

T12S, R26E, W.M.

# LAND PARTITION PLAT NO. 96-17

SITUATED IN THE SE1/4 SEC. 20 AND IN THE W1/2NE1/4 AND THE  
N1/2NW1/4 SEC. 28, AND IN SEC. 29, T12S, R26E, W.M.

GRANT COUNTY, OREGON

August 5, 1996

## NOTES

(1) THE SECTION AND SECTION SUBDIVISIONAL LINES SHOWN ARE PROTRACTED FOR GENERAL INFORMATION ONLY.

(2) ALL DIMENSIONS ALONG THE EXTERIOR BOUNDARY ARE BASED ON GLO RECORD.

(3) THE LOCATIONS OF THE HIGHWAY AND COUNTY ROAD ARE APPROXIMATE.

(4) WE ARE UNABLE TO PLOT THE FOLLOWING EASEMENTS LISTED IN THE DECLARATION DUE TO INSUFFICIENT DATA IN THE RECORDED DESCRIPTIONS AS FOLLOWS: RECORDED EASEMENTS IN DEEDS: BOOK 118, PAGE 609.

SCALE 1"=1000'

## 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 AND 2 OF THIS LAND PARTITION, SAID PARTITION BEING DESCRIBED AS FOLLOWS:

IN TWP. 12 S., R. 26 E., W. M., GRANT COUNTY, OREGON:

SECTION 20: SE1/4.

SECTION 28: N1/2NW1/4; W1/2NE1/4.

SECTION 29: ALL.

I FURTHER CERTIFY THAT THE 1-1/4 X 36 INCH IRON PIPE WITH ATTACHED BRASS CAP FOUND AT THE SOUTH 1/4 CORNER OF SAID SECTION 29, WHICH I DESIGNATE TO BE THE INITIAL POINT FOR THIS LAND PARTITION IS IN ACCORDANCE WITH ORS 92.060.

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

## DECLARATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT I, LILLIAN MASCALL, DO HEREBY DECLARE THAT I AM THE OWNER OF THE LANDS DESCRIBED IN THE SURVEYOR'S CERTIFICATE AND THAT I HAVE CAUSED THE SAME 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) UNPATENTED MINING CLAIMS, RESERVATIONS OR EXCEPTIONS IN PATENTS OR IN ACTS AUTHORIZING THE ISSUANCE THEREOF.
- (3) WATER RIGHTS, CLAIMS OR TITLE TO WATER.
- (4) AN EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF, TO CALIFORNIA-PACIFIC UTILITIES COMPANY, A CORP., DATED JULY 20, 1972, RECORDED AUGUST 1, 1972, IN DEED BOOK 108, PAGE 608, RECORDS OF GRANT COUNTY, OREGON. RIGHT OF WAY EASEMENT FOR UTILITY AND INCIDENTAL PURPOSES.
- (5) AN EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF, TO OREGON TELEPHONE CORPORATION, DATED FEB. 16, 1978, RECORDED APRIL 3, 1978, IN DEED BOOK 118, PAGE 609, RECORDS OF GRANT COUNTY, OREGON. RIGHT OF WAY EASEMENT FOR UTILITY AND INCIDENTAL PURPOSES.
- (6) A CONSERVATION EASEMENT DEED, INCLUDING THE TERMS AND PROVISIONS THEREOF, TO THE UNITED STATES OF AMERICA, DATED MAY 28, 1996, RECORDED MAY 28, 1996, IN DEED INSTRUMENT NO. 960943, RECORDS OF GRANT COUNTY, OREGON, AFFECTING LANDS IN SECS. 20 AND 29, T12S, R26E, W.M. AS MORE PARTICULARLY DESCRIBED IN SAID INSTRUMENT.
- (7) RIGHT OF WAY DEED, INCLUDING THE TERMS AND PROVISIONS THEREOF, TO GRANT COUNTY, OREGON, DATED MAY 16, 1966, RECORDED MAY 16, 1966, IN DEED BOOK 94, PAGE 551, RECORDS OF GRANT COUNTY, OREGON. FOR ROAD RIGHT OF WAY AND INCIDENTAL PURPOSES.
- (8) EXCEPTION AND RESERVATION, INCLUDING THE TERMS AND PROVISIONS THEREOF, IN DEED FROM EASTERN OREGON LAND COMPANY, A CORP. DATED OCT. 27, 1927, RECORDED OCT. 31, 1927, IN DEED BOOK 37, PAGE 235, TO WIFE, "RESERVING AND EXCEPTING, HOWEVER, TO THE GRANTOR, ITS SUCCESSORS AND ASSIGNS, THE USE OF ALL THE SURFACE GROUND NECESSARY TO ACCESS AND FOR THE PURPOSE OF EXPLORING, DEVELOPING OR WORKING OF MINES OR VALUABLE UNDERGROUND DEPOSITS OF MINERALS, OR OILS OF WHATSOEVER NAME OR NATURE; ALSO ALL THE GOLD, SILVER, COPPER, IRON OR MINERALS OF WHATSOEVER NAME OR NATURE; AND ALL THE COAL, MINERAL OILS OR VEGETABLE OILS, OR OILS OF ANY NAME OR NATURE, EXCEPTING WATER, WHICH ARE NOW KNOWN TO EXIST OR MAY HEREAFTER BE DISCOVERED IN OR UPON SECS. 19, 29, AND 31, TWP.12S., R.26E., W.M. SUBJECT, HOWEVER, TO THE CONDITION THAT THE GRANTOR HEREIN SHALL PAY TO THE GRANTEE, OR SUCCESSOR, A PROPORTIONATE REBATE OF THE SALE PRICE FOR ANY LANDS RECALLED FOR MINERAL ETC., VALUE UPON DEMAND FOR RECALL".
- (9) RELINQUISHMENT OF TITLE, INCLUDING THE TERMS AND PROVISIONS THEREOF, TO GRANT COUNTY, OREGON, DATED NOVEMBER 8, 1956, RECORDED DECEMBER 7, 1956, IN DEED BOOK 76, PAGE 83, RECORDS OF GRANT COUNTY, OREGON. FOR PUBLIC HIGHWAY PURPOSES.
- (10) DEED, INCLUDING THE TERMS AND PROVISIONS THEREOF, THE UNITED STATES OF AMERICA, DATED JUNE 17, 1975, RECORDED JULY 18, 1975, IN DEED BOOK 113, PAGE 341-347, RECORDS OF GRANT COUNTY, OREGON. FOR ROAD RIGHT OF WAY AND INCIDENTAL PURPOSES.
- (11) AN EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF, TO THE UNITED STATES OF AMERICA, DATED APRIL 22, 1981, RECORDED JULY 28, 1981, IN DEED BOOK 125, PAGE 150-158, RECORDS OF GRANT COUNTY, OREGON. NONEXCLUSIVE ROAD EASEMENT.

