

**OWNER'S DECLARATION:**

KNOW ALL MEN BY THESE PRESENTS: THAT WE, THE UNDERSIGNED, ARE THE OWNER OF THE LANDS AS SHOWN AND DESCRIBED ON THIS PLAT, AND HAVE CAUSED THE SAME TO BE PARTITIONED AND SURVEYED IN ACCORDANCE WITH ORS CHAPTER 92. WE ACKNOWLEDGE THE FOLLOWING EASEMENTS:

- EASEMENT TO UMATILLA ELECTRIC COOPERATIVE ASSOCIATION, BOOK 208, PAGE 628, DEED RECORDS, UMATILLA COUNTY, OREGON.
- EASEMENTS FOR ACCESS, UTILITIES & IRRIGATION AS SHOWN ON PARTITION PLAT 2001-05 AND HEREON, WARRANTY DEED INSTRUMENT No. 2001-3830032 OFFICE OF COUNTY RECORDS, UMATILLA COUNTY, OREGON.
- PERMANENT EASEMENT FOR HIGHWAY RIGHT OF WAY PURPOSES INSTRUMENT No. 2011-5800750 OFFICE OF COUNTY RECORDS, UMATILLA COUNTY, OREGON.
- RIGHT OF WAY EASEMENT FOR PACIFIC POWER INSTRUMENT No. 2012-5890470 OFFICE OF COUNTY RECORDS, UMATILLA COUNTY, OREGON.
- RIGHT OF WAY FOR AN ABANDONED RAILROAD LINE, NO DOCUMENT FOUND EXISTS BASED ON THE UMATILLA COUNTY GIS DEPARTMENT

WE HEREBY DEDICATE A 60 FOOT WIDE AND 50 FOOT CUL-DE-SAC ACCESS & UTILITY EASEMENT PERTAINING TO ALL PARCELS ALONG THE SOUTH BOUNDARY OF PARCELS #1, #2 AND #3 AS SHOWN HEREON.

*Ralph T. Dempsey*  
RALPH T. DEMPSEY  
*Stephen Dempsey*  
STEPHEN DEMPSEY  
*Delinda Dempsey*  
DELINDA DEMPSEY



STATE OF OREGON } s.s.  
COUNTY OF UMATILLA }

BEFORE ME THIS 21st DAY OF April, 2016  
APPEARED RALPH T. DEMPSEY AND STEPHEN DEMPSEY & DELINDA DEMPSEY, OWNERS AND ACKNOWLEDGED THE FOREGOING DECLARATION.

*Nicole Marie Worden*  
NOTARY PUBLIC FOR OREGON  
PRINTED NAME: Nicole Marie Worden  
COMMISSION NO. 473377  
MY COMMISSION EXPIRES Nov. 12, 2016

**SURVEYOR'S NARRATIVE & CERTIFICATE**

THIS SURVEY WAS MADE AT THE REQUEST OF RALPH DEMPSEY AND STEPHEN & DELINDA DEMPSEY FOR THE PURPOSE OF PARTITIONING A PARCEL OF LAND AS DESCRIBED IN WARRANTY DEED 2005-4860308 AS PARCEL 1 IN PARTITION PLAT 2001-05, CREATING A 2.62 ACRE PARCEL, A PARCEL 1.41 ACRE AND A 1.31 ACRES PARCEL. CONTROL FOR THIS SURVEY IS FROM FOUND MONUMENTS AS SHOWN ON THE MAP. THE BASIS OF BEARING FOR THIS SURVEY IS ALONG THE EXISTING TAKING LINE FOR LAKE UMATILLA BETWEEN A FOUND 5/8" REBAR AND A 1 1/2" IRON PIPE WITH A BRASS SCREW AND WASHER AS SHOWN ON THE REFERENCE TABLE HEREIN.

THIS PARCEL WAS ORIGINALLY SURVEYED IN JANUARY OF 2001 BY EDWARDS SURVEYING INC. FOR LARRY AND SHARON GREENWALT. ACCOMPANYING THIS SURVEY IS A DETAILED NARRATIVE BY MR. EDWARDS EXPLAINING HIS BOUNDARY DETERMINATION. I HAVE ELECTED TO HOLD AS THE BEST EVIDENCE OF THE BOUNDARY THE SURVEY BY MR. EDWARDS.

THE NORTH LINE OF THIS PARCEL WAS RETRACED ALONG THE EXISTING TAKING LINE FOR LAKE UMATILLA BETWEEN THE FOUND NORTHWEST CORNER AS PER (R1) AND THE FOUND 1 1/2" PIPE AS PER (R1) AND THE FOUND 4" ALUMINUM U.S.A.C.E. CAP AS PER (R1), AT THE NORTHEAST CORNER OF THIS PARCEL.

