

PARTITION PLAT No. P2007-018

NE1/4 of Section 9, T9S, R40E, WM Baker County, Oregon

NARRATIVE

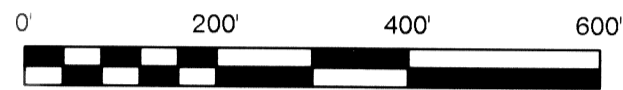
The purpose of this survey was to separate a homesite from agricultural land in the NE1/4, Section 9, T9S, R40E, WM, Baker County, Oregon at the request of Ernest Smith.

The property has been acquired as three different parcels with at least two of them pre-dating 1935. The descriptions for these properties do not indicate much of any survey because most distances are to the nearest foot and most bearings are cardinal of North, South, East and West, except along the County Road which is now Oregon State Highway No. 86. And now the freeway bisects the original parcel. Whereas the whole parcel is not being surveyed, the original deed calls with some consolidation of the parcels and estimated distances to the calls for the freeway are being used to describe the parcel being partitioned. The small parcel that is surveyed has been tied to the Baker City Aerial Control as basis for those bearings. As per a 1935 deed I have not included the 15-foot strip of the Public Usage Road into the overall parcel being partitioned.

I did not find any other monumentation for Highway 86 other than the PI shown. I did a best fit based on centerline and right-of-way fences for the roadway as shown on this plat.



BASIS FOR BEARINGS
Baker City Aerial Control



Found No. 5 Rebar with unreadable YPC S 4 S 3 S 9 S 10

REGISTERED PROFESSIONAL LAND SURVEYOR
Leland Lee Myers
OREGON
JULY 9, 1965
LELAND LEE MYERS
699
Renewal Date 1/1/09

CERTIFICATION

I, Leland Lee Myers, a Professional Land Surveyor registered in the State of Oregon, 587 E Auburn Street, PO Box 99, Sumpter, Oregon 97877, completed this survey on September 30, 2007, do hereby certify that I have correctly surveyed and marked with proper monuments, including an Initial Point as shown, in accordance with ORS Chapter 92 the lands as represented and that the information shown on this map is correct to the best of my knowledge.

The lands being partitioned are more fully described as follows: Beginning at the Northeast corner of Section 9, T9S, R40E, WM, Baker County, Oregon, which is a No. 5 rebar with an unreadable yellow plastic cap; thence, South, 938.4 feet along the line between Sections 9 and 10; thence, West, 2106 feet to the East right-of-way line of Oregon State Highway No. 86 to the True Point of Beginning; thence, Northerly along the said right-of-way line a distance of 113 feet; thence Southeasterly 211 feet, more or less, to a point 185 feet East of the True Point of Beginning; thence East, 824 feet, more or less, to the West right-of-way line of US Interstate Highway No. 1-84; thence along said right-of-way line approximately S8°56'E, 582 feet, more or less; thence West, 550 feet, more or less, to a point which by deed is 1532 feet, South and 1535.61 feet West of the said NE corner of Section 9; thence South, 242 feet, more or less, to the North right-of-way line of a Public Usage Road; thence West along said line 612 feet, more or less to the East right-of-way line of said Highway 86; and thence N5°20'E along said Highway right-of-way line 840 feet, more or less to the True Point of Beginning; a parcel containing 18.42 acres of land, more or less.

DECLARATION

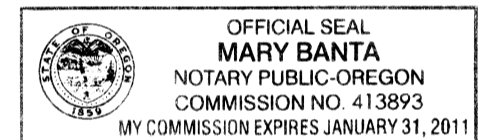
I, Ernest E. Smith, Trustee of the Ernest E. Smith Revocable Trust, do hereby declare that I have caused this partition to be prepared in accordance with Oregon Revised Statutes Chapter 92. I grant 40-foot wide (20' each side) irrigation ditch easements for any ditches as may be currently constructed or reconstructed on this property for any existing water rights of record and grant access for the purpose of maintaining these delivery systems and regulating the water flow to provide uninterrupted flow of the proper quantity of water to downstream water right holders.

Ernest E. Smith

STATE OF OREGON }
COUNTY OF BAKER } ss

Signed and sworn to before me on Oct. 15, 2007, by Ernest E. Smith, Trustee of the Ernest E. Smith Revocable Trust

Mary Banta
My Commission Expires 1/31/2011



APPROVALS

I have reviewed this plat and find it complies with ORS Chapter 92 and ORS 209.250.

Thomas J. Hanley 10-15-2007
Baker County Surveyor Date

I have reviewed this partition and find it complies with the regulations of ^{Baker} Baker County, Oregon.
Holly Corbett 10/15/2007
for Baker County Planning Director Date

All ad valorem taxes and other special assessments due pursuant to law have been assessed and collected.

