

MONTEE ADDITION TO THE CITY OF PENDLETON, OREGON
 IN SECTION 16 TOWNSHIP 2N RANGE 32 E.W.M.
 UMATILLA COUNTY OREGON

Plat
 Book 387 Page 8

Protective Conveyance Plat
 Book 222 Page 602

SE Corner of SW 1/4 of
 Sec. 16 Twp. 2N R. 32 E.W.M.
 Marked with iron pipe

SCALE 1" = 150' OCTOBER 1954

WALL & TENNESON ENGRS.

NE Corner of SW 1/4 of
 Sec. 16 Twp. 2N R. 32 E.W.M.
 Marked with Stone



<p>Curve No. # 1</p> <p>R=256.50 T_s=116.80 L=219.21 LC=212.60 Δ=48°58' D=22.33754°</p> <p>R=286.50 T_s=130.47 L=244.85 LC=237.47 Δ=48°58' D=19.998534°</p> <p>R=316.50 T_s=144.13 L=270.49 LC=262.33 Δ=48°58' D=18.102938°</p>	<p>Curve No. # 2</p> <p>R=370.00 T_s=156.18 L=239.19 LC=254.79 Δ=144°30'30" D=15.485351°</p> <p>R=400.00 T_s=171.04 L=263.56 LC=296.99 Δ=148°20' D=14.32395°</p> <p>R=430.00 T_s=186.00 L=292.87 LC=339.41 Δ=144°32'10" D=13.324605°</p>	<p>Curve No. # 3</p> <p>R=180.00 T_s=82.74 L=121.35 Δ=90°00' D=31.831°</p> <p>R=210.00 T_s=100.44 L=161.50 Δ=90°00' D=27.283114°</p> <p>R=240.00 T_s=118.66 L=191.99 Δ=90°00' D=23.87325°</p>	<p>Curve No. # 4</p> <p>R=370.00 T_s=156.82 L=239.19 LC=254.79 Δ=17°27'36" D=15.485351°</p> <p>R=400.00 T_s=171.04 L=263.56 LC=296.99 Δ=23°08' D=14.32395°</p> <p>R=430.00 T_s=186.00 L=292.87 LC=339.41 Δ=18°55'16" D=13.324605°</p>	<p>Curve No. # 5</p> <p>R=256.48 T_s=102.21 L=172.75 LC=151.35 Δ=20°10' D=22.339286°</p> <p>R=286.48 T_s=116.80 L=191.35 Δ=20°10' D=19.99993°</p> <p>R=316.48 T_s=130.47 L=210.44 LC=212.60 Δ=20°10' D=18.104082°</p>	<p>Curve No. # 6</p> <p>R=20.00 T_s=31.42 L=20.05 LC=19.84 Δ=28°43'30" D=14.32395°</p> <p>R=50.00 T_s=75.94 L=47.54 LC=47.07 Δ=26°43'30" D=81.851143°</p> <p>R=80.00 T_s=119.82 L=71.92 LC=70.71 Δ=28°43'30" D=57.2958°</p>	<p>Curve No. # 7</p> <p>R=40.00 T_s=10.24 L=20.05 LC=19.84 Δ=28°43'30" D=14.32395°</p> <p>R=70.00 T_s=25.61 L=35.09 LC=34.73 Δ=26°43'30" D=81.851143°</p> <p>R=100.00 T_s=41.46 L=50.13 LC=49.61 Δ=28°43'30" D=57.2958°</p>	<p>Curve No. # 8</p> <p>R=40.00 T_s=23.69 L=42.78 LC=40.77 Δ=61°16'30" D=14.32395°</p> <p>R=70.00 T_s=41.46 L=74.86 LC=71.34 Δ=61°16'30" D=81.851143°</p> <p>R=100.00 T_s=59.23 L=106.95 LC=101.92 Δ=61°16'30" D=57.2958°</p>
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<p>Curve No. # 9</p> <p>R=12.00 T=10.33 L=17.06 LC=15.66 Δ=81°28' D=477.465°</p>	<p>Curve No. # 10</p> <p>R=12.00 T=13.93 L=20.64 LC=18.19 Δ=98°32' D=477.465°</p>	<p>Curve No. # 11</p> <p>R=12.00 T=12.00 L=18.85 LC=16.97 Δ=90°00' D=477.465°</p>	<p>Curve No. # 12</p> <p>R=20.00 T=20.00 L=31.42 LC=28.28 Δ=90°00' D=286.479°</p>
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Legend