THE EAST LINE OF THIS PARCEL WAS RETRACED ALONG THE EXISTING LINE BETWEEN THE FOUND 4" ALUMINUM U.S.A.C.E. CAP AS PER (R1), AT THE NORTHEAST CORNER OF THIS PARCEL TO THE FOUND 4" ALUMINUM U.S.A.C.E. CAP AS PER (R1) MARKING AN ANGLE POINT. THE LINE WAS THEN TRACED SOUTHERLY 81.80 FEET AS SHOWN IN (R1) TO ESTABLISH THE SOUTHEAST CORNER OF THIS PARCEL WHICH FALLS ON THE NORTH ROW OF HIGHWAY 730. THIS CORNER MONUMENT WAS SEARCHED FOR AND NOT RECOVERED, I RE-SET THIS MONUMENT AT THE RECORD POSITION AS PER (R1).

THE SOUTH LINE OF THIS PARCEL WAS RETRACED ALONG THE EXISTING NORTH ROW LINE AS PER (R1) BETWEEN THE ESTABLISHED SOUTHEAST CORNER AND A FOUND 1 1/2" ALUMINUM CAP.

THE WEST LINE OF THIS PARCEL WAS RETRACED ALONG AN EXISTING FENCE LINE BETWEEN THE FOUND 1 1/2" ALUMINUM CAP AT THE SOUTHWEST CORNER AND THE FOUND 5/8" REBAR AT THE NORTHWEST CORNER AS PER (R1).

THE 100' RAILROAD RIGHT-OF-WAY SHOWN HERE IS GRAPHICAL PLOTTED ONLY. THE LINE IS ABANDONED. I FIND NO DOCUMENTATION IN THE CURRENT TITLE REPORT SHOWING THIS RIGHT-OF-WAY. THE UMATILLA COUNTY GIS DEPARTMENT ADVISED THAT IT HAS NOT BEEN VACATED.

I LANCE C. KING A REGISTERED PROFESSIONAL LAND SURVEYOR HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MONUMENTED THE BOUNDARIES OF PARCELS 1, 2 AND 3 IN ACCORDANCE WITH ORS CHAPTER 92 THAT THE POINT OF BEGINNING IS AS SHOWN ON THE MAP AND IS WITHIN ACCORDANCE WITH THE REQUIREMENTS OF ORS 92.060(1). I CERTIFY THAT THE FIRST MONUMENT ESTABLISHING OR REESTABLISHING A BOUNDARY MONUMENT WAS PLACED ON 4/20/2016, 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 PARTITIONED IS DESCRIBED AS FOLLOWS:  
PARCEL #1 OF PARTITION PLAT 2001-05, LOCATED IN THE WEST HALF OF SECTION 18, TOWNSHIP 5 NORTH, RANGE 28 EAST, OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF UMATILLA, STATE OF OREGON. FILED FEBRUARY 13, 2001, INSTRUMENT No. 2001-3830032.

**PARTITION PLAT NO. 2016-**  
**within the W1/2 Section 18,**  
**Township 5 N., Range 28 E., W.M.,**  
**Umatilla County, Oregon**

**APPROVALS:**

**UMATILLA COUNTY SURVEYOR**

APPROVED THIS 25 DAY OF April, 2016

*David H. King*  
UMATILLA COUNTY SURVEYOR

**UMATILLA COUNTY PLANNING DEPARTMENT**

APPROVED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2016

UMATILLA COUNTY PLANNING DIRECTOR

**WEST EXTENSION IRRIGATION DISTRICT**

APPROVED THIS 20th DAY OF April, 2016

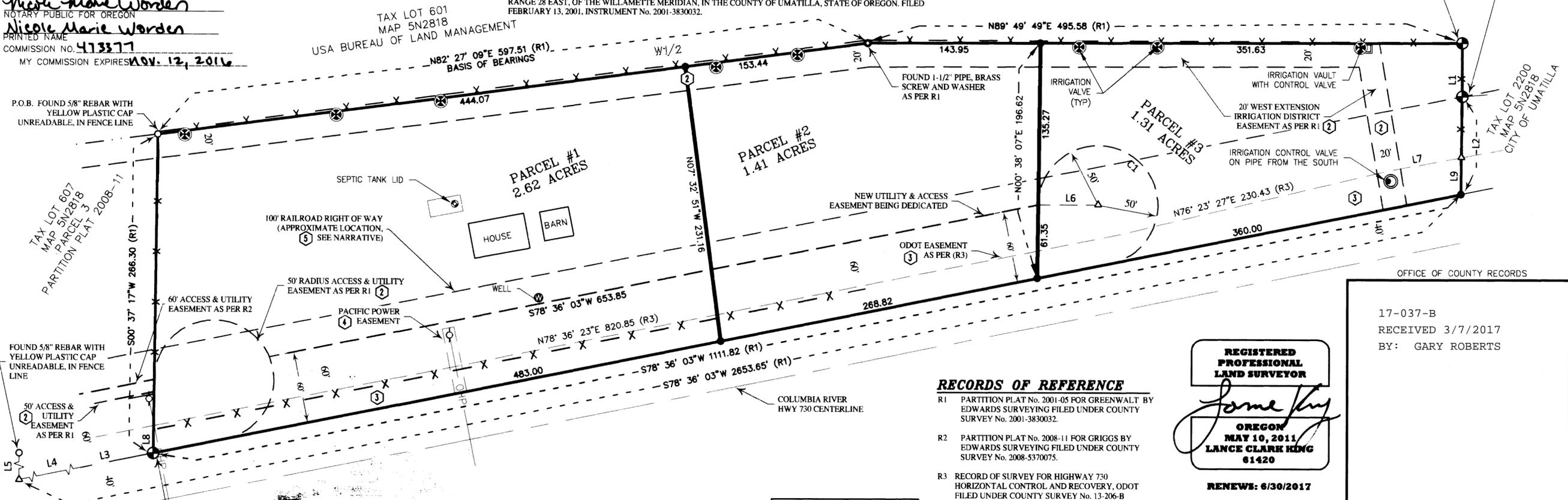
*Beverly D. Bridgwater*  
WEST EXTENSION IRRIGATION DISTRICT MANAGER

