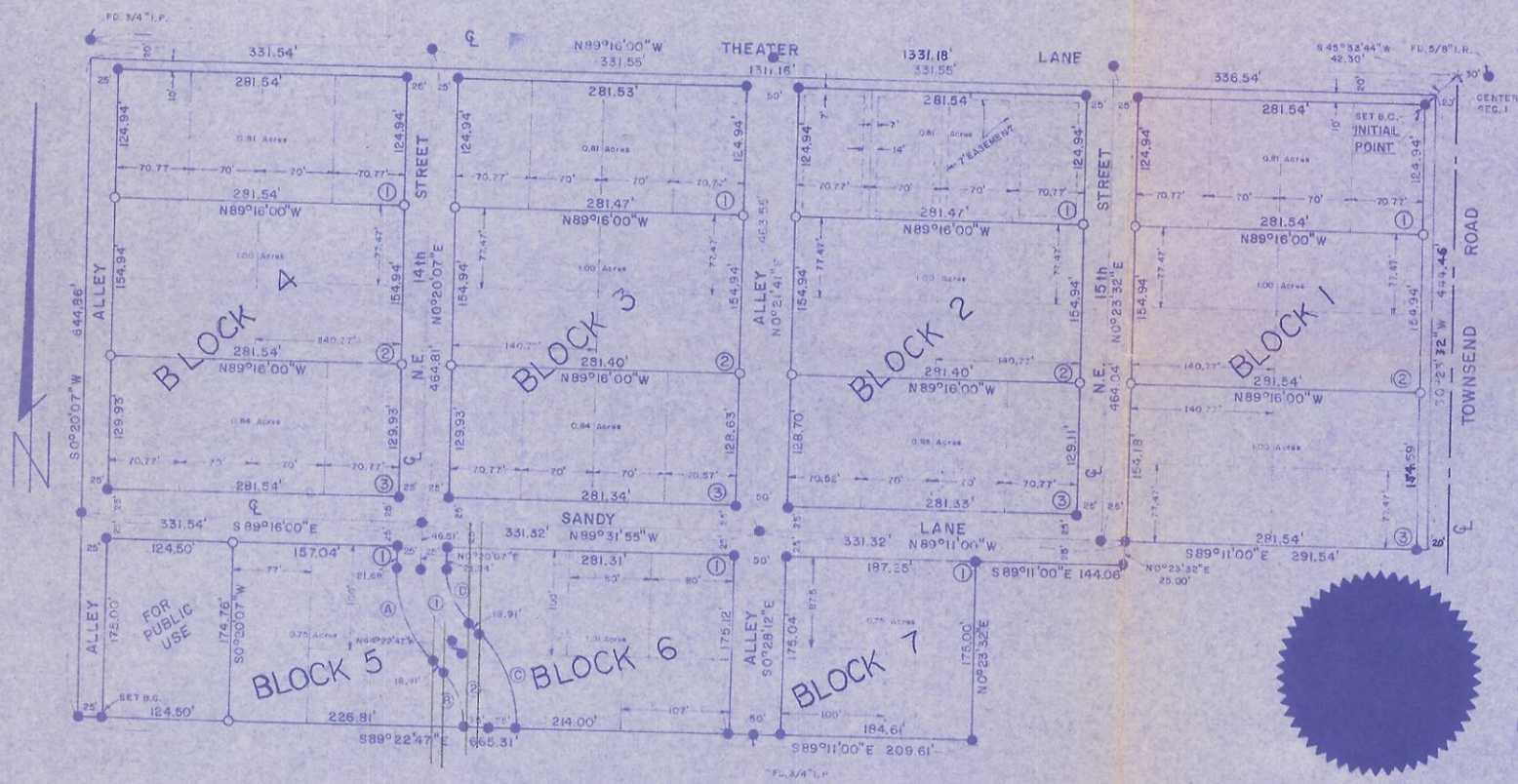
CURVE DATA

NO	CHORD BEARING	CH.LGTH.	DELTA	LENGTH	RADIUS
1	S 22°01'18" E	76.08'	44°42'54"	78.04'	100.00'
2	S 21°52'51" E	76.53'	45°00'00"	78.54'	100.00'
A	S 22°01'18" E	95.10'	44°42'54"	97.55'	125.00'
B	S 21°52'51" E	57.40'	45°00'00"	58.90'	75.00'
C	N 21°52'51" W	95.67'	45°00'00"	98.17'	125.00'
D	N 22°01'18" W	57.06'	44°42'54"	58.53'	75.00'

Phase One
Lots 1, 2, & 3, Block 1
Phase Two
Lot 1, Block 2, Lot 1, Block 3, Lot 1, Block 4
Phase Three
Lots 2 & 3, Block 2, Lots 2 & 3, Block 3, Lots 2 & 3, Block 4, Block 5, Block 6, & Block 7

○ 1/2" Iron rod x 24" long
● 5/8" Iron rod x 30" long

NOTE: — — — Future lot lines and ℄ 14' utility easement.



