

SITUATED IN THE NE1/4, SE1/4, SW1/4 AND THE NW1/4 OF SECTION 31
AND IN THE NE1/4 AND THE NW1/4 OF SECTION 32,
T.7S., R.28E., W.M., GRANT COUNTY, OREGON
NO SURVEY WAS PERFORMED FOR THIS PARTITION PROCESS

THIS LAND PARTITION PLAT WAS PREPARED AT THE REQUEST OF REX BLACKSTONE AND KAREN BLACKSTONE WITH THE PURPOSE OF DIVIDING THAT CERTAIN PROPERTY DESCRIBED IN DEED NO. 20151104 INTO TWO PARCELS.

NO SURVEY WAS PERFORMED FOR THIS LAND PARTITION PROCESS. LINES, ROADS AND AREAS SHOWN HEREON ARE APPROXIMATE, AND ARE BASED ON INFORMATION DERIVED FROM GRANT COUNTY RECORD MAP OF SURVEY NO.'S 1331, 1368 AND 1382, CORNER RESTORATION RECORDS AND GENERAL LAND OFFICE FIELD NOTES. AREAS REPORTED HEREON ARE NET, AND DO NOT INCLUDE THE AREA WITHIN THE COUNTY ROAD RIGHT OF WAYS. ALL DIMENSIONS SHOWN HEREON ARE EITHER APPROXIMATE OR OF RECORD, AND ARE SUBJECT TO CHANGE IN THE EVENT OF AN ACTUAL SURVEY.

I, JASON L. HATFIELD, PROFESSIONAL LAND SURVEYOR, REGISTERED IN THE STATE OF OREGON, HEREBY CERTIFY THAT I HAVE CORRECTLY MAPPED THE UNSURVEYED PARCELS OF THIS PARTITION, BEING SITUATED IN GRANT COUNTY, OREGON, DESCRIBED AS FOLLOWS:

TWP. 7 S., R. 28 E., W.M.:

SECTION 31: GOVERNMENT LOTS 2, 4, 5, 6, 7, 8 AND 9; NW1/4SE1/4; SW1/4NE1/4;
E1/2NE1/4.

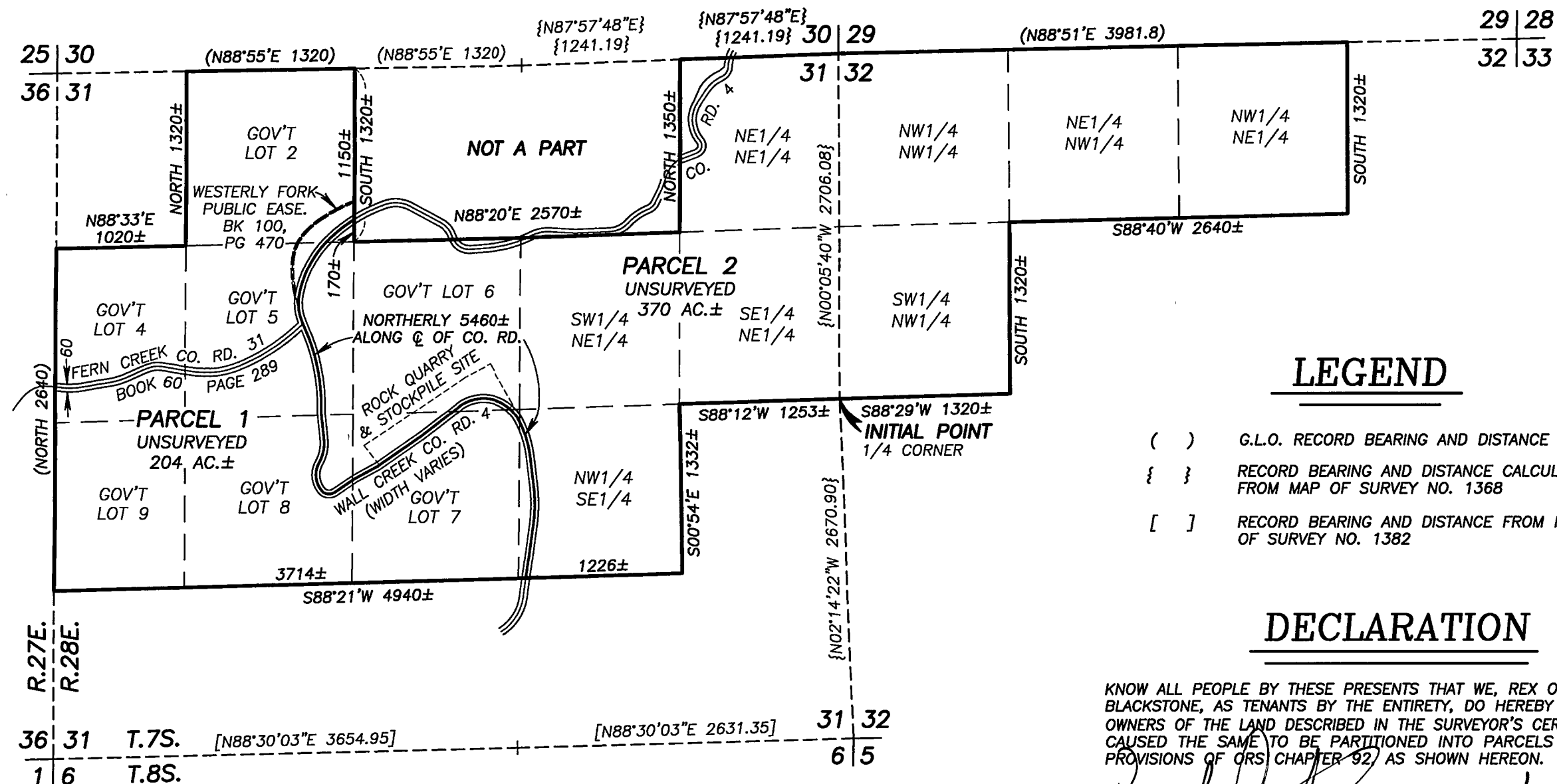
SECTION 32: NW1/4NE1/4; NE1/4NW1/4; W1/2NW1/4.

