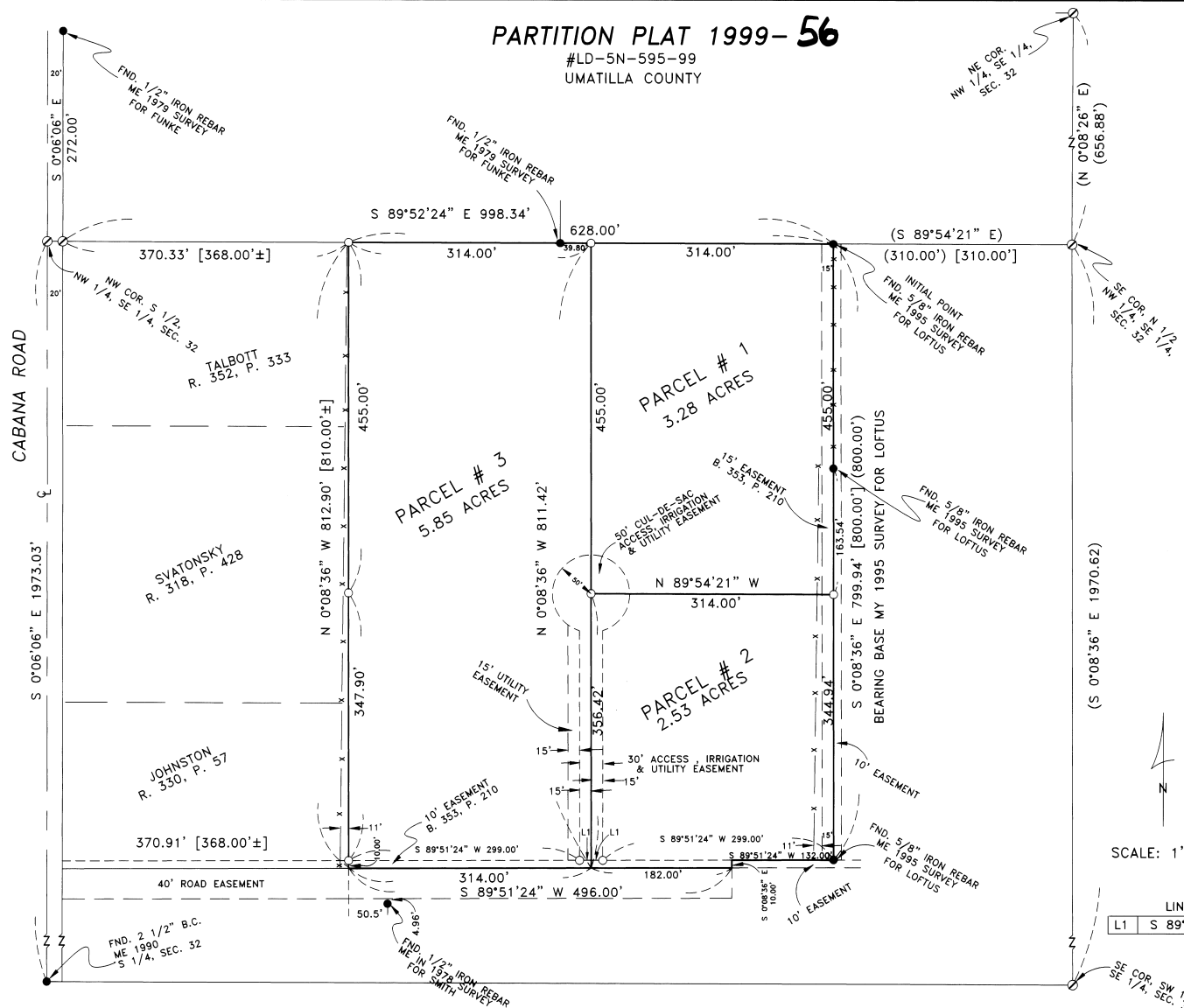


1999-56

**PARTITION PLAT 1999-56**  
 #LD-5N-595-99  
 UMATILLA COUNTY



**NARRATIVE:**

I, G. DENNIS EDWARDS, AM A REGISTERED LAND SURVEYOR OF THE STATE OF OREGON, AND HAVE MARKED WITH PROPER MONUMENTS THE LAND SHOWN ON THIS PLAT.  
 THE PURPOSE OF THIS SURVEY IS TO PARTITION THAT TRACT OF LAND DEEDED TO KENNETH LOFTUS, ET UX, RECORDED IN BOOK 353, PAGE 210, UMATILLA COUNTY DEED RECORDS INTO THREE PARCELS SO THE TITLE TO PARCELS 1 AND 2 CAN BE TRANSFERRED.  
 I SURVEYED THE EAST LINE OF THIS PARCEL IN 1995 FOR LOFTUS. THE BEARINGS, AND THIS SURVEY ARE BASED ON THAT SURVEY.  
 IN 1978 I SURVEYED THE PROPERTY TO THE SOUTH FOR GENE SMITH. THERE IS A GAP IN THE SOUTH PROPERTY LINE BECAUSE THERE IS AN AMBIGUITY IN THE DESCRIPTIONS. SMITH'S NORTH LINE WAS DESCRIBED AS BEING 1470 FEET SOUTH OF THE NE COR. OF THE NW 1/4 OF THE SE 1/4 OF SEC. 32, AND LOFTUS'S SOUTH LINE IS DESCRIBED AS BEING 800 FEET SOUTH OF THE E-W CENTER LINE OF THE NW 1/4 OF THE SE 1/4 OF SEC. 32. THAT LEAVES OVER A 4 FOOT GAP BETWEEN PROPERTIES. SEE MY 1995 SURVEY FOR LOFTUS.  
 THE INITIAL POINT IS A 5/8" IRON REBAR WHICH LIES ON THE NORTH LINE OF THE SOUTH HALF OF THE NW 1/4 OF THE SE 1/4 OF SECTION 32, T 5 N, R 29 E, W.M., UMATILLA COUNTY, OREGON, A DISTANCE OF 310.00 FEET WEST OF THE NE CORNER OF SAID SOUTH HALF.  
 DESCRIPTION: BEGINNING AT THE ABOVE DESCRIBED INITIAL POINT AND RUNNING: THENCE S 0°08'36" E PARALLEL WITH THE EAST LINE OF SAID SOUTH HALF 800.00 FEET; THENCE AT RIGHT ANGLES S 89°51'24" W 132.00 FEET; THENCE AT RIGHT ANGLES S 0°08'36" E 10 FEET; THENCE AT RIGHT ANGLES S 89°51'24" W 496.00 FEET; THENCE AT RIGHT ANGLES N 0°08'36" W 812.90 FEET TO A POINT ON THE NORTH LINE OF SAID SOUTH HALF; THENCE S 89°52'24" E ALONG SAID NORTH LINE 628.00 FEET TO THE INITIAL POINT.

