

PARTITION PLAT NO. P2016-007

A PARTITION OF LAND SITUATED IN THE SE¹/₄NE¹/₄, SECTION 26, TOWNSHIP 8 SOUTH, RANGE 38 EAST, WILLAMETTE MERIDIAN, BAKER COUNTY, OREGON
DEC., 2016

SURVEYOR'S CERTIFICATE

I, Thomas J. Hanley, certify that I have correctly surveyed and platted two parcels of land on this partition plat in accordance with O.R.S. Chapter 92. The boundary of the partition is as follows: Commencing at the East ¹/₄ corner of Section 26; thence N. 15°16'30" W., 107.81' to the Point of Beginning; thence N. 01°10'00" E., a distance of 831.40'; thence N. 88°50'00" W., a distance of 629.70'; thence S. 01°02'00" W., a distance of 831.40'; thence S. 88°50'00" E., a distance of 627.77' to the Point of Beginning.

NARRATIVE

The purpose of this survey and plat for Sandra Kaye Conaway is to partition the above described land into two parcels. Monumentation described in Baker County Survey No. 8-38-12 was recovered. Baker County Deed No. B15 28 0152 provided the property description for the subject property.

EXISTING EASEMENT

An access easement located along the East line of the Southeast quarter of the Northeast quarter of Section 26, Township 8 South, Range 38 East of the Willamette Meridian, described as follows: Beginning at a point on the East line of said SE ¹/₄ NE ¹/₄, 30 feet South of the Northeast corner thereof; thence S. 01°10' W., 1211.3 feet along said East line; thence N. 87°30' W., 30 feet to the Southwest corner of Parcel 2; thence N. 01°10' E., 1211.3 feet; thence S. 87°30' E., 30 feet to the Point of Beginning, as described in Baker County Deed No. 72 04 023.

DECLARATION

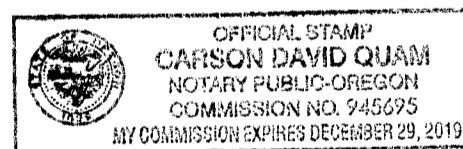
Know all people by these presents that Sandra Kaye Conway is the owner of the land represented on this partition plat, and more particularly described in the accompanying Surveyor's Certificate and has caused the same to be partitioned into two parcels as shown, in accordance with O.R.S. Chapter 92.

Sandra Kaye Conway
Sandra Kaye Conway

ACKNOWLEDGMENT

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

On December 13, 2016 before me did personally appear the within named Sandra Kaye Conway who acknowledged to me that she executed the same freely and voluntarily.



Carson David Quam
NOTARY PUBLIC
My Commission Expires December 29, 2019

APPROVALS

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

Baker County Surveyor by: Neil G. Minner; Date December 2 2016.
Baker County Planning by: Carson D. Quam; Date December 13 2016.

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

Baker County Tax Collector by: Alice Durlinger by Tracy Thamer Date December 13, 2016.

