

LAND PARTITION PLAT NO. 96-13

SITUATED IN THE NE1/4SW1/4 AND IN THE SE1/4 NW1/4 OF SECTION 2, T13S, R33E, W.M. IN LOT 5 BLOCK 15 OF THE OLD TOWN OF PRAIRIE CITY, GRANT COUNTY, OREGON

JUNE 10, 1996

NOTE
(1) I FIND NO RECORD OR EXISTENCE OF AN APPURTENANT GEODETIC CONTROL MONUMENT WITHIN 1/2 MILE OF THIS LAND PARTITION.



BASIS OF BEARINGS
RECORD MAP OF SURVEY NO. 799
AS SHOWN

SCALE 1"=100'

LEGEND

- FOUND 2 1/2" BAGETT - GRIFFITH & BLACKMAN BRASS CAP SET IN CONCRETE 12" BELOW THE HIGHWAY SURFACE IN A 8" CAST IRON MONUMENT CASE.
- FOUND 5/8" IRON PIN WITH ATTACHED YELLOW PLASTIC CAP MARKED "HANLEY ENGR. PLS 1206" SET IN RECORD MAP OF SURVEY NO. 799.
- SET 5/8"x30" IRON PIN WITH ATTACHED YELLOW PLASTIC CAP MARKED BGB SURVEY MARKER.
- () RECORD BEARING AND DISTANCE FROM RECORD MAP OF SURVEY NO. 799.
- (()) RECORD BEARING AND DISTANCE FROM THE OLD TOWN PLAT OF PRAIRIE CITY.
- X—X FENCE LINE

REFERENCES

PLAT OF THE OLD TOWN OF PRAIRIE CITY
RECORDED IN BOOK U PAGE 587 DEEDS.
RECORD MAP OF SURVEY NO. 799
DEED INSTRUMENT NO 940882

SURVEYOR'S CERTIFICATE

I, ROBERT D. BAGETT, PROFESSIONAL LAND SURVEYOR, REGISTERED IN THE STATE OF OREGON, HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS, THE DIVISION LINE BETWEEN PARCELS 1, 2 AND 3 OF THIS LAND PARTITION, SAID PARTITION BEING A DIVISION OF LOT 5, BLOCK 15, OF THE OLD TOWN OF PRAIRIE CITY, GRANT COUNTY, OREGON, AS SAID LOT IS SHOWN ON THE PLAT OF THE OLD TOWN OF PRAIRIE CITY, FILED IN THE OFFICE OF THE GRANT COUNTY CLERK, IN BOOK "U" OF DEEDS, PAGE 586, SAID LOT BEING SITUATED IN THE SE1/4NW1/4 AND IN THE NE1/4SW1/4 OF SECTION 2, TWP.13S., R.33E., W.M., GRANT COUNTY, OREGON, SAID LOT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A 5/8X30 INCH IRON PIN, WITH ATTACHED YELLOW PLASTIC CAP MARKED "HANLEY ENGR. PLS 1206", FOUND AT THE SOUTHWEST CORNER OF SAID LOT 5, WHICH I DESIGNATE TO BE THE INITIAL POINT OF THIS LAND PARTITION, WHICH MONUMENT IS IN ACCORDANCE WITH ORS 92.060, SAID POINT BEING N.36°36'16"E., 2701.41 FEET FROM THE SOUTHWEST CORNER OF SAID SECTION 2, THENCE N.73°57'18"E., 897.83 FEET; THENCE N.01°28'38"W., 435.06 FEET; THENCE S.65°52'58"W., 1038.09 FEET TO THE EASTERLY SIDELINE OF WASHINGTON STREET NORTH; THENCE S.20°18'45"E., ALONG THE EAST SIDELINE OF SAID WASHINGTON STREET NORTH, 276.08 TO THE POINT OF BEGINNING.

CONTAINING 7.62 ACRES, MORE OR LESS.

