

NOTE: Parcel No. 2 of this partition is to be consolidated with Parcel No. 2 of previously filed Partition Plat No. 1991-010. Access will therefore be provided by easement described in Deeds 76-26-001, 91-33-059, 102-106 and 91-44-066-071 as shown on Partition Plat No. 1991-010.

SCALE: 1" = 50'

LEGEND

- - Found City street monument in steel case
- - Found monument of record, Survey 9-40-341 M.P.
- - Set 3/8" x 30" rebar with yellow plastic cap marked "HANLEY ENGR PLS 1206"
- ( ) - Record data Survey No. 9-40-341 M.P.
- W — City water line location
- SAN — City sewer line location

Surveyed: July 26, 1993

# PARTITION PLAT NO. P 1993-018

## SURVEYORS CERTIFICATE

I James D. Hanley, certify that I have correctly surveyed and platted this minor partition in accordance with O.R.S. Chapter 92. The parcel is described as follows: A tract of land in the NE 1/4 NW 1/4 of Section 21, T.9 S., R. 40 E., W.M., more particularly described as follows: Commencing 597 feet South, more or less, and 100 feet East, more or less, from the Northwest corner of the NE 1/4 NW 1/4 of Section 21 to a point on the South line of Auburn Avenue, N. 86° 09' E., 100 feet from the Northwest corner of the old Fastner Brewery Company property described in Dead Book "C", page 700, recorded Nov. 13, 1875, the said point being the TRUE POINT OF BEGINNING; thence S. 0° 08' 32" W., 400 feet to a point on the brewery company southerly line; thence N. 86° 09' E., along the said southerly line to the Southeast corner thereof; thence N. 0° 08' 32" E., 400 feet to the Northeast corner of the said brewery company property; thence S. 86° 09' W., along Spring Garden Avenue a distance of 100 feet to the TRUE POINT OF BEGINNING.

REGISTERED PROFESSIONAL LAND SURVEYOR

James D. Hanley

## NARRATIVE

The purpose of this survey and plat for R. Douglas and Theresa Ann Reinecke and Lawrence S. and Maureen A. Finella is to divide a parcel of land described in Deed 93-16-051 into two parcels as shown. Controlling corner monumentation from survey 9-40-341 M.P. was recovered and is held as the basis for this partition. Basis of bearing of Spring Garden Avenue, N. 86° 09' E., is shown on Vista Heights Subdivision Plat of 1912 by surveyor Ira Huffman. Reference to Fastner Brewery Company is contained in the above surveyors certificate because several adjoining property descriptions contain ties to that property.

References: Baker County Survey No. 9-40-341 M.P., Deeds Book "C" page 700, 91-40-125 and 93-16-051.

## DECLARATION

I know all people by these presents that R. Douglas and Theresa Ann Reinecke are the owners of the land represented on the annexed map and more particularly described in the accompanying Surveyors Certificate and that Lawrence S. and Maureen A. Finella, as partitioners have caused this land to be surveyed and partitioned into two parcels as shown in accordance with O.R.S. Chapter 92.

R. Douglas Reinecke  
R. Douglas Reinecke

Lawrence S. Finella  
Lawrence S. Finella

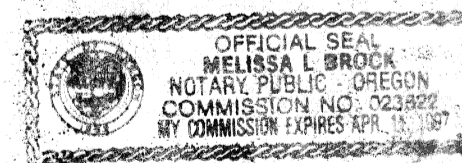
Theresa Ann Reinecke  
Theresa Ann Reinecke

Maureen A. Finella  
Maureen A. Finella

## ACKNOWLEDGMENT

State of Oregon } S.S.  
County of Baker }

On September 3, 1993 before me did personally appear the within named R. Douglas and Theresa Ann Reinecke and Lawrence S. and Maureen A. Finella who acknowledged to me that they executed the same freely and voluntarily.



Melissa L. Brock

## APPROVALS

We the undersigned officers in and for Baker City and Baker County, Oregon, do hereby approve this minor partition plat.

Baker City Surveyor by: Gary Van Patton PLS 2162 ; Date 8/20, 1993

Baker City Planning by: Arthur F. Peiff CITY MANAGER ; Date 8/23, 1993

State of Oregon } S.S.  
County of Baker }

I do hereby certify that the attached minor partition plat was received for record on the 7th day of September 1993 at 8:30 o'clock A.M., and recorded in Baker County records, and is hereby approved.

Baker County Clerk by: Julia Wood Clerk

HANLEY ENGINEERING  
2043 MAIN STREET  
BAKER CITY, OREGON

## STATEMENT OF WATER RIGHTS

There are no water rights appurtenant to this partition.