

PARTITION PLAT NO. P2006 - 023

SURVEYOR'S CERTIFICATE

NARRATIVE

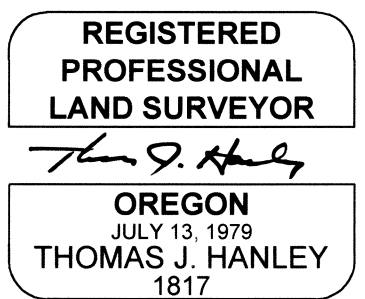
The purpose of this survey and plat for H. Michael Russell and Annie Russell is to partition the above described land into three parcels. Monumentation from Baker County Survey Numbers 7-39-30, 31 and 33 was recovered and held as the basis of bearing as shown on the annexed plat. Baker County Deed No. B06 23 0164 provided the property descriptions for the subject property. The property as described in the Surveyor's Certificate is described as two tracts in said Deed No. B06 23 0164. The boundaries of Tract Two of said deed are being vacated as a part of this partition.

ACCESS / UTILITY EASEMENT

A 60' access easement is hereby created by this plat. The easement shall consist of a strip of land sixty (60) feet in width with a fifty (50) foot radius cul-de-sac at the terminus of the easement. The exterior boundary of which is more particularly described as follows:
Commencing at the Northwest corner of the Northeast quarter of the Southwest quarter of Section 33, Township 7 South, Range 39 East, Willamette Meridian, City of Haines, Baker County, Oregon; thence along the West line of the said Northeast quarter of the Southwest quarter, S. 0° 28' 59" W., 431.88 feet, to intersect the North Right of Way line of Second Street extended; thence along said North Right of Way line extended, and said North Right of Way line, N. 62° 42' 47" E., 311.19 feet, to the True Point of Beginning; thence N. 27° 17' 13" W., 63.00 feet; thence 249.81 feet along a 50.00 foot radius curve to the right, the long chord of which bears N. 62° 42' 47" E., 60.00 feet; thence S. 27° 17' 13" E., 63.00 feet, to intersect the said North Right of Way of Second Street; thence along said North Right of Way, S. 62° 42' 47" W., 60.00 feet, to the True Point of Beginning.
Said easement shall be for ingress and egress to Parcel Numbers 2 and 3 of this partition plat. The beneficiaries of this easement shall be limited to the owner/owners of said Parcel Numbers 2 and 3, their heirs, successors, assigns, and guests.

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 Northeast quarter of the Southwest quarter of Section 33, Township 7 South, Range 39 East, Willamette Meridian, in the City of Haines, Baker County, Oregon, more particularly described as follows:
Beginning at the Northwest corner of the said Northeast quarter of the Southwest quarter; thence along the West line of the said Northeast quarter of the Southwest quarter, S. 0° 28' 59" W., 431.88 feet, to intersect the North Right of Way line of Second Street extended; thence along said North Right of Way line extended, and said North Right of Way line, N. 62° 42' 47" E., 501.19 feet, to intersect the Westerly Right of Way of Long Street; thence along said Westerly Right of Way, N. 27° 17' 13" W., 100.00 feet, to the Northwest corner thereof; thence along the Northerly end of Long Street, N. 62° 42' 47" E., 40.00 feet, to the Northwest corner of Lot 11, Block 4, Long's Addition to the City of Haines; thence along the Northerly extension of the Easterly Right of Way line of said Long Street, N. 27° 17' 13" W., 106.53 feet, to intersect the North line of the said Northeast quarter of the Southwest quarter; thence along said North line, N. 89° 58' 12" W., 382.64 feet, to the Point of Beginning.

Land Containing: 3.09 acres



Renews June 30, 2007

DECLARATION

Know all people by these presents that H. Michael Russell and Annie Russell 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 3 parcels as shown, in accordance with O.R.S. Chapter 92 and do hereby grant the access easement as described hereon.

H. Michael Russell
H. Michael Russell

Annie Russell by H. Michael Russell
Annie Russell her Atty. in fact

ACKNOWLEDGMENT

State of OREGON }
County of Baker } S.S.

On Nov. 21, 2006 before me did personally appear the within named H. Michael Russell and Annie Russell who acknowledged to me that they executed the same freely and voluntarily. personally & AS ATTORNEY IN FACT FOR



Sheralee Bell
NOTARY PUBLIC

My Commission Expires 3/26/07

APPROVALS

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

Baker County Surveyor by: Nick G. Holman; Date NOVEMBER 20, 2006.
City of Haines Planning Commission Chair: Basil L. Daniels; Date November 20, 2006.
City of Haines Mayor: Ch. Fisher; Date November 20, 2006.

I hereby certify that all taxes for the subject property have been paid as required.

Baker County Tax Collector by: Alice Durslinger by Traci Thamer; Date November 22, 2006.

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

I do hereby certify that the annexed minor partition plat was received for recording on the 22 day of NOVEMBER, 2006 at 2:05 o'clock P. M., and recorded in Baker County records and is hereby approved.

Baker County Clerk by: Jamara J. Green by Cindy Carpenter, Deputy

HANLEY ENGINEERING, INC.

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