

SD 1996-003

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
LOT 1	75.00	120.61	77.85	108.03	S01°38'16"E	92°07'48"
LOT 1	2914.79	112.24	56.13	112.23	N47°29'57"W	02°12'23"
LOT 2	2914.79	98.88	48.95	99.88	N48°35'02"W	01°57'48"
LOT 3	2914.79	48.88	23.34	48.88	N51°01'28"W	00°55'03"
LOT 4	175.00	8.32	4.66	9.32	S48°13'28"E	03°03'04"
LOT 7	175.00	40.58	20.38	40.49	S57°23'40"E	13°17'13"
LOT 11	75.00	102.57	61.12	94.78	N76°46'56"E	78°21'32"
LOT 12	777.00	128.19	63.24	128.05	N86°10'10"W	08°18'11"
LOT 12	20.00	28.12	16.94	25.86	N75°41'22"E	80°32'44"
LOT 12	125.00	172.88	103.47	159.41	N76°20'43"E	79°14'01"
LOT 13	861.00	24.87	12.44	24.87	N28°55'46"W	01°38'18"
LOT 13	125.00	123.60	67.38	118.63	S19°22'23"E	56°38'13"
LOT 14	2914.79	217.68	108.89	217.62	S43°16'25"E	04°16'44"
LOT 14	125.00	77.40	38.89	78.17	S28°41'12"W	35°28'38"
PARCEL I	20.00	34.72	23.61	30.52	N14°18'36"W	99°27'16"
PARCEL G	861.00	73.73	38.89	73.71	N73°50'23"W	04°54'23"
PARCEL F	861.00	117.27	58.73	117.18	N67°29'04"W	07°48'15"
PARCEL F	225.00	82.18	28.21	52.08	S57°23'40"E	13°17'13"
PARCEL E	861.00	101.44	50.78	101.38	N80°12'28"W	08°45'00"
PARCEL D	861.00	100.17	50.14	100.12	N53°28'57"W	08°38'38"
PARCEL C	861.00	100.28	50.19	100.20	N46°48'50"W	08°40'18"
PARCEL C	225.00	11.88	5.89	11.98	S48°13'28"E	03°03'04"
PARCEL B	861.00	101.88	50.89	101.80	N40°08'43"W	08°45'58"
PARCEL A	861.00	104.77	52.45	104.71	N33°14'36"W	08°58'20"
CENTERLINE CURVE DATA						
A	100.00	160.81	103.80	144.04	S01°38'13"E	92°07'48"
B	200.00	10.83	5.32	10.85	S48°13'28"E	03°03'04"
C	200.00	48.38	23.28	48.28	S57°23'40"E	13°17'13"
D	100.00	137.72	82.30	127.09	N76°30'33"E	78°54'20"

LINE	DIRECTION	DISTANCE
L1	S84°02'16"E	16.81
L2	S44°25'48"W	37.04
L3	S44°25'48"W	37.04
L4	S44°25'48"W	36.74
L5	S35°25'00"W	48.48
L6	S35°25'00"W	55.82
L7	S51°32'22"E	83.19
L8	S54°34'05"E	48.14

IRON HORSE VILLAGE

AND A REPLAT OF LOTS 1 THRU 7, BLOCK 7 OF ST. LOUIS
ADDITION TO THE TOWN OF SUMPTER

SURVEYOR'S CERTIFICATE

I, DAVID L. TRAPP, BEING FIRST DULY SWORN, DEPOSE AND SAY THAT I HAVE SURVEYED AND MARKED WITH PROPER MONUMENTS THE LAND HEREON SHOWN AS IRON HORSE VILLAGE WHICH IS DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EAST LINE OF SECTION 32, TOWNSHIP 9 SOUTH, RANGE 37 EAST, W.M., BAKER COUNTY, OREGON; POINT OF BEGINNING IS 556.40 FEET NORTH 00°21'31" EAST FROM THE SOUTHEAST CORNER OF SECTION 32; THENCE NORTH 61°31'00" WEST ALONG THE NORTH RIGHT OF WAY LINE OF THE SUMPTER VALLEY RAILROAD, 331.70 FEET; THENCE ALONG A 777.00 FOOT RADIUS CURVE TO THE LEFT (THE CHORD BEARING OF NORTH 68°35'18" WEST 137.38 FEET), 137.58 FEET; THENCE NORTH 78°18'26" WEST 298.44 FEET; THENCE ALONG A 861.00 FOOT RADIUS CURVE TO THE RIGHT (THE CHORD BEARING OF NORTH 52°11'51" WEST 703.02 FEET), 724.18 FEET; THENCE LEAVING SAID RAILROAD RIGHT OF WAY, SOUTH 89°10'00" WEST 60.00 FEET; THENCE NORTH 00°05'00" EAST 488.69 FEET TO THE SOUTH RIGHT OF WAY LINE OF STATE HIGHWAY NO. 220; THENCE ALONG STATE HIGHWAY NO. 220, ON A 2914.79 FOOT RADIUS CURVE TO THE LEFT (THE CHORD BEARING OF SOUTH 48°18'31" EAST 525.77 FEET), 526.48 FEET; THENCE SOUTH 51°52'22" EAST 53.19 FEET; THENCE SOUTH 52°50'46" EAST 100.03 FEET; THENCE SOUTH 53°48'08" EAST 100.14 FEET; THENCE SOUTH 54°22'36" EAST 100.20 FEET; THENCE SOUTH 54°34'05" EAST 48.14 FEET; THENCE SOUTH 54°35'00" EAST 757.50 FEET TO THE EAST LINE OF SECTION 32; THENCE SOUTH 00°21'31" WEST 160.44 FEET TO THE PLACE OF BEGINNING AND CONTAINING 10.30 ACRES OF LAND.

