

VALIDATION PARTITION PLAT No. 2010-010
 E1/2NW1/4NE1/4, E1/2NE1/4, SW1/4NE1/4 & E1/2SE1/4 of Section 11, and the
 S1/2SW1/4, N1/2SW1/4, W1/2SE1/4 & S1/2N1/2 of Section 12, T8S, R38E, WM
 Baker County, Oregon

DECLARATION

We, Timothy L. Kerns and Janice L. Kerns, husband and wife as owners of Parcel 2, and Timothy A. Kerns, as owner of Parcel 1, do hereby declare that we have caused this partition to be prepared to validate in accordance with Oregon Revised Statutes Chapter 92 noncomplying units of land created by Deed No. 93 31 026. We hereby grant a sixty foot wide access and utility easement along the constructed road as shown on this plat through Parcel 2 for Parcel 1 and a parcel to be created by a future property line adjustment. We further grant 40-foot wide (20 feet each side) irrigation ditch easements for any ditch as may be currently constructed or reconstructed on this property for any existing water right 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. Sewage disposal for any future development shall be provided by a DEQ approved sanitary sewage disposal system.

Timothy L. Kerns
 Timothy L. Kerns
Janice L. Kerns
 Janice L. Kerns
Timothy A. Kerns
 Timothy A. Kerns

STATE OF OREGON }
 COUNTY OF BAKER } ss

Signed and sworn to before me on October 14, 2010, by Timothy L. Kerns and Janice L. Kerns, husband and wife as owners of Parcel 2, and Timothy A. Kerns, as owner of Parcel 1.

Karen Phillips
 My Commission Expires 11-1-2010



APPROVALS

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

Thomas J. Huley 10-13-2010
 Baker County Surveyor Date

I have reviewed this partition and find it complies with the regulations of Baker County, Oregon.

