

LAND PARTITION PLAT NO. 2013-07

BEING A PARTITION OF PARCEL 1 OF LAND PARTITION PLAT NO. 2008-05
SITUATED IN SECTIONS 13, 14, 22, 23, 24, 25, 26, 27, 32, 33, 34, 35 & 36, T.13S., R.33E.,
W.M.; IN SECTIONS 19, 29 & 30, T.13S., R.34E., W.M. AND IN SECTIONS 2 & 3, T.14S., R.33E., W.M.
GRANT COUNTY, OREGON

NO SURVEY WAS PERFORMED FOR THIS PARTITION PROCESS

SUBJECT TO THE FOLLOWING:

- RIGHTS OF THE PUBLIC IN AND TO ANY PORTION OF THE HEREIN DESCRIBED PREMISES LYING WITHIN THE BOUNDARIES OF STREETS, ROADS OR HIGHWAYS
- PRIVATE EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF FOR RIGHT OF WAY DEED FOR WATER DITCH AND FLUMES, TOGETHER WITH ALL APPURTENANCES THERETO AS MORE PARTICULARLY DESCRIBED THEREIN. GRANTED TO R. C. MAXEY, RECORDED JUNE 1, 1914 IN BOOK 30, PAGE 442. NO SPECIFIED WIDTH. APPROXIMATE LOCATION SHOWN HEREON.
- PRIVATE EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF FOR THE CONSTRUCTION AND MAINTENANCE OF TRANSMISSION LINES AND POLES, TOGETHER WITH ALL APPURTENANCES THERETO AS MORE PARTICULARLY DESCRIBED THEREIN. GRANTED TO PRAIRIE POWER COMPANY, RECORDED JULY 13, 1927 BOOK 37 PAGE 149. NO SPECIFIED WIDTH. NOT PLOTTED DUE TO INSUFFICIENT DATA IN THE DEED DESCRIPTION.
- PRIVATE EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF FOR THE CONSTRUCTION AND MAINTENANCE OF TRANSMISSION LINES AND POLES, TOGETHER WITH ALL APPURTENANCES THERETO AS MORE PARTICULARLY DESCRIBED THEREIN. GRANTED TO WEST COAST POWER COMPANY, RECORDED DECEMBER 2, 1933, BOOK 40, PAGE 78. NO SPECIFIED WIDTH. NOT PLOTTED DUE TO INSUFFICIENT DATA IN THE DEED DESCRIPTION.
- PRIVATE EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF FOR THE CONSTRUCTION AND MAINTENANCE OF TRANSMISSION LINES AND POLES, TOGETHER WITH ALL APPURTENANCES THERETO AS MORE PARTICULARLY DESCRIBED THEREIN. GRANTED TO WEST COAST POWER COMPANY, RECORDED NOVEMBER 30, 1936, BOOK 41, PAGE 423. NO SPECIFIED WIDTH. NOT PLOTTED DUE TO INSUFFICIENT DATA IN THE DEED DESCRIPTION.
- PRIVATE EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF FOR THE CONSTRUCTION AND MAINTENANCE OF TRANSMISSION LINES AND POLES, TOGETHER WITH ALL APPURTENANCES THERETO AS MORE PARTICULARLY DESCRIBED THEREIN. GRANTED TO WEST COAST POWER COMPANY, RECORDED NOVEMBER 21, 1938, BOOK 43, PAGE 36. NO SPECIFIED WIDTH. NOT PLOTTED DUE TO INSUFFICIENT DATA IN THE DEED DESCRIPTION.
- PRIVATE EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF FOR THE CONSTRUCTION AND MAINTENANCE OF TRANSMISSION LINES AND POLES, TOGETHER WITH ALL APPURTENANCES THERETO AS MORE PARTICULARLY DESCRIBED THEREIN. GRANTED TO CALIFORNIA PACIFIC UTILITIES COMPANY, RECORDED JANUARY 29, 1948, BOOK 53, PAGE 298. 30 FEET IN WIDTH. APPROXIMATE LOCATION SHOWN HEREON.
