LEGEND

O Found, monument as noted.

Found brass cap monument as noted.

Found aluminum cap monument as noted.

Record Data Per Ba. Co. Sur. No. 8-38-52.

Record Data Per Ba. Co. Sur. No. 8-38-18.

HANLEY ENGINEERING. INC. BAKER CITY, OREGON

NARRATIVE

The purpose of this survey and plat for Mark David Ewing and Debbie L. Ewing is to partition the above described land into three purceus. The subdivisional breakdown of Section 25 had previously been performed by several different surveys, but none of the surveys had completely subdivided the Southeast quarter. A complete subdivisional breakdown of the Southeast quarter of Section 25 was performed this survey as shown hereon. The relocated Pine Creek Lane Right of Way through the subject property was deeded to Baker County by Baker County Deed Numbers 65 09 036, 65 10 009 and 65 12 036, but the Right of Way was not completely monumented. Two $\frac{3}{4}$ " rebar monuments were found on the South Right of Way that have been accepted as marking Sta. 54+11.30 P.C. (30' left) and Sta. 66+46.50 P.T. (30' left). These monuments are believed to have been set during the original survey for the road relocation. The position of the found monument at Sta. 66+46.50 P.T. was held and the found monument at Sta. 54+11.30 P.C. was held for bearing only. Pine (reek Road alignment was then rotated to the basis of bearing for this survey. Baker County Deed Numbers 65 09 036, 65 10 009 & 65 12 036 all contain an error in the centerline curve data for the curve between Sta. 54+11.30 P.C. and Sta. 59+14.80 P.T.. The curve radiu erroneously stated as 1432.39' (4° curve) which does not work with any of the other alignment data given. This radius should be 1145.92'

PARTITION PLAT NO.

P2006-011

SURVEYOR'S CERTIFICATE

I, Thomas J. Hanley, certify that I have correctly surveyed and platted three parcels of land on the annexed partition plat in accordance with O.R.S. Chapter 92. The boundary of the partition is as follows; Land located in the Northwest guarter of the Southeast guarter of Section 25, Township 8 South, Range 38 East,

Willamette Meridian, Baker County, Oregon, more particulary described as Parcel No. 1 of Baker County Partition Plat No. P2003-019, the exterior boundary of which is described as follows:

Way of Pine Creek Lane (Baker County Road No. 646); thence along said North Right of Way the following courses:

Commencing at the Northwest corner of the said Northwest quarter of the Southeast quarter; thence along the North line of the said Northwest guarter of the Southeast guarter, N. 89°46'04" E., 355.37 feet, to the Northeast corner of a 5.00 acre parcel as per Baker County Partition Plat No. P2003-019, and the True Point of Beginning; thence along the East line of said 5.00 acre parcel, S. 0°02'49" W., 666.08 feet, to intersect the North Right of

thence 98.94 feet along a 1462.39 foot radius curve to the right, the chord of which bears, S. 66° 47' 43" E., 98.92 feet; thence S. 64° 51' 25" E., 174.40 feet; thence 471.82 feet along a 1115.92 foot radius curve to the left, the long chord of which bears S. 76° 58' 11" E., 468.31 feet; thence S. 89° 04' 55" E., 150.70 feet; thence 107.65 feet along a 984.93 foot radius curve to the riaht. the chord of which bears, S. 85° 57' 13" E., 107.60 feet, to intersect the East line of the said Northwest quarter of the Southeast quarter; thence along said East line, N. 0° 02' 19" W., 898.65 feet, to the Northeast corner of the said Northwest quarter of the

Southeast quarter; thence along the North line of the said Northwest quarter of the

Southeast auarter, S. 89° 46' 04" W., 961.91 feet, to the True Point of Beginning.

LAND SURVEYOR Then 9. Harley OREGON THOMAS J. HANLEY

REGISTERED

PROFESSIONAL

Land Containing 18.30 acres.

Renews June 30, 2007

DITCH EASEMENT

Easement is conveyed to those with a legal water right for irrigation beyond the boundary of said parcel fed by any existing improved ditch. To those persons, is granted a perpetual, non-exclusive easement for it and it's laterals, feeders and sub-ditches, headgates and other appurtenances to operate, use, maintain, etc., restore and repair, with heavy equipment when needed, the existing ditch in the same manner as same presently exists upon, over and across the property as shown hereon. The total width shall equal the bank to bank ditch width, plus 15 feet beyond the bank on each side of the ditch. Reasonable access to the easement will be granted at location designated by the property owner, unless other reasonable access is available.

DECLARATION

Know all people by these presents that Mark David Ewing and Debbie L. Ewing are the owners of the land represented on the annexed plat, and more particularly described in the accompanying Surveyor's Certificate and they caused the same to be partitioned into three parcels as shown, in accordance with O.R.S. Chapter 92 and do hereby grant the ditch easement as described hereon.

> Mulk David Eco Mark David Ewing

ACKNOWLEDGMENT

State of ORegon County of Baker

June GKY On **May 2**, 2006 before me did personally appear the within named Mårk David Ewing and Debbie L. Ewing who acknowledged to me that they executed the same freely and voluntarily.



Singer K Younger

My Commission Expires Dec. 17, 2007

APPROVALS

We the undersigned officers in and for Bak			
Baker County Surveyor by: [LLG]	Column ;	Date JUNE 15	2006.
Baker County Surveyor by: Tild G Surveyor Baker County Planning by: August Surveyor	savage;	Date June 27,	2006.
I hereby certify that all taxes for the subj			
Baker County Tax Collector by:	Juflinger ;	Date27	2006.
State of Oregon)	I do hereby certify that the	annexed minor partition plat was	
State of Oregon > S.S. County of Baker	received for recording on the at 10:10 o'clock A M., and reand is hereby approved.	day of JUNE, 2006 corded in Baker County records	
h		/ 11.00	

Baker County Clerk by: Damara J. Green Co. Clerk by garen Hullis, Deputy SHEET 2 OF 2