Wendy E. Bennett 10-14-2010
 Baker County Planning Director Date

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

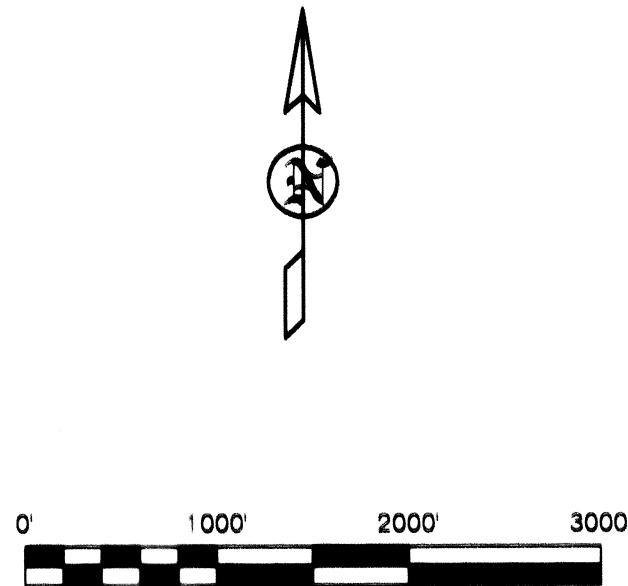
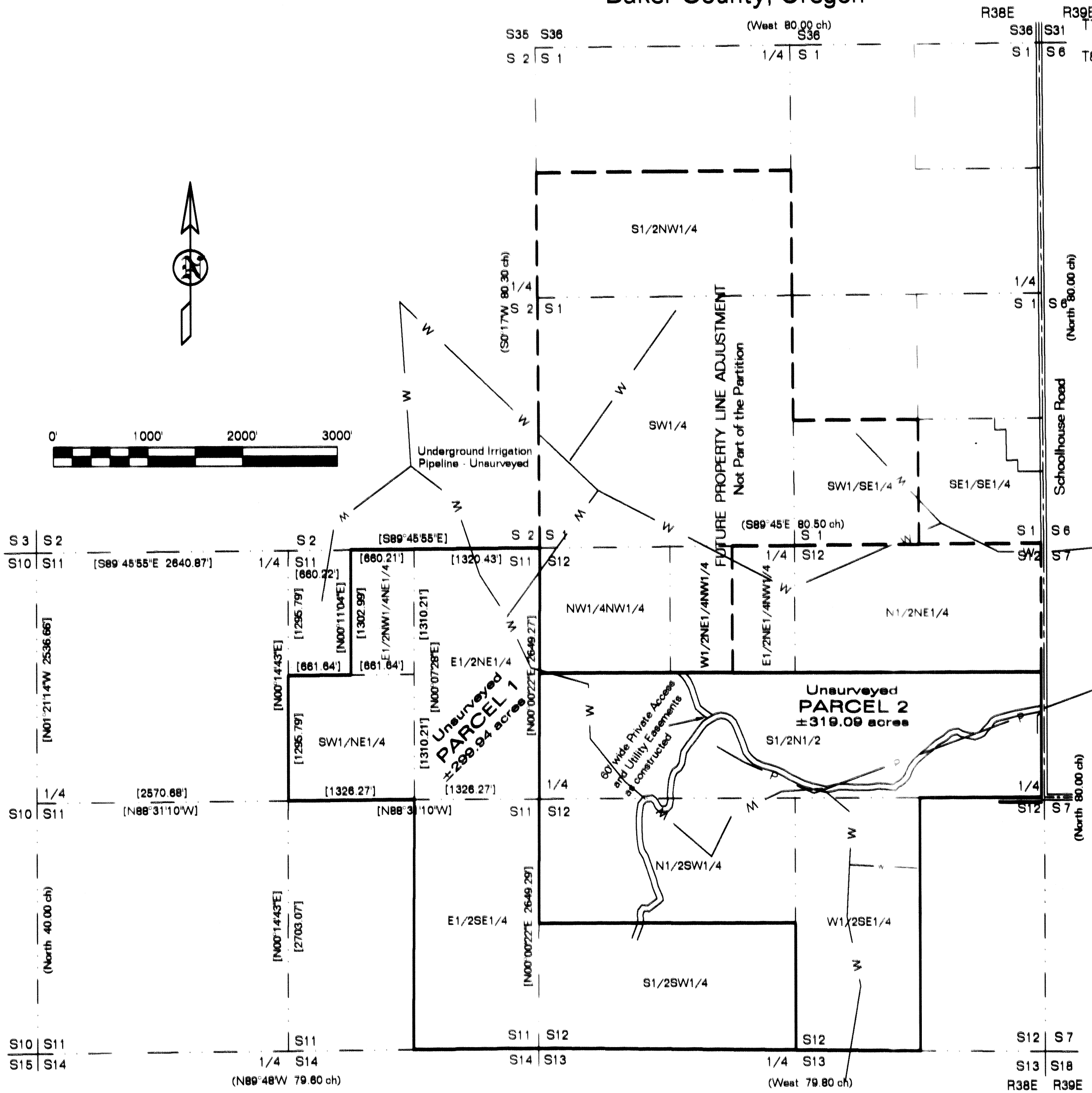
Steve Stuyfjander 10/14/10
 Baker County Treasurer Date

STATE OF OREGON }
 COUNTY OF BAKER } ss

I do hereby certify that the attached partition was received for recording on the 14th day of October, 2010,

at 11:50 o'clock AM as Cabinet C Slide No. 154.

Jamara J. Green
 Baker County Clerk
Karen Phillips
 Deputy



NARRATIVE

The purpose of this plat is to record an unsurveyed partition of a large acreage as described in the Certification to validate two large parcels which were previously deeded in 1994 consisting of aliquot parts of the sections listed in the Certification at the request of Timothy L. Kerns, Janice L. Kerns and Timothy A. Kerns. Whereas this is an unsurveyed partition and only a portion of the subject area has been surveyed by other projects, the record bearing & distances are shown even though their basis for bearings may differ. Original GLO calls are shown for any section lines that had no other survey done. There are about 15 water rights on the lands within this partition. The Water Resources Department has maps that clearly define the water rights and are not repeated on this plat. I have shown the pipelines that are used to distribute the water as digitized from a Google Earth image of the properties. The 60-foot wide access and utility easement was also digitized from the same image and is located as constructed without the benefit of survey. This validation partition is only the first phase in preparation of a larger estate planning project that will do far more definition of water rights and easements in the near future.

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, do hereby certify 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: Parcel 1 consisting of the E1/2NW1/4NE1/4, E1/2NE1/4, SW1/4NE1/4 and E1/2SE1/4 of Section 11, and the S1/2SW1/4 of Section 12; and Parcel 2 consisting of the N1/2SW1/4, W1/2SE1/4, and S1/2N1/2 of Section 12, of T8S, R38E, WM, Baker County, Oregon.

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

OREGON
 JULY 9, 1985
 LELAND LEE MYERS
 599
 Renewal Date 1/1/11

FILED _____
 BAKER COUNTY SURVEYOR
 SURVEY No. _____