- PRIVATE EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF FOR THE CONSTRUCTION AND MAINTENANCE OF TRANSMISSION LINES AND POLES, TOGETHER WITH ALL APPURTENANCES THERETO AS MORE PARTICULARLY DESCRIBED THEREIN. GRANTED TO CALIFORNIA PACIFIC UTILITIES COMPANY, RECORDED DECEMBER 18, 1950, BOOK 61, PAGE 481. 30 FEET IN WIDTH. NOT PLOTTED DUE TO INSUFFICIENT DATA IN THE DEED DESCRIPTION.
- PRIVATE EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF FOR THE CONSTRUCTION AND MAINTENANCE OF TRANSMISSION LINES AND POLES, TOGETHER WITH ALL APPURTENANCES THERETO AS MORE PARTICULARLY DESCRIBED THEREIN. GRANTED TO OREGON TELEPHONE CORPORATION, A CORP. RECORDED APRIL 12, 1974, BOOK 111, PAGE 350. NO SPECIFIED WIDTH. NOT PLOTTED DUE TO INSUFFICIENT DATA IN THE DEED DESCRIPTION.
- PRIVATE EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF FOR THE CONSTRUCTION AND MAINTENANCE OF TRANSMISSION LINES AND POLES, TOGETHER WITH ALL APPURTENANCES THERETO AS MORE PARTICULARLY DESCRIBED THEREIN. GRANTED TO OREGON TELEPHONE CORPORATION, A CORP. RECORDED APRIL 12, 1974, BOOK 111, PAGE 354. NO SPECIFIED WIDTH. NOT PLOTTED DUE TO INSUFFICIENT DATA IN THE DEED DESCRIPTION.
- PRIVATE EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF FOR INGRESS AND EGRESS OVER AN EXISTING ROAD, TOGETHER WITH ALL APPURTENANCES THERETO AS MORE PARTICULARLY DESCRIBED THEREIN. GRANTED TO SUE R. BLADGEN, RECORDED JULY 14, 1975, BOOK 113, PAGE 323. NO SPECIFIED WIDTH. NOT PLOTTED DUE TO INSUFFICIENT DATA IN THE DEED DESCRIPTION.
- PRIVATE EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF FOR THE CONSTRUCTION AND MAINTENANCE OF TRANSMISSION LINES AND POLES, TOGETHER WITH ALL APPURTENANCES THERETO AS MORE PARTICULARLY DESCRIBED THEREIN. GRANTED TO CALIFORNIA PACIFIC UTILITIES COMPANY, RECORDED OCTOBER 21, 1976, BOOK 115, PAGE 640. 15 FEET IN WIDTH. NOT PLOTTED DUE TO INSUFFICIENT DATA IN THE DEED DESCRIPTION.
- PRIVATE EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF FOR THE CONSTRUCTION AND MAINTENANCE OF TRANSMISSION LINES AND POLES, TOGETHER WITH ALL APPURTENANCES THERETO AS MORE PARTICULARLY DESCRIBED THEREIN. GRANTED TO CALIFORNIA PACIFIC UTILITIES COMPANY, RECORDED APRIL 5, 1978, BOOK 118, PAGE 646. 15 FEET IN WIDTH. NOT PLOTTED DUE TO INSUFFICIENT DATA IN THE DEED DESCRIPTION.
- CONDITIONS AND RESERVATIONS, INCLUDING THE TERMS AND PROVISIONS THEREOF, IN DEED, RECORDED JANUARY 13, 1986, BOOK 132, PAGE 847. NO SPECIFIED WIDTH. NOT PLOTTED DUE TO INSUFFICIENT DATA IN THE DEED DESCRIPTION.
- PRIVATE EASEMENT AS DISCLOSED BY STIPULATED JUDGMENT FOR USE OF AN EXISTING ROAD, GRANTED TO GEORGE RAY, RECORDED OCTOBER 6, 1998, INSTR. NO. 982204, CIRCUIT COURT RECORDS. APPROXIMATELY 12 FEET IN WIDTH. NOT PLOTTED DUE TO INSUFFICIENT DATA IN THE DEED DESCRIPTION.
- PRIVATE EASEMENT INCLUDING THE TERMS AND PROVISIONS THEREOF FOR INGRESS AND EGRESS TO PARCEL 3 OF LAND PARTITION NO. 2008-05. SAID EASEMENT WAS CREATED ON LAND PARTITION PLAT 2008-05. 30 FEET IN WIDTH, APPROXIMATE LOCATION SHOWN HEREON.
- EASEMENTS RIGHTS OF WAY AND RESERVATIONS AS THE SAME MAY EXIST OR APPEAR OF RECORD.

DECLARATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT ROCKIN R CATTLE COMPANY, LLC, DOES HEREBY DECLARE THAT SAID LLC IS OWNER OF THE LAND DESCRIBED IN THE SURVEYOR'S CERTIFICATE, AND HAS CAUSED SAID LAND TO BE PARTITIONED INTO PARCELS IN ACCORDANCE WITH THE PROVISIONS OF ORS CHAPTER 92, AS SHOWN ON THE ANNEXED MAP.

Michael Riggs
MICHAEL RIGGS, MEMBER

ACKNOWLEDGMENT

STATE OF OREGON SS
COUNTY OF GRANT

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON Nov 22, 2013,
BY MICHAEL RIGGS, ROCKIN R CATTLE COMPANY, LLC MEMBER

Leslie E Traylor
NOTARY PUBLIC FOR OREGON

MY COMMISSION EXPIRES 7-31-15



APPROVALS

APPROVED THIS 28TH DAY OF SEPTEMBER, 2013
Rick G. Polson
UNION COUNTY SURVEYOR

APPROVED THIS 2ND DAY OF DECEMBER, 2013
Hilary Mackay
GRANT COUNTY PLANNING DIRECTOR

ALL AD VALOREM AND SPECIAL ASSESSMENTS DUE
PURSUANT TO LAW HAVE BEEN ASSESSED AND COLLECTED.
Don L. Sutton
GRANT COUNTY ASSESSOR & TAX COLLECTOR
DATE: 12/02/2013

I DO HEREBY CERTIFY THAT THIS PLAT WAS RECEIVED
ON THE 2 DAY OF Dec, 2013 AT 2:42 O'CLOCK
P.M., AND RECORDED AS LAND PARTITION PLAT
NO. 2013-07 GRANT COUNTY RECORDS.
B. O. Carey
GRANT COUNTY CLERK

I DO HEREBY CERTIFY THAT THIS IS A TRUE AND EXACT
COPY OF THE ORIGINAL PLAT
Michael Riggs
BENCHMARK LAND SURVEYING

SURVEYOR'S CERTIFICATE

I, MICHAEL C. SPRINGER, PROFESSIONAL LAND SURVEYOR, REGISTERED IN THE STATE OF OREGON, HEREBY CERTIFY THAT I HAVE MAPPED THE PARCELS SHOWN ON THIS PARTITION PLAT, SAID LAND BEING SITUATED IN SECTIONS 13, 14, 22, 23, 24, 25, 26, 27, 32, 33, 34, 35 & 36, T.13S., R.33E., W.M.; IN SECTIONS 19, 29 & 30, T.13S., R.34E., W.M. AND IN SECTIONS 2 & 3, T.14S., R.33E., W.M., GRANT COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL 1 OF LAND PARTITION NO. 2008-05, 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 SE CORNER OF SECTION 13, T.13S., R.33E. AS THE INITIAL POINT OF THIS LAND PARTITION.

THIS PARTITION CONTAINS 8035 ACRES, MORE OR LESS.

