

PARTITION PLAT 2007-22

IN SECTIONS 5 & 6, T 3 N, R 30 E, AND IN SECTIONS 31 & 32, T 4 N, R 30 E, W.M., UMATILLA COUNTY, OREGON
#LD-3N-872-07

APPROVALS:

UMATILLA COUNTY SURVEYOR

APPROVED THIS 19 DAY OF June, 2007.

David H. Clark
UMATILLA COUNTY SURVEYOR

UMATILLA COUNTY PLANNING DEPARTMENT

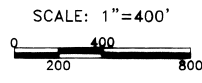
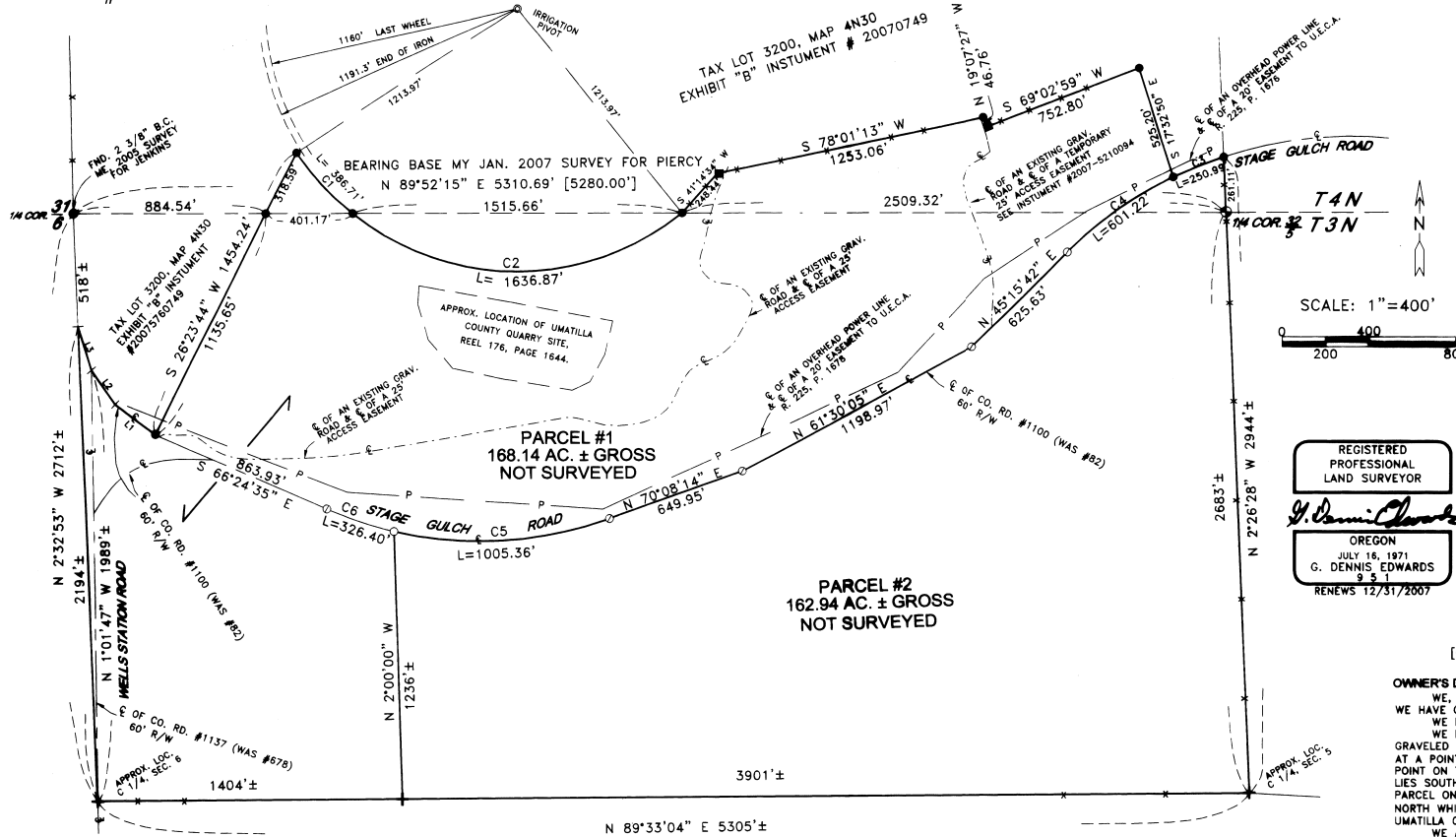
APPROVED THIS 20th DAY OF June, 2007.

Paul Mallett
UMATILLA COUNTY PLANNING DIRECTOR

UMATILLA COUNTY TAX COLLECTION

TAXES ARE PAID IN FULL
APPROVED THIS 19th DAY OF June, 2007.

