

HIGH RIDGE PROPERTY, L.L.C. 2ND PARTITION PLAT
UMATILLA CO. PARTITION PLAT 2011-28

STATE OF OREGON, }
COUNTY OF UMATILLA }
I certify that this instrument was received and recorded.

ON December 16, 2011
at 10:05 o'clock Am., in the record of
PLATS of said County.
YEAR NUMBER Slide
2011 28

OFFICE OF COUNTY RECORDS

By: JEAN HEMPHILL, Records Officer

Fees \$ 65.00 No. 2011-5860152

LINE	BEARING	DISTANCE
L22	S54°25'27"E	127.65'
L23	S42°12'47"W	820.64'
L24	S75°03'42"W	1104.76'
L25	N36°08'11"W	364.07'
L26	S78°48'11"W	61.10'
L27	S43°29'39"W	165.07'
L28	S75°03'48"W	153.58'
L29	S68°47'43"W	80.11'
L30	S68°40'58"W	142.37'
L31	N86°48'12"W	748.70'
L32	N84°03'31"W	1083.69'
L33	N70°28'17"W	1052.10'
L34	S69°52'31"E	342.77'
L35	S58°22'59"E	519.78'
L36	S55°58'07"E	406.93'
L37	S37°36'26"E	67.42'
L38	S28°40'47"E	91.37'
L39	S17°12'51"E	96.99'
L40	S07°23'28"E	80.10'
L41	S00°06'30"W	86.91'
L42	N64°28'17"W	187.07'
L43	N45°07'09"W	147.98'
L44	S33°47'45"W	575.64'
L45	S69°41'15"E	154.18'
L46	N71°55'52"E	422.35'
L47	N83°31'45"E	299.34'
L48	S85°15'42"E	433.93'
L49	N46°12'22"E	357.13'
L50	N45°12'22"E	40.16'
L51	N65°10'08"W	37.96'
L52	N56°44'45"W	117.29'
L53	N52°23'37"W	73.54'
L54	N49°26'47"W	34.91'
L55	N44°46'01"W	52.06'
L56	N30°11'07"W	284.80'
L57	N30°42'11"W	231.24'
L58	N37°04'10"W	341.07'
L59	N34°19'37"W	171.84'
L60	N31°59'39"W	77.26'
L61	N40°50'51"W	117.66'
L62	N49°25'11"W	126.11'
L63	N57°02'37"W	439.84'
L64	N60°31'15"W	169.01'
L65	N56°15'08"W	176.79'
L66	N50°11'52"W	317.79'
L67	N53°45'10"W	30.65'
L68	N51°34'41"W	293.08'
L69	N47°02'20"W	218.81'
L70	N43°19'48"W	209.18'
L71	N42°06'23"W	142.02'
L72	N46°19'59"W	631.53'
L73	N36°19'04"W	792.11'
L74	N35°43'08"W	168.88'
L75	N37°58'45"W	209.99'
L76	N39°35'46"W	108.67'
L77	N34°41'34"W	137.87'
L78	N21°56'36"W	121.39'
L79	N15°00'50"W	240.19'
L80	N13°19'20"W	49.52'
L81	N08°22'29"W	53.02'
L82	S30°42'19"W	74.69'
L83	S33°04'10"E	6.89'
L84	N89°39'03"W	519.68'
L85	N89°25'06"W	337.66'
L86	S85°53'06"W	120.00'
L87	S29°46'55"W	131.20'
L88	S18°46'34"W	88.45'
L89	S18°46'34"W	88.45'
L90	S18°46'34"W	88.45'
L91	S18°46'34"W	88.45'
L92	S18°46'34"W	88.45'
L93	S18°46'34"W	88.45'
L94	S18°46'34"W	88.45'
L95	S18°46'34"W	88.45'
L96	S18°46'34"W	88.45'
L97	S18°46'34"W	88.45'
L98	S18°46'34"W	88.45'
L99	S18°46'34"W	88.45'
L100	S18°46'34"W	88.45'
L101	S18°46'34"W	88.45'
L102	S18°46'34"W	88.45'
L103	S18°46'34"W	88.45'
L104	S18°46'34"W	88.45'
L105	S18°46'34"W	88.45'
L106	S18°46'34"W	88.45'
L107	S18°46'34"W	88.45'
L108	S18°46'34"W	88.45'

