

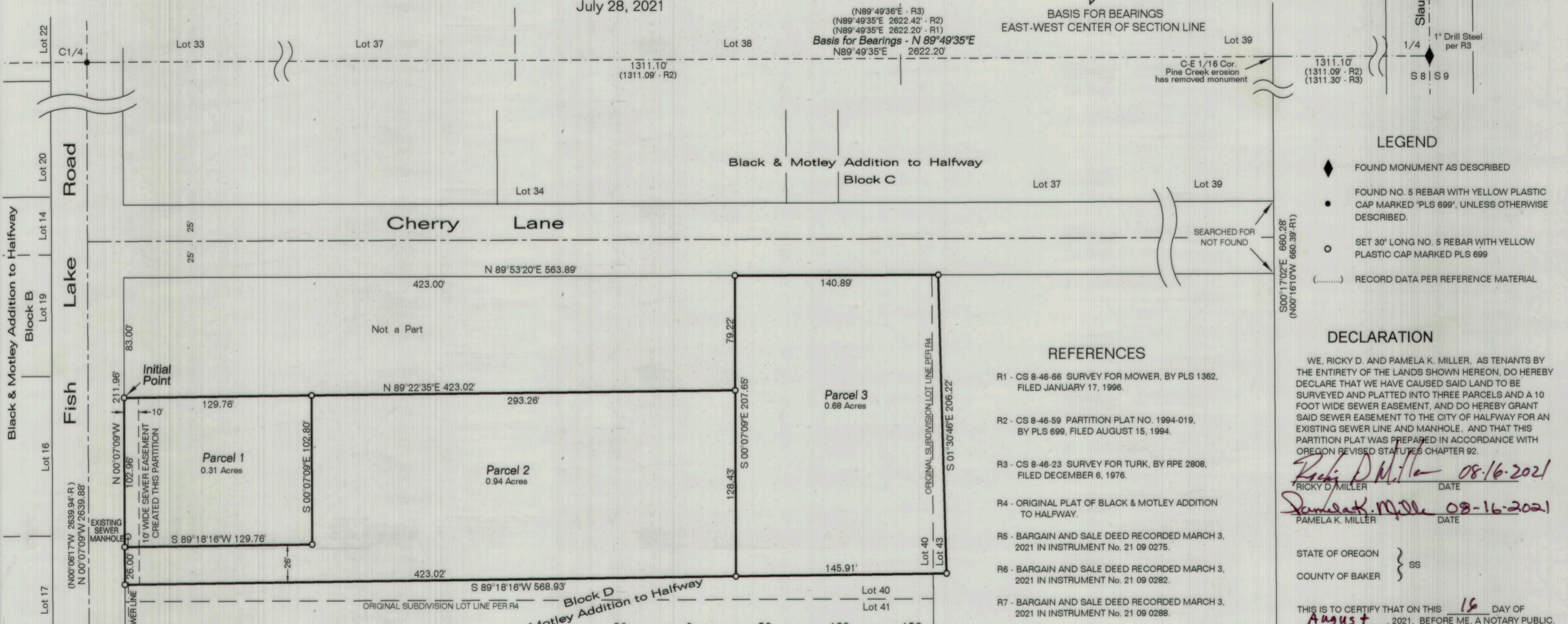
Partition Plat No. P2021-008

A parcel of land situated in the NW1/4SE1/4 of Section 8, T8S, R46E, WM,
City of Halfway, Baker County, Oregon

July 28, 2021



BASIS FOR BEARINGS
EAST-WEST CENTER OF SECTION LINE



- LEGEND**
- ◆ FOUND MONUMENT AS DESCRIBED
 - FOUND NO. 5 REBAR WITH YELLOW PLASTIC CAP MARKED 'PLS 699', UNLESS OTHERWISE DESCRIBED.
 - SET 30" LONG NO. 5 REBAR WITH YELLOW PLASTIC CAP MARKED PLS 699
 - (.....) RECORD DATA PER REFERENCE MATERIAL

