

# OVERLOOK TERRACE REPLAT PHASE THREE

A REPLAT OF LOTS 45 & 46 OF OVERLOOK TERRACE REPLAT PHASE TWO  
LOCATED IN THE S.W. 1/4 SECTION 9, T2N, R32E, W.M.,  
UMATILLA COUNTY, OREGON.

### LEGEND

- INITIAL POINT
- SET A 5/8" x 24" IRON REBAR  
W/ A 1 1/8" ORANGE PLASTIC  
CAP STAMPED WTS AND  
56295LS
- FOUND RECORD MONUMENT AS  
SHOWN ON OVERLOOK TERRACE  
REPLAT PHASES ONE AND TWO
- ⊙ MONUMENT BENT WHEN SET  
SEE GAS MAIN NOTE
- ⑦ LOT AREAS SHOWN IN  
SQUARE FEET
- BOUNDARY OF NEW UTILITY  
EASEMENTS IF WITHIN REPLAT

### RECORD DATA

- R1 Plat of Overlook Terrace  
Subdivision, Plat Book 13  
Page 74.
- R2 Affidavit of Monumentation  
recorded at Page 438 of  
Reel 361, Umatilla County  
Deed Records.
- R3 Deed Book 291, Page 423
- R4 Deed Reel 421, Page 676
- R5 Plat of Overlook Terrace  
Replat, Phase One, Plat  
Book 15, Page 18.
- R6 Affidavit of Correction  
recorded at Page 125 of  
Reel 516, Umatilla County  
Deed Records.
- R7 Plat of Overlook Terrace  
Replat, Phase Two, Plat  
Book 16, Page 47.

CURVE No.	ARC	RADIUS	DELTA	CHORD	BEARING
C1	65.88'	127.50'	29°36'22"	65.15'	S78°43'13"E
C2	49.71'	100.00'	28°28'57"	49.20'	S78°09'30"E
C3	36.00'	72.50'	28°26'56"	35.63'	S78°08'30"E
C4	32.97'	327.50'	05°46'03"	32.95'	S61°02'00"E
C5	30.20'	300.00'	05°46'03"	30.19'	S61°02'00"E
C6	27.43'	272.50'	05°46'03"	27.42'	S61°02'00"E

### ⊙ GAS MAIN NOTE

The corner point for each of the two monuments marked with note "A" falls in the near vicinity of the underground gas main. Appropriate care should be taken when digging to find these two monuments.

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Stephen K. Haddock*

OREGON  
JULY 9, 2001  
STEPHEN K. HADDOCK  
56295LS  
RENEWS 6-30-21

*Stephen K. Haddock*  
This is a true and exact copy.

LINE No.	BEARING	DISTANCE
L1	N08°36'04"E	4.76'
L2	N33°19'21"E	33.84'
L3	N33°19'21"E	33.84'
L4	N87°36'01"E	22.26'
L5	N87°38'02"E	42.06'
L6	N26°08'37"E	43.17'
L7	N63°51'12"W	23.43'
L8	N58°08'58"W	11.54'
L9	N18°09'01"E	28.31'
L10	N18°09'01"E	28.31'
L11	N58°08'58"W	32.67'
L12	S31°51'46"W	27.50'
L13	S58°15'02"E	27.58'
L14	S63°51'14"E	50.40'
L15	N59°57'25"W	3.44'

**BASIS OF BEARINGS**  
The bearings on this plat are based on the plat of OVERLOOK TERRACE SUBDIVISION.

**INITIAL POINT**  
FOUND BRASS CAP  
FROM PHASES 1 & 2

See Affidavit of Correction recorded in Reel 516, Page 125 about this line.

### OFFICE OF COUNTY RECORDS

STATE OF OREGON, }  
COUNTY OF UMATILLA }  
I certify that this instrument was received and recorded on 03-19-2021  
at 8:34 o'clock a. m., in the record of PLATS of said County.  
BOOK 17 PAGE 21  
**OFFICE OF COUNTY RECORDS**  
By: STEVE CHURCHILL Records Officer  
Fee \$ 120.00 No. 2021-7170527

Sheet 1 of 2.

**RECEIVED BY**  
Umatilla County Surveyor  
Date: MAR 24 2021  
Rec'd By: TMP  
No.: 21-031-B

<p><b>REPLAT FOR</b></p> <p>JERRY, JAMES &amp; EVELYN HATLEY P.O. Box 458 Pilot Rock, OR 97868</p>	<p>PROJECT No. 21-04      SCALE 1" = 60'</p> <p>PROJECT DATE: APRIL 15, 2017</p>
<p>LOCATION: SW 1/4, S9, T2N, R32E, W.M., Umatilla County, Oregon</p>	<p><b>WITNESS TREE SURVEYING</b></p> <p>Stephen K. Haddock, PLS P.O. Box G Pilot Rock, Oregon 97868 (541) 443-2922</p>

# OVERLOOK TERRACE REPLAT PHASE THREE

A REPLAT OF LOTS 45 & 46 OF OVERLOOK TERRACE REPLAT PHASE TWO  
LOCATED IN THE S.W. 1/4 SECTION 9, T2N, R32E, W.M.,  
UMATILLA COUNTY, OREGON.

