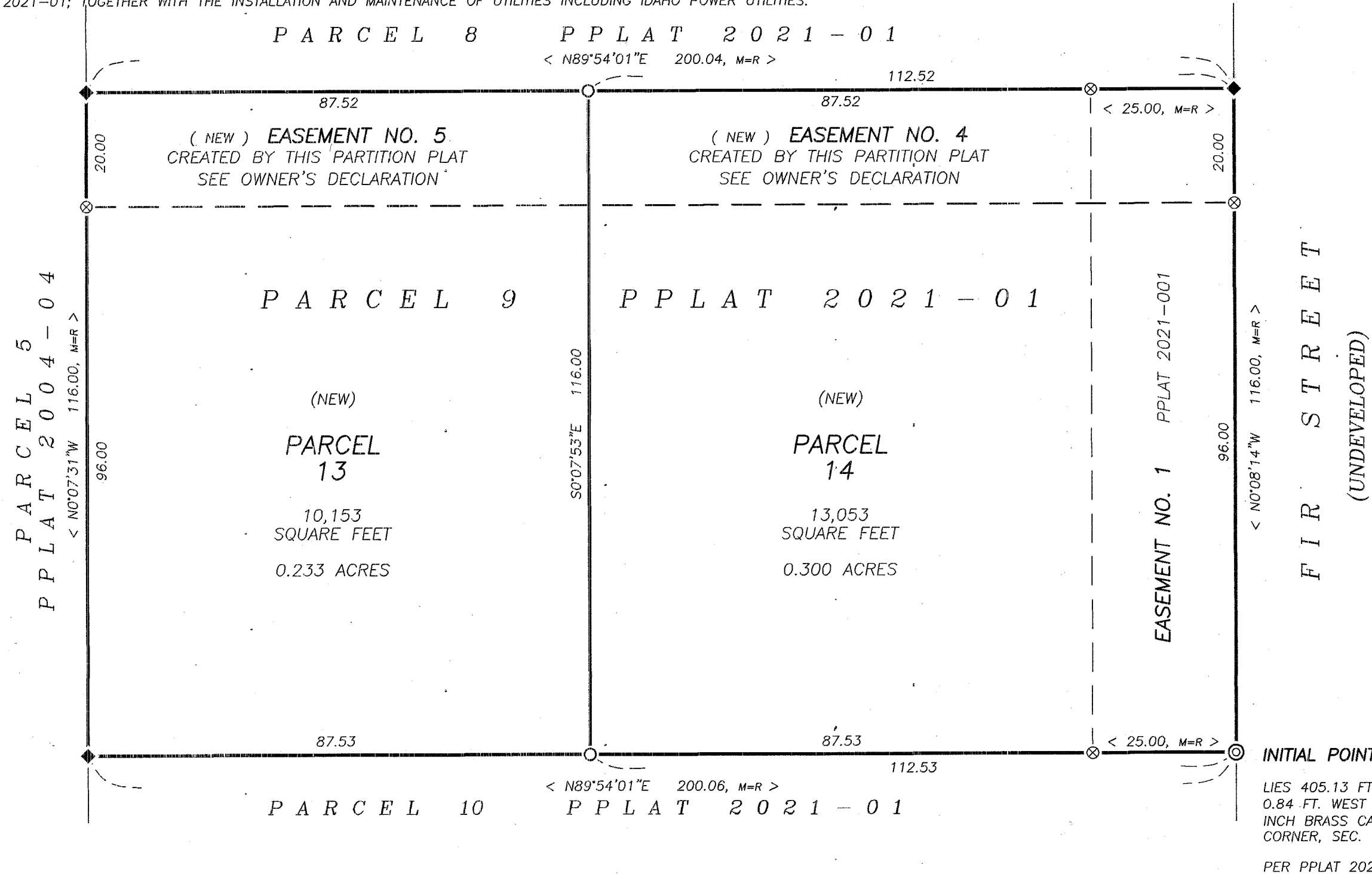


EASEMENT PER PPLAT 2021-01

1) FIR STREET RIGHT-OF-WAY. AN EASEMENT TO THE CITY OF HALFWAY BEING THE EAST 25-FEET OF PARCEL 9 OF PPLAT 2021-01; TOGETHER WITH THE INSTALLATION AND MAINTENANCE OF UTILITIES INCLUDING IDAHO POWER UTILITIES.