- REFERENCES**
- R1 - CS 8-46-66 SURVEY FOR MOWER, BY PLS 1362, FILED JANUARY 17, 1996.
 - R2 - CS 8-46-59 PARTITION PLAT NO. 1994-019, BY PLS 699, FILED AUGUST 15, 1994.
 - R3 - CS 8-46-23 SURVEY FOR TURK, BY RPE 2808, FILED DECEMBER 6, 1976.
 - R4 - ORIGINAL PLAT OF BLACK & MOTLEY ADDITION TO HALFWAY.
 - R5 - BARGAIN AND SALE DEED RECORDED MARCH 3, 2021 IN INSTRUMENT No. 21 09 0275.
 - R6 - BARGAIN AND SALE DEED RECORDED MARCH 3, 2021 IN INSTRUMENT No. 21 09 0282.
 - R7 - BARGAIN AND SALE DEED RECORDED MARCH 3, 2021 IN INSTRUMENT No. 21 09 0288.

DECLARATION

WE, RICKY D. AND PAMELA K. MILLER, AS TENANTS BY THE ENTIRETY OF THE LANDS SHOWN HEREON, DO HEREBY DECLARE THAT WE HAVE CAUSED SAID LAND TO BE SURVEYED AND PLATTED INTO THREE PARCELS AND A 10 FOOT WIDE SEWER EASEMENT, AND DO HEREBY GRANT SAID SEWER EASEMENT TO THE CITY OF HALFWAY FOR AN EXISTING SEWER LINE AND MANHOLE, AND THAT THIS PARTITION PLAT WAS PREPARED IN ACCORDANCE WITH OREGON REVISED STATUTES CHAPTER 92.

Ricky D. Miller 08-16-2021
RICKY D. MILLER DATE

Pamela K. Miller 08-16-2021
PAMELA K. MILLER DATE

STATE OF OREGON }
COUNTY OF BAKER } SS

THIS IS TO CERTIFY THAT ON THIS 16 DAY OF August, 2021, BEFORE ME, A NOTARY PUBLIC, PERSONALLY APPEARED RICKY D. MILLER AND PAMELA K. MILLER, TO ME KNOWN TO BE THE INDIVIDUALS WHO EXECUTED THE FOREGOING DECLARATION AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME FREELY AND VOLUNTARILY FOR THE PURPOSES THEREIN NAMED.

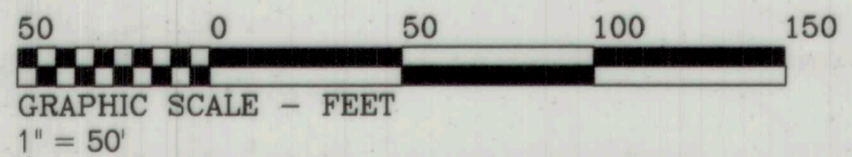
CERTIFICATION

I, LELAND LEE MYERS, A PROFESSIONAL LAND SURVEYOR REGISTERED IN THE STATE OF OREGON, 203 SE IBEX STREET, PO BOX 99, SUMPTER, OREGON 97877, COMPLETED THIS SURVEY ON APRIL 30, 2021, AND DO HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LAND SHOWN HEREON, AND THAT THE NO. 5 REBAR SET AT THE NORTHWEST CORNER OF PARCEL 1, WAS ACCEPTED AS THE INITIAL POINT AND THAT THE INFORMATION SHOWN ON THIS PLAT IS IN ACCORDANCE WITH ORS CHAPTER 92, AND IS CORRECT TO THE BEST OF MY KNOWLEDGE.

THE LAND BEING PARTITIONED IS DESCRIBED AS FOLLOWS:

BEGINNING AT THE INITIAL POINT; THENCE N89°22'35"E, 423.02 FEET; THENCE N00°07'09"W, 79.22 FEET; THENCE N89°53'20"E, 140.89 FEET; THENCE S01°30'46"E, 206.22 FEET; THENCE S89°18'16"W, 568.93 FEET; THENCE N00°07'09"W, 128.96 FEET TO THE POINT OF BEGINNING.