**UMATILLA COUNTY TAX COLLECTOR**

TAXES ARE PAID IN FULL

APPROVED THIS 21 DAY OF April, 2016

*Bethina Emright by Diane J. Ingle*  
UMATILLA COUNTY TAX COLLECTOR Deputy



**LEGEND**

	PARTITION BOUNDARY	( )	DATA OF RECORD
	NEW PARTITION LINE	⊙	MONUMENT AS NOTED
	RIGHT-OF-WAY (ROW)	⊗	FND 5/8" REBAR AS NOTED
	EASEMENT LINE	△	CALCULATED POINT
	TAX LOT LINES	○	FOUND 1-1/2" PIPE WITH A BRASS SCREW AND WASHER
	EXISTING FENCE LINE	●	SET 5/8" IRON REBAR & ORANGE PLASTIC CAP MARKED PLS 61-420
	HWY CENTER LINE	⊙	EX. SEPTIC TANK LID
	EX. OVERHEAD POWER	⊙	EX. WELL
	EX. POWER POLES	⊙	EX. IRRIGATION CONTROL
	EX. IRRIGATION CONTROL	⊙	EX. IRRIGATION VAULT
	EX. IRRIGATION VALVE	⊙	

THIS IS A TRUE AND EXACT COPY

*Lance Clark King*  
LANCE CLARK KING

**Line Table**

LINE No.	LENGTH	BEARING
L1 (R1)	44.70	S0° 00' 23"W
L2 (R1)	81.80	S0° 38' 07"W
L3 (R1)	809.57	S78° 36' 03"W
L4 (R1)	732.26	S78° 36' 03"W
L5 (R1)	81.65	N0° 07' 36"E
L6	50.00	S89° 51' 44"E
L7 (R3)	62.40	N79° 29' 17"E
L8	22.72	S0° 37' 17"W
L9	30.73	N0° 38' 07"E

**CURVE TABLE**

CURVE No.	RADIUS	DELTA	LENGTH	TANGENT	BEARING CHORD	CHORD
C1	50.00	258°27'47"	225.55	61.24	N50° 37' 50"W	77.46

**RECORDS OF REFERENCE**

R1 PARTITION PLAT No. 2001-05 FOR GREENWALT BY EDWARDS SURVEYING FILED UNDER COUNTY SURVEY No. 2001-3830032.

R2 PARTITION PLAT No. 2008-11 FOR GRIGGS BY EDWARDS SURVEYING FILED UNDER COUNTY SURVEY No. 2008-5370075.

R3 RECORD OF SURVEY FOR HIGHWAY 730 HORIZONTAL CONTROL AND RECOVERY, ODOT FILED UNDER COUNTY SURVEY No. 13-206-B

**NOTE:**  
A BLANKET RIGHT-OF-WAY EASEMENT TO UMATILLA ELECTRIC COMPANY AS PER BOOK 208, PAGE 628 OF THE UMATILLA COUNTY RECORD EXISTS ON THIS PROPERTY

**REGISTERED PROFESSIONAL LAND SURVEYOR**

*Lance Clark King*

**OREGON**  
MAY 10, 2011  
LANCE CLARK KING  
61420

RENEWS: 6/30/2017

OFFICE OF COUNTY RECORDS

17-037-B  
RECEIVED 3/7/2017  
BY: GARY ROBERTS

SURVEY FOR:  
**RALPH T. DEMPSEY**  
**STEPHEN & DELINDA DEMPSEY**

**CK3, LLC**  
CIVIL-STRUCTURAL-ELECTRICAL ENGINEERING, SURVEYING & PLANNING

ONTARIO, OR 97914  
368 SW 5TH AVE.  
PHONE (541) 889-5411  
FAX (541) 889-2074

HERMISTON, OR 97838  
945 W. ORCHARD AVE.  
PHONE (541) 567-2345  
FAX (541) 567-2305  
WEB: CK3LLC.NET

CHECKED BY: LCK	FIELDBOOK No.: O-294	PAGE(S): 033-37
DRAWN BY: RGH	DWG FILE No.: B-1199	
APPROVED BY: LCK	FILENAME: V015044.dwg	JOB No.VO-15044
DATE: 4/20/2016	DATE REVISED:	SHEET: 1 of 1