I G. Dennis Edwards depose and say that this is a true and exact copy of SAGE & SAND Subdivision. G. Dennis Edwards

STATE OF OREGON)
COUNTY OF UMATILLA) S.S.

I, J. Dean Fouquette, County Clerk, certify that this instrument was received and recorded on _____, _____, at ____ o'clock ____ M in the record of _____ of said county in book ____ page ____.

_____ COUNTY CLERK by _____ DEPUTY fees ____ no. ____

DEDICATION:

Know all men by these presents: That the undersigned owners of the land shown on the accompanying plat, do hereby dedicate to the use of the public forever the streets and avenues designated on said plat and a 7' continuous easement on ALL LOTS, said easement being parallel to ALL LOT LINES, is hereby dedicated by the dedicator for sewer, water, electricity, light, gas, telephone, television and other utilities and for their installation and maintenance, irrespective of whether the same may be installed before or after sale by the dedicators herein that undersigned parties do hereby establish and acknowledge the accompanying plat as the official map and plat of SAGE & SAND, Umatilla County, Oregon.

Mary Griggs — MARY GRIGGS
Diane Russell — DIANE RUSSELL

STATE OF OREGON)
COUNTY OF UMATILLA) S.S.

On this 17 day of June, 1980, before me personally appeared Mary Griggs, known to me to be the identical person who executed the dedication hereon shown and who personally acknowledged to me she executed the same freely and voluntarily.

Subscribed and sworn before me Dea[illegible] Lindley NOTARY PUBLIC FOR OREGON MY COMMISSION EXPIRES 8-20-82

STATE OF CALIFORNIA)
COUNTY OF SAN DIEGO) S.S.

On this 23 day of June, 1980, before me personally appeared Diane Russell, known to me to be the identical person who executed the dedication hereon shown and who personally acknowledged to me she executed the same freely and voluntarily.

Subscribed and sworn before me Mary m. Kennedy NOTARY PUBLIC FOR OREGON MY COMMISSION EXPIRES April 6 1984

UMATILLA COUNTY PLANNING COMMISSION

The accompanying plat is hereby approved and adopted this 15 day of July, 1980 and approval duly filed.

Bob Spring — CHAIRMAN
Dennis A. Olson 7/17/80 — SECRETARY

COUNTY SURVEYOR

Approved this 30 day of June, 1980

David H. Klein — COUNTY SURVEYOR

UMATILLA COUNTY COMMISSION

This is to certify that the accompanying plat is approved for filing and placed in the record of Town Plats of Umatilla County, Oregon, by the undersigned by its order dated the 17th day of July, 1980 and recorded in the County Journal _____, page _____.

Frank Shultz — CHAIRMAN
Earl Lebrun — COMMISSIONER
_____ COMMISSIONER

UMATILLA COUNTY CLERK

Attest: I, J. Dean Fouquette Sr., County Clerk of Umatilla County, Oregon, do hereby certify that the above named were on the date of said order above specified and are now duly qualified, elected, sworn acting chairman and commissioners of said county, that the above signatures are the genuine signatures thereof and the seal hereto affixed is the seal of my office.

J. Dean Fouquette Sr. — COUNTY CLERK

UMATILLA COUNTY ASSESSOR AND TAX COLLECTOR

I, James T. White Sr., and I, D.L. Bratt, respectively Assessor and Tax Collector of Umatilla County, Oregon, each hereby certify that we have examined the tax records relative to the land covered by the accompanying plat, and that all monies due for state and county taxes and assessments that could now constitute a lien on said land have been paid and we hereby approve said plat, dated this 17th day of July, 1980.

_____ COUNTY ASSESSOR
_____ COUNTY TAX COLLECTOR

HERMISTON IRRIGATION DISTRICT

The accompanying plat is hereby approved by resolution and adopted on this 11 day of JULY, 1980, and approval duly filed.

Hugh Thompson — CHAIRMAN

SAGE & SAND

R-2005-B