

LAND PARTITION PLAT NO. P2009-011

SITUATED IN THE NW1/4 OF SECTION 32
T9S, R37E, W.M.
CITY OF SUMPTER
BAKER COUNTY, OREGON

October 20, 2009
Sheet 2 of 2

APPROVALS

Approved this 1st day of Dec., 2009

Thos J. Hawley
Baker County Surveyor

Approved this 30 day of November 2009

Patricia A. Quinn
City of Sumpter, ~~Baker~~ City Recorder

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

Kerry B. Swasey, Treasurer
Baker County Assessor

Date 12/1/09

Alice S. Sulzinger
Tax Collector

Date 12/1/09

I do hereby certify that this plat was received on the 1st day of December, 2009 at 11:00 o'clock A. M., and recorded in the records of Baker County, Oregon.

Jamara J. Green, Co. Clerk
Baker County Clerk
by Karen Phillips, Deputy

DECLARATION AND DEDICATION

Know all people by these presents that we, Darrell E. Hale and Beverly A. Hale, husband and wife, do hereby declare we are the owners of the lands described in the Surveyor's Certificate, and that we have caused the same to be partitioned into parcels in accordance with the provisions of ORS Chapter 92 as shown hereon. We do hereby grant a private 30 foot wide access and utilities easement, 15 feet on each side of the centerline, over and across Parcels 2 and 3, for ingress and egress and buried utilities, to Parcels 1 and 2 as shown hereon.

Darrell E. Hale
Darrell E. Hale

Beverly A. Hale
Beverly A. Hale

THIS PARTITION IS SUBJECT TO THE FOLLOWING:

1) A private access and utilities easement, including the terms and conditions thereof, 30 feet in width, for ingress and egress and placement of utilities to adjoining lands, see in Deed 86 24 108 recorded in Baker County records.

ACKNOWLEDGEMENT



STATE OF OREGON }
COUNTY OF BAKER } SS

Know all people by these presents on this 28th day of November 2009, before me a Notary in and for said State and County, personally appeared Darrell E. Hale and Beverly A. Hale, who being first duly sworn did say that they are the identical persons named in the forgoing declaration and that they executed the same freely and voluntarily.

Myra L. Skidgel
Notary Public for the State of Oregon

My commission expires: Jan. 11, 2013

REFERENCES

Baker County deeds:
Book 175, Page 133
Inst. No. 02-37-0058
Inst. No. 02-37-0061
Inst. No. 05-18-0032
Inst. No. 86-24-108

Baker County Survey No.s
9-37-5
9-37-11
9-37-46

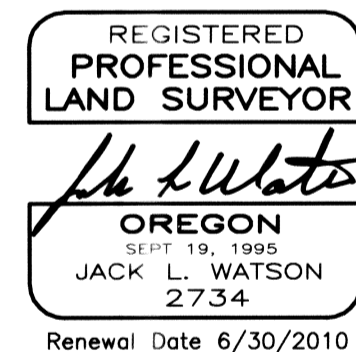
SURVEYOR'S CERTIFICATE

I, Jack L. Watson, Professional Land Surveyor, registered in the State of Oregon, hereby certify that I have correctly surveyed and marked with proper monuments, Parcels 1 and 2 in accordance with the statutes of the State of Oregon and that Parcel 3 was not surveyed during this partition process. This partition is situated in the NW1/4 of Section 32, T9S, R37E, W.M., City of Sumpter, Baker County, Oregon.

Beginning at the Initial Point which is the SW corner of the NE1/4NW1/4 of said Section 32, thence N89°52'30"E, 330.74 feet to the NW corner of the E1/2W1/2SE1/4NW1/4 of said Section 32; thence S00°07'08"E, 1322.05 feet to the SW corner of the E1/2W1/2SE1/4NW1/4 of said Section 32; thence N89°45'27"E, 961.62 feet to the westerly line of the dredge area; thence along the westerly line of the dredge area as follows:
N14°15'00"W, 279.00 feet;
N69°36'00"W, 70.00 feet;
S70°21'00"W, 105.00 feet;
N61°15'00"W, 61.00 feet;
N33°00'00"W, 320.00 feet;
N40°27'00"W, 211.00 feet;
N19°45'00"W, 220.00 feet;
N04°22'00"W, 220.00 feet;
N37°00'00"W, 162.00 feet;
N16°13'00"W, 46.31 feet to the north line of the SE1/4NW1/4 of said Section 32;
N02°35'00"W, 144.00 feet;
N15°53'00"E, 194.00 feet;
N26°54'00"E, 230.00 feet;
N34°23'00"W, 140.00 feet;
N64°37'00"W, 298.00 feet;
N29°00'00"W, 384.00 feet;
N39°23'00"W, 178.02 feet, more or less to the east line of the NW1/4NW1/4 of said Section 32;
Thence S00°02'44"E, leaving the westerly line of the dredge area, 1253.09 feet to the point of beginning.

This partition contains 26.47 acres, more or less.

Cornerstone Surveying, Inc.
233 S. Canyon Blvd.
John Day, Oregon 97845
(541)575-1813



NARRATIVE

This survey was performed at the request of Darrell Hale. The purpose of this survey was to partition Mr. Hale's property which is described in Instrument No. 02-37-0058, deeds of Baker County, Oregon.

A search was made of the available records pertaining to this survey. Field measurements were made to locate the existing monuments shown hereon. Baker County Survey No. 9-37-11 shows the establishing of the C1/4 corner of Section 32. Survey No. 9-37-46 dated June 1980, is a further subdivision of Section 32, although a different position was established for the C1/4 corner of Section 32. Survey No. 9-37-46 was performed for the Forest Service in order to identify the National Forest Lands in Section 32. The narrative is a little vague in regard to the procedure used to establish the E1/4 corner and the SE corner of this section. I accept the monuments shown from Survey No. 9-37-46 for the subdivision of this section because of the adjoining National Forest Land.

The deed calls for the westerly line of the dredge area and gives courses along the line. I could not locate the survey which located the dredge area and produced the courses. Information from the Baker County Surveyor leads me to believe that Art Woodwell, a surveyor from the early 1900's, produced these courses which the deeds have used. I held the deed record bearing and distances and the point on the westerly line of the dredge area described in deed Book 175, Page 133 which is North 1225 feet from the SE corner of the NE1/4SW1/4 of Section 32.

The new division lines were established at the locations chosen by Mr. Hale.