REGISTERED PROFESSIONAL LAND SURVEYOR  
*G. Dennis Edwards*  
 OREGON  
 JULY 16, 1971  
 G. DENNIS EDWARDS  
 9 5 1  
 RENEWS 12/31/99

**OWNER'S DECLARATION:**

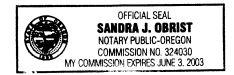
WE, THE OWNERS OF THE LAND SHOWN ON THIS PLAT, HEREBY DECLARE THAT WE HAVE CAUSED THIS PLAT TO BE PREPARED.  
 WE ACKNOWLEDGE THE 10 FOOT EASEMENT WHICH RUNS ALONG THE SOUTH SIDE AND THE 15 FOOT EASEMENT WHICH RUNS ALONG THE EAST SIDE OF OUR PROPERTY WHICH IS USED FOR UTILITIES AND ACCESS.  
 WE HEREBY DEDICATE THE 30 FOOT EASEMENT WITH A 50 FOOT CUL-DE-SAC AS SHOWN FOR A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS AND UTILITIES AND IRRIGATION LINES FOR THE BENEFIT OF ALL THREE PARCELS.  
 WE ALSO DEDICATE THE 15 FOOT EASEMENT WHICH LIES ADJACENT TO AND WEST OF THE ABOVE DESCRIBED 30 FOOT EASEMENT FOR THE USE OF EXISTING ELECTRIC LINES AND FOR OTHER UTILITIES FOR THE BENEFIT OF ALL THREE PARCELS.  
 Kenneth C. Loftus  
 Kenneth G. Loftus  
 Moonyen Loftus  
 Lela F. Loftus

STATE OF OREGON }  
 COUNTY OF UMATILLA }  
 ON THIS 3 DAY OF Nov, 1999, THE ABOVE OWNERS PERSONALLY APPEARED AND WHO BEING DULY SWORN ACKNOWLEDGED THIS INSTRUMENT TO BE THEIR FREE AND VOLUNTARY ACT AND DEED.  
*Sandra J. Obrist*  
 NOTARY PUBLIC FOR OREGON  
 MY COMMISSION EXPIRES June 3, 2003

SCALE: 1"=100'

LINE TABLE

L1	S 89°51'24" W	15.00'
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**APPROVALS:**

THIS PLAT IS HEREBY APPROVED,  
 THIS 3 DAY OF November, 1999.  
*David H. K...*  
 UMATILLA COUNTY SURVEYOR

TAXES ARE PAID IN FULL,  
 THIS 3<sup>rd</sup> DAY OF November, 1999.  
*Shirley Schull*  
 UMATILLA TAX COLLECTOR

THIS IS AN EXACT COPY  
*G. Dennis Edwards*  
 G. DENNIS EDWARDS

THIS PLAT IS HEREBY APPROVED,  
 THIS 3<sup>rd</sup> DAY OF December, 1999.  
*Di...*  
 UMATILLA COUNTY PLANNING DIRECTOR

- LEGEND:**
- MONUMENTS FOUND AS NOTED
  - SET 5/8"X30" IRON REBAR WITH PLASTIC CAP #951
  - ⊗ COMPUTED LOCATION FROM MY 1995 SURVEY FOR LOFTUS
  - (000) OF RECORD, 1995 SURVEY FOR LOFTUS
  - [000] OF RECORD DEED

PARTITION PLAT FOR KEN LOFTUS  
 IN SE 1/4, SEC. 32, T 5 N, R 29 E,  
 W.M., UMATILLA COUNTY, OREGON  
 10/8/99 JOB# S9506067-A  
 EDWARDS SURVEYING P.O. BOX 763  
 541-567-3336 HERMISTON, OREGON 97838  
 DRAWN BY NJF

STATE OF OREGON, }  
 COUNTY OF UMATILLA }  
 I certify that this instrument was received and recorded  
 ON December 3, 1999  
 at 8:40 o'clock Am, in the record of  
 PLATS of said County.  
 YEAR NUMBER Slide  
 1999 56

**OFFICE OF COUNTY RECORDS**  
 By: GEORGIA DUNAWAY Records Officer  
 Fees \$ 25.00 No. 1999-3620082