

1994-19

PARTITION PLAT NO. 1994 -19

A PARCEL IN NE 1/4, SEC. 15, T.2.N., R. 32 E.W.M.
SCALE: 1" = 100' JUNE 1994

OWNER: DELWIN NEWSON P.O. BOX 135
PENDLETON, OR. 97801
276 - 1029

SURVEYOR: KRUMBEIN ENGINEERING LTD.
361 S.E. SECOND
PENDLETON, OR. 97801
276 - 3244

STATE OF OREGON, } ss
COUNTY OF UMATILLA. }
I, Thomas L. Groat, County Clerk, certify that
this instrument was received and recorded
on JUN 19, 1994
at 2:00 o'clock A.M. in the record
of PARTITION PLAT # said County in
Book Page
1994 19
THOMAS L. GROAT
County Clerk
By S/GEORGE A. FICHTAUGHT, Deputy
Fees \$ 15.00 No. 94-195626



SUBDIVISION CERTIFICATE AND NARRATIVE

PURPOSE OF THIS PLAT IS TO BREAK INTO THREE PARCELS A PARCEL OF LAND BELONGING TO DELWIN NEWSON.
THIS PARCEL HAD PREVIOUSLY BEEN SURVEYED IN 1983 BY THE BLUE MOUNTAIN CHRISTIAN CHURCH, C.S. NO. 83-150A. IRON REBAR MARKING THE CORNERS OF THAT SURVEY WERE RECOVERED AS SHOWN. IRON REBAR MARKING THE SOUTH LINE OF WEST VIEW ADDITION AND WEST SLOPE PARK ADDITION WERE ALSO FOUND AS NOTED ON THE PLAT.
THE LOTS WERE BROKEN OUT AS REQUESTED BY THE OWNER. NO WATER RIGHTS ARE APPLICABLE TO THIS PROPERTY.
BEARINGS ARE BASED UPON THE SURVEY FROM 1983, C.S. NO. 83-150A.

LEGAL DESCRIPTION

A PARCEL OF LAND LYING IN THE NORTHEAST QUARTER OF SECTION 15, TOWNSHIP 2 NORTH, RANGE 32 EAST, W.M. AND BEING MORE PARTICULARLY DESCRIBED AS:
COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION; THENCE SOUTH 89°12'10" WEST ALONG THE NORTH LINE OF SAID SECTION 15 A DISTANCE OF 1299.06 FEET TO THE TRUE POINT OF BEGINNING FOR THIS DESCRIPTION;
THENCE SOUTH 0°47'50" EAST A DISTANCE OF 440.00 FEET; THENCE SOUTH 89°12'10" WEST A DISTANCE OF 117.54 FEET; THENCE NORTH 50°31'34" WEST A DISTANCE OF 385.48 FEET TO A POINT ON THE EAST LINE OF THAT TRACT OF LAND CONVEYED TO LORAN R. AND HAZEL M. MURPHY IN BOOK 226, PAGE 318 OF THE UMATILLA COUNTY DEED RECORDS; THENCE NORTH 39°28'28" EAST ALONG SAID EAST LINE OF THE MURPHY TRACT A DISTANCE OF 250.09 FEET TO A POINT ON THE SAID NORTH LINE OF SECTION 15, SAID LINE ALSO BEING THE SOUTH LINE OF BLOCK TWO OF WEST VIEW AND WEST SLOPE PARK ADDITIONS; THENCE NORTH 89°12'10" EAST ALONG SAID NORTH LINE A DISTANCE OF 250.00 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS AND UTILITIES OVER A STRIP OF LAND 20 FEET IN WIDTH THE NORTHERLY LINE OF WHICH IS DESCRIBED AS: BEGINNING AT THE INTERSECTION OF THE SAID NORTH LINE OF SECTION 15 AND THE CENTERLINE OF SW NYE AVENUE, THENCE SOUTH 18°49'45" WEST A DISTANCE OF 138.01 FEET; THENCE SOUTH 89°12'10" WEST A DISTANCE OF 552.72 FEET TO A POINT ON THE EAST LINE OF THE ABOVE DESCRIBED PARCEL, SAID POINT BEING THE TERMINUS POINT FOR THIS DESCRIPTION.

