

LAND PARTITION PLAT NO. 2014-06

A RE-PLAT OF LAND PARTITION NO. 2009-09
SITUATED IN THE SE1/4 OF SECTION 32
T13S, R31E, W.M.
GRANT COUNTY, OREGON

June 6, 2014
Sheet 2 of 2

APPROVALS

Approved this 18 day of June, 2014

M. L. S.
Grant County Surveyor

Approved this 30th day of June, 2014

Helene McNamara
Grant County Planning Director

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

James L. Sutton
Grant County Assessor and Tax Collector
Date 06/30/2014

I do hereby certify that this re-plat was received on the 30 day of June, 2014 at 11:05 o'clock A.M., and recorded as Land Partition Plat No. 2014-06 Grant County Records.

Julie Ellison
Grant County Clerk Deputy

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

Jack L. Watson
Jack L. Watson, PLS 2734

REFERENCES

Grant County Deeds:
Instrument No.'s 20122581, 031479, 20120914, 20112581.
Grant County Land Partition Plat No.'s 96-11, 2009-09.
Grant County Survey No.'s 1482 & 1940.

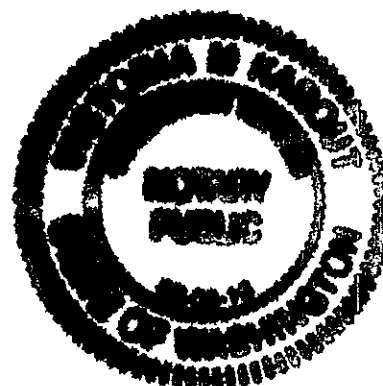
DECLARATION

Know all people by these presents that Daniels Spring Place, LLC, does hereby declare we are the owners of the lands described in the Surveyor's Certificate, and that we have caused the same to be re-platted into parcels in accordance with the provisions of ORS Chapter 92 as shown hereon.

Daniels Spring Place, LLC., does hereby grant a 60 foot wide access and utility easement over and across parcel 1, for ingress and egress and utilities to Parcel 2 as shown hereon.

Daniels Spring Place, LLC., does hereby grant a 40 foot wide access and utility easement over and across parcel 1, for ingress and egress and utilities to Parcel 2 as shown hereon.

Robert Simpson-Clark
Robert Simpson-Clark, Member
Daniels Spring Place, LLC



ACKNOWLEDGEMENT

STATE OF WASHINGTON }
COUNTY OF King } SS

This instrument was acknowledged before me on this 26th day of June, 2014, by Robert Simpson-Clark.

W. J. P.
Notary Public of Washington
My commission expires: 09-04-16

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 2 and 3 and that I have mapped Parcel 1 of this re-plat of Land Partition No. 2009-09. This partition is situated in the SE1/4 of Section 32, T13S, R31E, W.M., Grant County, Oregon, described as follows:

The Initial Point of this land partition is the SW corner of the SE1/4 of Section 32, T13S, R31E, W.M., which is monumented by a 2 1/2" alum. pipe.

Parcels 1, 2 & 3 of Land Partition No. 2009-09, which is recorded in the office of the Grant County Clerk.

This partition contains 162.89 acres, more or less.

Cornerstone Surveying, Inc.
233 S. Canyon Blvd.
John Day, Oregon 97845
(541)575-1813



Jack L. Watson
OREGON
SEPT. 19, 1995
JACK L. WATSON
2734
Renewal Date 6/30/2016

NARRATIVE

This re-plat was performed at the request of Robert Simpson-Clark on behalf of Daniels Spring Place, LLC. The purpose of this partition plat is to Re-Plat Land Partition Plat No. 2009-09 into three parcels.

A search was made of the available records pertaining to this survey. Land Partition Plat No. 2009-09 is recorded in the office of the Grant County Clerk. Parcel 1 was surveyed as shown on Survey No. 1482. The original boundaries of Parcels 2 and 3 are shown on Land Partition Plat No. 2009-09. A proposed boundary adjustment for Parcel 3 was surveyed and is shown on Survey No. 1940. During the survey for this re-plat the NW corner of Survey No. 1940 was not found. I re-set the corner at record from the found corners at the NE and SW positions. I set the new corners of Parcel 2 as directed by Mr. Clark.

Land Partition Plat No. 2009-09 granted a 40 foot wide access easement to Parcel 2 and 3 which is hereby vacated. A 60 foot wide access easement to Parcel 3 has been granted by Deed Instrument No. 20112581. This re-plat does hereby grant the 60 foot wide access and utility easement and the 40 foot access and utility easement to Parcel 2 as shown hereon.

RECEIVED AND FILED
GRANT COUNTY SURVEYOR

JUL 17 2014

BY: M. L. S.