

PARTITION PLAT NO. 2012-15

A REPLAT OF PARCEL 3, PARTITION PLAT 2011-13 LOCATED IN THE S.E. 1/4 N.E. 1/4 OF SECTION 36, TWP. 5 NORTH, RNG. 28 EAST OF THE W.M., UMATILLA COUNTY, OREGON.

CLIENT: BRADY & JOSEPH RETTKOWSKI 30178 KING LANE HERMISTON, OR 97838

SURVEYOR'S NARRATIVE

THIS SURVEY WAS PERFORMED AT THE REQUEST OF BRADY A. RETTKOWSKI AND JOSEPH A. RETTKOWSKI TO PARTITION PARCEL 3 OF PARTITION PLAT 2011-13 LOCATED IN THE SOUTH 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 36 TOWNSHIP 5 NORTH, RANGE 28, EAST OF THE WILLAMETTE MERIDIAN, UMATILLA COUNTY, OREGON.

THE INTENT IS TO CREATE PARCEL 1 AND PARCEL 2 AT +/- 2.00 ACRES AS SHOWN UPON THE FACE OF THIS PARTITION PLAT AND THE REMAINDER OF THE ACREAGE BEING PARCEL 3.

I RECOVERED ALL OF THE SET CORNERS FOR PARCEL 3 OF PARTITION PLAT 2011-13 THAT I PERFORMED FOR BRADY A. RETTKOWSKI AND JOSEPH A. RETTKOWSKI IN 2011.

THE BASIS OF BEARING FOR THIS SURVEY IS THE FOUND NORTHEAST CORNER OF PARCEL 1 OF PARTITION PLAT 2011-13 AND THE FOUND NORTHWEST CORNER OF PARCEL 1 OF PARTITION PLAT 2011-13.

THIS SURVEY WAS ACCOMPLISHED UTILIZING THE TRIMBLE RB GNSS SYSTEM. THE NORTHWEST PROPERTY CORNER OF PARCEL 1 OF PARTITION PLAT 2011-13 WAS OCCUPIED WITH THE BASE UNIT AND SELECTED OTHER CORNERS WERE THEN STAKED OUT TO VERIFY THEIR POSITIONS. EACH CORNER WAS THEN LOCATED OR SET ON A 15 SECOND EPOCH WITH A FIXED SOLUTION.

OWNER'S DECLARATION-ACKNOWLEDGEMENT

WE, BRADY A. RETTKOWSKI AND JOSEPH A. RETTKOWSKI, OWNERS OF THE LANDS SHOWN ON THIS PLAT AND MORE PARTICULARLY DESCRIBED IN THE ACCOMPANYING LEGAL DESCRIPTION, HAVE CAUSED THE SAME TO BE SURVEYED AND PARTITIONED INTO PARCELS AS SHOWN ON THIS PLAT IN ACCORDANCE WITH O.R.S. CHAPTER 92, AS REVISED, AND DO HEREBY DEDICATE EXCLUSIVELY TO PARCELS 1, 2 & 3 FOREVER THE 60 FOOT EASEMENT FOR INGRESS AND EGRESS.

BRADY A. RETTKOWSKI JOSEPH A. RETTKOWSKI

ON THIS 30 DAY OF JUNE, 2012, THE ABOVE INDIVIDUALS APPEARED PERSONALLY BEFORE ME AND ARE KNOWN TO ME TO BE THE IDENTICAL INDIVIDUALS WHO EXECUTED THIS PLAT AND ACKNOWLEDGED THAT THEY DID SO FREELY AND VOLUNTARILY BEFORE ME. MIKE MARVIN NUNEE NOTARY PUBLIC FOR OREGON