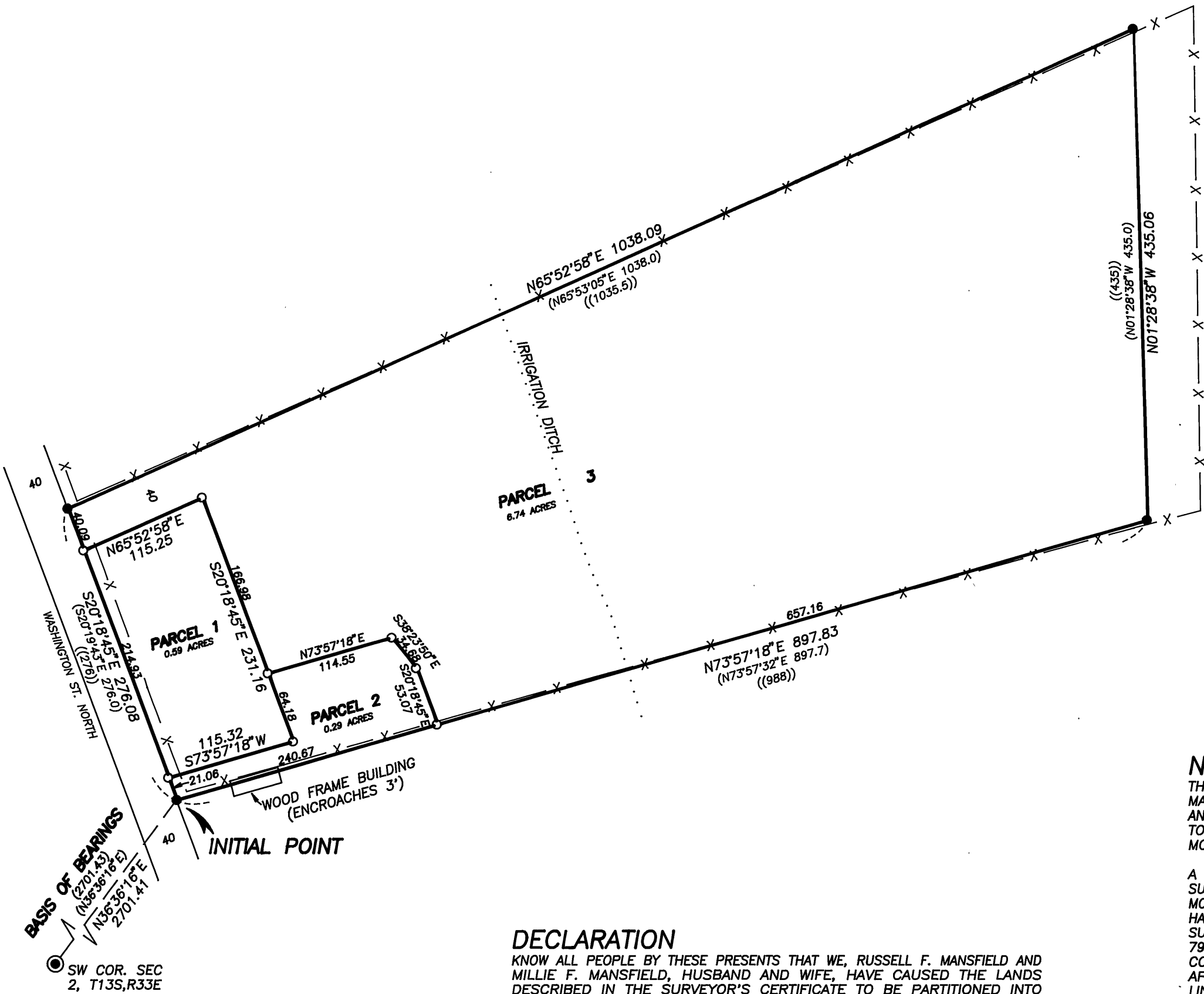
BAGETT-GRIFFITH AND BLACKMAN
217 N. CANYON BLVD.
JOHN DAY, OREGON

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Robert D. Bagett

OREGON
JULY 12, 1983
ROBERT D. BAGETT
598

Renewal Date 12/31/97



DECLARATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT WE, RUSSELL F. MANSFIELD AND MILLIE F. MANSFIELD, HUSBAND AND WIFE, HAVE CAUSED THE LANDS DESCRIBED IN THE SURVEYOR'S CERTIFICATE TO BE PARTITIONED INTO PARCELS IN ACCORDANCE WITH THE PROVISIONS OF ORS CHAPTER 92, AS SHOWN ON THE ANNEXED MAP;

SAID PARCELS SUBJECT TO THE FOLLOWING:

- (1) RIGHTS OF THE PUBLIC IN STREETS, ROADS AND HIGHWAYS.
- (2) ANY AND ALL MATTERS, INCLUDING EASEMENTS AND ASSESSMENTS, IF ANY, PERTAINING TO IRRIGATION DITCHES.

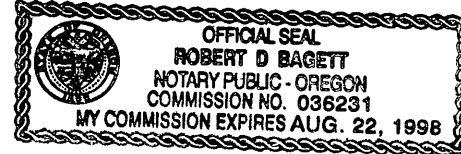
Russell F. Mansfield
RUSSELL F. MANSFIELD
Millie F. Mansfield
MILLIE F. MANSFIELD

ACKNOWLEDGEMENT

STATE OF OREGON SS
COUNTY OF GRANT

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON JUNE 18, 1996, BY RUSSELL F. MANSFIELD AND MILLIE F. MANSFIELD, HUSBAND AND WIFE.

Robert D. Bagett
NOTARY PUBLIC FOR OREGON
MY COMMISSION EXPIRES Aug 22, 1998



APPROVALS

APPROVED THIS 13 DAY OF JUNE, 1996.

Jack W. Burris
WALLOWA COUNTY SURVEYOR

APPROVED THIS 11 DAY OF JUNE, 1996.

D. A. Hall
PRAIRIE CITY PLANNING COMMISSION

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

Gene A. Burton
GRANT COUNTY ASSESSOR AND TAX COLLECTOR
DATE: 06-12-96

I DO HEREBY CERTIFY THAT THIS PLAT WAS RECEIVED ON THE 13 DAY OF JUNE, 1996 AT 10:00 O'CLOCK P.M., AND RECORDED AS PARTITION PLAT NO. 96-13 GRANT COUNTY RECORDS.

Sally McKinnon
GRANT COUNTY CLERK

I DO HEREBY CERTIFY THAT THIS IS A TRUE AND EXACT COPY OF LAND PARTITION PLAT NO. 96-13, AS FILED WITH THIS OFFICE

Sally McKinnon
GRANT COUNTY CLERK

I DO HEREBY CERTIFY THAT THIS IS A TRUE AND EXACT COPY OF LAND PARTITION PLAT NO. 96-13.

Robert D. Bagett
BAGETT-GRIFFITH AND BLACKMAN