CONTAINING 1.93 ACRES, MORE OR LESS.



APPROVALS

I have reviewed this plat and find it complies with ORS Chapter 92 and ORS 209.250.

Traci Thampert 8-24-2021
Baker County Surveyor Date

We have reviewed this partition and find it complies with the regulations of the City of Halfway, Oregon.

Rose Denting 8-17-21
Mayor, City of Halfway Date

Salli Hysell 8/17/21
City Recorder/Manager, City of Halfway Date

All ad valorem taxes and other special assessments due pursuant to law have been assessed and collected.

Alice Wuerlinger by Traci Thampert 8/24/2021
Baker County Tax Collector Date

REGISTERED PROFESSIONAL LAND SURVEYOR

Leland Lee Myers

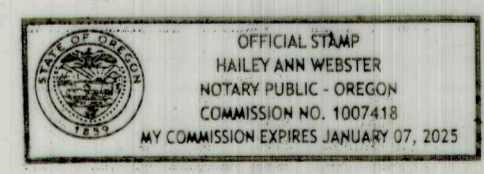
OREGON
JULY 9, 1965
LELAND LEE MYERS
699

Renewal Date 1/1/23

C-N-SE 1/64th CORNER

Hailey Ann Webster

NOTARY PUBLIC
January 07, 2025
MY COMMISSION EXPIRES



I DO HEREBY CERTIFY THAT THE ATTACHED PARTITION WAS RECEIVED FOR RECORDING ON THE 24 DAY OF August, 2021, AT 11:20 O'CLOCK AM AND RECORDED AS PARTITION PLAT NO. P2021-008, BAKER COUNTY RECORDS.

Stefanie Kirby
BAKER COUNTY CLERK

Karen Phillips
DEPUTY

M Surveying

Y PO Box 99
e 203 SE Ibex Street
r Sumpter, OR 97877
s 541-894-2264

FILED September 8, 2021
BAKER COUNTY SURVEYOR
SURVEY No. 8-46-171

NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO DEFINE THE BOUNDARY OF THAT CERTAIN PARCEL OF LAND DESCRIBED IN INSTRUMENT NO. 21 30 0110, BAKER COUNTY RECORDS, BEING A PORTION OF LOT 40 AND LOT 43, BLOCK D, BLACK & MOTLEY ADDITION TO HALFWAY, A SUBDIVISION OF RECORD SITUATED IN THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 8, T8S, R46E, WILLAMETTE MERIDIAN, CITY OF HALFWAY, BAKER COUNTY, OREGON, AND TO CREATE THREE NEW PARCELS, AT THE REQUEST OF RICKY MILLER.

MONUMENTS WERE FOUND AND HELD AT THE EAST QUARTER CORNER, THE CENTER QUARTER CORNER, THE SOUTH QUARTER CORNER AND THE CENTER-NORTH-SOUTHEAST SIXTY FOURTH CORNER OF SAID SECTION 8. THE CENTER-EAST SIXTEENTH CORNER IS GONE BY EROSION OF PINE CREEK AND HAS NOT BEEN RESET. THE LOTS IN SAID SUBDIVISION WERE PROPORTIONED PER THE EXISTING CONTROLLING CORNERS. THREE LOT LINE ADJUSTMENTS (SEE REFERENCES) WERE RECENTLY COMPLETED BY THIS OFFICE, PRIOR TO THIS PARTITION, TO MATCH EXISTING FENCE LINES ON THE SOUTH AND EAST SIDES OF SAID DESCRIBED PARCEL.

MONUMENTS WERE SET AT THE ADJUSTED EXTERIOR BOUNDARY AND TO DEFINE THE NEW PARCELS, AS SHOWN.

NO UNUSUAL CONDITIONS WERE ENCOUNTERED DURING THE COURSE OF THIS SURVEY.

I, Leland Lee Myers, hereby certify that this is an exact duplicate plot of the partition as submitted to the Baker County Clerk for recording.