PRINTED NAME MIKE MARVIN NUNEE COMMISSION NO. 438796 MY COMMISSION EXPIRES APRIL 27, 2013

LEGEND

- FND: 2 1/2" BRASS CAP AS NOTED
SET: 5/8" X 30" IRON REBAR WITH A YELLOW PLASTIC CAP STAMPED "PLS LS 48509"
FND: 5/8" X 30" IRON REBAR WITH A YELLOW PLASTIC CAP STAMPED "PLS LS 48509"
FND: ANGLE IRON WITH STAMPED "LS 1425"
FND: 5/8" IRON REBAR WITH A YELLOW PLASTIC CAP STAMPED "GBW 02817LS"
FND: 5/8" IRON REBAR
COMPUTED
PROPERTY BOUNDARIES
M-LINE CANAL
60' EASEMENT
SUN RIDGE LANE

REGISTERED PROFESSIONAL LAND SURVEYOR

OREGON JULY 13, 1999 BRIT L. PRIMM 48509

EXPIRATION DATE: 12/31/12

DATE 27 JUN 12

I CERTIFY THAT THIS IS A TRUE AND EXACT COPY OF THE ORIGINAL PLAT AS FILED IN UMATILLA COUNTY, OREGON.

BRIT L. PRIMM

SURVEYOR'S CERTIFICATION

I, BRIT L. PRIMM, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS A SURVEY CONDUCTED UNDER MY DIRECT SUPERVISION IN MARCH 2012, IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING LAW, AS ESTABLISHED BY ORS CHAPTER 92. AND HAVE SET THE PROPER MONUMENTS.

SURVEYS

- PRIMM (PARTITION PLAT 2011-13)
TELEK (SURVEY NO. S-21-B)
KRUMBEIN (SURVEY NO. 88-28-B)
ROGERS (SURVEY NO. 2002-4240394) (PARTITION PLAT 2002-39)
EDWARDS (SURVEY NO. R-32-A)
EDWARDS (SURVEY NO. 04-46-B)

RECORD LEGAL DESCRIPTION

PARCEL 3 OF PARTITION PLAT 2011-13.

NOTES

- [ ] RECORD AS PER PARTITION PLAT 2011-13
( ) RECORD AS PER PARTITION PLAT 2002-39
(C) CALCULATED

DEEDS

INSTRUMENT NO. 534-0286

RECEIVED BY

Umatilla County Surveyor Date: 7/31/2012 Rec'd By: A. Rea No.: 12-105-B

AREA NOTE

THE AREA AS SHOWN FOR PARCEL 3 IS TO THE CENTERLINE OF THE CANAL AND NOT THE EASEMENT LINES TO THE EAST AND WEST. THE PROPERTY CORNERS ARE SET AT THE 20' AND 30' EASEMENT LINES OF THE CANAL.

