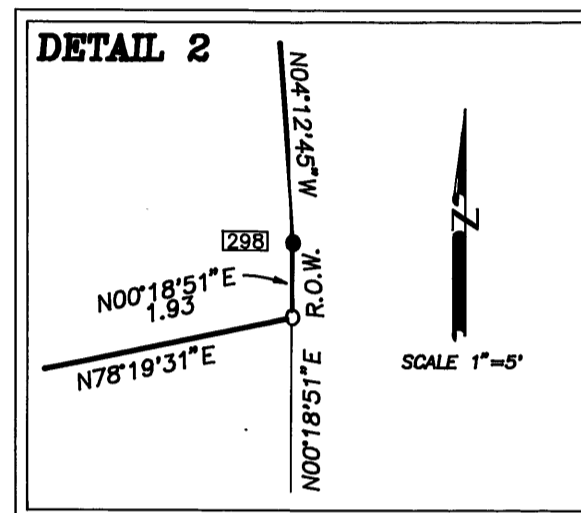
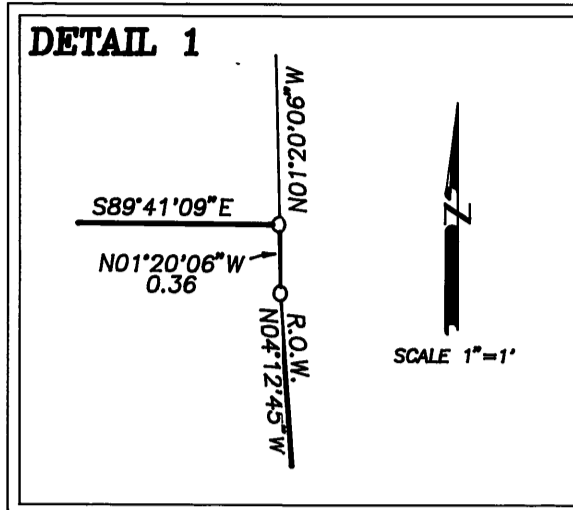
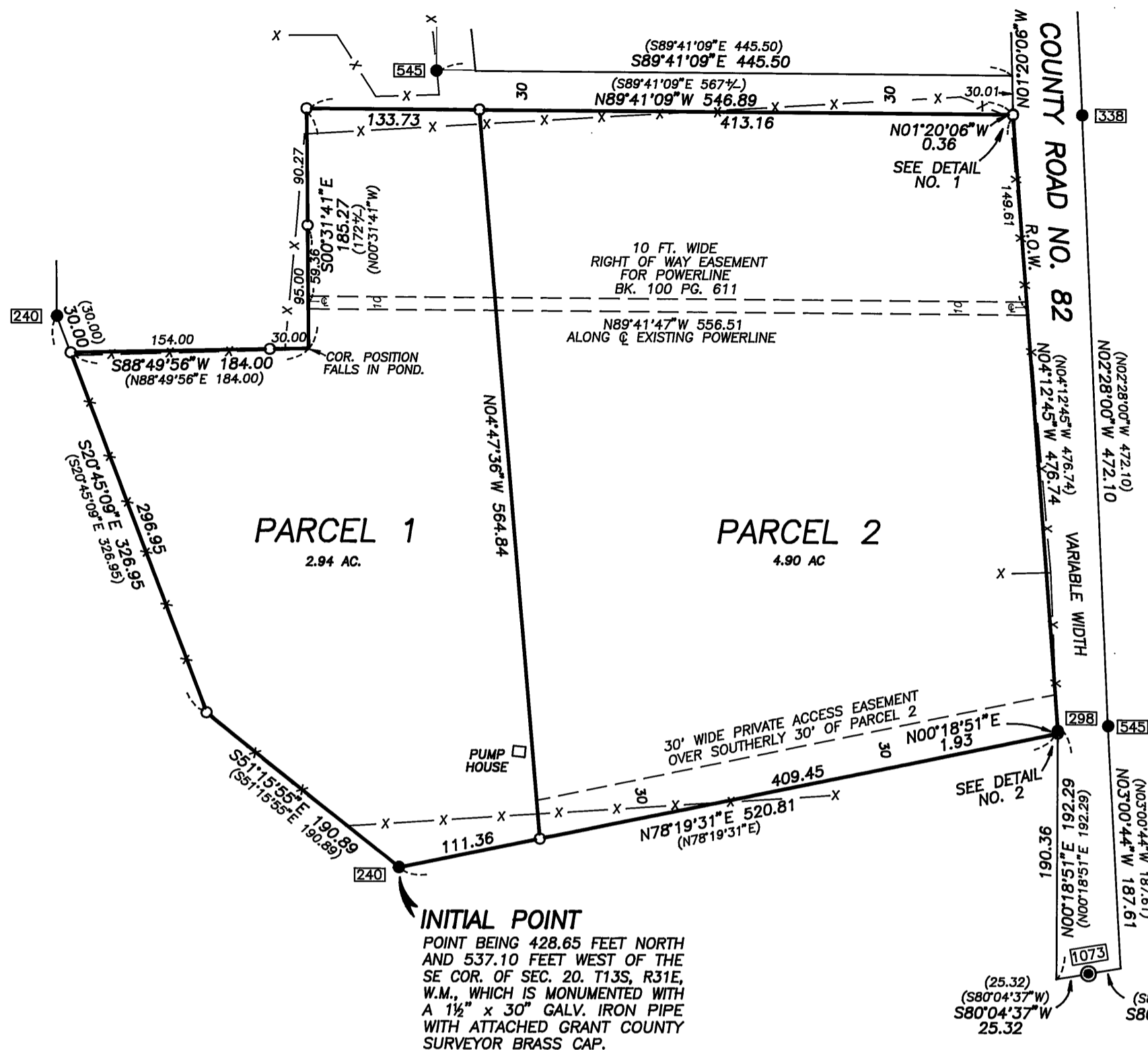


