

## SURVEYOR'S CERTIFICATE

I, MICHAEL C. SPRINGER, PROFESSIONAL LAND SURVEYOR, REGISTERED IN THE STATE OF OREGON, HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS, THE LAND REPRESENTED AS SHOWN ON THIS PARTITION PLAT, SAID LAND BEING SITUATED IN SECTION 27, T.13S. R.31E., W.M., GRANT COUNTY, OREGON, DESCRIBED AS FOLLOWS:

PARCEL 1 OF LAND PARTITION NO. 2006-25, THE PLAT OF WHICH IS ON FILE AND OF RECORD IN THE OFFICE OF THE COUNTY CLERK OF GRANT COUNTY, OREGON.

I DO HEREBY DESIGNATE THE FOUND 5/8 INCH IRON PIN AT THE SW CORNER OF PARCEL 3 OF THIS PARTITION PLAT AS THE INITIAL POINT OF THIS LAND PARTITION.

THIS PARTITION CONTAINS 13.78 ACRES.

## EASEMENTS

1. EASEMENTS, RIGHTS OF WAY OR RESERVATIONS, AS THE SAME MAY EXIST OR APPEAR OF RECORD.

## NARRATIVE

THIS SURVEY WAS PERFORMED AT THE REQUEST OF EVA HARRIS AND KIM HARRIS. THE PURPOSE OF THIS SURVEY WAS TO PARTITION PARCEL 1 OF LAND PARTITION NO. 2006-25 INTO 3 PARCELS, AS SHOWN HEREON.

A SEARCH WAS MADE OF THE AVAILABLE RECORDS PERTAINING TO THIS SURVEY. FIELD MEASUREMENTS WERE MADE TO LOCATE EXISTING APPURTENANT MONUMENTS FROM RECORD SURVEY NO'S 324, 515, 567 AND 576.

PARCEL 2 FROM LAND PARTITION 2006-25 WAS INTENDED TO BE 17.00 ACRES. A NOTE ON THAT PLAT STATES: "IT IS THE INTENT OF THIS LAND PARTITION THAT THE AREA OF PARCEL 2 BE EQUAL TO 17.00 ACRES, WITH THE EAST AND WEST BOUNDARIES BEING PARALLEL, AND THAT PARCEL 1 WILL CONTAIN THE REMAINDER IN THE EVENT OF AN ACTUAL SURVEY." I PLACED THE DIVISION LINE BETWEEN PARCELS 1 AND 2 OF LAND PARTITION NO. 2006-25 SO THAT PARCEL 1 CONTAINS 17.00 AC. THIS LEFT A TOTAL OF 13.78 ACRES IN PARCEL 2 OF SAID PARTITION PLAT.

PER INSTRUCTIONS FROM THE LANDOWNERS, PARCEL 2 OF THIS PARTITION WAS TO BE FIVE ACRES IN SIZE AND ENCOMPASS A HILL ON THE SUBJECT PROPERTY. I SET NEW MONUMENTS AT POSITIONS APPROVED BY THE LANDOWNERS AND ACCORDING TO THE EVIDENCE FOUND. THE NORTHEAST CORNER OF PARCEL 1 FALLS ON THE FACE OF A SIX FOOT VERTICAL LEDGE. I SET AN OFFSET PIN S.00°12'57"E., A DISTANCE OF 5.00 FEET FROM THE TRUE CORNER POSITION.

RECEIVED AND FILED  
GRANT COUNTY SURVEYOR

OCT 9 2013

BY: 

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

OREGON  
JULY 9, 2002  
MICHAEL C. SPRINGER  
#70918

EXPIRES: 6/30/2014

## REFERENCES

RECORD MAP OF SURVEY NO.'S 324, 515, 567 & 576

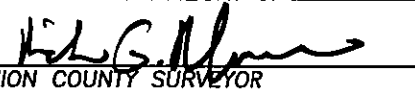
LAND PARTITION PLAT NO'S 98-04 & 2006-25

DEED RECORD INSTRUMENT NO. 20063287


PRELIMINARY TITLE REPORT ORDER NO. 23742

## APPROVALS


APPROVED THIS 12<sup>TH</sup> DAY OF SEPTEMBER, 2013.

  
UNION COUNTY SURVEYOR

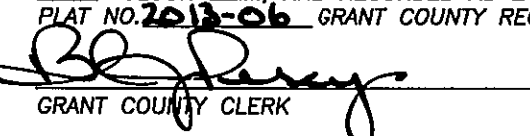
APPROVED THIS 9<sup>TH</sup> DAY OF OCTOBER, 2013.

  
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: 10/09/2013

I DO HEREBY CERTIFY THAT THIS PLAT WAS RECEIVED  
ON THE 9<sup>TH</sup> DAY OF OCTOBER, 2013 AT  
2:17 O'CLOCK P.M., AND RECORDED AS LAND PARTITION  
PLAT NO. 2013-06 GRANT COUNTY RECORDS.

  
GRANT COUNTY CLERK

I DO HEREBY CERTIFY THAT THIS IS A TRUE AND EXACT  
COPY OF THE ORIGINAL PLAT.