Betha Knight, by Debra J. Knight Deputy
UMATILLA COUNTY TAX COLLECTOR



CURVE TABLE

#	RADIUS	ARC	CHORD	DELTA
C1	1213.97'	386.71'	N 42°22'32" W 385.08'	18°15'06"
C2	1213.97'	1636.87'	S 89°52'15" W 1515.66'	77°15'20"
C3	1860.58'	250.99'	S 67°38'26" W 250.80'	7°43'45"
C4	1860.58'	601.32'	S 54°31'09" W 598.61'	18°30'52"
C5	1756.02'	1005.36'	S 86°32'20" W 991.68'	32°48'11"
C6	1756.02'	326.40'	N 71°44'66" W 325.93'	10°39'00"

REGISTERED PROFESSIONAL LAND SURVEYOR

G. Dennis Edwards
OREGON
JULY 16, 1971
G. DENNIS EDWARDS
9 5 1
RENEWS 12/31/2007

- LEGEND:**
- FOUND 5/8" I. REBAR SET BY ME IN JAN. 2007 SURVEY FOR PIERCY, UNLESS NOTED OTHERWISE
 - SET 5/8"x30" IRON REBAR WITH PLASTIC CAP #951
 - ⊙ COMPUTED LOCATION
 - R.R. TIE FENCE POST
 - ⊙ FOUND 2 3/8" BRASS CAP SET BY ME IN JAN. 2007 SURVEY FOR PIERCY
- [000] 1859 G.L.O. SURVEY

OWNER'S DECLARATION:

WE, THE OWNERS OF THE HEREON DESCRIBED LAND, HEREBY DECLARE THAT WE HAVE CAUSED THIS PLAT TO BE PREPARED.

WE HEREBY ACKNOWLEDGE THE EASEMENTS AND COUNTY ROADS AS SHOWN. WE HEREBY DEDICATE A 25 FOOT ACCESS EASEMENT ALONG AN EXISTING GRAVELED ROAD WHICH STARTS AT A POINT NEAR THE WEST LINE OF PARCEL ONE AT A POINT ON "STAGE GULCH ROAD" AND RUNS NORTHEASTERLY AS SHOWN TO A POINT ON THE NORTH LINE OF SAID PARCEL ONE NEAR A FENCE CORNER WHICH LIES SOUTHEAST OF A CENTER PIVOT. SAID EASEMENT IS FOR THE USE OF PARCEL ONE, THE COUNTY GRAVEL QUARRY, AND THE PROPERTY LYING TO THE NORTH WHICH IS DESCRIBED ON EXHIBIT "B" ON INSTRUMENT # 20075160749 UMATILLA COUNTY DEED RECORDS.

WE ALSO DEDICATE A SIMILAR 25 FOOT ACCESS EASEMENT WHICH RUNS ALONG ANOTHER EXISTING GRAVELED ROAD WHICH BEGINS AT A POINT ON "STAGE GULCH ROAD" AT A POINT WHICH LIES ABOUT ABOUT 1100 FEET WEST OF THE MOST EASTERLY SOUTHEAST CORNER OF SAID PARCEL ONE AND RUNS NORTHERLY TO A POINT WHICH LIES ABOUT 760 FEET WEST OF THE NORTHEAST CORNER OF SAID PARCEL ONE. THIS EASEMENT IS TEMPORARY. SEE EASEMENT AGREEMENT RECORDED ON INSTRUMENT #2007-5210094 UMATILLA COUNTY DEED RECORDS.

Lloyd P. Piercy (OWNER)
Lois J. Piercy (OWNER)

NOTE: ADDITIONAL EASEMENTS WHICH MAY AFFECT THIS PROPERTY:
ELECTRIC EASEMENT TO INLAND POWER: B. 123, P. 87
ELECTRIC EASEMENT TO U.E.C.A.: B. 180, P. 578

SURVEYOR'S CERTIFICATE & NARRATIVE:

I, G. DENNIS EDWARDS, AM A REGISTERED SURVEYOR OF THE STATE OF OREGON AND HAVE SURVEYED A PORTION OF THE LAND SHOWN ON THIS PLAT. I DID NOT SURVEY THE EAST, WEST AND SOUTH LINES OF THIS PLAT. I DID SURVEY THE NORTHERLY PORTION AND STAGE GULCH ROAD IN A JAN. 2007 BOUNDARY LINE ADJUSTMENT FOR PIERCY.

THE PURPOSE OF THIS PARTITION IS TO INCLUDE TWO HOUSES AND SOME BUILDINGS IN PARCEL ONE FOR A PENDING SALE OF PARCEL ONE.

