

ASPEN ESTATES, PHASE I

AN ADDITION TO THE CITY OF HERMISTON,
BEING A SUBDIVISION OF LOT 3, OF THE ASPENS, PHASE I.
LOCATED IN THE SE1/4 OF THE SW1/4 OF SECTION 2, T4N., R28E., W.M.,
CITY OF HERMISTON, UMATILLA COUNTY, OREGON.

LEGEND

- - SET 5/8" REBAR WITH 1 1/4" RED PLASTIC CAP MARKED "OR PLS 1106 WA PLS 17372". REBARS AT POINTS OF CURVATURE AND POINTS OF TANGENCY, STREET INTERSECTIONS AND ANGLE POINTS ON THE EXTERIOR BOUNDARY OF THE SUBDIVISION ARE 30 INCHES LONG. OTHER REBARS ARE 24 INCHES LONG.
- ⊙ - SET 5/8" BY 30" IRON REBAR WITH 2" ALUMINUM CAP MARKED "+ PLS 1106", SET FLUSH WITH PAVEMENT.
- ⊙ - FOUND 5/8" IRON REBAR WITH 2" ALUMINUM CAP MARKED "+ PLS 1106", SET FLUSH WITH PAVEMENT.
- ⊙ - FOUND 5/8" IRON REBAR WITH YELLOW PLASTIC CAP, PER PLAT OF PHEASANT RUN, PHASE FOUR OR THE PLAT OF THE ASPENS, PHASE I.
- x - INDICATES CALCULATED POINT ONLY, NOT SET OR FOUND.
- SF - INDICATES SQUARE FEET, ROUNDED TO NEAREST 5 SQUARE FEET.
- PUE - INDICATES PUBLIC UTILITY EASEMENT.
- C1 - INDICATES CURVE NUMBER, SEE CURVE TABLE.
- L1 - INDICATES LINE NUMBER, SEE LINE TABLE.
- - - - - INDICATES EXISTING PUBLIC UTILITY EASEMENT LINE, (PUE), WIDTH INDICATED.
- - - - - INDICATES NEW PUBLIC UTILITY EASEMENT LINE, (PUE), WIDTH INDICATED. ALL NEW PUBLIC UTILITY EASEMENTS ARE 15' WIDE.

SET MONUMENT NOTES

ⓐ - INDICATES WITNESS CORNER MONUMENT SET S 00°26'18" W, 1.00 FOOT FROM TRUE CORNER POINT TO AVOID FENCE. DIMENSIONS SHOWN ON THIS PLAT ARE TO THE TRUE CORNER POINT.

INITIAL POINT

NE CORNER SE1/4 SW1/4. FOUND 5/8" BY 30" REBAR WITH YELLOW PLASTIC CAP PER PARTITION PLAT NO. 2003-07 2003-07 & SURVEY NO. 98-028-C. BEARS N 00°26'18" E, 1328.34' FROM S 1/4 CORNER OF SECTION 2.

CURVE TABLE

NO	DELTA	RADIUS	LENGTH	CHORD	CHORD BRG
C1	89°59'56"	20.00	31.42	28.28	S 44°33'40" E
C2	9°33'11"	150.00	25.01	24.98	N 85°39'46" E
C3	9°33'11"	175.00	29.18	29.14	N 85°39'47" E
C4	9°33'11"	200.00	33.35	33.31	N 85°39'46" E
C5	99°33'07"	20.00	34.75	30.54	N 49°20'16" W
C6	80°26'53"	20.00	28.08	25.83	S 40°39'44" W
C7	4°33'25"	200.00	15.91	15.90	S 83°09'54" W
C8	4°59'45"	200.00	17.44	17.43	S 87°56'29" W
C9	9°33'11"	175.00	29.18	29.14	S 85°39'46" W
C10	9°33'11"	150.00	25.01	24.98	S 85°39'46" W
C11	89°59'56"	20.00	31.42	28.28	N 44°33'40" W
C12	90°00'04"	20.00	31.42	28.28	S 45°26'20" W
C13	90°00'04"	20.00	31.42	28.28	N 45°26'20" E
C14	89°59'56"	20.00	31.42	28.28	N 44°33'40" W
C15	90°00'04"	20.00	31.42	28.28	S 45°26'20" W
C16	89°59'56"	20.00	31.42	28.28	S 44°33'40" E
C17	89°51'45"	46.50	72.93	65.68	S 45°30'29" W
C18	89°51'45"	46.50	72.93	65.68	N 45°30'29" E

