

LEGAL DESCRIPTION:

PARCEL I (BAKER TOWER BUILDING SITE):

Land in Lots 1, 2 and 3, Block 1, in Original Plat of the U.S. Townsite of Baker, within the SE1/4SE1/4, Section 17, T9S, R40E, W.M., City and County of Baker, Oregon, more particularly described as follows:

The North 10 feet of Lot 1, all of Lot 2, and the South 30.50 feet of Lot 3, all in Block 1 of said U.S. Townsite of Baker, more particularly described as follows:

BEGINNING at a point on the East Line of Lot 1, Block 1, in the U.S. Townsite of Baker, as per the Plat thereof, from which the Southeast Corner of Lot 1 bears South 00°38'47" West, a distance of 40.00 feet;
thence South 89°47'01" West a distance of 100.02 feet, to a point on the West Line of said Lot 1;
thence along the West Lines of Lots 1, 2 and 3, Block 1, North 00°37'33" East, a distance of 91.56 feet, to a point that is 30.50 feet North of the South Line of said Lot 3;
thence North 89°46'39" East, a distance of 100.05 feet, to a point on the East Line of said Lot 3;
thence along the East Lines of said Lots 3, 2 and 1, South 00°38'47" West, a distance of 91.57 feet, to the POINT OF BEGINNING.

Containing 9159 Square feet, more or less.

PARCEL II (PARKING SITE):

Land in Lots 6 and 7, Block D, in M.E. Place's Addition, within the NE1/4NE1/4, Section 20, T9S, R40E, W.M., City and County of Baker, Oregon, more particularly described as follows:

BEGINNING at the Northwest Corner of said Block D;
thence, along the North Line of said Block D, North 89°47'01" East, a distance of 106.51 feet, to the Northeast Corner of said Lot 6;
thence, along the East line of said Lots 6 and 7, South 00°56'36" West, a distance of 59.06 feet, to a 7/8" pipe;
thence South 89°36'30" West, a distance of 106.44 feet, to a point on the West Line of said Block D;
thence along said West Line, North 00°52'05" East, a distance of 59.39 feet, to the POINT OF BEGINNING.

Containing 6305 square feet, more or less.

DECLARATION

KNOW ALL MEN BY THESE PRESENTS

THAT HOMETOWN MANAGEMENT, LLC, AN OREGON LIMITED LIABILITY COMPANY, DOES IS THE OWNER OF THE LANDS AND BUILDING, AS SHOWN AND DESCRIBED ON THIS PLAT, AND HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED IN ACCORDANCE WITH O.R.S. CHAPT. 92, AND LAID OUT AS A CONDOMINIUM, AS SHOWN ON THIS PLAT, AND DO HEREBY COMMIT SAID LAND AND IMPROVEMENTS TO THE OPERATION OF OF THE OREGON CONDOMINIUM ACT AS PER O.R.S. CHAPT. 100, AND THAT THE PROPERTY AND IMPROVEMENTS DESCRIBED AND DEPICTED ON THIS PLAT TO THE PROVISIONS OF O.R.S. 100.005 TO 100.625. "BAKER TOWER CONDOMINIUM" SHALL BE SUBJECT TO THE DECLARATION OF CONDOMINIUM OWNERSHIP, RECORDED AS:

DOCUMENT No. _____

BAKER COUNTY RECORDS.

EXECUTED THIS 14 DAY OF April 2005, 2004.

THAT HOMETOWN MANAGEMENT, LLC, AN OREGON LIMITED LIABILITY COMPANY,

BY: Angelika Olsen, Mgr. 4-14-05
ANGELIKA OLSEN, MANAGER DATE

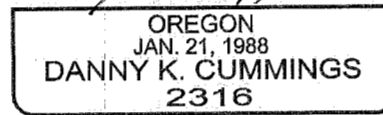
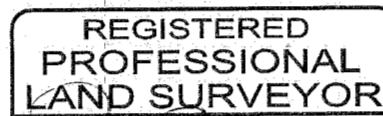
OWNERS/DEVELOPERS
HOMETOWN MANAGEMENT, LLC
CONTACT: SHAYNE OLSEN
P.O. BOX 91427
PORTLAND, OREGON 97291

PREPARED BY
EDWARDS & CUMMINGS, LLC
156 SE 1st. AVE., SUITE 1
ONTARIO, OREGON, 97914

BAKER TOWER CONDOMINIUM
a Replat of Lot 2, a portion of Lots 1 and 3,
in Block 1 of the U.S. Townsite of Baker, and
Lot 6, and a portion of Lot 7, in Block D,
of M.E. Place's Addition,
within the SE1/4SE1/4 Section 17, and
within the NE1/4NE1/4 Section 20, T9S, R40E, W.M.,
Baker City, Baker County, Oregon

SURVEYOR'S CERTIFICATE

I DANNY K. CUMMINGS, A REGISTERED PROFESSIONAL LAND SURVEYOR, HEREBY CERTIFY THAT ON 12/19/2002, A SURVEY WAS STARTED AND WAS COMPLETED ON 2/19/2003, THAT SAID SURVEY WAS MADE BY ME OR UNDER MY DIRECTION, THAT THE MONUMENTS ARE AS SHOWN, THAT THIS MAP IS A TRUE AND ACCURATE REPRESENTATION OF SAID SURVEY, AND THAT THIS IS A CORRECT SURVEY AND IS IN ACCORDANCE WITH O.R.S. CHAPTER 92.



RENEWAL DATE: 12-31-05

I, Danny K. Cummings, HEREBY CERTIFY THAT THIS IS AN EXACT REPRODUCTION OF THE ORIGINAL.

APPROVALS:

BAKER CITY PLANNING BY: Jim Collins DATE: 5-04-05
BAKER CITY MANAGER: Steph M. Regan DATE: 5-04-05
BAKER CITY SURVEYOR: Gary Van Pelt DATE: 5-04-05

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

BAKER COUNTY TAX COLLECTOR BY: Alice Neufinger DATE: 5-11-05

COUNTY TREASURER BY: Alice Neufinger DATE: 5-11-05

I DO HEREBY CERTIFY THAT THE PLAT OF BAKER TOWER CONDOMINIUM, WAS RECEIVED FOR RECORD ON THIS 11 DAY OF MAY, 2005, AT 10:45 O'CLOCK A.M., AND IS HEREBY APPROVED AND RECORDED IN BAKER COUNTY RECORDS

BAKER COUNTY RECORDS Jamara J. Green, Clerk
BAKER COUNTY CLERK BY: Karen Phillips, Deputy DATE: 5-11-05

ACKNOWLEDGMENT:

STATE OF OREGON, COUNTY OF BAKER S.S.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS 14 DAY OF April 2005, ~~2004~~, BY ANGELIKA OLSEN, WHO IS THE MANAGER OF HOMETOWN MANAGEMENT, LLC, AN OREGON LIMITED LIABILITY COMPANY, ON BEHALF OF SAID LIMITED LIABILITY COMPANY.

M. L. Howe
NOTARY PUBLIC, OREGON.

COMMISSION NUMBER: 374060

MY COMMISSION EXPIRES: October 30, 2007

FILED MAY 12, 2005
BAKER COUNTY SURVEYOR
SURVEY NO. 9-40-604SD