- △ Denotes curve data to be found in margin
- ⊙ Initial point, 2" dia., 36" long, iron pipe.
- Lot corners, 2" dia., 24" long, iron pipe.
- Black Corners, intersections, on exterior boundary points, 1" dia., 30" long, iron pipe unless otherwise noted

STATE OF OREGON,)
 COUNTY OF UMATILLA,)

This instrument was filed for record on
 DE 30 1954

at 9:58 o'clock A.M. in the record
 of Umatilla County in

Book _____ Page _____
 Jack Tolson
 Register of Conveyances

By _____ Deputy
 Fee \$ _____ No. _____



SURVEYOR'S CERTIFICATE:

I Vernon B. Tenneson, being first duly sworn, depose and say, That I am a duly registered engineer of the State of Oregon, That I have correctly surveyed and marked with legal monuments the land represented on the attached plat of the Montee Addition to the City of Pendleton, Oregon, at the initial point of said survey I drove a galvanized iron pipe 2 inches in diameter, 36 inches long, 6 inches below the surface of the ground, said initial point being located at the junction of the West right-of-way of the Oregon-Washington Highway and the North right-of-way of County Road Number 257 as it exists on the ground today, and is also located N 85°23'31"W a distance of 3775.4 feet from the S.E. corner of the S.W. quarter of Sec. 16, Twn 2 N, R 32 E.W.M. Umatilla County Oregon, the property platted is described as follows: Beginning at the aforesaid initial point, thence along the Westerly right-of-way of the Oregon-Washington Highway N 8°29'W a distance of 796.91 feet; thence on a chord of a curve to the right with a radius of 746.20 feet, N 6°46'56"E a distance of 392.95 feet; thence N 84°51'W a distance of 367.77 feet; thence S 5°03'W a distance of 25.00 feet; thence N 84°57'W a distance of 13.00 feet; thence N 5°03'E a distance of 25.00 feet; thence N 84°57'W a distance of 42.10 feet; thence N 7°27'30"W a distance of 447.30 feet; thence S 83°59'30"E a distance of 189.62 feet; thence S 50°33'45"E a distance of 179.34 feet; thence N 40°14'30"E a distance of 920.45 feet; thence N 0°09'30"W a distance of 361.22 feet along the North-South center line to the N.E. corner of the S.W. quarter of Sec. 16, Twn 2 N, R 32 E.W.M., thence N 89°55'30"W a distance of 50.00 feet; thence S 0°09'30"E a distance of 343.08 feet; thence S 40°14'30"W a distance of 852.78 feet; thence N 50°33'45"W a distance of 89.90 feet; thence N 4°0'W a distance of 59.34 feet; thence N 24°29'W a distance of 200.20 feet; thence N 39°39'W a distance of 299.50 feet; thence N 6°18'W a distance of 216.90 feet; thence N 89°55'30"W a distance of 746.84 feet; thence S 3°27'30"W a distance of 631.33 feet; thence S 26°08'10"E a distance of 477.77 feet; thence S 36°07"E a distance of 230.27 feet; thence S 9°25'50"E a distance of 117.59 feet; thence S 23°58'20"W a distance of 227.85 feet; thence S 11°31'40"W a distance of 359.31 feet; thence S 5°42'10"E a distance of 321.45 feet; thence S 54°27'40"E a distance of 173.88 feet; thence S 89°57'E a distance of 60.79 feet; thence N 57°11'40"E a distance of 28.57 feet; thence N 75°40'37"E a distance of 16.52 feet; thence S 79°37'38"E a distance of 28.46 feet; thence S 74°22'10"E a distance of 53.98 feet; thence S 89°57'E a distance of 832.62 feet to the point of beginning for this description.