LINE TABLE

NO.	BEARING	DISTANCE
L1	S 89°33'38" E	45.85
L2	S 89°33'38" E	37.49
L3	N 80°53'11" E	24.96
L4	N 80°53'11" E	21.30
L5	N 80°53'11" E	15.74
L6	N 00°26'18" E	40.00
L7	N 89°33'38" W	25.00
L8	S 00°26'18" W	25.00
L9	S 00°26'18" W	25.00
L10	S 00°26'18" W	30.00
L11	N 81°14'33" W	49.30
L12	N 79°02'36" W	68.56
L13	N 78°37'02" W	75.28
L14	N 80°26'53" W	98.98
L15	N 84°59'32" W	87.68
L16	N 86°46'20" W	62.46
L17	N 86°45'20" W	82.72
L18	N 81°38'43" W	42.17
L19	N 75°29'52" W	66.34
L20	N 78°15'58" W	89.27
L21	N 79°43'40" W	117.21
L22	N 82°18'42" W	104.53
L23	N 84°02'19" W	90.33
L24	N 86°22'46" W	101.16
L25	S 89°33'38" E	30.00
L26	N 00°34'37" E	87.22
L27	S 89°33'38" E	0.85
L28	S 89°33'38" E	25.00

RECEIVED BY

Umatilla County Surveyor
Date: 6/18/2014
Rec'd By: G. Hensley
No.: 14-093-B

RECORDING INFORMATION, UMATILLA COUNTY OFFICE OF RECORDS:

STATE OF OREGON, COUNTY OF UMATILLA }
I certify that this instrument was received and recorded
ON June 12, 2014
at 3:54 o'clock Pm., in the record of PLATS of said County.
BOOK PAGE Slide
15 89

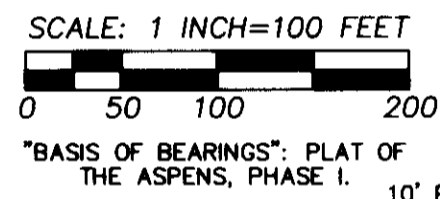
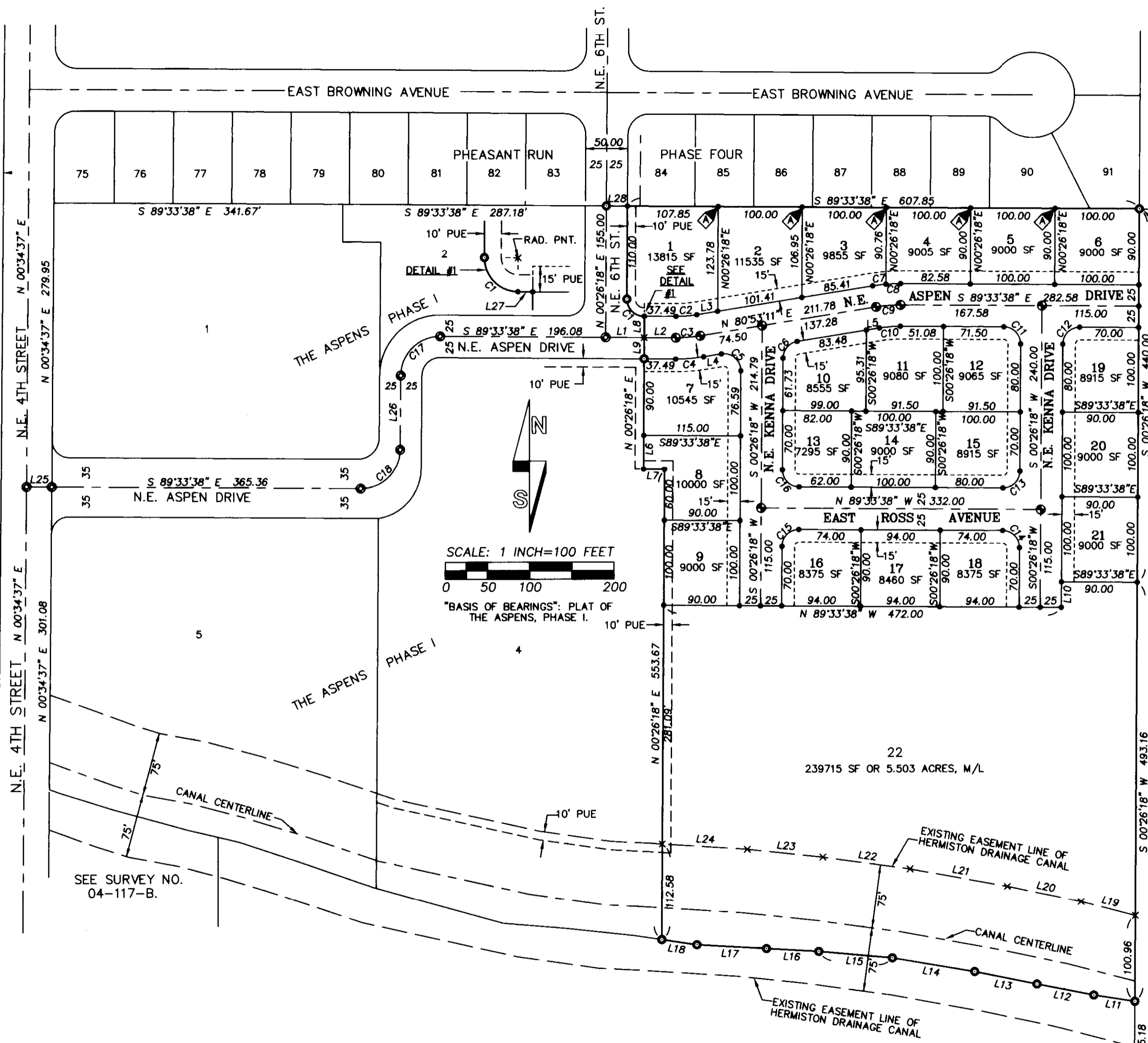
OFFICE OF COUNTY RECORDS

