

**TRACT A**  
**MOUNTAIN VIEW SUBDIVISION**  
**SITUATED IN SECTIONS 21 & 28, T.13S, R.31E, W.M.**  
**GRANT COUNTY, OREGON**

**SURVEYORS CERTIFICATE**

**STATE OF OREGON**  
**COUNTY OF GRANT**

I, Robert D. Baggett, Surveyor, being duly sworn, depose and say that I have surveyed, subdivided and platted TRACT A of MOUNTAIN VIEW SUBDIVISION, situated in the SW/4 of Section 21 and in the NW/4 of Section 28, T.13S, R.31E, W.M., Grant County, Oregon, more particularly described as follows: Beginning at a 2" X 36" iron pipe with brass cap marked, "INITIAL POINT MOUNTAIN VIEW SUBDIVISION 1971" which marks the initial point of this tract said initial point being ~~1655~~ feet South and ~~187.681~~ feet East of the corner common to Sections 20, 21, 28 and 29, T.13S, R.31E, W.M.; thence N52°00'00"W, 24000 feet; thence N74°07'47"W, 9373 feet; thence S70°45'00"W, 9825 feet; thence N19°15'00"W, 17484 feet; thence 20425 feet along the arc of a 92195 foot radius curve left, the long chord of which bears S63°42'24"W, 20383 feet; thence S70°03'12"W, 53668 feet; thence S68°20'25"W, 14526 feet; thence 14211 feet along the arc of a 11977 foot radius curve right, the long chord of which bears N77°40'05"W, 13392 feet to the east right of way line of the County Road; thence along said right of way line as follows: 5824 feet along the arc of a 12549 foot radius curve left, the long chord of which bears N15°43'42"E, 5772 feet; N2°26'00"E, 9110 feet; 12362 feet along the arc of a 25648 foot radius curve right, the long chord of which bears N16°14'30"E, 12243 feet; N30°03'00"E, 4.00 feet; 12414 feet along the arc of a 11324 foot radius curve right, the long chord of which bears N61°27'15"E, 11801 feet; S87°08'30"E, 18800 feet; 15047 feet along the arc of a 10162 foot radius curve left, the long chord of which bears N50°26'16"E, 13710 feet to the South right of way line of U.S. Highway 395; thence along said right of way line as follows: 2399 feet along a 5000 foot offset to a 35000 spiral curve left (a=10), the long chord of which bears N89°22'46"E, 2399 feet; 64777 feet along the arc of a 168702 foot curve left, the long chord of which bears N78°01'07"E, 64379 feet; 33489 feet along a 5000 foot offset to a 35000 foot spiral curve left (a=10), the long chord of which bears N63°04'34"E, 33472 feet; thence leaving said highway right of way line, S12°27'00"E, 71180 feet; thence West, 17579 feet to the point of beginning; containing 1170 acres, more or less, and that I made such survey and plat by order of and under the direction of the owners thereof, that the size of all lots and the widths of all streets are as shown on the annexed plat, and that all lot corners and boundary corners are marked with iron pins as indicated on the annexed plat.

BAGETT-GRIFFITH-FERGUSON *Robert D. Baggett* partner  
subscribed and sworn to before me this 6th day of December, 1971.

Notary Public for Oregon  
My Commission Expires: 9/1/72

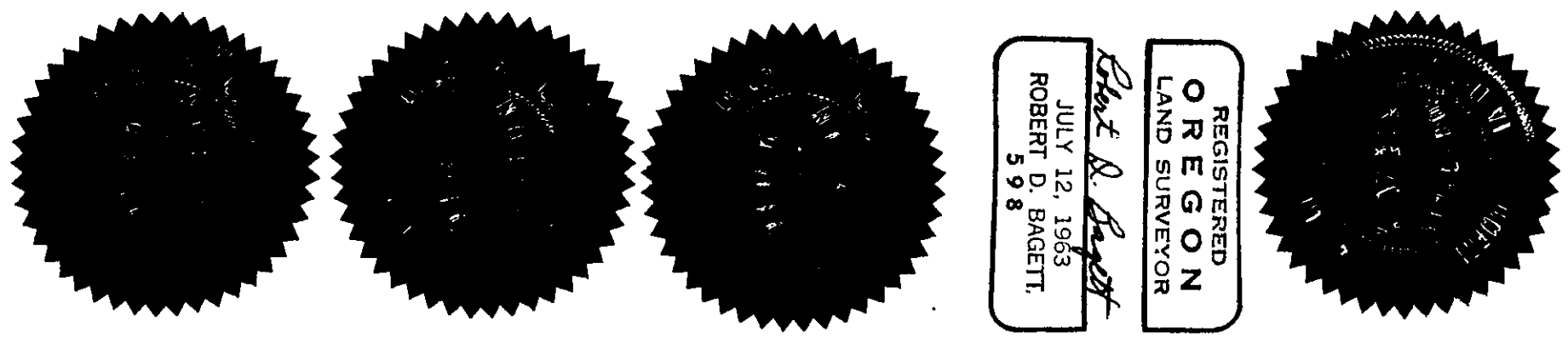
**APPROVALS:**  
Examined and recommended for approval by the Grant County Board of Commissioners this 22nd day of December, 1971.