AREA DATA

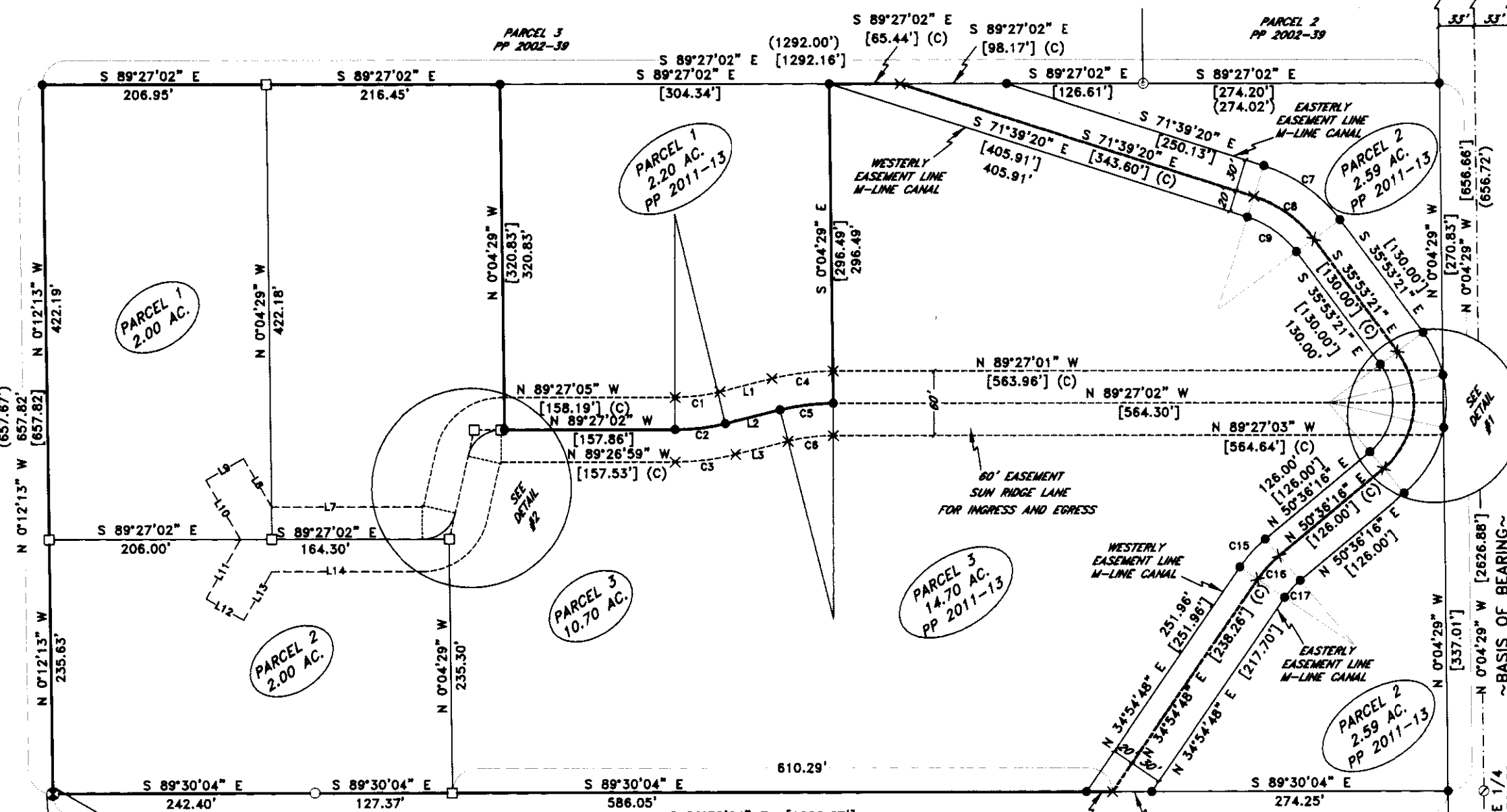
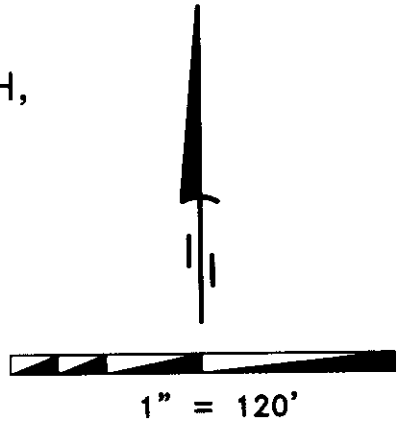
Table with columns: DESC., SQ. FT., ACRES. Rows include PARENT, PARCEL 1, PARCEL 2, PARCEL 3, CANAL, ENCROACH., and 60' EASE.

CURVE DATA

Table with columns: CURVE #, DELTA, RAD, TAN, LC, LC BNG. Rows C1 through C23.