THIS PARTITION CONTAINS 574 ACRES, MORE OR LESS.

I DO HEREBY DESIGNATE THE EAST QUARTER CORNER OF SECTION 31, T.7S., R.28E., W.M.
AS THE INITIAL POINT OF THIS LAND PARTITION.


SUBJECT TO THE FOLLOWING:


1. RIGHTS OF THE PUBLIC IN AND TO ANY PORTION OF THE HEREIN DESCRIBED PREMISES LYING WITHIN THE BOUNDARIES OF STREETS, ROADS OR HIGHWAYS.
2. QUITCLAIM DEED FOR COUNTY ROAD RIGHT OF WAY, GRANTED TO GRANT COUNTY, RECORDED JUNE 29, 1950 IN DEED BOOK 60 PAGE 288. APPROXIMATE LOCATION IS SHOWN HEREON AS THAT PORTION OF WALL CREEK COUNTY ROAD NO. 4 CROSSING THE NE1/4NE1/4 SECTION 31. WIDTH IS 60 FEET.
3. QUITCLAIM DEED FOR COUNTY ROAD RIGHT OF WAY, GRANTED TO GRANT COUNTY, RECORDED JUNE 29, 1950 IN DEED BOOK 60 PAGE 289. AFFECTS GOVERNMENT LOTS 4, 5 AND 6 IN SECTION 31, HOWEVER THE ROAD DOES NOT APPEAR TO BE LOCATED IN GOVERNMENT LOT 6. APPROXIMATE LOCATION IS SHOWN HEREON AS FERN CREEK COUNTY ROAD NO. 31. WIDTH IS 60 FEET.
4. RIGHT OF WAY DEED FOR COUNTY ROAD, GRANTED TO GRANT COUNTY, RECORDED JUNE 30, 1965 IN DEED BOOK 93 PAGE 158. APPROXIMATE LOCATION SHOWN HEREON AS THOSE PORTIONS OF WALL CREEK COUNTY ROAD NO. 4 SITUATED IN GOVERNMENT LOTS 5, 6, 7 AND 8 AND THE NW1/4SE1/4 SECTION 31. WIDTH IS 60 FEET, 30 FEET ON EACH SIDE OF THE CENTER LINE WITH ADDITIONAL WIDTHS AS REQUIRED FOR CUTS AND FILLS.
5. PUBLIC EASEMENT FOR ROAD RIGHT OF WAY, TOGETHER WITH ALL APPURTENANCES THERETO AS MORE PARTICULARLY DESCRIBED THEREIN, GRANTED TO UNITED STATES OF AMERICA, RECORDED MARCH 26, 1969 IN DEED BOOK 100 PAGE 468. LOCATION OF WESTERLY FORK IS SHOWN HEREON, AND LOCATION OF THE EASTERLY FORK FOLLOWS WALL CREEK COUNTY ROAD NORTH OF ITS JUNCTION WITH FERN CREEK COUNTY ROAD. AFFECTS GOVERNMENT LOTS 2, 5 AND 6 AND THE NE1/4 SECTION 31. NO EASEMENT WIDTH IS SPECIFIED.
6. PRIVATE EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF TRANSMISSION LINES AND POLES, TOGETHER WITH ALL APPURTENANCES THERETO AS MORE PARTICULARLY DESCRIBED THEREIN, GRANTED TO TELEPHONE UTILITIES OF EASTERN OREGON, INC. RECORDED APRIL 14, 1986 IN DEED BOOK 133, PAGE 188. AFFECTS GOVERNMENT LOTS 5, 6, 7 AND 8, THE NW1/4SE1/4 AND THE SW1/4NE1/4 SECTION 31. NOT PLOTTED DUE TO INSUFFICIENT DATA IN THE DESCRIPTION. NO EASEMENT WIDTH IS SPECIFIED.