Approved by the Grant County Planning Commission this 3rd day of December, 1971.

Approved by the Grant County Board of Commissioners this 1st day of December, 1971.

I hereby certify that, according to the records of my office, the exterior boundaries of this plat do not conflict with the boundaries of the abutting properties, that the name adopted for said plat and the numbering of the lots and blocks conform to the requirements of the law, and that pursuant to ORS 92.095, all ad valorem taxes and all special assessments, fees and other charges required by law to be placed on the \_\_\_\_\_ tax roll which became a lien on this subdivision or will become a lien during this calendar year, but not yet certified to the tax collector for collection have been paid to me, or if not paid, a bond guaranteeing such payment has been requested in the amount of \_\_\_\_\_, to be filed with the tax collector pursuant to ORS 92.095.

Date Dec 1, 1971 Signed Samuel H. Allen Assessor



**STATE OF OREGON**  
**COUNTY OF GRANT**

**DEDICATION**

This is to certify that Mountain View Country Club is a corporation duly organized and existing under and by virtue of the laws of the State of Oregon, and together with L.L. Meyers and Frances L. Meyers, husband and wife; C.W. Guthridge and Audrey Verle Guthridge, husband and wife; Ellsworth C. Tepner and Gwen A. Tepner, husband and wife, are the owners of the land described in the Surveyors Certificate, said lands to be hereafter known as TRACT A MOUNTAIN VIEW SUBDIVISION; that said Mountain View Country Club, a corporation, together with L.L. Meyers and Frances L. Meyers, C.W. Guthridge and Audrey Verle Guthridge, Ellsworth C. Tepner and Gwen A. Tepner, did cause the same to be surveyed and platted as shown on the annexed map and said corporation does for itself, its transferees, successors and assigns, and the individual owners do for themselves, their heirs and assigns, hereby dedicate, donate and convey to the public use forever, the street as shown on the annexed plat; said plat subject to a building set-back line as shown, public utilities easements as shown to provide ingress and egress to construct and maintain said utilities, and additional restrictions as shown in any recorded protective covenants. No access to State Highway on lots 2, 3, 4, and 5.

*Ellsworth C. Tepner*  
by his attorney in fact  
*C.W. Guthridge*  
*Gwen A. Tepner*  
by her attorney in fact  
*C.W. Guthridge*

In witness whereof, Mountain View Country Club, a corporation, pursuant to a resolution of its Board of Directors, duly and legally adopted, has caused these presents to be signed by its President and Secretary and its corporate seal affixed hereto.

*A. Emmett North* President  
*Kyle Sager* Secretary

**STATE OF OREGON**  
**COUNTY OF GRANT**

Be it remembered that on this 6th day of December, 1971, personally appeared before me L.L. Meyers and Frances L. Meyers, husband and wife; C.W. Guthridge and Audrey Verle Guthridge, husband and wife, individually, and C.W. Guthridge as attorney in fact for Ellsworth C. Tepner and Gwen A. Tepner, husband and wife, who are known to me to be the identical persons described in and who executed the above instrument and who acknowledged to me that they executed the same freely and voluntarily.

Notary Public for Oregon  
My Commission expires: 9/1/72

**STATE OF OREGON**  
**COUNTY OF GRANT**

Be it remembered that on this 2nd day of December, 1971, personally appeared before me Emmett North, President, and Kyle Sager, Secretary, of Mountain View Country Club, a corporation, who are known to me to be the identical persons described in and who executed the above instrument, and who acknowledged to me that they executed the same freely and voluntarily as such officers on behalf of said corporation by authority of its Board of Directors.

Notary Public for Oregon  
My Commission expires: 9/1/72

I hereby certify that all ad valorem taxes and all special assessments, fees and other charges required by law to be placed upon the tax roll which have become a lien on this subdivision and that are now due and payable have been paid. I further certify (if applicable) that a good and sufficient bond as requested by the assessor in the amount of \_\_\_\_\_ has been received by me, guaranteeing the payment of the \_\_\_\_\_ taxes, pursuant to ORS 92.095.

Date Dec 1, 1971 Tax Collector or Deputy John DeBruin  
Filed for record this 2nd day of December, 1971.  
*John DeBruin*  
County Clerk

I do hereby certify that this is a true and exact copy of the original plat "TRACT A MOUNTAIN VIEW SUBDIVISION" as filed with this office.

*Samuel H. Allen*  
GRANT COUNTY CLERK

I do hereby certify that this is a true and exact copy of the original plat "TRACT A MOUNTAIN VIEW SUBDIVISION" as surveyed, subdivided, and platted.

*Robert D. Baggett*  
BAGETT-GRIFFITH-FERGUSON