ALSO BEING SUBJECT TO A 20' WIDE EASEMENT FOR THE INSTALLATION AND MAINTENANCE OF A WATER LINE GRANTED TO THE CITY OF PENDLETON OVER THE NORTH AND WEST SIDES OF THE ABOVE DESCRIBED PARCEL.

ALL BEING IN THE CITY OF PENDLETON, UMATILLA COUNTY, OREGON.
AREA = 2.96 ACRES

CONSENT TO PARTITION AND EASEMENT DEDICATION

I, DELWIN NEWSON, DO HEREBY ACKNOWLEDGE THAT I HAVE CAUSED THIS PARTITION PLAT TO BE PREPARED AND THIS LAND PARTITIONED IN ACCORDANCE WITH THE CURRENT CITY OF PENDLETON AND STATE OF OREGON STATUTES. I ALSO DEDICATE TO THE USE OF THE PUBLIC THE NEW ACCESS AND UTILITY EASEMENTS SHOWN ON THIS PLAT.

Delwin Newson
DELWIN NEWSON 6-15-94
DATE

STATE OF OREGON
COUNTY OF UMATILLA

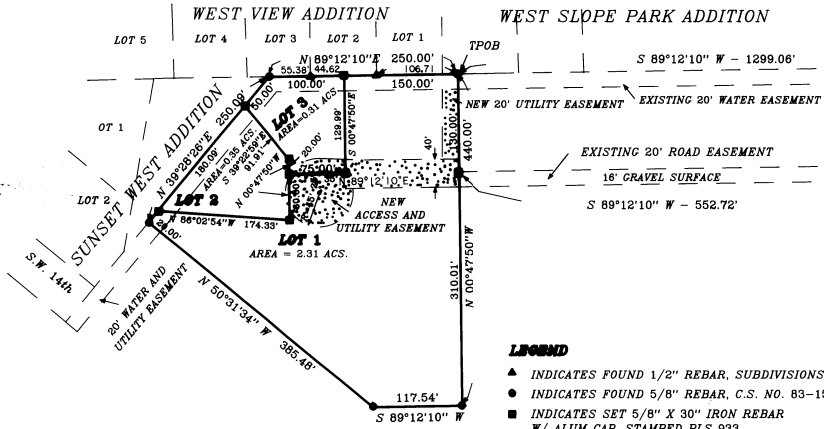
SUBSCRIBED AND SWORN TO BEFORE ME THIS 15th DAY OF JUNE 1994.

NOTARY PUBLIC FOR OREGON *Pamela L. Mcknight*
MY COMMISSION EXPIRES *7/10/97*

CITY OF PENDLETON
THIS PARTITION PLAT IS HEREBY APPROVED June 15, 1994

Carl H. Ste...
CITY SURVEYOR

Michael A. Hise
PLANNING DIRECTOR



- LEGEND**
- ▲ INDICATES FOUND 1/2" REBAR, SUBDIVISIONS
 - INDICATES FOUND 5/8" REBAR, C.S. NO. 83-150A
 - INDICATES SET 5/8" X 30" IRON REBAR W/ ALUM CAP, STAMPED PLS 933
 - DENOTES NEW PUBLIC ACCESS AND UTILITY EASEMENTS. TREES AND STRUCTURES ARE NOT ALLOWED ON UTILITY EASEMENTS

UMATILLA COUNTY TAX COLLECTOR
TAXES ARE PAID IN FULL 16th DAY OF JUNE 1994
Prinda Schultz
UMATILLA COUNTY TAX COLLECTOR

THIS IS A TRUE AND EXACT COPY
David H. Krumbain