

# PARTITION PLAT NO. P2006-002

## NARRATIVE

The purpose of this survey and plat for Virginia F. Adams is to partition the above described land into two parcels. Baker County Deed No. 97 11 101 provided the legal description for the subject property. The original plat of Huntington is filed in Baker County Plat Book No. 1, Page 48, dated April 8, 1886. The plat describes four permanent corners having been established at points "A", "B", "C", and "D". All monumentation marking these points was recovered as follows:

- "A" Monument: Oregon State Highway Division aluminum cap monument in monument box at the intersection of Washington Street and 1st Street. See Baker County Survey No. 14-45-23.
- "B" Monument: Found 2 1/2" x 4" steel plate at the intersection of Washington Street and 6th Street East.
- "C" Monument: Found 1" iron rod at the intersection of 6th Street East and Monroe Street.
- "D" Monument: Found 3" O.S.H.D. brass cap monument set in concrete at the intersection of 1st Street and Monroe Street.

Record bearings for Huntington Township control were rotated 0' 04' 37" counter clockwise, to conform to the bearing of S. 85' 25' 00" W. for Washington Street, per Baker County Deed No. 97 11 101. Per Baker County Survey No. 14-44-14, record bearing of N. 4' 28' 00" W., (rotated to N. 4' 32' 37" W.) between "D" and "A" monuments was held for the basis of bearing for this survey. This survey was completed using a Trimble 5700 GPS system.

## DECLARATION

Know all people by these presents that Virginia F. Adams, Trustee of the Adams Family Trust under trust agreement dated May 3, 2002 and Virginia F. Adams, individually, is the owner of the land represented on this partition plat, and more particularly described in the accompanying Surveyor's Certificate and she caused the same to be partitioned into two parcels as shown, in accordance with O.R.S. Chapter 92.

*Virginia F. Adams*  
Virginia F. Adams, Trustee

*Virginia F. Adams*  
Virginia F. Adams, individually

## ACKNOWLEDGMENT

State of Oregon }  
County of Baker } S.S.  
On Feb 22, 2006 before me did personally appear the within named Virginia F. Adams, Trustee of the Adams Family Trust and Virginia F. Adams, individually, who acknowledged to me that she executed the same freely and voluntarily.



*Katha Biggs*  
NOTARY PUBLIC  
My Commission Expires August 3, 2008

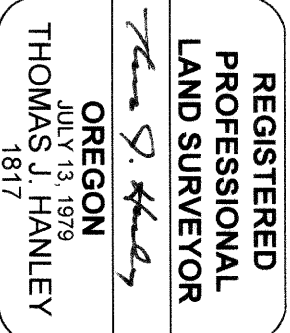
## SURVEYOR'S CERTIFICATE

I, Thomas J. Hanley, certify that I have correctly platted the parcels of land on this partition plat in accordance with O.R.S. Chapter 92. Parcel No. 1 is unsurveyed and Parcel No. 2 is surveyed. The boundary of the partition is as follows: Land located in the East half of Section 13, Township 14 South, Range 44 East, Willamette Meridian, City of Huntington, Baker County, Oregon, more particularly described as follows:

Beginning at the point of intersection of the Northernly line of Washington Street and the Northernly extension of the East line of 1st (Johnson) Street; thence along said Northernly line of Washington Street, S. 85' 25' 00" W., a distance of 1140.00 feet; thence N. 4' 35' 00" W., a distance of 283.00 feet, to a point on the East-West mid-section line of said Section 13; thence along said East-West mid-section line, S. 89' 32' 00" W., a distance of 398.62 feet, to intersect the Southernly extension of the Easterly line of Arthur Street; thence along said extension and Easterly line of Arthur Street, N. 4' 35' 00" W., a distance of 820.67 feet, more or less, to a point S. 89' 31' 00" E., a distance of 290.48 feet, as measured along the North line of the Southwest quarter of the Northeast quarter of said Section 13, and S. 4' 35' 00" E., a distance of 505.00 feet, as measured along said Easterly line of Arthur Street from the Northwest corner of said Southwest quarter of the Northeast quarter, said point being 250.00 feet distant Southerly, as measured along said Easterly line of said street, from the Southwest corner of that certain parcel of land as heretofore acquired by Oregon-Washington Railroad & Navigation Company (predecessor to Union Pacific Railroad Company) from Union Pacific Land Resources Corporation by Bargain and Sale Deed dated December 2, 1977; thence N. 85' 25' 00" E., parallel with and 250.00 feet distant Southerly, as measured at right angles, from the Southernly line of said acquired parcel, a distance of 352.81 feet to a point 100.00 feet distant Westerly, as measured at right angles, from the centerline of the main track of the La Grande Subdivision of said Union Pacific Railroad Company, as presently constructed and operated; thence parallel with and 100.00 feet distant Westerly, as measured at right angles, from said centerline of said main track, a distance of 184.35 feet, more or less; thence S. 19' 40' 30" E., a distance of 156.55 feet; thence S. 28' 47' 30" E., a distance of 129.55 feet to a point 100.00 feet distant Southerly, as measured radially, from said centerline of said main track, said point also being the beginning of a tangent curve, concave Northeasterly, having a radius of 949.32 feet; thence Southeasterly along said curve concentric with and 100.00 feet distant Southerly, as measured radially, from said centerline of said main track, through a central angle of 56' 51' 00", an arc distance of 941.93 feet; thence S. 81' 29' 41" E., a distance of 215.16 feet; thence N. 85' 14' 30" E., a distance of 115.00 feet; thence S. 4' 35' 00" E., a distance of 88.10 feet, to the point of beginning.

Excepting therefrom all that portion of the above described land lying Southwesterly of the Southwesterly Right of Way of U.S. Highway 30 and Southerly of the East-West mid-section line of Section 13.

Further excepting therefrom all those portions of the above described land lying within U.S. Highway 30 Right of Way.



Renews June 30, 2007

## APPROVALS

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

Baker County Surveyor by: *Nickie G. Wilson* Date February 8, 2006.  
City of Huntington Mayor by: *James J. Quinn* Date March 21, 2006.

I hereby certify that all taxes for the subject property have been paid as required.  
Baker County Tax Collector by: *Alice Daxlinger by Tracy Thawert* Date March 23, 2006.

State of Oregon }  
County of Baker } S.S.  
I do hereby certify that this minor partition plat was received for recording on the 23<sup>rd</sup> day of MARCH, 2006 at 9:00 o'clock A. M., and recorded in Baker County records and is hereby approved.

Baker County Clerk by *Jamara J. Green* County Clerk by *Thom Phillips, Deputy*

**HANLEY ENGINEERING, INC.**  
P.O. BOX 701, 2043 MAIN STREET, BAKER CITY, OREGON 97814 (541) 523-3803