Alvin Newlin 10/15/07
Baker County Treasurer Date

STATE OF OREGON }
COUNTY OF BAKER } ss

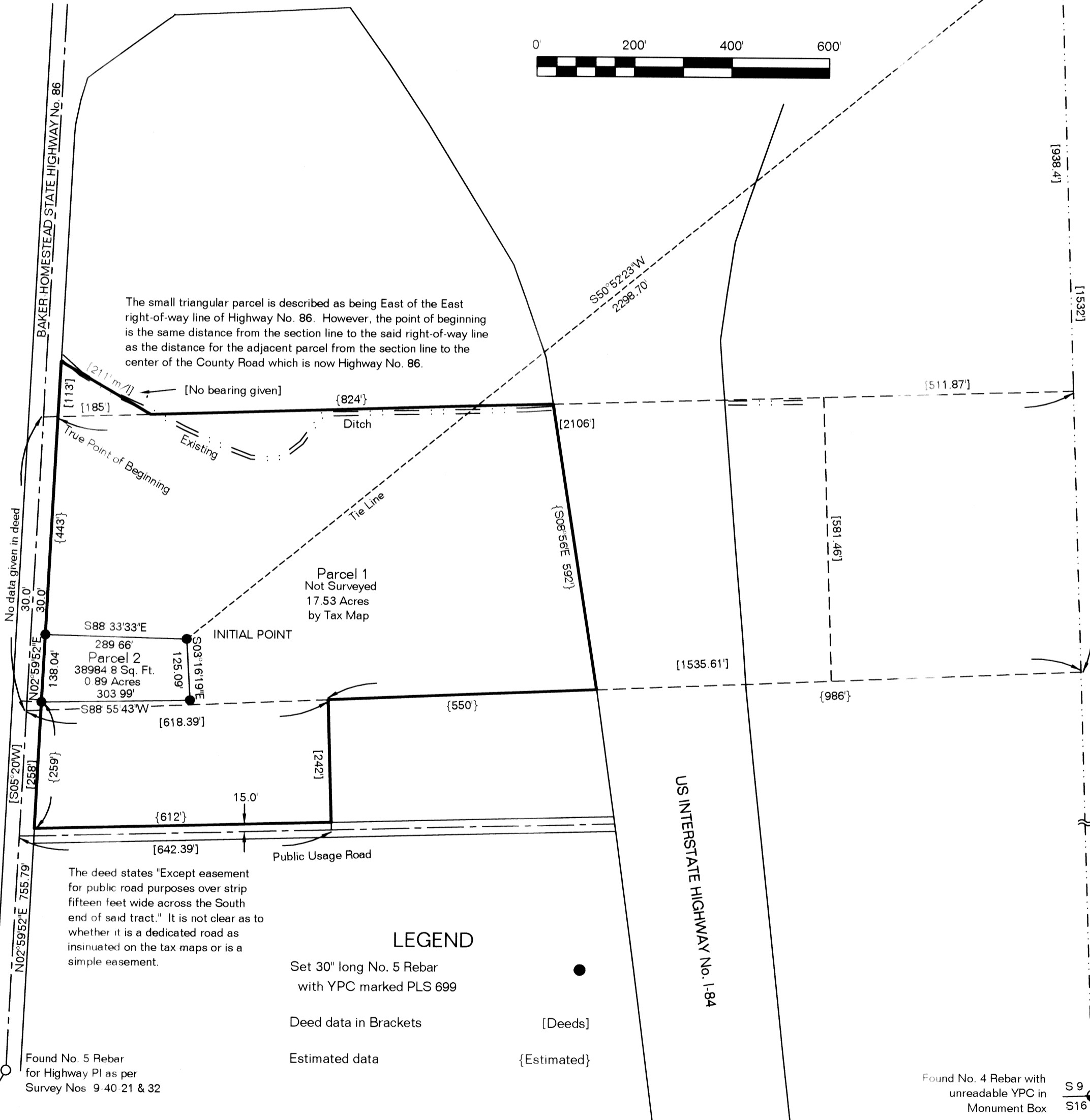
I do hereby certify that the attached partition was received for recording on the 16th day of October, 2007.

at 8:30 o'clock A M as Cabinet C Slide No. 114.

Jamara J. Green
Baker County Clerk

Karen Phillips
Deputy

FILED _____
BAKER COUNTY SURVEYOR
SURVEY No. _____



The small triangular parcel is described as being East of the East right-of-way line of Highway No. 86. However, the point of beginning is the same distance from the section line to the said right-of-way line as the distance for the adjacent parcel from the section line to the center of the County Road which is now Highway No. 86.

No data given in deed

The deed states "Except easement for public road purposes over strip fifteen feet wide across the South end of said tract." It is not clear as to whether it is a dedicated road as insinuated on the tax maps or is a simple easement.

LEGEND

- Set 30" long No. 5 Rebar with YPC marked PLS 699
- Deed data in Brackets [Deeds]
- Estimated data {Estimated}

Found No. 5 Rebar for Highway PI as per Survey Nos 9 40 21 & 32

Found No. 4 Rebar with unreadable YPC in Monument Box S 9 S 10 S 16 S 15