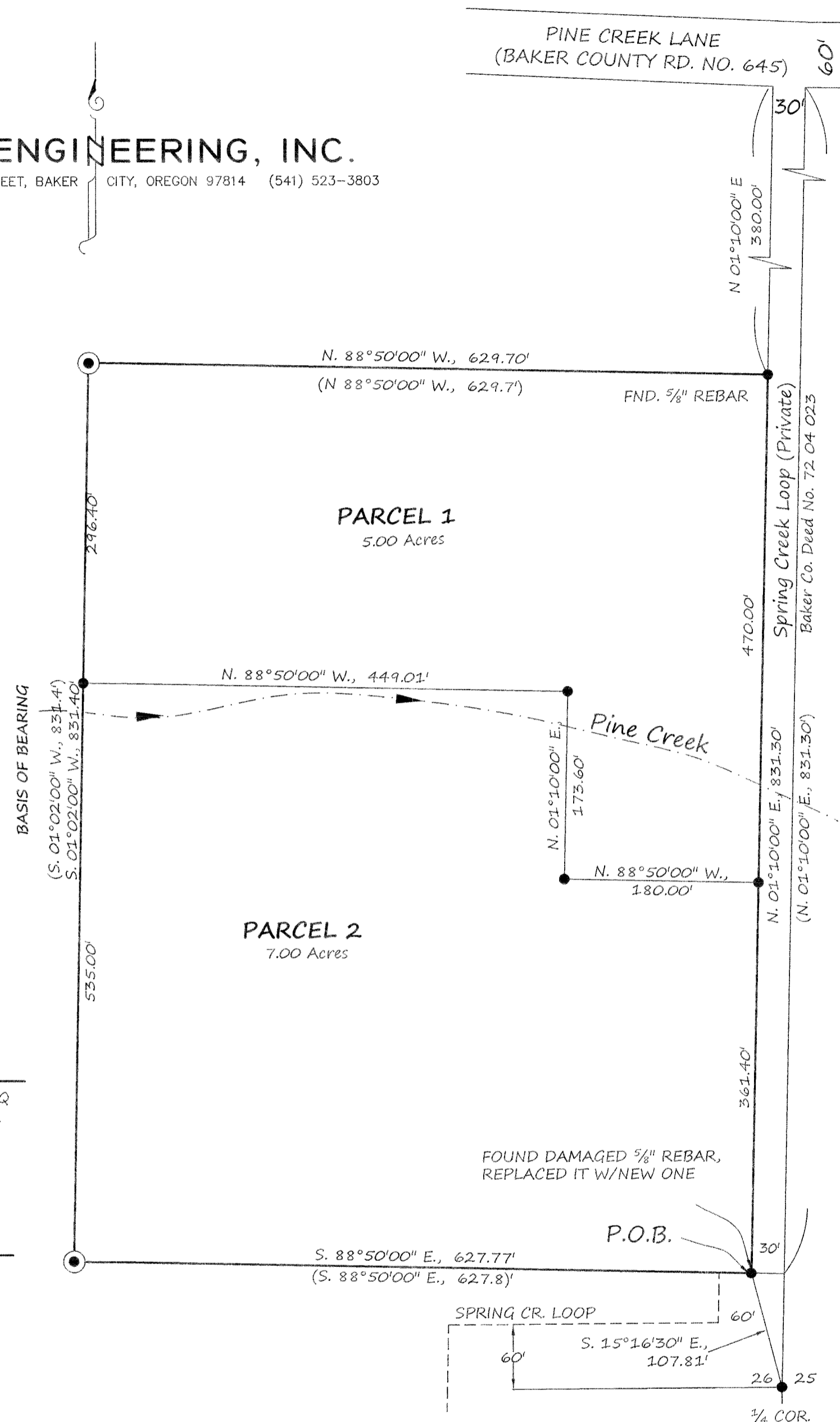
State of Oregon }
County of Baker } S.S.

I do hereby certify that this minor partition plat was received for recording on the 13th day of December, 2016 at 12:20 o'clock P. M., and recorded in Baker County records and is hereby approved.

Baker County Clerk by: Cindy Carpenter, Co. Clerk by Stefani Kozby, Deputy

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

BASIS OF BEARING
THE WEST LINE BEARS
S. 1° 02' 00" W., BAKER CO.
SURVEY NO. 8-38-12.



NOTE:

Sewage disposal shall be provided by a DEQ approved sanitary sewage disposal system for each parcel.

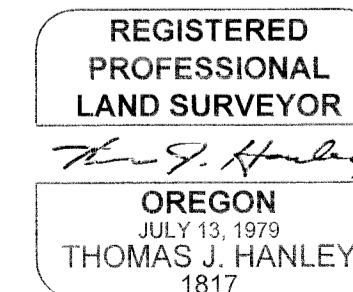
REFERENCES

- Baker County Deed No. 72 04 023
- Baker County Deed No. B15 28 0152
- Baker County Survey No. 8-38-12
- Baker Co. Staff Report MnP-15-001
- First Am. Title Report 15-20905

LEGEND

- Set 3/8" x 30" rebar with plastic cap marked "HANLEY ENGR. PLS 1817"
- ⊙ Monument as per Baker Co. Survey No. 8-38-12
- () Record distance as per Baker Co. Survey No. 8-38-12

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



Renews June 30, 2017