7. PRIVATE EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF TRANSMISSION LINES AND POLES, TOGETHER WITH ALL APPURTENANCES THERETO AS MORE PARTICULARLY DESCRIBED THEREIN, GRANTED TO TELEPHONE UTILITIES OF EASTERN OREGON, INC. RECORDED DECEMBER 15, 1987 IN DEED BOOK 136, PAGE 509. AFFECTS GOVERNMENT LOTS 2, 5 AND 6 AND THE E1/2NE1/4 SECTION 31 AND THE N1/2NW1/4 AND THE NW1/4NE1/4 SECTION 32. NOT PLOTTED DUE TO INSUFFICIENT DATA IN THE DESCRIPTION. EASEMENT WIDTH IS 10 FEET.
8. AGREEMENT REGARDING A ROCK QUARRY AND STOCKPILE SITE, TOGETHER WITH ALL APPURTENANCES THERETO AS MORE PARTICULARLY DESCRIBED THEREIN. BETWEEN CHARLOTTE HOWELL AND GRANT COUNTY, OREGON. RECORDED OCTOBER 20, 1994 IN INSTRUMENT NO. 942252. LOCATION SHOWN HEREON.
9. PRIVATE ACCESS EASEMENT, FOR THE USE OF THE EXISTING ROAD ACROSS THE SW1/4NE1/4 AND SE1/4NE1/4 OF SECTION 31, T.7S., R.28E. GRANTED TO DALE CAMPBELL AND JAY MINOR, "THEIR FAMILIES AND GUESTS". RECORDED SEPTEMBER 1, 2000 IN INSTRUMENT NO. 202159. NOT PLOTTED DUE TO INSUFFICIENT DATA IN DEED DESCRIPTION. NO WIDTH SPECIFIED.
10. PRIVATE ACCESS EASEMENT AS DISCLOSED BY INSTRUMENT, FOR INGRESS AND EGRESS. RECORDED NOVEMBER 20, 2007 IN INSTRUMENT NO. 20073152. NOT PLOTTED DUE TO INSUFFICIENT DATA IN DEED DESCRIPTION. EASEMENT WIDTH IS 20 FEET.
11. PRIVATE ACCESS EASEMENT GRANTED TO KATHLEEN HOWELL. RECORDED MARCH 12, 2008 IN INSTRUMENT NO. 20080607. AFFECTS LOTS 2 AND 5 SECTION 31. NOT PLOTTED DUE TO INSUFFICIENT DATA IN DEED DESCRIPTION. EASEMENT IS NOT TO EXCEED 40 FEET AT ANY POINT.
12. EASEMENTS, RIGHTS OF WAY AND RESERVATIONS AS THE SAME MAY EXIST OR APPEAR OF RECORD.



()	G.L.O. RECORD BEARING AND DISTANCE
{ }	RECORD BEARING AND DISTANCE CALCULATED FROM MAP OF SURVEY NO. 1368
[]	RECORD BEARING AND DISTANCE FROM MAP OF SURVEY NO. 1382

KNOW ALL PEOPLE BY THESE PRESENTS THAT WE, REX O BLACKSTONE AND KAREN E BLACKSTONE, AS TENANTS BY THE ENTIRETY, 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 HEREON.