L110	N46°20'15"E	154.36'
L111	S50°29'22"E	28.83'
L112	S76°06'47"E	34.19'
L113	S03°57'51"E	91.02'
L114	S25°34'01"E	99.16'
L115	S14°57'43"E	20.83'
L116	N08°15'30"W	43.58'
L117	N07°02'03"E	14.33'
L118	N57°14'52"E	89.49'
L119	S32°48'20"E	46.20'
L120	S87°55'28"W	163.73'
L121	N32°45'08"W	62.77'
L122	S53°31'25"W	112.50'
L123	N38°56'42"W	31.99'
L124	N27°16'26"W	92.41'
L125	N27°43'00"W	66.44'
L126	N48°35'30"W	35.56'
L127	N24°55'15"W	54.30'
L128	N41°50'52"W	42.90'
L129	N43°51'16"W	65.31'
L130	N37°22'45"W	96.10'
L131	N43°22'38"W	42.44'
L132	N31°39'34"W	132.97'
L133	N26°10'46"W	48.76'
L134	N49°04'57"W	56.03'
L135	N48°33'06"W	70.04'
L136	N33°45'29"W	49.72'
L137	N22°54'57"W	51.21'
L138	N37°31'21"W	88.75'
L139	N38°00'24"W	112.65'
L140	N38°30'43"W	95.83'
L141	N26°10'59"W	71.91'
L142	N13°48'17"W	46.79'
L143	N32°14'58"W	48.87'
L144	S76°47'24"W	50.52'
L145	S65°02'48"W	79.44'
L146	N78°20'46"W	47.93'
L147	N40°40'31"W	70.85'
L148	N31°04'03"W	102.86'
L149	N27°57'15"W	113.00'
L150	N33°03'08"W	83.58'
L151	N25°49'44"W	102.53'
L152	N34°29'49"W	114.13'
L153	N29°04'55"W	208.55'
L154	N25°36'34"W	118.29'
L155	N15°12'22"W	150.50'
L156	N24°04'04"W	40.43'
L157	S83°03'01"W	27.24'
L158	S36°14'18"W	70.29'
L159	S19°30'37"W	403.99'
L160	S54°41'22"W	50.40'
L161	S86°57'44"W	36.65'
L162	N64°32'26"W	48.92'
L163	N46°57'24"W	49.53'
L164	N54°08'09"W	71.52'
L165	N25°57'12"W	18.43'
L166	N00°57'43"E	80.89'
L167	N19°46'49"E	114.70'
L168	N07°50'11"E	44.03'
L169	N14°21'21"W	28.00'
L170	N45°49'13"W	121.96'
L171	N38°45'17"W	100.28'
L172	N46°15'33"W	57.83'
L173	N72°36'38"W	69.26'
L174	N23°53'48"W	33.41'
L175	N20°51'33"W	61.30'
L176	N42°30'43"E	317.30'
L177	N51°03'53"W	110.65'
L178	S54°36'41"W	422.37'
L179	N22°23'56"W	423.04'
L180	N53°08'06"E	255.96'
L181	N29°31'53"W	149.88'
L182	N33°02'24"W	225.42'
L183	N35°35'22"W	403.99'
L184	S88°15'38"W	431.41'
L185	N32°48'20"W	442.70'
L186	N21°59'08"W	135.30'
L187	N42°19'08"W	73.90'
L220	N86°55'27"E	1186.05'
L221	N40°53'28"E	73.38'
L222	N27°54'44"E	79.95'
L223	N15°40'43"E	77.71'
L224	N07°55'19"E	152.29'
L225	N02°16'33"E	197.20'
L226	N09°27'08"W	386.74'
L227	S61°41'57"W	86.42'
L228	N75°31'47"W	53.65'
L229	N45°33'23"W	94.37'
L230	N33°03'22"W	318.70'
L231	S89°37'11"W	118.67'
L232	N74°24'06"W	299.21'