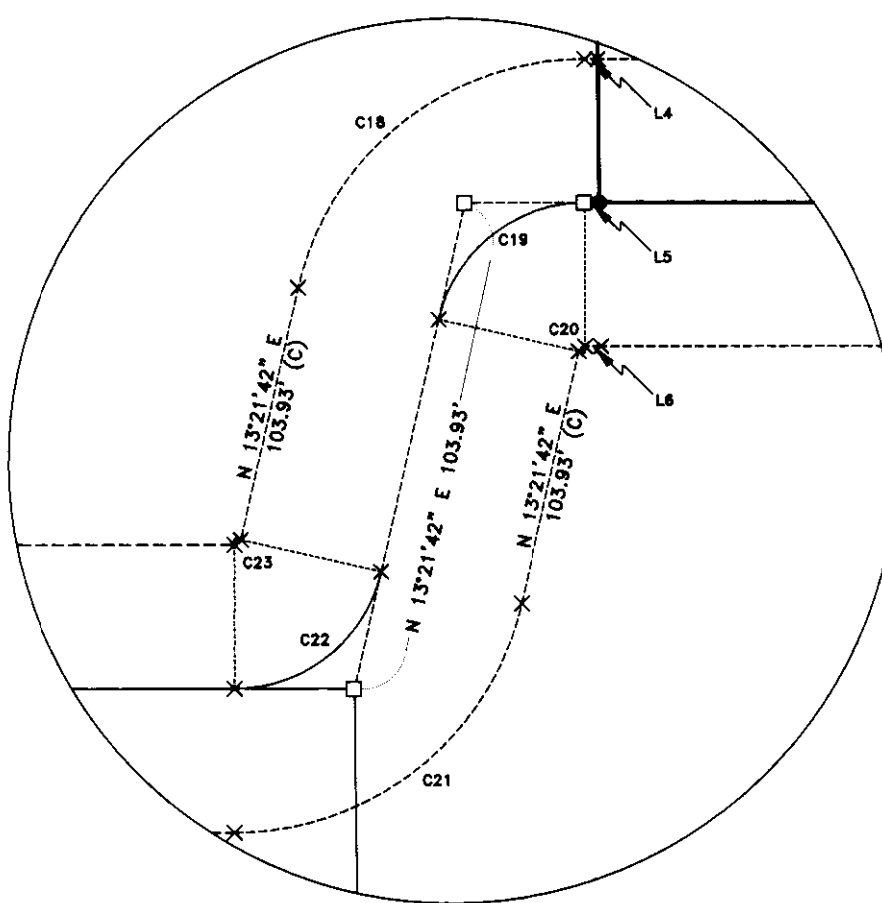
LINE DATA

Table with columns: LINE #, BEARING, H. DIST. Rows L1 through L14.



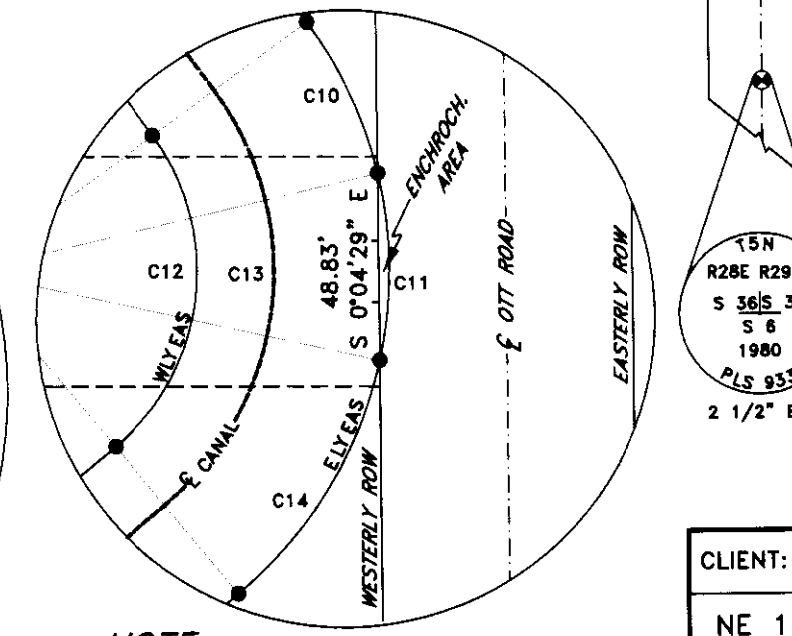
DETAIL #2

1" = 40'