REX O. BLACKSTONE


KAREN E. BLACKSTONE

ACKNOWLEDGMENTS

STATE OF OREGON }
COUNTY OF Grant } ss

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON March 28, 2018
BY REX O. BLACKSTONE

Sharon
NOTARY PUBLIC FOR OREGON

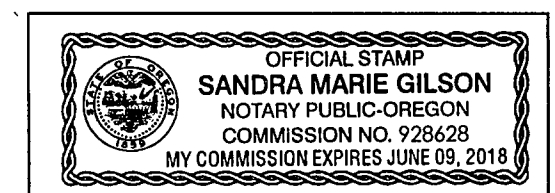
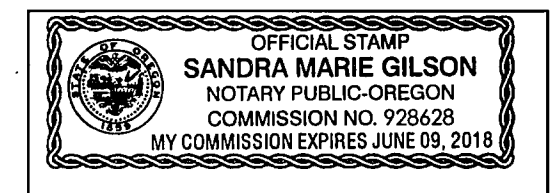
MY COMMISSION EXPIRES 6/9/2018

STATE OF OREGON }
COUNTY OF Grant } ss

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON March 28, 2018
BY KAREN E. BLACKSTONE

Stilson
NOTARY PUBLIC FOR OREGON

MY COMMISSION EXPIRES 6/9/201



APPROVED THIS 21ST DAY OF MARCH, 2018.


UNION COUNTY SURVEYOR

APPROVED THIS 28th DAY OF March, 2018.

Helen N. Long by Shawn Long
GRANT COUNTY PLANNING DIRECTOR

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

Jonny Codes CHIEF DEPUTY ASSESSOR
GRANT COUNTY ASSESSOR TAX COLLECTOR
DATE: 3-28-18 DATE:

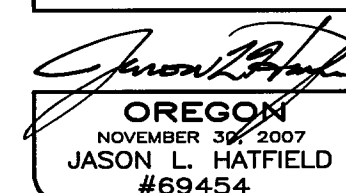
I DO HEREBY CERTIFY THAT THIS PLAT WAS RECEIVED
ON THE 28th DAY OF March, 2018 AT
10:17 O'CLOCK A.M., AND RECORDED AS LAND PARTITION
PLAT NO. 208-03 GRANT COUNTY RECORDS.

Brook Griffin
GRANT COUNTY CLERK

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

Jason D. Hays
BENCHMARK LAND SURVEYING

RECORD MAP OF SURVEY NO.'S 1331, 1368 & 1382
DEED RECORD INSTRUMENT NO. 20151104
PRELIMINARY TITLE REPORT ORDER NO. 25956
CORNER RESTORATION RECORDS
GENERAL LAND OFFICE FIELD NOTES

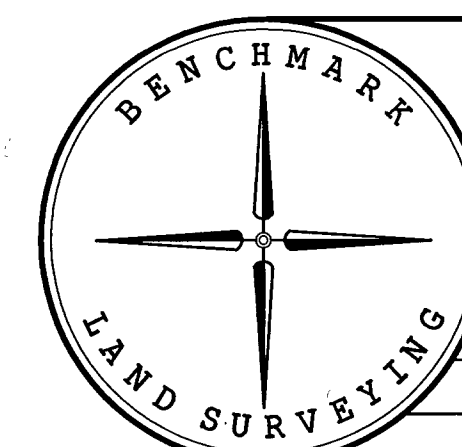


EXPIRES: 6/30/2019

RECEIVED AND FILED
GRANT COUNTY SURVEYOR

MAR 28 2018

BY: MOA



BENCHMARK LAND SURVEYING
217 N. CANYON BLVD. JOHN DAY, OREGON
1207 DEWEY AVE., BAKER CITY, OREGON
541-575-1251 ~ 541-523-5852

LAND PARTITION
SITUATED IN THE NE1/4, SE1/4, SW1/4 AND THE NW1/4 OF
SECTION 31 AND IN THE NE1/4 AND THE NW1/4 OF SECTION 32,
T.2S., R.28E., W.M., GRANT COUNTY, OREGON

PREPARED FOR	REX AND KAREN BLACKSTONE	
PREPARED BY	JLH	3/19/2018
SCALE: 1"=1000'	DRAWN BY: JLH	