By: ...Steve Churchill...Records Officer
Fees \$ 83.00 No. 2014-6170848

WELLS SURVEYING
1 SW NYE AVENUE, SUITE B
P.O. BOX 1696
PENDLETON, OR 97801
PHONE: (541) 276-6362

DATE: 04/14 DR. BY: WRW
CK. BY: DMT NO: 13-1433

PROJECT: ASPENESTATES S1
ASPEN ESTATES, PHASE I
LOCATED IN THE SE1/4 SW1/4 OF SECTION 2, T4N., R28E., W.M., CITY OF HERMISTON, UMATILLA COUNTY, OREGON.



"BASIS OF BEARINGS": PLAT OF THE ASPENS, PHASE I.

REFERENCE SURVEYS:

SURVEY NO. 98-028-C, PARTITION PLAT NO. 2000-04, PARTITION PLAT NO. 2003-07, PLAT OF PHEASANT RUN, PHASE FOUR, SURVEY NO. 05-91-C, PLAT OF THE ASPENS, PHASE I.

NOTE: MEASURED DIMENSIONS, AS SHOWN ON THIS PLAT, WHICH ARE COMMON WITH THOSE SHOWN ON THE ASPENS, PHASE I, ARE IDENTICAL.

SOUTH 1/4 COR. SEC. 2, FD. 2 1/2" BRASS CAP IN MONUMENT BOX PER SURVEY NO. S-156-C.

REGISTERED PROFESSIONAL LAND SURVEYOR

WILLIAM R. WELLS
JULY 22, 1977
WILLIAM R. WELLS
1106
RENEWS 6/30/14

I CERTIFY THIS IS AN EXACT COPY OF SHEET 1 OF 2, OF ASPEN ESTATES, PHASE I.

WILLIAM R. WELLS
WILLIAM R. WELLS, PLS

ASPEN ESTATES, PHASE I
AN ADDITION TO THE CITY OF HERMISTON,
BEING A SUBDIVISION OF LOT 3 OF THE ASPEN PHASE 1,
LOCATED IN THE SE1/4 OF THE SW1/4 OF SECTION 2, T4N., R28E., W.M.
CITY OF HERMISTON, UMATILLA COUNTY, OREGON.