DETAIL #1

1" = 50'



NOTE

BASED ON ACTUAL FIELD TIES FOR THE CENTERLINE OF THE M-LINE CANAL AND THE FOUND SECTION LINE MONUMENTS IT APPEARS THAT THE EASTERLY EASEMENT LINE OF THE CANAL FALLS WITHIN THE RIGHT OF WAY OF OTT ROAD AS SHOWN IN THE DETAIL.

APPROVALS

UMATILLA COUNTY SURVEYOR:

I DO HEREBY CERTIFY THAT I HAVE EXAMINED THE ACCOMPANYING PLAT, THAT IT COMPLIES WITH THE LAWS OF THE STATE OF OREGON WITH REFERENCE TO FILING AND RECORDING OF SUCH PLATS AND I THEREFORE APPROVE SAID PLAT.

David H. Kline UMATILLA COUNTY SURVEYOR

DATED THIS 19 DAY OF July 2012

HERMISTON IRRIGATION DISTRICT:

THIS IS TO CERTIFY THAT I HAVE REVIEWED THIS PLAT AND IT IS APPROVED FOR FILING AND RECORDING BY MY AUTHORITY.

Jeremy Baker MANAGER

DATED THIS 5th DAY OF July, 2012

UMATILLA COUNTY PLANNING COMMISSION:

I HAVE EXAMINED THE ACCOMPANYING PLAT AND DO HEREBY CERTIFY THAT IT COMPLIES WITH ALL REQUIREMENTS OF THE ORDINANCES AS ESTABLISHED BY UMATILLA COUNTY AND I THEREFORE APPROVE SAID PLAT FOR FILING.

Teri Mallett DIRECTOR UMATILLA PLANNING COMMISSION

DATED THIS 25th DAY OF July, 2012

UMATILLA COUNTY TAX COLLECTOR:

I DO HEREBY CERTIFY THAT I HAVE EXAMINED THE TAX RECORDS RELATIVE TO THE LANDS COVERED BY THE ACCOMPANYING PLAT AND THAT ALL MONIES DUE FOR STATE AND COUNTY TAXES AND ASSESSMENTS THAT COULD CONSTITUTE A LIEN ON SAID LANDS HAVE BEEN PAID, AND I HEREBY APPROVE SAID PLAT.

Kristen Hancock by Britanna Emig TAX COLLECTOR

DATED THIS 19 DAY OF July 2012

UMATILLA COUNTY CLERK:

STATE OF OREGON, COUNTY OF UMATILLA

I certify that this instrument was received and recorded

ON July 25, 2012 at 11:45 o'clock Am., in the record of PLATS of said County. YEAR 2012 NUMBER 15 Slide

OFFICE OF COUNTY RECORDS

By: JEAN HEMPHILL, Records Officer

Fees \$ 73.00 No. 2012-5940245

PRIMM LAND SURVEYING INC

Logo and contact information for Primm Land Surveying Inc, including address, phone, and website.

CLIENT: BRADY & JOSEPH RETTKOWSKI

NE 1/4 OF SEC 36, TWP. 5 N., RNG. 28E., W.M.

PROJECT: LAND PARTITION SURVEY OF PARCEL 3 OF PARTITION PLAT 2011-13 LOCATED IN SEC. 36, TWP 5 N, RNG 28, E, OF THE W.M. UMATILLA COUNTY, OREGON. JOB#: 1202001 DATE: 2 MAR 12 FB/PG: 25-46 SHEET: 1 OF 1 DRAWN BY: BLP APPROVED: BLP