

LAND PARTITION PLAT NO. 97-18

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

May 19, 1997

APPROVALS

Approved this 28TH day of MAY, 1997

Robert D. Baggett
Grant County Surveyor

Approved, this 28TH day of May, 1997

B. Alarpeut
Grant County Planning Commission

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

Sam L. Santos
Grant County Assessor and Tax Collector

Date 05-28-97

I do hereby certify that this plat was received on the 28th day of May, 1997 at 2:45 o'clock P.M., and recorded as Land Partition Plat No. 97-18 Grant County Records.

Kathy McKinnon
Grant County Clerk

I do hereby certify that this is a true and exact copy of Land Partition No. 97-18

Kathy McKinnon
Grant County Clerk

I do hereby certify that this is a true and exact copy of Land Partition No. 97-18

Jack L. Watson
Jack L. Watson, PLS

DECLARATION

Know all people by these presents that, WR2 Forest Products, Inc., 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 partitioned into parcels in accordance with the provisions of ORS Chapter 92, as shown hereon.

SAID PARCELS ARE SUBJECT TO THE FOLLOWING:

(1) Rights of the public in streets, roads and highways.

(2) Agreement, including the terms and provisions thereof, between Charles A. Trowbridge and Bertha O. Trowbridge, his wife and J.H. Ferris and J.W. Machbank, dated December 10, 1936, recorded February 2, 1937 in Deed Book E, Page 517, Leases and Agreements, for sale of mineral rights, together with the right to dredge the same strip of land described therein; and Covenants, burdens and restrictions, including the terms and provisions thereof, as shown in the deeds to the State of Oregon, by and through its State Highway Commission, dated July 14, 1953, recorded July 17, 1953 in Deed Book 68, Page 215, and that certain Release of Use Restrictions dated February 8, 1974, in deed Book 111, Page 20.

(3) A private access easement, including the terms and provisions thereof, 30 feet wide, dated August 15, 1984, recorded August 16, 1984, in Book 130, Page 574, deed records of Grant County, Oregon, for the purpose of ingress and egress, as shown hereon.

(4) A private access easement, including the terms and provisions thereof, no width is stated, dated August 3, 1967, recorded August 4, 1967 in Book 97, Page 313, deed records of Grant County, Oregon. An existing roadway is shown which may be the intended location of this easement.

(5) A private easement, including the terms and provisions thereof, 30 feet wide, dated April 6, 1972, recorded April 19, 1973, in Book 109, Page 789, deed records of Grant County, Oregon, for the purpose of ingress and egress, as shown hereon.

(6) A private easement, of variable width, including the terms and provisions thereof, to Pacific Northwest Bell Telephone Company, a Washington corporation, dated January 24, 1985, recorded April 22, 1985, in Book 131, Page 719, deed records of Grant County, Oregon, for the purpose of ingress and egress. This easement is not shown due to insufficient data in the deed.

(7) A public easement, of variable width, including the terms and provisions thereof, to Grant County, Oregon, dated May 26, 1965, recorded July 1, 1969, in Book 101, Page 293, deeds of Grant County, Oregon. For the purpose of a right of way to build, construct, and repair levees, embankments, revetments, canals, and any incidental works appurtenant thereto, and any flood control works appurtenant thereto. This easement includes the bed and banks of the John Day River and sufficient width on each side for construction, operation and maintenance and is not shown hereon.

(8) A private easement, including the terms and provisions thereof, 50.02 feet wide, dated May 6, 1997, recorded May 6, 1997, in Deed Instrument No. 970829 records of Grant County, Oregon, for the purpose of ingress and egress, as shown hereon.

(9) A private easement, including the terms and provisions thereof, 30 feet wide, dated Nov. 9, 1982, recorded Nov. 10, 1982, in Book 127, Page 113-114, deed records of Grant County, Oregon, for the purpose of ingress and egress. The roadway referred to in the deed has been washed away and therefore this easement is not shown.

(10) A public easement, including the terms and provisions thereof, no width is stated, recorded April 9, 1958 Book 78, Page 521 deed records, for the benefit of the general public, an easement for right of way for angling access only, this easement is not shown due to insufficient data in the deed.

(11) Ordinance by Grant County Court prohibiting surface mining.

SURVEYOR'S CERTIFICATE

I, Jack Watson, Professional Land Surveyor, registered in the State of Oregon, hereby certify that I have correctly surveyed and marked with proper monuments, Parcels 1 and 2 of this land partition. This partition is situated in the SE1/4 of Section 20, T13S, R31E, W.M., Grant County, Oregon, described as follows:

Beginning at a 5/8" iron pin with attached red plastic cap marked "Cornerstone Surveying, Inc." on the west right of way line of County Road No. 82, which I designate to be the Initial Point of this Land Partition, said point being 1621.74 feet north and 76.44 feet west of the SE corner of Section 20; thence N89°41'09"W, 478.79 feet; thence S00°18'51"W, 300.03 feet; thence S88°49'56"W, 348.05 feet; thence North, 1322.00 feet; thence S89°41'09"E, 355.52 feet; thence S00°18'51"W, 692.95 feet; thence S89°41'09"E, 49.65 feet; thence S00°18'51"W, 270.00 feet; thence S89°41'09"E, 427.36 feet to the west right of way line of County Road No. 82; thence S01°20'06"E, along the west right of way line of County Road No. 82, 50.02 feet to the point of beginning.

Said tract containing 11.50 acres.

Cornerstone Surveying, Inc.

233 S. Canyon Blvd.

John Day, Oregon

(541)575-1813

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Jack L. Watson
OREGON
SEPT. 19, 1995
JACK L. WATSON
2734

Renewal Date 6/30/98

ACKNOWLEDGEMENT

STATE OF OREGON } SS
COUNTY OF GRANT }

This instrument was acknowledged before me on this 28th day of May, 1997 by King Williams acting for himself and as Attorney-in-Fact for John A. Rowell.

Tamra A. Kowling
Notary Public of Oregon
My commission expires: 11/20/99



King Williams
King Williams, President
WR2 Forest Products, Inc.

John A. Rowell
John A. Rowell, Secretary
WR2 Forest Products, Inc.
By King Williams his Attorney-in-fact

RECEIVED AND
FILED

MAY 29 1997

OFFICE OF COUNTY SURVEYOR
Attest: Robert D. Baggett