APPROVALS

CITY OF HERMISTON PLANNING COMMISSION
THE ACCOMPANYING PLAT IS HEREBY APPROVED AND ADOPTED ON THIS

21 DAY OF May 2014.
Margaret Lupa
CHAIR

HERMISTON CITY COUNCIL

THE ACCOMPANYING PLAT IS HEREBY APPROVED AND ADOPTED ON THIS

10 DAY OF June 2014.
[Signature]
MAYOR

HERMISTON IRRIGATION DISTRICT

THE ACCOMPANYING PLAT IS HEREBY APPROVED THIS

19 DAY OF May 2014.
BY: *Jeremy Babin* Manager
TITLE

UMATILLA COUNTY SURVEYOR

I CERTIFY I HAVE EXAMINED THE ACCOMPANYING PLAT, THAT IT COMPLIES WITH THE LAWS OF THE STATE OF OREGON WITH REFERENCE TO THE FILING AND RECORDING OF SUCH PLATS, AND I THEREFORE APPROVE SAID PLAT FOR THE SIGNATURE BY THE COUNTY COMMISSIONERS OF UMATILLA COUNTY, OREGON.

DATED THIS 10th DAY OF June 2014.

Gary Roberts *Jay R. Robert, Deputy*
UMATILLA COUNTY SURVEYOR

UMATILLA COUNTY COMMISSIONERS

THE ACCOMPANYING PLAT IS HEREBY APPROVED FOR FILING AND RECORDING IN THE RECORD OF PLATS OF UMATILLA COUNTY, OREGON, BY THE UNDERSIGNED, BY IT'S ORDER.

DATED THIS 11th DAY OF June 2014.

William Springer *William Springer*
CHAIRMAN COMMISSIONER
Absent
COMMISSIONER

ASSESSOR AND TAX COLLECTOR

WE, THE ASSESSOR AND THE TAX COLLECTOR OF UMATILLA COUNTY, OREGON, DO HEREBY CERTIFY THAT WE HAVE EXAMINED THE TAX RECORDS RELATIVE TO THE LAND CONTAINED IN THE ACCOMPANYING PLAT AND THAT ALL AD/VALOREM AND SPECIAL ASSESSMENTS DUE PURSUANT TO LAW HAVE BEEN ASSESSED AND COLLECTED.

DATED THIS 10th DAY OF June 2014.

[Signature] *Bethina Emist by Kristin Chanard*
ASSESSOR TAX COLLECTOR

SURVEYORS CERTIFICATE & NARRATIVE

I, WILLIAM R. WELLS, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON, DO HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH LEGAL MONUMENTS, IN ACCORDANCE WITH O.R.S. CHAPTER 92, AS REVISED, THE LANDS SHOWN IN THE ACCOMPANYING PLAT OF "ASPEN ESTATES, PHASE I".

THE SURVEY WAS MADE FROM CONTROLLING MONUMENTS RECOVERED FROM THE PLAT OF THE ASPENS, PHASE I. THE SURVEY WAS MADE BY A 2 PERSON CREW USING TRIMBLE GEODETIC GPS RECEIVERS OPERATED IN REAL TIME KINEMATIC MODE. MONUMENTS FOUND AND SET WERE VERIFIED BY REDUNDANT GPS MEASUREMENTS.

REAL PROPERTY DESCRIPTION

LOT 3 OF "THE ASPENS, PHASE I", RECORDED AS INSTRUMENT NO. 2005-4890291, AT BOOK 14, PAGE 89, UMATILLA COUNTY RECORD OF PLATS, LOCATED IN THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 2, TOWNSHIP 4 NORTH, RANGE 28 EAST, W.M., CITY OF HERMISTON, UMATILLA COUNTY, OREGON.

William R. Wells
WILLIAM R. WELLS, PLS 1106

REGISTERED PROFESSIONAL LAND SURVEYOR

William R. Wells

OREGON
JULY 22, 1977
WILLIAM R. WELLS
1106
RENEWS 6/30/14

OWNERS DECLARATION & DEDICATION

ROSS-BRANDT ELECTRIC, INC. AN OREGON CORPORATION, OWNER OF THE LANDS WITHIN THE ACCOMPANYING PLAT, DOES HEREBY ESTABLISH AND ACKNOWLEDGE THIS PLAT AS THE OFFICIAL MAP AND PLAT OF "ASPEN ESTATES, PHASE I", AN ADDITION TO THE CITY OF HERMISTON, OREGON, AND HEREBY DEDICATES THE STREETS AND PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT FOR PUBLIC USE.

