

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

PARTITION PLAT NO. P2016-003

A PARTITION OF LAND SITUATED IN THE NORTH HALF OF THE
SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF
SECTION 25, TOWNSHIP 8 SOUTH, RANGE 38 EAST,
WILLAMETTE MERIDIAN, BAKER COUNTY, OREGON
APRIL, 2016

DITCH EASEMENT

Easement is conveyed to those with a legal water right for irrigation beyond the boundary of said parcel fed by any existing improved ditch. To those persons, is granted a perpetual, non-exclusive easement for it and its laterals, feeders and sub-ditches, head gates and other appurtenances to operate, use maintain, etc., restore and repair, with heavy equipment when needed, the existing ditch in the same manner as same presently exists upon, over and across the property as shown on the partition plat. The total width shall equal the bank to bank ditch width, plus 1.5 feet beyond the bank on each side of the ditch. Reasonable access to the easement will be granted at location designated by the property owner, unless other reasonable access is available.

SURVEYOR'S CERTIFICATE

I, Thomas J. Hanley, certify that I have correctly surveyed and platted three parcels of land on the annexed partition plat in accordance with O.R.S. Chapter 92. The description of the partition is as follows: The North half of the SW 1/4 SW 1/4, excepting therefrom the W 1/2 NW 1/4 of the SW 1/4 SW 1/4, also excepting therefrom the Right of Way of Goodrich Creek Lane (Baker County Rd. No. 645).

DECLARATION

Know all people by these presents that James N. Van Duyn and Pamela C. Van Duyn trustees of the Van Duyn Family Trust are the owners of the land represented on the annexed plat, and more particularly described in the accompanying Surveyor's Certificate and have caused the same to be partitioned into three parcels as shown, in accordance with O.R.S. Chapter 92. and do hereby grant the ditch easement as described hereon.

NARRATIVE

The purpose of this survey and plat for James N. Van Duyn and Pamela C. Van Duyn, trustees of the Van Duyn Family Trust, is to partition the above described land into three parcels. Monumentation described in Baker County Survey No. 8-38-21 was recovered. Baker County Deed No. B14 35 0029 provided the property description for the subject property.

James N. Van Duyn, TR
James N. Van Duyn, trustee

Pamela C. Van Duyn, TR
Pamela C. Van Duyn, trustee

APPROVALS

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

Baker County Surveyor by: *W. G. Miner* Date APRIL 20 2016.
Union County Surveyor

Baker County Planning by: *Holly Kenna* Date June 7 2016.

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

Baker County Tax Collector by: *Alice Duxflinger by Traci Thamerst* Date June 7 2016.

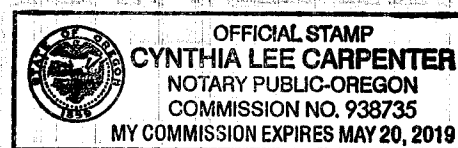
State of Oregon } S.S. I do hereby certify that the annexed major partition plat was
County of Baker } received for recording on the 7th day of June 2016
at 1:30 o'clock P.M., and recorded in Baker County records
and is hereby approved.

Baker County Clerk by: *Cynthia Carpenter, Co. Clerk by Karen Phillips, Deputy*

ACKNOWLEDGMENT

State of OREGON }
County of BAKER } S.S.

On June 7, 2016 before me did personally appear the within named James N. Van Duyn and Pamela C. Van Duyn who acknowledged to me that they executed the same freely and voluntarily.



Cynthia L. Carpenter
NOTARY PUBLIC
My Commission Expires May 20, 2019

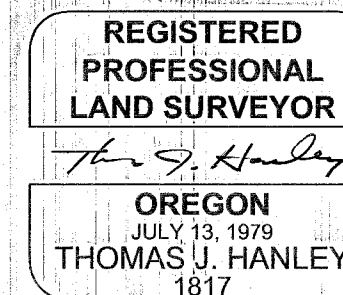
I, Thomas J. Hanley, hereby certify that this is an exact duplicate copy of the partition plat as submitted to the Baker County Clerk for recording.

Thomas J. Hanley
Thomas J. Hanley

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

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

FILED June 17, 2016
BAKER COUNTY SURVEYOR
SURVEY NO. 8-38-137



Renews June 30, 2017