LAND PARTITION PLAT NO. 97-05

SITUATED IN THE SE1/4SE1/4 SECTION 20, T13S, R31E, W.M.
GRANT COUNTY, OREGON
FEBRUARY, 5 1997



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

BASIS OF BEARINGS

SOLAR OBSERVATION
TAKEN AT THE SOUTH 1/4 COR. OF SECTION 23

SCALE 1"=100'

LEGEND

- FOUND A 3" BRASS DISC GROUTED INTO ASPHALT SURFACE.
- FOUND 5/8" IRON PIN, NO CAP.
- SET 5/8"x30" IRON PIN WITH ATTACHED YELLOW PLASTIC CAP MARKED B&B SURVEY MARKER.
- () RECORD BEARING AND DISTANCE
- FOUND MONUMENT FROM RECORDED SURVEY NO. □ SURVEY NO. APPEARS IN BOX.
- R.O.W. RIGHT OF WAY
- X—X FENCE LINE

REFERENCES

RECORD MAP OF SURVEY NO'S 240, 298, 338, 545, 1073.
DEED RECORD BOOK 100 PAGE 611
107 845-847
111 252
111 253-255
111 990

APPROVALS

APPROVED THIS 27th DAY OF FEB., 1997.

Jack W. Burris
WALLA WALLA COUNTY SURVEYOR

APPROVED THIS 13th DAY OF FEBRUARY, 1997.

John Carpenter
GRANT COUNTY PLANNING COMMISSION

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

Karen B. Office Deputy
GRANT COUNTY ASSESSOR AND TAX COLLECTOR
DATE: 02-13-97

I DO HEREBY CERTIFY THAT THIS PLAT WAS RECEIVED ON THE 19 DAY OF February, 1997 AT 1:30 O'CLOCK P.M., AND RECORDED AS PARTITION PLAT NO. 97-05 GRANT COUNTY RECORDS.

Kathy McKinnon
GRANT COUNTY CLERK
by Mary Moulton

I DO HEREBY CERTIFY THAT THIS IS A TRUE AND EXACT COPY OF LAND PARTITION PLAT NO. 97-05, AS FILED WITH THIS OFFICE.

Kathy McKinnon
GRANT COUNTY CLERK
by Mary Moulton

I DO HEREBY CERTIFY THAT THIS IS A TRUE AND EXACT COPY OF LAND PARTITION PLAT NO. 97-05.

Robert D. Baggett
BAGETT-GRIFFITH AND BLACKMAN

DECLARATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT I, SIM G. HENDRIX, DO HEREBY DECLARE THAT I AM THE OWNER OF THE LANDS DESCRIBED IN THE SURVEYOR'S CERTIFICATE AND THAT I HAVE CAUSED SAID LANDS TO BE PARTITIONED INTO PARCELS IN ACCORDANCE WITH THE PROVISIONS OF ORS CHAPTER 92, AS SHOWN ON THE ANNEXED MAP, AND THAT WE DO HEREBY GRANT TO THE FUTURE OWNERS OF PARCEL 1, A PRIVATE ACCESS EASEMENT OVER AND ACROSS THE SOUTHERLY 30 FEET OF PARCEL 2, FOR THE PURPOSE OF INGRESS AND EGRESS TO SAID PARCEL 1, AS SHOWN HEREON.