  
BENCHMARK LAND SURVEYING

## LAND PARTITION PLAT NO. 2013-06

A PARTITION OF PARCEL 1 OF LAND PARTITION PLAT NO. 2006-25,  
SITUATED IN THE SE1/4NW1/4 SECTION 27,  
T.13S., R.31E., W.M.,  
GRANT COUNTY, OREGON

## DECLARATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT WE, EVA M. HARRIS, TRUSTEE OF THE EVA M. HARRIS TRUST DATED JUNE 15, 1991 AND KIMBERLY J. HARRIS, DO HEREBY DECLARE THAT WE ARE THE OWNERS OF THE LAND 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 ON THE ANNEXED PLAT.


WE DO HEREBY CREATE THE FOLLOWING EASEMENTS

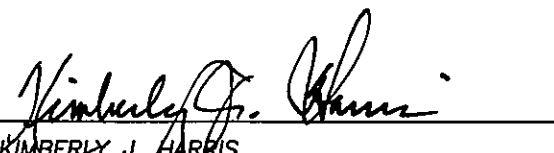
EASEMENT A:

A CIRCULAR PRIVATE ACCESS EASEMENT, SAID EASEMENT BEING OVER AND ACROSS A PORTION OF PARCELS 2 AND 3 AND IS TO THE BENEFIT OF PARCELS 1, 2 AND 3. SAID EASEMENT IS FOR PROVIDING INGRESS AND EGRESS FROM SAID PARCELS TO THE EXISTING PRIVATE ACCESS EASEMENT CREATED ON LAND PARTITION PLAT NO. 2006-25. SAID EASEMENT A HAS A 40.00 FOOT RADIUS, THE RADIUS POINT OF WHICH IS THE SOUTHEAST CORNER OF PARCEL 2, AS SHOWN HEREON.

EASEMENT B:

A 20.00 FOOT WIDE PRIVATE ACCESS EASEMENT OVER AND ACROSS THE EAST 20.00 FEET OF PARCEL 2. SAID EASEMENT IS TO THE BENEFIT OF PARCELS 1 AND 2 AND PROVIDES INGRESS AND EGRESS FROM SAID PARCELS TO EASEMENT A, AS SHOWN HEREON.

  
EVA M. HARRIS, TRUSTEE OF THE EVA M.  
HARRIS TRUST DATED JUNE 15, 1991

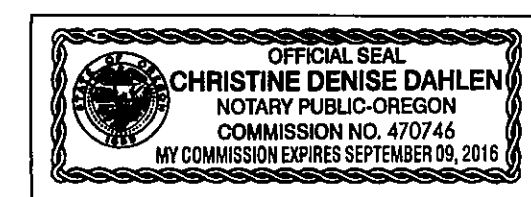
  
KIMBERLY J. HARRIS

## ACKNOWLEDGMENTS

STATE OF OREGON SS  
COUNTY OF GRANT

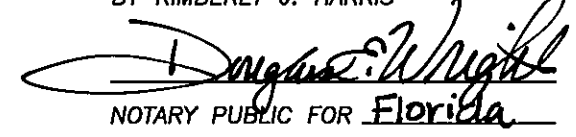
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON September 18, 2013,  
BY EVA M. HARRIS, TRUSTEE OF THE EVA M. HARRIS TRUST DATED JUNE 15, 1991

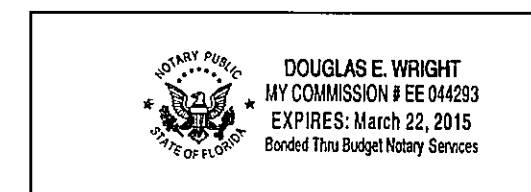
  
NOTARY PUBLIC FOR OREGON  
MY COMMISSION EXPIRES 9/9/2016



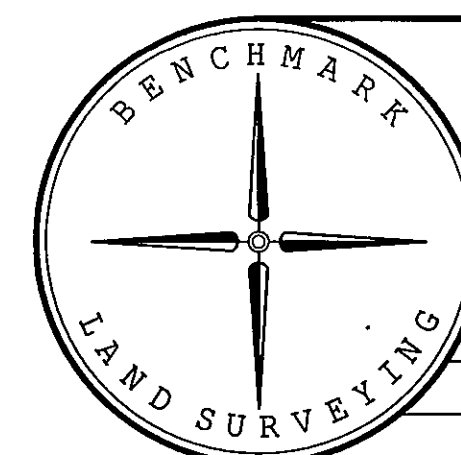
STATE OF Florida  
COUNTY OF Leon SS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON Oct 3<sup>rd</sup>, 2013,  
BY KIMBERLY J. HARRIS

  
NOTARY PUBLIC FOR Florida  
MY COMMISSION EXPIRES 3-22-15



SHEET 2 OF 2



BENCHMARK LAND SURVEYING  
217 N. CANYON BLVD. JOHN DAY, OREGON  
2101 MAIN STREET, STE 223 BAKER CITY, OREGON  
541-575-1251 ~ 800-699-0516

LAND PARTITION PLAT  
A PARTITION OF PARCEL 1 OF LAND PARTITION PLAT NO. 2006-25,  
SITUATED IN THE SE1/4NW1/4 SECTION 27,  
T.13S., R.31E., W.M.,  
GRANT COUNTY, OREGON

SURVEYED FOR	EVA AND KIM HARRIS
SURVEYED BY	MCS
Drawn by:	MCS
	9/9/2013