

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



REPLAT NO. P2011-009

A REPLAT OF LAND LOCATED IN THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 15, TOWNSHIP 9 SOUTH, RANGE 40 EAST, WILLAMETTE MERIDIAN, BAKER COUNTY, OREGON.

SURVEYOR'S CERTIFICATE

I, THOMAS J. HANLEY, CERTIFY THAT I HAVE CORRECTLY REPLATTED THREE PARCELS OF LAND ON THIS REPLAT IN ACCORDANCE WITH O.R.S. CHAPTER 92. THE BOUNDARY OF THIS REPLAT IS AS FOLLOWS: LAND LOCATED IN THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 15, TOWNSHIP 9 SOUTH, RANGE 40 EAST, WILLAMETTE MERIDIAN, BAKER COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 15; THENCE S. 88° 31' 58" E., 1326.69' TO THE INTERSECTION OF THE SOUTH RIGHT OF WAY OF "H" STREET AND THE EAST RIGHT OF WAY OF EAST CAMPBELL STREET, THE POINT OF BEGINNING; THENCE N. 88° 52' 30" E., A DISTANCE OF 1320.63' TO THE EAST LINE OF SAID NORTH HALF OF THE NORTHWEST QUARTER; THENCE S. 01° 52' 20" E. ALONG SAID EAST LINE, A DISTANCE OF 1257.90', TO THE SOUTHEAST CORNER OF SAID NORTH HALF OF THE NORTHWEST QUARTER; THENCE S. 88° 33' 53" W. ALONG SAID SOUTH LINE, A DISTANCE OF 1228.60'; THENCE N. 01° 47' 08" W., A DISTANCE OF 55.00'; THENCE N. 63° 37' 54" W., A DISTANCE OF 301.01', TO THE EAST RIGHT OF WAY OF EAST CAMPBELL STREET; THENCE N. 12° 29' 10" E., A DISTANCE OF 63.71'; THENCE N. 26° 40' 15" E., A DISTANCE OF 62.84'; THENCE ON A 984.93' RADIUS CURVE LEFT, ALONG SAID EAST RIGHT OF WAY A DISTANCE OF 475.34', THE LONG CHORD OF WHICH BEARS N. 12° 50' 42" E., A DISTANCE OF 470.74'; THENCE N. 0° 58' 51" W., 496.17', TO THE POINT OF BEGINNING.

THIS REPLAT CONSISTS OF 39.2 ACRES.

NARRATIVE

THE PURPOSE OF THIS REPLAT FOR BRENT C. GYLLENBERG, MANAGER OF HAT BRAND LAND AND LIVESTOCK, LLC, IS TO DIVIDE THE HEREIN DESCRIBED LAND INTO THREE PARCELS. THE J.M. BOYD'S 2ND ADDITION PLAT IS FILED IN BAKER COUNTY PLAT BOOK 3, PAGE 21, AND ACCOMPANYING DEDICATION IS FILED IN BAKER COUNTY DEED BOOK "S" PAGE 112 RECORDED MAY 21, 1890. THEN REDEDICATED IN BAKER COUNTY DEED BOOK "S", PAGE 113, RECORDED SEPTEMBER 8, 1890, SAID DEDICATION STATES THAT J.M. BOYD'S 2ND ADDITION IS SITUATED IN THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 15, TOWNSHIP 9 SOUTH, RANGE 40 EAST, WILLAMETTE MERIDIAN. THIS REPLAT CONSISTS OF VACATED PORTIONS OF J.M. BOYD'S 2ND ADDITION. SAID VACATION IS RECORDED IN BOOK "G", PAGE 415, COUNTY COMMISSIONER'S JOURNAL, RECORDED NOVEMBER 21, 1910, ALSO FILED AS BAKER COUNTY DEED NO. 88 20 124. BAKER COUNTY PLAT BOOK "O", PAGE 6 CONTAINS A "MAP SHOWING VACATION OF STREETS & ALLEYS IN BOYD'S SECOND ADDITION TO BAKER CITY, OREGON". THIS SURVEY WAS COMPLETED USING A PENTAX III-10 TOTAL STATION. BASIS OF BEARING WAS ESTABLISHED THROUGH TIES TO THE NORTHWEST, AND SOUTHWEST CORNERS OF THE OF THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 15.

ACKNOWLEDGMENT

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

ON 11-21-2011, 2011 BEFORE ME DID PERSONALLY APPEAR THE WITHIN NAMED BRENT C. GYLLENBERG, MANAGER OF HAT BRAND LAND AND LIVESTOCK, LLC, WHO ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FREELY AND VOLUNTARILY



Karen Phillips
NOTARY PUBLIC

My Commission Expires 11-1-2014

LEGEND

- Set 5/8" rebar with plastic cap marked "HANLEY ENGRG. PLS 1817".
- ⊙ Found, 5/8" rebar with plastic cap marked "HANLEY ENGR. PLS 1817".
- Found, monument in box as noted.
- Found, monument as noted.
- () Record Data Per Baker County Partition Plat P2003-003.
- — Vacated Streets, Alleys and Lots
- - - Utility Easement

REFERENCES

- Baker County Deed Book "S", Pages 112 & 113.
- Baker County Deed 80 08 046.
- Baker County Deed 88 20 124, also filed in Baker County Commissioner's Journal, Book "G", Page 415.
- Baker County Deed B11 13 0233.
- Baker County Plat Book "O", Page 6.
- J.M. Boyd's Second Addition to Baker City, filed in Baker County Plat Book 3, Page 21.
- Baker County Partition Plat No. P1999-015.
- Baker County Partition Plat No. P2003-003.
- Vacation Order No. 2008-100.

DECLARATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT HAT BRAND LAND AND LIVESTOCK, LLC IS THE OWNER OF THE LAND REPRESENTED ON THIS REPLAT, AND MORE PARTICULARLY AS DESCRIBED IN THE ACCOMPANYING SURVEYOR'S CERTIFICATE AND HAS CAUSED THE SAME TO BE REPLATTED INTO THREE PARCELS AS SHOWN, IN ACCORDANCE WITH O.R.S. CHAPTER 92, AND DOES HEREBY RANT THE UTILITY EASEMENT ACROSS PARCEL 3 SERVING PARCEL 1, AS SHOWN.

Brent C. Gyllenberg
Brent C. Gyllenberg
Manager of Hat Brand Land and Livestock, LLC

APPROVALS

We the undersigned officers in and for Baker City and County, Oregon do hereby approve this replat.

Baker City Surveyor by: Larry Von Patten PLS 2162 ; Date 11-15 2011.

Baker City Planning by: Jimmy Long ; Date November 14 2011.

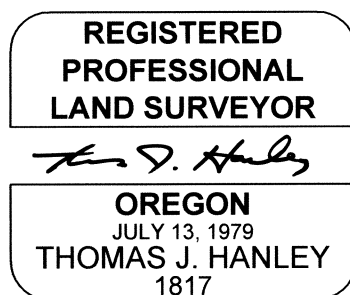
I hereby certify that all taxes for subject property have been paid as required.

Baker County Tax Collector by: Alice Durlinger ; Date Nov-21 2011.

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

I do hereby certify that this replat was received for recording on the 21 day of November, 2011 at 11 o'clock AM, and recorded in Baker County records and is hereby approved.

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



HANLEY ENGINEERING, INC.
2043 MAIN STREET
BAKER CITY, OREGON

Renews June 30, 2013