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.
- (3) RIGHT OF WAY EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF TO CALIFORNIA - PACIFIC UTILITIES COMPANY, A CORP., DATED MARCH 28, 1969, RECORDED APRIL 10, 1969 IN DEED BOOK 100, PAGE 611, RECORDS OF GRANT COUNTY, OREGON. RIGHT OF WAY EASEMENT FOR UTILITY AND INCIDENTAL PURPOSES.

Sim G. Hendrix
SIM G. HENDRIX

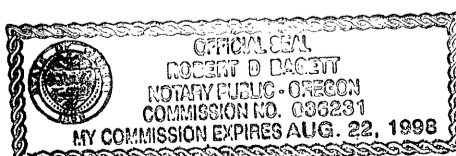
ACKNOWLEDGEMENT

STATE OF OREGON SS
COUNTY OF GRANT

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON FEB 13th, 1997, BY SIM G. HENDRIX

Robert D. Baggett
NOTARY PUBLIC FOR OREGON

MY COMMISSION EXPIRES Aug 22, 1998



NARRATIVE

THIS SURVEY WAS PERFORMED AT THE REQUEST OF SIM HENDRIX. THE PURPOSE OF THIS SURVEY WAS TO CREATE PARCELS 1 AND 2 OF THIS LAND PARTITION AS SHOWN HEREON AND TO MONUMENT THE PARCEL DIVISION LINE END POINTS. A SEARCH WAS MADE OF THE AVAILABLE RECORDS PERTAINING TO THIS SURVEY. FIELD MEASUREMENTS WERE MADE TO LOCATE EXISTING CONTROLLING MONUMENTS. WE RETRACED THE SOUTH, WEST AND EAST BOUNDARIES OF THIS TRACT WHICH I SURVEYED IN OCT. 1971, APRIL 1973, APRIL, NOV. 1978, AND APRIL 1979, AS SHOWN ON RECORD MAP OF SURVEY NO'S 240, 298, 338, AND 545, RESPECTIVELY. WE FOUND MOST OF THE CONTROLLING MONUMENTS, SOME WERE BENT. WE STRAIGHTENED THE BENT OR DISTURBED ONES AND REPLACED THE REMAINDER TO THEIR ORIGINAL POSITION BASED ON THE BEST EVIDENCE FOUND. THE NEW MONUMENTS WERE SET IN ACCORDANCE WITH THE EVIDENCE FOUND AS SHOWN HEREON AND AT POSITIONS APPROVED BY MR. HENDRIX. THE NORTH BOUNDARY IS ESTABLISHED FROM DEED RECORD AS DESCRIBED IN BOOK 111, PAGE 253-255, DEEDS.

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 LAND REPRESENTED AS SHOWN ON THIS PARTITION PLAT, SAID PARTITION BEING SITUATED IN THE SE1/4SE1/4 OF SECTION 20, T13S, R31E, W.M., GRANT COUNTY, OREGON, DESCRIBED AS FOLLOWS: BEGINNING AT A 5/8" x 30" IRON PIN, WHICH I DESIGNATE TO BE THE INITIAL POINT OF THIS LAND PARTITION, SAID POINT BEING 428.65 FEET NORTH AND 537.10 FEET WEST OF THE SOUTHEAST CORNER OF SAID SECTION 20, THENCE N.78°19'31"E, 520.81 FEET, TO A POINT ON THE WESTERLY RIGHT OF WAY LINE OF COUNTY ROAD NO. 82; THENCE ALONG SAID RIGHT OF WAY LINE AS FOLLOWS: N.00°18'51"E, 1.93 FEET; N.04°12'45"W, 476.74 FEET; N.01°20'06"W, 0.36 FEET; THENCE LEAVING SAID RIGHT OF WAY LINE N.89°41'09"W, 546.89 FEET; THENCE S.00°31'41"E, 185.27 FEET; THENCE S.88°49'56"W, 184.00 FEET; THENCE S.20°45'09"E, 296.95 FEET; THENCE S.51°15'55"E, 190.89 FEET, TO THE POINT OF BEGINNING.

SAID TRACT CONTAINING 7.84 ACRES, MORE OR LESS.

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

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Robert D. Baggett
OREGON
JULY 12, 1963
ROBERT D. BAGETT
598

Renewal Date 12/31/97

RECEIVED AND
FILED

FEB 19, 1997
OFFICE OF COUNTY SURVEYOR

Robert D. Baggett
ATTEST: *Mary Moulton*