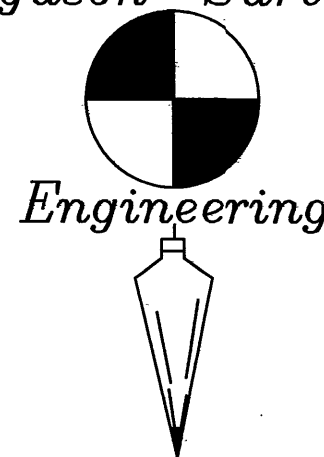


LAND PARTITION PLAT 2008- 14
A PARTITION OF PARCEL 2 OF GRANT COUNTY
LAND PARTITION PLAT NO. 2007-28,
SITUATED IN THE W1/2 SE1/4 OF
SECTION 6, T.13S., R.34E., W.M.,
GRANT COUNTY, OREGON.
SURVEY COMPLETED DECEMBER 5, 2008.

SHEET 1 OF 2

Ferguson Surveying



P.O. BOX 519, 210 E. MAIN
MT. VERNON, OR 97865
PHONE (541)932-4520
FAX (541)932-4430
EMAIL DFSE@ORTELCO.NET

NARRATIVE

THIS SURVEY WAS REQUESTED BY JIM AND JUSTIN JACOBS OF THE ELDORADO LAND COMPANY LLC., TO PARTITION PARCEL 2 OF GRANT COUNTY LAND PARTITION PLAT NO. 2007-28.

THE PERTINENT BEARING AND DISTANCES AS SHOWN ON SAID PARTITION PLAT 2007-28 ARE IDENTICAL TO THE MEASUREMENTS AS SHOWN HEREIN.

THE RIGHT OF WAY OF U.S. HIGHWAY 26 IS LOCATED BASED ON GRANT COUNTY MAPS OF SURVEY NO. 1538 AND 1579. DUE TO THE COMPLEXITY OF THE RIGHT OF WAY AS SURVEYED ON MAP OF SURVEY 1579, ONLY THE EASTERLY RIGHT OF WAY IS LOCATED DURING THIS SURVEY. STATIONS AND OFFSETS AS SHOWN HEREIN ALONG THE SAID RIGHT OF WAY ARE TIES TO THE 5/8" IRON PINS SET ON PARTITION PLAT 2007-28.

SURVEYORS CERTIFICATE

I, KENNETH H. DELANO JR., PROFESSIONAL LAND SURVEYOR REGISTERED IN THE STATE OF OREGON, HEREBY CERTIFY THAT I HAVE SURVEYED AND MONUMENTED THE PARCELS AS SHOWN ON THIS PARTITION PLAT IN ACCORDANCE WITH O.R.S. 92, THE EXTERIOR BOUNDARY OF WHICH IS PARCEL 2 OF GRANT COUNTY LAND PARTITION PLAT NO. 2007-28.

I HEREBY DESIGNATE THE ALUMINUM CAPPED MONUMENT AT THE C-E 1/16 CORNER OF SECTION 6, T.13S., R.34E., W.M., AS THE INITIAL POINT FOR THIS PARTITION.

KENNETH H. DELANO JR., P.L.S.
STAFF SURVEYOR

REFERENCES

GRANT COUNTY LAND PARTITION PLAT 2007-28

APPROVALS

APPROVED THIS 10th DAY OF December, 2008.

GRANT COUNTY SURVEYOR (Deputy)

APPROVED THIS 12th DAY OF December, 2008.

GRANT COUNTY PLANNING DIRECTOR

ALL AD VALOREM AND SPECIAL ASSESSMENTS DUE PURSUANT TO LAW HAVE BEEN ASSESSED AND COLLECTED.

GRANT COUNTY ASSESSOR/TAX COLLECTOR
DATE: 12/12/2008

I DO HEREBY CERTIFY THAT THIS PLAT WAS RECEIVED ON THE 12 DAY OF December, 2008 AT 2:00 CLOCK P.M., AND RECORDED AS PARTITION PLAT NO. 2008-14 GRANT COUNTY RECORDS.