PARTITION PLAT NO. 2021-011
 PARCEL 9 OF PARTITION PLAT 2021-001
 SE1/4 SW1/4, SEC. 8, TWN. 8 S. RA. 46 E., W.M.
 CITY OF HALFWAY, BAKER COUNTY, OREGON

NARRATIVE

THIS APPROVED PARTITION WAS PERFORMED FOR EDWARD BONN, FOR THE PURPOSE OF PARTITIONING PARCEL 9 OF PARTITION PLAT 2021-001 INTO TWO PARCELS. THE MONUMENTS OF RECORD PER PARTITION PLAT 2021-001 WERE FOUND TO BE INTACT AND UNDISTURBED. THIS WORK WAS ACCOMPLISHED USING TRIMBLE R-8 G.P.S. RECEIVERS, A TRIMBLE TSC-2 DATA CONTROLLER AND A NIKON DTM-522 THEODOLITE WITH E.D.M. CAPABILITY.

APPROVALS

CITY OF HALFWAY
 MAYOR BY: Rose Dardine DATE 11-3-21
 PUBLIC WORKS DIRECTOR BY: Scott Roberts DATE 11-3-21

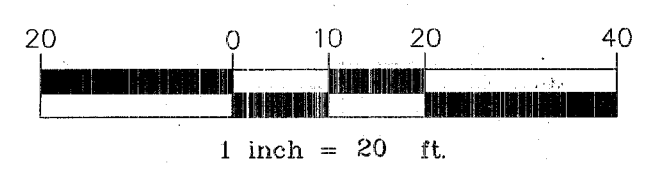
BAKER COUNTY

COUNTY SURVEYOR BY: Ther J. Hamley DATE 11-4-2021

I HEREBY CERTIFY THAT ALL TAXES FOR THE SUBJECT PROPERTY HAVE BEEN PAID AS REQUIRED

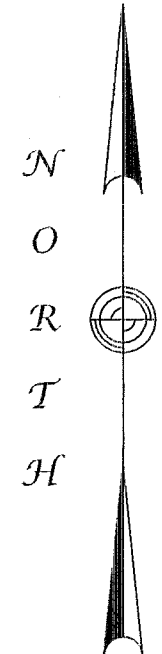
TAX COLLECTOR BY: Alice Gjerfluniger DATE 12-2-2021

STATE OF OREGON SS I DO HEREBY CERTIFY THAT THIS PARTITION PLAT WAS RECEIVED FOR RECORDING ON THE 2nd DAY OF December, 2021 AT 11:15 O'CLOCK A.M. AND RECORDED IN BAKER COUNTY RECORDS AND IS HEREBY APPROVED BY: Steganie Kirby, Clerk DATE 12/2/2021
 COUNTY CLERK BY: Karen Phillips, Deputy



LEGEND

- ⊙ INITIAL POINT; A 5/8 INCH IRON REBAR WITH LT. BLUE PLASTIC CAP MKD: "WALLOWA ASSOC.", PER PPLAT 2021-001.
- ◆ A 5/8 INCH IRON REBAR WITH LT. BLUE PLASTIC CAP MKD: "WALLOWA ASSOC.", PER PPLAT 2021-001.
- SET, 5/8 INCH IRON REBAR WITH LT. BLUE PLASTIC CAP MKD: "WALLOWA ASSOCIATES"
- ⊗ CALCULATED POSITION, MONUMENT NEITHER FOUND NOR SET.
- PROPERTY LINES
- - - EASEMENT CREATED BY THIS PARTITION PLAT. SEE OWNER'S DEDICATION
- - - EXISTING EASEMENT CREATED PER PPLAT 2021-001.
- < XXX, M=R > MEASUREMENT EQUALS RECORD PER PPLAT 2021-001
- PPLAT PARTITION PLAT



REFERENCES

- LOT BOOK REPORT
 ELKHORN TITLE COMPANY, TITLE NO.: 21-23370, SEP. 21, 2021
- SURVEYS / PARTITIONS
 PARTITION NO. 2004-03
 PARTITION NO. 2021-01

EASEMENTS

EASEMENT NO. 1 PER PPLAT 2021-01, AS SHOWN ABOVE.
 PER TITLE REPORT
 EXISTING
 DEED BOOK 43, PAGE 149.
 AN EASEMENT FOR DITCH PURPOSES (EXACT LOCATION UNKNOWN)

OWNER'S DECLARATION

I, EDWARD BONN, OWNER, HEREBY ACKNOWLEDGE I HAVE CAUSED THIS PARTITION OF PARCEL NO. 9 OF PARTITION PLAT NO. 2021-01; TO BE PREPARED AND THIS LAND PARTITIONED IN ACCORDANCE WITH OREGON REVISED STATUTES CHAPTER 92, AS REVISED; THE CITY OF HALFWAY AND BAKER COUNTY DEVELOPMENT CODES.