[Signature]
DAVID L. TRAPP, PLS 1362

ATTEST

STATE OF OREGON } S.S.
COUNTY OF BAKER }

I DO HEREBY CERTIFY THAT THE ATTACHED PLAT WAS RECEIVED FOR RECORDING ON THE 12TH DAY OF September, 1996, AT 2:10 O'CLOCK P.M. AND RECORDED AS DEED NO. 11200 FILED IN PLAT BOOK 50 PAGE 003 BAKER COUNTY RECORDS.

[Signature] 9-17-96
BAKER COUNTY CLERK DATE

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT BRUCE AND TRACY RESNICK BEING THE OWNERS OF THE LAND DESCRIBED IN THE SURVEYOR'S CERTIFICATE HEREON AND DESIRING TO DISPOSE OF THE SAME IN LOTS HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED THE NAME TO BE KNOWN AS "IRON HORSE VILLAGE". WE HEREBY DEDICATE TO THE PUBLIC USE FOREVER THE STREETS AND EASEMENTS LAID OUT THROUGH AND UPON SAID LAND AS SHOWN ON THE WITHIN PLAT.

[Signature]
BRUCE RESNICK

[Signature]
TRACY RESNICK

ACKNOWLEDGEMENT

STATE OF OREGON } S.S.
COUNTY OF BAKER }

ON THIS 12TH DAY OF Sept., 1996 PERSONALLY APPEARED BEFORE ME, A NOTARY PUBLIC FOR SAID COUNTY AND STATE, THE ABOVE SIGNED PARTY, WHO BEING DULY SWORN, DID SAY THAT THEY EXECUTED THE ABOVE INSTRUMENT FREELY AND VOLUNTARILY FOR THE USES AND PURPOSES HEREON NAMED WITHOUT FEAR OR COMPULSION FROM ANYONE.

WITNESS MY HAND AND SEAL THIS 12TH DAY OF September, 1996.

[Signature]
NOTARY

MY COMMISSION EXPIRES 9-6-00



APPROVALS

THE PLAT OF IRON HORSE VILLAGE TO THE CITY OF SUMPTER WAS EXAMINED AND IS HEREBY APPROVED AS COMPLYING WITH REQUIRED CITY ORDINANCES AND REGULATIONS.

[Signature] 9-12-96
CITY OF SUMPTER MAYOR DATE

ALL AD VALOREM TAXES AND OTHER SPECIAL ASSESSMENTS DUE PURSUANT TO LAW HAVE BEEN ASSESSED AND COLLECTED.

[Signature] 9/17/96
BAKER COUNTY TREASURER DATE

[Signature] 9/17/96
BAKER COUNTY ASSESSOR DATE

ON THIS 6TH DAY OF Sept., 1996, I HAVE REVIEWED THIS PLAT AND FIND IT COMPLIES WITH ORS CHAPTER 92 AND ORS 209.250

[Signature] 9-6-96
BAKER COUNTY SURVEYOR DATE

REGISTERED
PROFESSIONAL
LAND SURVEYOR

[Signature]
OREGON
SEPT. 23, 1977
DAVID LEE TRAPP
1362
RENEW 6/30/98

DAVID L. TRAPP & ASSOCIATES
ENGINEERS & SURVEYORS

PLANNING
DESIGN
SURVEYING
P.O. BOX 881
BAKER CITY, OREGON
PH. (503) 823-8180
9428PLA
9/3/98