

LAND PARTITION PLAT NO. 2003-8
A PARTITION OF PARCEL 1, LAND PARTITION NO. 96-11
SITUATED IN THE NW1/4 OF SECTION 32
T13S, R31E, W.M.
GRANT COUNTY, OREGON

June 4, 2003
Sheet 2 of 2

APPROVALS

Approved this 19 day of Aug, 2003

Robert D. Baggett
Grant County Surveyor

Approved this 19th day of August, 2003

Mary McNary
Grant County Planning Director

All ad valorem and special assessments due pursuant to law have been assessed and collected.

Steve R. Burton
Grant County Assessor and Tax Collector
Date 08-22-2003

I do hereby certify that this plat was received on the 27 day of August, 2003 at 9:05 o'clock A.M., and recorded as Land Partition Plat No. 2003-8 Grant County Records.

Kathy McKinnon
Grant County Clerk

I do hereby certify that this is a true and exact copy of the original Land Partition plat.

Jack L. Watson
Jack L. Watson

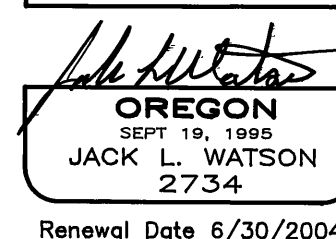
SURVEYOR'S CERTIFICATE

I, Jack L. Watson, Professional Land Surveyor, registered in the State of Oregon, hereby certify that I have correctly surveyed and marked with proper monuments, Parcels 1, and 3 and that Parcel 2 was not surveyed during this partition process. This is a partition of Parcel 1, Partition No. 96-11, recorded May 13, 1996 in the office of the Grant County Clerk. This partition is situated in the NW1/4 of Section 32, T13S, R31E, W.M., Grant County, Oregon, described as Parcel 1, of Land Partition No. 96-11.

The Initial Point of this land partition is the SE corner of the NW1/4 of said Section 32, which is a 2 1/2 inch aluminum pipe with attached aluminum cap, said point also being the SE corner of Parcel 1, Land Partition No. 96-11.

This partition contains 164.51 acres.

Cornerstone Surveying, Inc.
233 S. Canyon Blvd.
John Day, Oregon 97845



EASEMENTS

(1) Rights of the public in streets, roads and highways.

(2) Reservations and exceptions, including the terms and provisions thereof, contained in patent from the United States of America dated August 2, 1920, recorded March 14, 1921, in Book 34, Page 79, Deed records, to wit: "Excepting and reserving, however, to the United States all the coal and other minerals in the lands so entered and patented, together with the right to prospect for, mine, and remove the same pursuant to the provisions and limitations of the Act of December 29, 1916 (39 Stat., 862)". Affects the N1/2NW1/4, and other lands of Section 32, T13S, R31E, W.M.

(3) A public right of way deed, including the terms and provisions thereof, to Grant County, Oregon, dated November 21, 1990, recorded December 5, 1990, in Instrument No. 901343, deeds, variable in width, for roadway purposes, in Section 32, T13S, R31E, W.M.

(4) A rock quarry and stockpile agreement and private access easement, including the terms and provisions thereof, to Grant County, Oregon, dated November 6, 1992, recorded November 10, 1992 as Instrument No. 922330, Deeds. The access easements are 40 feet in width, for access purposes.

(5) A private right of way easement, 15 feet in width, including the terms and provisions thereof, to California-Pacific Utilities Company, dated May 18, 1973, recorded May 24, 1973, in Book 109, Page 966, deed records of Grant County, Oregon. Not plotted due to lack of data in the deed.

(6) A private access easement, 40 feet in width, as shown on Land Partition Plat No. 96-11, dated May 3, 1996 and recorded May 13, 1996 in the office of the Grant County Clerk.

(7) Private access easements, 40 feet in width, as shown on Land Partition Plat No. 2003-2, dated January 14, 2003 and recorded January 28, 2003 in the office of the Grant County Clerk.

(8) A private utility easement, 30 feet in width, including the terms and provisions thereof, to Oregon Trail Electric Consumers Cooperative, Inc., a cooperative corporation, dated March 3, 2003, recorded May 14, 2003, in Instrument No. 031477, deed records of Grant County, Oregon.

DECLARATION AND DEDICATION

Know all people by these presents that we, Curtis Dean Rogers and Kathleen Mary Rogers, husband and wife, and Robert Eugene Rex, do hereby declare we are the owners of the lands described in the Surveyor's Certificate, and that we have caused the same to be partitioned into parcels in accordance with the provisions of ORS Chapter 92 as shown hereon.

We hereby grant a 40 foot wide private access easement over and across Parcels 1 and 2, for ingress and egress to Parcel 3. From County Road No. 76, along the easement described on Partition No. 96-11, to the east line of the NW1/4 of said Section 32.

We hereby grant a 40 foot wide private access easement over and across Parcel 1, Partition No. 2003-2 and Parcel 2 of this partition, for ingress and egress to Parcel 3, along the south line of the NW1/4 of said Section 32, as shown hereon.

We hereby grant a 40 foot wide private access easement over and across Parcel 2, for ingress and egress to Parcel 1. From County Road No. 76 along the easement described on Partition No. 96-11.

We hereby grant a 20 foot wide private water line easement over and across Parcel 2, to serve Parcel 1 and Parcel 3, as shown hereon.

We hereby grant a 100 foot square private easement for a water spring, located on Parcel 2, to serve Parcels 1 and 3, as shown hereon.

Curtis Dean Rogers
Curtis Dean Rogers
Robert Eugene Rex
Robert Eugene Rex

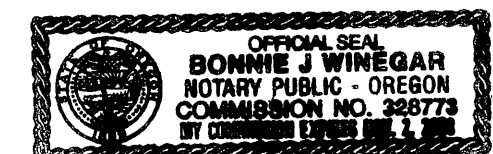
Kathleen Mary Rogers
Kathleen Mary Rogers

ACKNOWLEDGEMENT

STATE OF OREGON }
COUNTY OF GRANT } SS

This instrument was acknowledged before me on this 26th day of August, 2003, by Curtis Dean Rogers and Kathleen Mary Rogers and Robert Eugene Rex.

Bonnie J. Winegar
Notary Public of Oregon
My commission expires: 11-2-03



NARRATIVE

This survey was performed at the request of Dean Rogers. The purpose of this survey was to partition the property described in Instrument No. 030017, into 3 parcels.

A search was made of the available records and field measurements were made to locate the four corners of the NW1/4 of Section 32 and three monuments on the right of way of County Road No. 76. I accepted the monuments at the four corners of the NW1/4 of Section 32. New monuments were set at locations pointed out to me by the clients to establish the boundaries of Parcels 1 and 3. The county road right of way through Parcel 2 was not surveyed. The bearings for this survey are based on the south line of the NW1/4, which is shown on Survey No. 1482.

RECEIVED AND
FILED

Sept. 5, 2003
OFFICE OF COUNTY SURVEYOR
Attest: James L. Burton