I HEREBY DEDICATE THE FOLLOWING TWO EASEMENTS:
 4) AN EASEMENT SERVING PARCEL 13 OF THIS PARTITION, BEING THE NORTH 20.00 FEET OF PARCEL 14; FOR THE PURPOSE OF INGRESS AND EGRESS AND THE INSTALLATION AND MAINTENANCE OF UTILITIES INCLUDING IDAHO POWER UTILITIES.
 5) AN EASEMENT UPON THE NORTH 20.00 FEET OF PARCEL 13; FOR THE INSTALLATION AND MAINTENANCE OF UTILITIES INCLUDING IDAHO POWER UTILITIES.

Edward Bonn
 EDWARD BONN, MANAGER FOR OWNER: SECURE OUTSOURCE, LLC

ACKNOWLEDGMENT
 STATE OF OREGON) SS
 COUNTY OF BAKER)



THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS 2 DAY OF December, 2021 BY EDWARD BONN

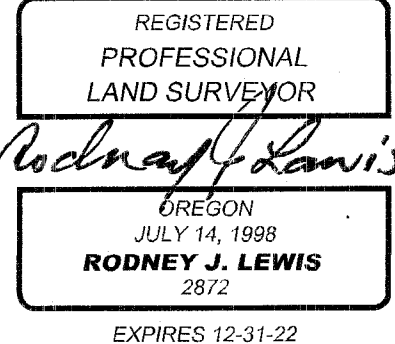
Karen Phillips
 NOTARY PUBLIC FOR THE STATE OF OREGON
 MY COMMISSION EXPIRES: 10/9/2022
 COMMISSION NUMBER: 980226

SURVEYOR'S CERTIFICATE

I, RODNEY J. LEWIS, CERTIFY THAT I HAVE CORRECTLY SHOWN AND MONUMENTED PARCELS 13 AND 14 OF THIS PARTITION IN ACCORDANCE WITH OREGON REVISED STATUTES CHAPTER 92, AND THE CITY OF HALFWAY AND COUNTY OF BAKER DEVELOPMENT CODES;

DESCRIBED AS FOLLOWS:
 PARCEL 9 OF PARTITION PLAT 2021-001.

THE INITIAL POINT OF THIS PARTITION IS THE SOUTHEAST CORNER OF PARCEL 9, PARTITION PLAT 2021-001.



NARRATIVE

THIS APPROVED PARTITION WAS PERFORMED FOR EDWARD BONN, FOR THE PURPOSE OF PARTITIONING PARCEL 9 OF PARTITION PLAT 2021-001 INTO TWO (2) NEWLY CREATED PARCELS. THE MONUMENTS OF RECORD PER PARTITION PLAT 2021-001 WERE FOUND TO BE INTACT AND UNDISTURBED.

THIS WORK WAS ACCOMPLISHED USING TRIMBLE R-8 G.P.S. RECEIVERS, A TRIMBLE TSC-2 DATA CONTROLLER AND A NIKON DTM-522 THEODOLITE WITH E.D.M. CAPABILITY.

FILED _____
 BAKER COUNTY SURVEYOR
 SURVEY NO. _____

PARTITION PLAT FOR : EDWARD BONN		
LOCATED WITHIN SE1/4 OF SW1/4, SECTION 8, TOWNSHIP 8 SOUTH, RANGE 46 EAST, W.M. CITY OF HALFWAY, BAKER COUNTY, OREGON		
Wallowa Associates 303 S.E. Alamo Street Enterprise, Oregon 97828 (541) 426-9049		
SCALE 1 INCH = 20 FT.	SHEET No. 1 OF 1	DATE OF SURVEY Beginning: 20 OCT 21 Ending: 20 OCT 21
DRAWN BY R J L	CHECKED K L P	PROJECT No. H201-02 / 3152EB