## APPROVALS

APPROVED THIS 8 DAY OF AUGUST, 1996.

*Jack W. Burris*  
WALLOWA COUNTY SURVEYOR

APPROVED THIS 10 DAY OF Aug, 1996.

*B. A. Carpenter*  
GRANT COUNTY PLANNING COMMISSION

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

*Gene L. Butler*  
GRANT COUNTY ASSESSOR AND TAX COLLECTOR  
DATE: 08-16-96

I DO HEREBY CERTIFY THAT THIS PLAT WAS RECEIVED ON THE 16 DAY OF August, 1996 AT 1:30 O'CLOCK P.M., AND RECORDED AS PARTITION PLAT NO. 96-17 GRANT COUNTY RECORDS.

*Debbie Dunham, Esq.*  
GRANT COUNTY CLERK

I DO HEREBY CERTIFY THAT THIS IS A TRUE AND EXACT COPY OF LAND PARTITION PLAT NO. 96-17, AS FILED WITH THIS OFFICE.  
*Debbie Dunham, Esq.*  
GRANT COUNTY CLERK

I DO HEREBY CERTIFY THAT THIS IS A TRUE AND EXACT COPY OF LAND PARTITION PLAT NO. 96-17.  
*Robert D. Bagett*  
BAGETT-GRIFFITH AND BLACKMAN

RECEIVED AND  
FILED

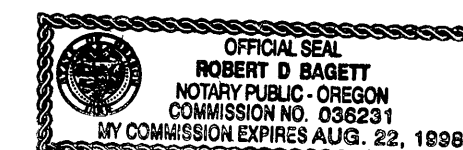
Aug 16, 1996  
OFFICE OF COUNTY SURVEYOR

*Robert D. Bagett*  
ATTEST: *Steven D. Hollenback*

## ACKNOWLEDGEMENT

STATE OF OREGON  
COUNTY OF GRANT SS  
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON Aug 16, 1996, BY LILLIAN MASCALL.

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



REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Robert D. Bagett*  
OREGON  
JULY 12, 1983  
ROBERT D. BAGETT  
598

Renewal Date 12/31/97