

LAND PARTITION PLAT NO. 2014-02  
A PARTITION OF A PORTION OF PARCEL 1, PARTITION NO. 2007-27  
SITUATED IN THE NE1/4 AND NW1/4 OF SECTION 35  
T13S, R31E, W.M.  
CITY OF CANYON CITY  
GRANT COUNTY, OREGON

March 10, 2014  
Sheet 1 of 3

LEGEND

- Found 1" iron pipe with attached Grant County Surveyor brass cap, See Survey No. 361.
- Found 5/8" iron pin with attached red plastic cap.
- Found 5/8" iron pin with attached alum. cap.
- Survey No. 1627 record bearing and distance.
- Found monument, see record map of survey number shown in box.
- CMH Canyon Mountain Heights subdivision.

REFERENCES

Land Partition No.'s 2000-09, 2004-2, 2004-07  
2005-21, 2005-22, 2006-11, 2007-27  
Survey No.'s 1627, 1782 & 1939  
Grant County Deed Instrument No.'s  
202936, 212397, 20063085,  
20091022, 20120521, 20131646,  
20140092

BASIS OF BEARINGS

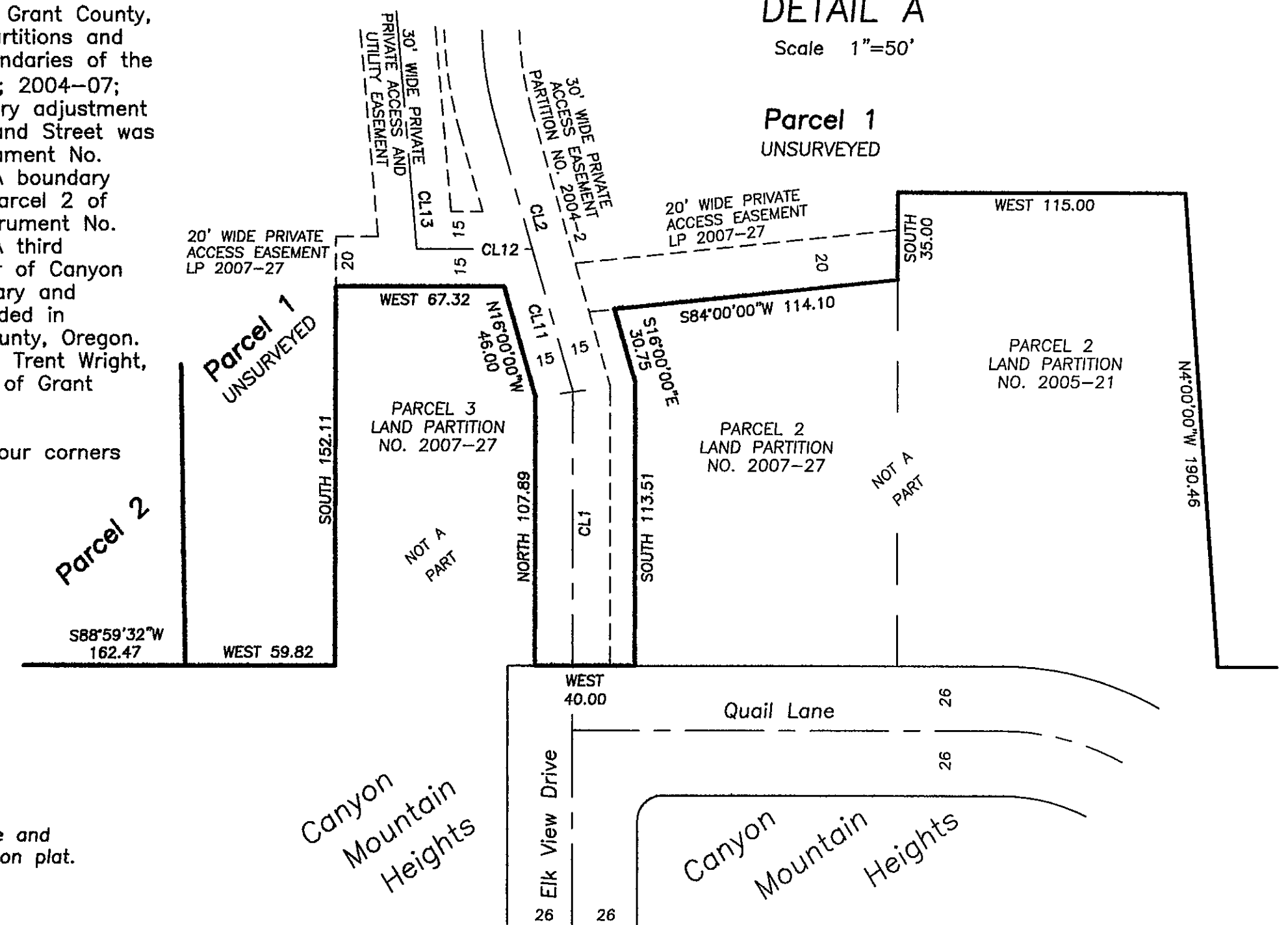
SURVEY NO. 1627

Notes:  
1) The unsurveyed dimensions shown are record from Partition No. 2007-27 and Survey No.'s 1627, 1868, 1939 & 1993 which are all based on the same meridian.  
2) Area of Parcel 1 is taken from the Assessor's records and may vary when the boundaries are determined by survey.