Vernon B. Tenneson

Vernon B. Tenneson

Subscribed and sworn to before me this 26th day of October, 1954.

Roxie F. Marlow
Notary Public for Oregon
My Commission Expires: Aug 21, 1955

The accompanying plat is hereby approved by resolution of the undersigned adopted on the 16th day of December, 1954 and approval duly filed.

By [Signature] (President) City Planning Commission of the City of Pendleton, Oregon
By [Signature] (Secretary)

I, DW Davis, and I, Roy Johnson, respectfully Assessor and Sheriff of Umatilla County, Oregon, and each hereby certify that we have examined the tax records relative to the land covered by the accompanying plat and that all monies due for State and County Taxes and Assessments that could now constitute a lien on said land have been paid, and we hereby approve of said plat. DATED this 21st day of Dec., 1954.

By [Signature] (Assessor)
By [Signature] (Sheriff)
By [Signature] Deputy

Approved: December 10th 1954 Checked and Approved: December 21 1954
[Signature] City Engineer [Signature] County Surveyor

DEDICATION:

Know all men by these presents, That William F. Brenner and Lorene B. Brenner, husband and wife, Harry Guderian and Lorene Guderian, husband and wife, the owners of the tract of land described in the Surveyor's Certificate, dated the 26th day of October, 1954, do hereby execute and declare the following dedication and do impose the following restrictive covenants for the purpose of establishing an Addition which shall be known as, 'Montee Addition to the City of Pendleton, Oregon,' as located in the S.W. quarter of Section 16, Township 2 N Range 32 E.W.M., Umatilla County, Oregon, to-wit:

- (1) We the owners, do hereby give, grant and dedicate all those strips of land as shown upon the accompanying map as streets, avenues, public roads, and Parks to the public, to be so used as streets, avenues, roads, highways and Parks forever.
- (2) For the protection and benefit of all owners of any lot or lots in said Addition hereafter, the owners hereby charge each and all of said lots in said Addition, as shown upon said plat, and do fix and establish the following restrictive and protective covenants to be deemed and taken a part of any deed conveying any such lot or lots hereinafter executed and delivered as fully as though set out at length therein:
 - (a) Any lot or lots in said Addition, when sold or resold hereafter, shall be used for single family residential purposes only and shall be improved by only one single family dwelling house, with optional utility room and private garage for not more than two automobiles on any single platted lot.
 - (b) Each said dwelling, when constructed, shall be used and occupied by no more than one family for residential purposes only.
- (3) An easment is dedicated by the dedicators over and across certain lots and blocks, the width and location shown upon the accompanying plat for sewers, water, electricity, light, television, gas and telephone utilities, their installation and maintenance.

IN WITNESS WHEREOF, the owners have hereunto set their hands and seals this 15th day of November, 1954.

[Signature] (Seal)
[Signature] (Seal)
[Signature] (Seal)
[Signature] (Seal)



STATE OF OREGON } ss.
County of Umatilla }

On this 15th day of November, 1954, William F. Brenner and Lorene B. Brenner, husband and wife, Harry Guderian and Lorene Guderian, husband and wife, to me known to be the individuals described in and who executed the foregoing instrument, acknowledged the foregoing instrument to be their voluntary act and deed.

[Signature]
Notary Public for Oregon
My Commission Expires: Dec. 5, 1955

This is to certify that the accompanying plat is approved for filing and "record of town plats" of Umatilla County, Oregon, by the undersigned by its order dated the 30th day of Dec., 1954, and recorded in the County Court Journal page _____.

County Court of Umatilla County, State of Oregon
By [Signature] (County Judge)
By [Signature] (County Commissioner)
By [Signature] (County Commissioner)

ATTEST:

I, Jessie M. Bell, County Clerk of Umatilla County, Oregon, do hereby certify that the above named were, on the date of said or the above specified and now are the duly qualified, elected, sworn and acting Judge and Commissioners of said County; that the above signatures are the genuine signatures thereof and that the seal hereto affixed is the seal of my office.

[Signature]
County Clerk, Umatilla County, Oregon