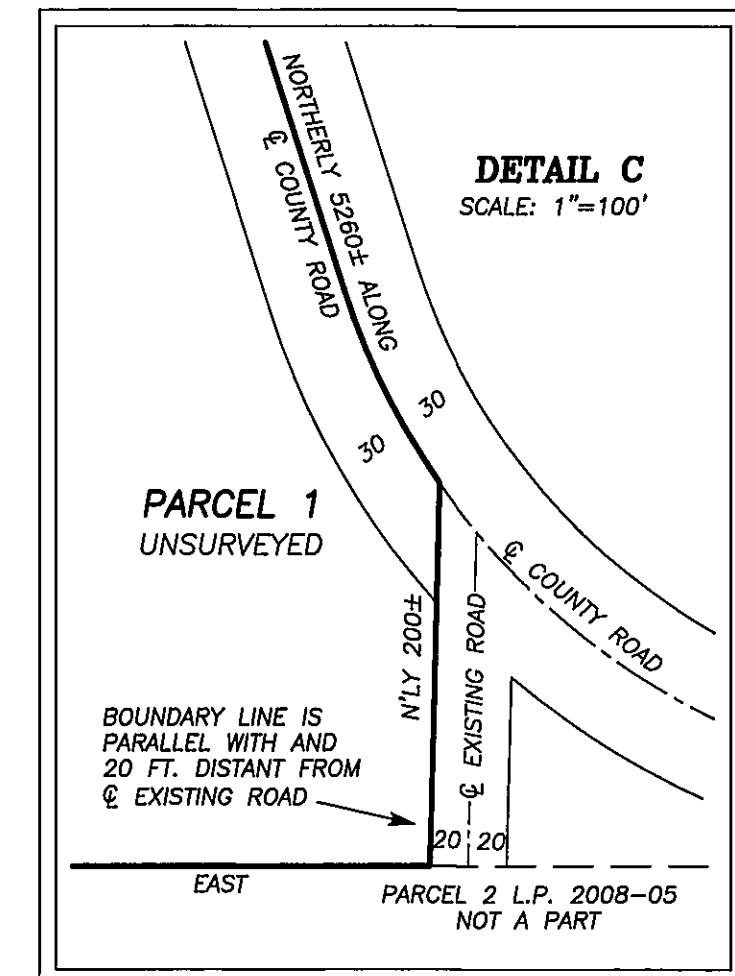


NARRATIVE

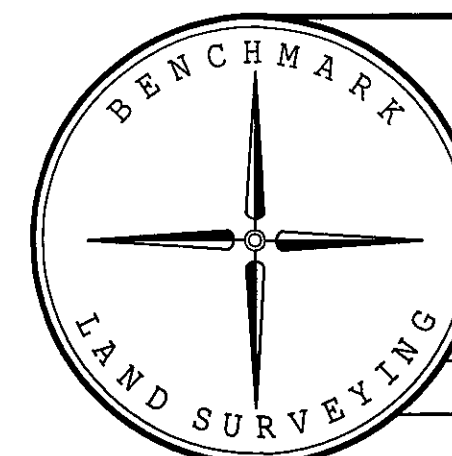
THIS PLAT WAS PREPARED AT THE REQUEST OF MICHAEL RIGGS, ROCKIN R CATTLE COMPANY, LLC MEMBER. THE PURPOSE OF THIS PLAT WAS TO PARTITION PARCEL 1 OF LAND PARTITION NO. 2008-05, AS SHOWN HEREON. NO SURVEY WAS CONDUCTED FOR THIS PARTITION PROCESS

THE SECTION AND SECTION SUBDIVISION LINES SHOWN HEREON ARE PROTRACTED FOR GENERAL INFORMATION ONLY. THE LOCATION OF COUNTY ROADS, CREEKS AND EASEMENTS ARE APPROXIMATE. THE LINES AND AREAS SHOWN HEREON ARE APPROXIMATE AND MAY CHANGE UPON THE EXECUTION OF AN ACTUAL SURVEY.

THE DIMENSIONS SHOWN ALONG THE EXTERIOR BOUNDARY OF THIS PARTITION MATCH THE RECORD DIMENSIONS SHOWN ON LAND PARTITION PLAT NO. 2008-05.



SHEET 2 OF 2



BENCHMARK LAND SURVEYING
217 N. CANYON BLVD. JOHN DAY, OREGON 97845
2101 MAIN STREET, STE 223 BAKER CITY, OREGON 97814
541-575-1251 ~ 800-699-0516

LAND PARTITION PLAT
BEING A PARTITION OF PARCEL 1 OF LAND PARTITION PLAT NO. 2008-05
SITUATED IN SECTIONS 13, 14, 22, 23, 24, 25, 26, 27, 32, 33, 34, 35 & 36, T.13S., R.33E.,
W.M.; IN SECTIONS 19, 29 & 30, T.13S., R.34E., W.M. AND IN SECTIONS 2 & 3, T.14S., R.33E., W.M.
GRANT COUNTY, OREGON

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|--------------|--|------------------------------|-----------|
| SURVEYED FOR | | ROCKIN R CATTLE COMPANY, LLC | |
| PREPARED BY | | MCS | 9/26/2013 |