GRANT COUNTY CLERK

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JULY 13, 1999
KENNETH H. DELANO JR.
49865
RENEWAL DATE:
01/01/2010

I, KENNETH H. DELANO JR., PLS,
DO HEREBY CERTIFY THAT THIS IS
A TRUE AND EXACT COPY.

KENNETH H. DELANO JR., PLS

RECEIVED AND
FILED

DEC. 12, 2008
OFFICE OF COUNTY SURVEYOR
Attest:

OWNER DECLARATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT THE ELDORADO LAND COMPANY, LLC., OWNER OF THE LANDS DESCRIBED IN THE SURVEYOR'S CERTIFICATE, HAVE CAUSED SAID LANDS TO BE PARTITIONED IN ACCORDANCE WITH O.R.S. CHAPTER 92, AND DOES HEREBY DESIGNATE A 30 FOOT WIDE PRIVATE EASEMENT ACROSS PARCEL 2 AND A 30 FOOT WIDE PRIVATE EASEMENT ACROSS PARCEL 3, AS SHOWN, FOR ACCESS AND PUBLIC UTILITIES. THIS PARTITION IS SUBJECT TO EASEMENTS AND CONDITIONS AS FOLLOWS;

- 1) THE RIGHTS OF THE PUBLIC AND OF GOVERNMENTAL BODIES IN AND TO ANY PORTION OF THE DESCRIBED LANDS LYING WITHIN THE LIMITS OF HIGHWAYS, ROADS OR PUBLIC WAYS.
- 2) ALL EASEMENTS AND RIGHTS OF WAY THAT EXIST THAT MAY OR MAY NOT BE SHOWN IN THE PUBLIC RECORD.
- 3) PRIVATE ACCESS AND PUBLIC UTILITY EASEMENTS AS SHOWN ON GRANT COUNTY LAND PARTITION PLAT 2007-28, WIDTHS AS SHOWN HEREIN.
- 4) PUBLIC RIGHT OF WAY, INCLUDING THE TERMS AND PROVISIONS THEREOF, TO GRANT COUNTY, RECORDED FEBRUARY 2, 1925 IN DEED BOOK 35, PAGE 555 OF THE GRANT COUNTY DEED RECORDS, FOR ROAD RIGHT OF WAY AND INCIDENTALS, 60 FEET IN WIDTH. NOT SHOWN DUE TO INSUFFICIENT INFORMATION.
- 5) PRIVATE UTILITY EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF, TO CALIFORNIA PACIFIC UTILITIES COMPANY, RECORDED AUGUST 28, 1951 IN DEED BOOK 63, PAGE 469 OF THE GRANT COUNTY DEED RECORDS, TO CONSTRUCT, RECONSTRUCT, OPERATE AND MAINTAIN ELECTRICAL POWER LINES, 20 FEET IN WIDTH. NOT SHOWN DUE TO INSUFFICIENT INFORMATION.
- 6) AN AFFIDAVIT OF CONSENT, INCLUDING THE TERMS AND PROVISIONS THEREOF, FROM THE LAND AND TITLE COMPANY OF GRANT COUNTY AS TRUSTEE, AND INTERMOUNTAIN COMMUNITY BANK, A DIVISION OF PANHANDLE STATE BANK, PAYETTE BRANCH, AS LENDER, AS RECORDED ON 10th DAY OF December, 2008, AS INSTRUMENT NO. 20083074 IN THE GRANT COUNTY DEED RECORDS.

JUSTIN JACOBS, MEMBER
ELDORADO LAND COMPANY, LLC.

JAMES S. JACOBS, MEMBER
ELDORADO LAND COMPANY, LLC.

ACKNOWLEDGMENT

STATE OF OREGON) SS
COUNTY OF GRANT)

THIS INSTRUMENT WAS PERSONALLY AKNOWLEDGED BEFORE ME ON Dec 12, 2008, BY JUSTIN JACOBS AND JAMES S. JACOBS, AS MEMBERS AND REPRESENTATIVES OF THE ELDORADO LAND COMPANY, LLC.

NOTARY SIGNATURE

Donita Jo Adams
NOTARY PUBLIC - OREGON
(Print Name)

COMMISSION # 404161 MY COMMISSION EXPIRES 3-27-2010