DETAIL A

Scale 1"=50'

Parcel 1  
UNSURVEYED



CENTERLINE 30' WIDE PRIVATE ACCESS EASEMENT PARTITION NO. 2004-2					
COURSE	BEARING		DISTANCE		
CL7	N21°00'00"W		48.06		
CL8	N03°00'00"E		67.33		
CL10	S01°00'00"W		231.50		
CURVE					
RADIUS	LENGTH	DELTA	CHORD	CH.BEARING	
6.40	83.86	182°00'00"	52.79	N88°00'00"W	

ALONG THE CENTERLINE OF CANYON CREEK  
NE COR. PARCEL 2 LAND PARTITION NO. 2005-22  
NW COR. PARCEL 3 LAND PARTITION NO. 2006-11

Portion of the Partition Boundary

Along C. of Canyon Creek  
As follows:  
L1 S24°00'00"E 120.0  
L2 S15°00'00"E 54.4  
To NE corner of Parcel 2 of Land Partition No. 2005-22  
L3 S85°14'30"W 354.23  
To NW corner of Parcel 3 of Land Partition No. 2006-11.  
L4 N14°45'20"W 39.96  
L5 S87°00'32"W 55.33

NARRATIVE

This survey was performed at the request of Garry Allen. The purpose of this survey was to partition Mr. Allen's property into two parcels as shown hereon. Parcel 1 was not surveyed for this partition.

This is a partition of a portion of Grant County Land Partition No. 2007-27 which is recorded in the office of the Grant County Clerk. Mr. Allen's property is described in Instrument No. 202936 & 212397, deeds of Grant County, Oregon. Over the years the following land partitions and boundary adjustments have modified the boundaries of the original deeds: Land Partition No.'s 2004-02; 2004-07; 2005-22, 2006-11 and 2007-27. A boundary adjustment was done and the portion lying south of Inland Street was deeded to the adjoining land owner by Instrument No. 20091022, deeds of Grant County, Oregon. A boundary adjustment was done to the south line of Parcel 2 of Land Partition No. 2004-07 recorded in Instrument No. 20120521, deeds of Grant County, Oregon. A third boundary adjustment was done to the center of Canyon Creek along a portion of the easterly boundary and deeded to Grant School District No. 3, recorded in Instrument No. 20063085 deeds of Grant County, Oregon. A fourth boundary adjustment was done with Trent Wright, recorded in Instrument No. 20140092 deeds of Grant County, Oregon.

I found and accept the monuments at the four corners of Parcel 2 as shown.

REGISTERED PROFESSIONAL LAND SURVEYOR

JACK L. WATSON  
2734  
RENEWAL DATE 6/30/2014

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

Jack L. Watson, PLS

Sheet Index  
Sheet 1 ... Parcel Boundaries  
Sheet 2 ... Signature Page  
Sheet 3 ... Details B & C

NW CORNER OF THE  
E1/2E1/2W1/2E1/2NW1/4

(N87°43'49"E 801.98)  
N87°43'49"E 801.98  
NORTH LINE OF SECTION 35

Initial Point

N1/4 CORNER SECTION 35

S89°28'45"E 337.7

Parcel 1  
Unsurveyed  
28.95 ACRES ±

POINT BEING 842.06 FEET SOUTH  
AND 331.13 FEET WEST OF THE  
N1/4 CORNER OF SECTION 35.

PARCEL 2  
LAND PARTITION  
NO. 2004-02

POINT BEING 1571.36 FEET SOUTH  
AND 418.32 FEET WEST OF THE  
N1/4 CORNER OF SECTION 35.

POINT BEING 1571.36 FEET SOUTH  
AND 418.32 FEET WEST OF THE  
N1/4 CORNER OF SECTION 35.

CENTERLINE 30' WIDE PRIVATE  
ACCESS & UTILITY EASEMENT  
SEE DECLARATION

COURSE	BEARING	DISTANCE
CL1	NORTH	110.00
CL11	N16°00'00"W	59.41
CL12	WEST	46.29
CL13	N05°00'00"W	585.00
CL14	WEST	53.44

CENTERLINE 30' WIDE PRIVATE  
ACCESS EASEMENT  
PARTITION NO. 2004-2

COURSE	BEARING	DISTANCE
CL1	NORTH	110.00
CL2	N16°00'00"W	112.68
CL4	N19°00'00"E	231.50
CL5	NORTH	200.00
CL6	N02°30'00"W	500.31

CURVE	RADIUS	LENGTH	DELTA	CHORD	CH.BEARING
CL3	150.00	91.63	35°00'00"	90.21	N01°30'00"E