DESCRIPTION: THAT PORTION OF SECTIONS 5 & 6, T 3 N, R 30 E, AND SECTIONS 31 & 32, T 4 N, R 30 E, WILLAMETTE MERIDIAN, UMATILLA COUNTY, OREGON, BEING DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTH 1/4 CORNER OF SAID SECTION 5 AND RUNNING; THENCE SOUTH 2683 FEET, MORE OR LESS, TO THE CENTER 1/4 CORNER OF SAID SECTION 5; THENCE WEST ALONG THE EAST-WEST CENTERLINE OF SAID SECTIONS 5 AND 6 A DISTANCE OF 5305 FEET, MORE OR LESS, TO THE CENTER 1/4 CORNER OF SAID SECTION 6; THENCE NORTH ALONG THE NORTH-SOUTH CENTER LINE OF SAID SECTION 6 A DISTANCE OF 2194 FEET, MORE OR LESS, TO A POINT ON THE CENTERLINE OF "STAGE GULCH ROAD". SAID POINT LIES 518 FEET, MORE OR LESS, SOUTH OF THE NORTH 1/4 CORNER OF SAID SECTION 6; THENCE ALONG SAID ROAD CENTERLINE THE FOLLOWING BEARINGS AND DISTANCES, S 16° 53' 37" E 212.67 FEET, S 35° 15' 27" E 191.18 FEET, AND S 53° 14' 46" E 230.22 FEET; THENCE LEAVING SAID ROAD CENTERLINE N 26° 23' 44" E 1135.65 FEET TO A POINT ON THE NORTH LINE OF SAID SECTION 6 WHICH LIES 884.54 FEET EAST OF THE NORTH 1/4 CORNER OF SAID SECTION 6; THENCE CONTINUING N 26° 23' 44" E 318.59 FEET TO A 5/8" IRON REBAR; THENCE ALONG A 1213.97 FOOT RADIUS CURVE TO THE LEFT 386.71 FEET (THE CHORD OF WHICH BEARS S 42° 22' 32" E 385.08 FEET) TO A POINT ON THE SECTION LINE COMMON TO SAID SECTIONS 6 AND 31; THENCE CONTINUING ALONG SAID 1213.97 FOOT CURVE TO THE LEFT 1636.87 FEET (THE CHORD OF WHICH BEARS N 89° 52' 15" E 1515.66 FEET) TO A POINT WHICH LIES ON THE SECTION LINE COMMON TO SAID SECTIONS 5 AND 32; THENCE N 41° 14' 34" E 248.44 FEET TO A FENCE CORNER; THENCE N 78° 01' 13" E ALONG A FENCE LINE AND SAID FENCE LINE PROJECTED 1253.06 FEET TO A 5/8" IRON REBAR; THENCE S 19° 07' 27" E 46.76 FEET TO A FENCE CORNER; THENCE N 69° 02' 59" E ALONG A FENCE LINE AND FENCE LINE PROJECTED 752.80 FEET TO A 5/8" IRON REBAR; THENCE S 17° 32' 50" E 525.20 FEET TO THE CENTERLINE OF "STAGE GULCH ROAD"; THENCE ALONG SAID CENTERLINE ALONG AN 1860.58 FOOT RADIUS CURVE TO THE RIGHT 250.99 FEET (THE CHORD OF WHICH BEARS S 67° 38' 26" E 250.80 FEET) TO A POINT ON THE NORTH-SOUTH CENTERLINE OF SAID SECTION 32; THENCE S 2° 26' 28" E 261.11 FEET TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM ANY AND ALL COUNTY ROAD RIGHTS OF WAY.

CONTAINING 331 ACRES GROSS, MORE OR LESS.

THIS TRACT IS DESCRIBED AS EXHIBIT "A" IN A DEED TO LLOYD AND LOIS PIERCY RECORDED ON INSTRUMENT #2007-5160749 UMATILLA COUNTY DEED RECORDS.

STATE OF OREGON, COUNTY OF UMATILLA

I certify that this instrument was received and recorded
ON June 20, 2007
at 2:30 o'clock P.m. in the record of PLATS of said County.
YEAR NUMBER Slide
2007 22

OFFICE OF COUNTY RECORDS
By: JEAN HEMPHILL, Records Officer

Fees \$ 50.00 No. 2007-5210330

THIS IS AN EXACT COPY: *G. Dennis Edwards*
G. DENNIS EDWARDS

STATE OF OREGON, COUNTY OF UMATILLA

BEFORE ME THIS 19 DAY OF June, 2007
APPEARED LLOYD P. PIERCY AND LOIS J. PIERCY AND ACKNOWLEDGED THE FOREGOING DECLARATION.

NOTARY PUBLIC FOR OREGON
Barbara Adams
Barbara Adams
COMMISSION NO. 406170
MY COMMISSION EXPIRES 07-15-10

JOB# S0611202B
EDWARDS SURVEYING P.O. BOX 763
541-567-3336 HERMISTON, OREGON 97838
DRAWN BY NJF/JMC

Umatilla County Surveyors
Date: 6-20-07