L233	N85°38'18"W	222.63'
L234	N55°38'04"W	506.14'
L235	S78°12'43"W	92.91'
L236	N00°16'17"E	234.21'
L237	S00°35'07"E	136.91'
L238	S89°37'11"W	1327.71'
L239	S89°37'11"W	290.58'
L240	N39°18'24"W	304.58'
L241	N15°56'43"W	167.13'
L242	N42°54'17"W	443.99'
L243	N75°11'10"W	180.41'
L244	N02°04'05"E	147.15'
L245	N14°02'39"E	86.67'
L246	N52°39'20"W	125.15'
L247	N31°13'45"W	207.62'
L248	N44°24'40"W	118.09'
L249	N44°24'40"W	43.76'
L250	N32°01'16"W	98.99'
L251	N21°35'14"W	227.06'
L252	N35°49'18"W	175.06'
L253	N44°36'17"W	126.96'
L254	N55°59'58"W	126.76'
L255	N61°35'15"W	54.46'
L256	N50°46'36"W	158.38'
L257	N31°02'27"W	223.91'
L258	N20°46'38"W	214.27'
L259	N36°02'57"W	63.74'
L260	N47°04'49"W	113.44'
L261	N24°39'46"W	162.95'
L262	N19°46'09"W	112.40'
L263	N31°57'00"W	161.80'
L264	N00°00'00"W	68.89'
L265	N48°48'13"W	420.54'
L266	N28°52'21"W	128.57'
L267	N03°37'58"E	66.42'
L268	N35°24'44"W	223.35'
L269	N89°37'23"W	159.94'
L270	N85°24'43"W	171.01'
L271	N27°36'45"W	74.83'
L272	N17°36'45"W	139.10'
L273	N07°15'48"W	108.19'
L274	N53°27'46"W	217.39'
L275	N69°29'31"W	147.17'
L276	N84°22'57"W	128.99'
L277	N38°28'41"W	162.52'
L278	N20°02'14"W	95.20'
L284	S32°40'53"E	81.97'
L286	N60°15'19"W	84.83'
L287	N04°05'08"W	103.38'
L288	N25°04'03"W	72.02'
L289	N48°11'27"W	238.76'
L290	N31°31'20"W	185.15'
L291	N05°54'59"E	204.16'
L292	N19°02'37"W	272.50'
L293	N01°23'50"W	156.89'
L294	N09°51'57"W	367.08'
L295	N01°29'14"W	246.06'
L296	N04°41'19"W	229.66'
L297	N32°20'51"W	223.34'
L298	N68°37'46"W	155.34'
L299	N05°42'38"E	86.34'
L300	N18°49'35"W	197.74'
L301	N27°33'36"W	138.93'
L302	N03°46'32"W	149.58'
L303	N14°39'42"W	135.03'
L304	N18°55'29"W	232.71'
L305	N09°02'22"E	140.11'
L306	N02°13'38"E	375.24'

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	8670.51'	630.73'	630.59'	S38°50'56"E	04°10'05"
C2	8670.51'	1324.50'	1323.21'	N36°33'24"W	08°45'09"
C3	8670.51'	693.77'	693.58'	N34°28'22"W	04°35'04"
C4	6418.32'	898.31'	897.67'	N30°50'43"W	07°39'04"
C5	3051.65'	773.29'	771.92'	N34°09'29"W	13°05'54"
C6	820.00'	187.46'	187.05'	N82°50'12"E	13°05'54"
C7	420.00'	91.99'	91.81'	N84°48'22"W	12°32'57"
C8	1936.26'	203.21'	203.12'	S31°26'37"W	06°00'47"
C9	1713.60'	218.82'	218.67'	S30°46'41"W	07°18'59"
C10	523.15'	444.12'	430.90'	S01°33'51"E	48°38'26"
C11	2569.64'	445.83'	445.27'	S25°55'52"E	09°56'27"
C12	2334.86'	435.97'	435.33'	S40°24'19"E	10°41'54"
C13	588.35'	423.92'	414.80'	S14°50'48"W	41°16'57"
C14	662.82'	171.85'	171.37'	N42°16'21"W	14°51'18"