ROSS-BRANDT ELECTRIC, INC., BY:

Richard L. Ross
RICHARD L. ROSS, PRESIDENT

ACKNOWLEDGMENT

STATE OF OREGON) SS
COUNTY OF UMATILLA)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 3 DAY
OF June 2014, BY RICHARD L. ROSS, AS
PRESIDENT OF ROSS-BRANDT ELECTRIC, INC.

Donna L. Gorn
NOTARY PUBLIC FOR THE STATE OF OREGON

COMMISSION NUMBER: 920918
MY COMMISSION EXPIRES: 10/1/17

RECEIVED BY

Umatilla County Surveyor
Date: 6/18/2014
Rec'd By: G Hensley
No: 14-0938

RECORDING INFORMATION,
UMATILLA COUNTY OFFICE OF RECORDS:

STATE OF OREGON, }
COUNTY OF UMATILLA } SS
I certify that this instrument was received and recorded
ON June 12, 2014
at 3:54 o'clock Pm., in the record of
PLATS of said County.
BOOK PAGE Slide
15 89

OFFICE OF COUNTY RECORDS

By: ...Steve Churchill...Records Officer
Fees \$ 83.00 No. 2014-6170848

I CERTIFY THIS IS AN EXACT COPY OF SHEET 2 OF 2 OF ASPEN ESTATES, PHASE I.

William R. Wells
WILLIAM R. WELLS, PLS

WELLS SURVEYING 1 SW NYE AVENUE, SUITE B P.O. BOX 1696 PENDLETON, OR 97801 PHONE: (541) 276-6362		PROJECT: ASPENESTATES S2 ASPEN ESTATES PHASE I LOCATED IN THE SE1/4 SW1/4 OF SECTION 2, T4N., R28E., W.M., CITY OF HERMISTON, UMATILLA COUNTY, OREGON.
DATE: 04/14	DR. BY: DMT	
CK. BY: WRW	NO: 13-1433	

AFFIDAVIT OF CORRECTION (Subdivision)

State of Oregon)
SS
Umatilla County)

Umatilla County
Received:6/25/2014

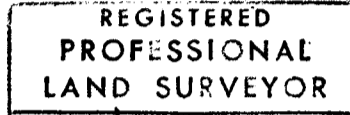


I, William R. Wells, being duly sworn, depose and say that I am the surveyor who prepared the Plat of Aspen Estates, Phase I, recorded June 12, 2014 at Book 15, Page 89, as Instrument Number 2014-6170848, Record of Plats of Umatilla County.

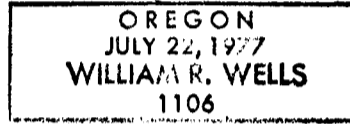
The following correction to said Plat is necessary and is as follows:

On Sheet 1 of 2, the most Westerly street labeled N.E. Kenna Drive should read West Kenna Drive and the most Easterly street labeled N.E. Kenna Drive should read East Kenna Drive.

William R. Wells
William R. Wells
Registered Professional Land Surveyor No. 1106



William R. Wells



renews 6-30-16

This instrument was acknowledged before me on this 25th day of June, 2014

by William R. Wells
Dawn M Tubbs
Notary Pubic for the State of Oregon



My Commission Expires: 10-14-2016

My Commission Number: 471536

Names of the present fee owners affected by this correction are: Ross-Brandt Electric, Inc., an Oregon Corporation.

I, David Krumbein, Umatilla County Surveyor, do hereby certify that said affidavit of correction for The Aspens, Phase I, has been examined by me and that it complies with O.R.S. 92.170.

David H Krumbein
David H. Krumbein
Umatilla County Surveyor

RETURN TO:
William R. Wells
P.O. Box 1696
Pendleton, Oregon 97801

State of Oregon
County of Umatilla



Instrument received
and recorded on
6/25/2014 3:45:51 PM

in the record of instrument
code type DE-AFF

Instrument number 2014-6180255
Fee \$54.00

Office of County Records

Deann Hemphill

Records Officer
1015931 P1