LEGEND

- PROPOSED NEW PARCEL BOUNDARY
- PLASTIC 5/8"x30" REBAR WITH PLASTIC YELLOW CAP STAMPED "USKH-OR-2360"
- EASEMENT BOUNDARY
- - - SECTION SUBDIVISION LINE
- - - EXISTING PARCEL LINE
- x - x - FENCE
- - - RIGHT OF WAY LINE
- - - EXISTING ROAD CENTER LINE
- ⊕ FOUND MONUMENT AS NOTED
- ⊕ CALCULATED POSITION NOTING FOUND OR SET.
- () RECORDED DIMENSION AS NOTED
- ⊙ FD. 5/8"x30" IRON REBAR WITH PLASTIC YELLOW CAP STAMPED "USKH-OR-2360" PER PERKINS-NORTH SLOPE B.L.A. (COUNTY SURVEY 08-161-B)
- ⊙ FD. 5/8"x30" IRON REBAR WITH PLASTIC YELLOW CAP STAMPED "USKH-OR-2360" PER HIGH RIDGE-NORTH SLOPE B.L.A. 08-164-B.
- ⊙ FD. A 5/8" x 30" IRON REBAR WITH A YELLOW PLASTIC CAP STAMPED "USKH INC. 2360 OR" PER SURVEY 06-206-C.
- ⊙ FD. A 5/8" x 30" IRON REBAR WITH A YELLOW PLASTIC CAP STAMPED "USKH-OR-2360" PER SURVEY 09-035-C.
- ⊙ FD. 5/8"x30" IRON REBAR WITH PLASTIC YELLOW CAP STAMPED "USKH-OR-2360" SET PER SURVEY 09-092-B
- ⊙ REBAR AND YELLOW CAP ESTABLISHED BY PARTITION PLAT 2010-09.
- ⊙ 5/8" REBAR AND YELLOW CAP "USKH-OR-2360" PER PARTITION PLAT 2010-27

LEGAL DESCRIPTION FOR TAX LOT 813

PARCEL 3 OF SEVEN HILLS PROPERTY, L.L.C. PARTITION PLAT, FILED AS UMATILLA COUNTY PARTITION PLAT 2010-27, RECORDED IN REEL 573 AT PAGE 073 AS INSTRUMENT NO. 2010-57300073, RECORDS OF THE UMATILLA COUNTY, OREGON. RECORDER, SUBJECT TO EASEMENTS AND RESERVATIONS OF RECORD.

SURVEYOR'S CERTIFICATE AND NARRATIVE

I HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MONUMENTED THE BOUNDARIES OF PARCELS ONE AND TWO OF THIS PARTITION PLAT OF PARCEL 3 OF PARTITION PLAT 2010-27. THIS SURVEY WAS PERFORMED AS A REAL TIME KINEMATIC SURVEY USING TOPCON DUAL FREQUENCY G.P.S. RECEIVERS HAVING A PRECISION OF ONE CENTIMETER PLUS ONE PART PER MILLION TIMES BASE LENGTH.

PAUL W.P. TOMKINS, P.L.S. 2360

LINE	BEARING	DISTANCE
L307	S89°37'11"W	549.81'
L308	S29°38'07"W	102.90'
L309	S18°26'06"W	316.94'
L310	S02°20'14"W	153.60'
L311	S44°59'59"W	75.30'
L312	S15°29'20"E	94.22'
L313	S31°53'29"E	142.11'
L314	S04°28'36"E	199.42'
L315	S23°50'20"W	275

HIGH RIDGE PROPERTY, L.L.C. 2ND PARTITION PLAT
UMATILLA CO. PARTITION PLAT 2011-28

APPROVALS
APPROVED THIS 16th DAY OF December
2011, IN ACCORDANCE WITH UMATILLA COUNTY
DEVELOPMENT CODE.

Leslie M. Muehlert
UMATILLA COUNTY PLANNING DIRECTOR

APPROVED THIS 15 DAY OF Dec.
2011, IN ACCORDANCE WITH THE UMATILLA
COUNTY DEVELOPMENT CODE.

David H. K. K.
UMATILLA COUNTY SURVEYOR

TAX COLLECTOR'S CERTIFICATE
I HEREBY CERTIFY THAT ALL TAXES FOR THE YEAR
2011/2012 AGAINST THE PROPERTY SHOWN
HEREIN HAVE BEEN PAID.

Bertina Smight by Kristen Hammond
UMATILLA COUNTY TAX COLLECTOR DATE 12/15/11

THIS IS A TRUE AND EXACT COPY OF THE ORIGINAL
PLAT.

HM

OWNERS' DECLARATION
KNOW ALL MEN BY THESE PRESENTS THAT I, NORM MCKIBBEN,
MANAGING PARTNER FOR HIGH RIDGE PROPERTY, L.L.C., OWNER,
HAVE CAUSED THESE LANDS TO BE SURVEYED AND SUBDIVIDED AS
SHOWN, AND DO HEREBY DEDICATE THE PARTITION PLAT TO
UMATILLA COUNTY, OREGON.

Norm Mckibben, Managing Partner
NORM MCKIBBEN, MANAGING PARTNER FOR HIGH RIDGE PROPERTY,
L.L.C. DATE 12/13/2011

ACKNOWLEDEMENT

STATE OF WASHINGTON
COUNTY OF WALLA WALLA

BEFORE ME THIS 13th DAY OF December, 2011 APPEARED
NORM MCKIBBEN, MANAGING PARTNER FOR HIGH RIDGE PROPERTY,
LLC, TO ME PERSONALLY KNOWN, WHO ACKNOWLEDGED THE
FOREGOING PARTITIONING OF LAND TO BE A FREE AND
VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND OFFICIAL SEAL THIS 13th DAY OF
December, 2011.

MY COMMISSION EXPIRES June 4, 2012.
Paul W.P. Tomkins
NOTARY PUBLIC FOR THE STATE OF WASHINGTON, RESIDING IN
UMATILLA, OR



STATE OF OREGON,
COUNTY OF UMATILLA }
I certify that this instrument was received and
recorded

ON December 16, 2011
at 10:05 o'clock Am., in the record of
PLATS of said County.
YEAR NUMBER Side
2011 28

OFFICE OF COUNTY RECORDS

By: ...JEAN HEMPHILL...Records Officer

Fees \$ 65.00 No. 2011-5860152

USKH
SHARED VISION. UNIFIED APPROACH.
Architecture • Engineering
Land Surveying • Planning
Environmental Services

5 North Colville
Walla Walla, WA 99362
(509) 522-4843

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Paul W.P. Tomkins

OREGON
JULY 26, 1988
PAUL W.P. TOMKINS
2380

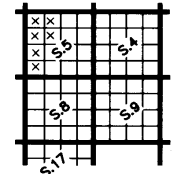
renewed 6/30/12

Date Stamped: 12/14/11

A REPLAT OF PARCEL 3, PART
PLAT 2010-27 OF MAP 5N 35,
BEING LOCATED IN THE NE
1/4, NW 1/4, THE NW 1/4,
NW 1/4, THE SE 1/4, NW
1/4, THE SW 1/4, NW 1/4,
THE NW 1/4, SW 1/4, AND
THE SW 1/4, SW 1/4, ALL IN
SEC. 5 OF T5N, R35E, W.M.,
UMATILLA CO. OR

Client
NORM MCKIBBEN
SEVEN VINEYARDS
83501 LOWER DRY CR. RD.
MILTON FREEWATER, OR

SECTION INDEX, T5N, R35E



Project Mgr.	PWPT
Drawn	PWPT
Checked	GEF
Date	10-25-2011
	1" = 500'
CAD File:	HIRIDGE PART PLAT #2 2011-09-02.DWG
Sheet Contents:	
Sheet Contents:	
Sheet No.:	3 OF 3

RECEIVED BY
U.S.K.H. W.O. Umatilla County Records
1332700

By: HM
12-15-11-R