## APPROVALS

### CITY OF PENDLETON

#### CITY PLANNING

THE ACCOMPANYING PLAT IS HEREBY APPROVED

THIS 16<sup>th</sup> DAY OF March, 2021.

Reg Cress  
CITY OF PENDLETON PLANNING DIRECTOR

#### CITY SURVEYOR

THE ACCOMPANYING PLAT IS HEREBY APPROVED

THIS 15<sup>th</sup> DAY OF March, 2021.

[Signature]  
CITY OF PENDLETON SURVEYOR

### UMATILLA COUNTY

#### COUNTY COMMISSIONERS

THIS IS TO CERTIFY THAT THE ACCOMPANYING PLAT IS APPROVED FOR FILING IN THE RECORD OF TOWN PLATS OF UMATILLA COUNTY, OREGON, BY THE UNDERSIGNED, BY ITS ORDER.

THIS 18 DAY OF March, 2021.

Geary M. Dale  
CHAIRMAN

[Signature]  
COMMISSIONER

[Signature]  
COMMISSIONER

#### COUNTY ASSESSOR

THIS PLAT IS HEREBY APPROVED

THIS 17 DAY OF March, 2021.

Rebecca Reynolds  
UMATILLA COUNTY ASSESSOR

#### COUNTY TAX COLLECTOR

TAXES ARE PAID IN FULL

THIS 17 DAY OF March, 2021.

Rebecca Reynolds  
UMATILLA COUNTY TAX COLLECTOR

#### COUNTY SURVEYOR

I, DAVID H. KRUMBEIN, UMATILLA COUNTY SURVEYOR, DO HEREBY CERTIFY THAT I HAVE EXAMINED THE ACCOMPANYING PLAT AND THAT IT COMPLIES WITH THE LAWS OF THE STATE OF OREGON WITH RESPECT TO THE FILING AND RECORDING OF SUCH PLATS, AND I DO THEREFORE APPROVE SAID PLAT FOR FILING IN THE RECORDS OF UMATILLA COUNTY, OREGON.

THIS 17 DAY OF March, 2021.

David H. Krumbain  
UMATILLA COUNTY SURVEYOR

## OWNERS' DECLARATION

Know all men by these presents that we James D. Hatley, Evelyn E. Hatley, husband and wife, and Jerry A. Hatley, owners of the lands within the boundaries of this Replat, do hereby acknowledge that we have caused this Replat to be prepared and this land to be replatted in accordance with ORS Chapter 92 as revised. We do hereby acknowledge that said Replat and the general plan of improvement, use and restriction of use of this replat will be in accordance with the covenants and restrictions of Overlook Terrace Replat, Phase One recorded in Umatilla County Plat Book 15, Page 18. We do also declare that such general plan is hereby impressed and fixed on said Replat and each part thereof, and that all of the owner's successors, representatives, and assigns shall take title subject to such general plan, whether or not the same is specifically mentioned in any deed of conveyance to any such successors, representatives, and assigns.

James D. Hatley Evelyn E. Hatley by J. A. Hatley POA

Jerry A. Hatley by J. A. Hatley POA

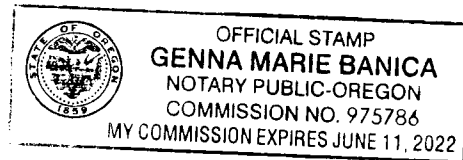
On this 15<sup>th</sup> Day of March, 2021, the above named individuals appeared personally before me and are known to me to be the identical individuals who executed the plat dedication and acknowledged that they did so freely and voluntarily.

Before me: Genna M. Banica

Printed Name: Genna M. Banica  
Notary Public for Oregon

Commission number: 975786

My commission expires: June 11, 2022



## SURVEYOR'S CERTIFICATE

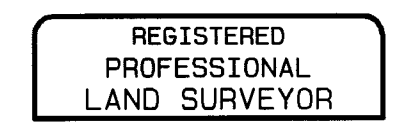
I, Stephen K. Haddock, a Registered Professional Land Surveyor in the State of Oregon, do hereby certify that I have correctly surveyed and marked with legal monuments the lands described below. The Initial Point of this Replat is the same point as the Initial Point of OVERLOOK TERRACE REPLAT, PHASE ONE and is monumented with a 2 1/2" brass cap on a stainless steel pipe set in concrete 8 inches below the surface of the ground.

## LEGAL DESCRIPTION

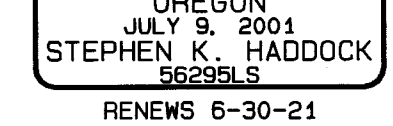
A tract of land located in the Southwest Quarter of Section 9, T2N, R32E, W.M., Umatilla County, Oregon, being more particularly described as LOTS 45 and 46 of the OVERLOOK TERRACE REPLAT, PHASE TWO recorded on June 22nd, 2017 as instrument No. 2017-6590468 in Plat Book 16, Page 47 of the Plat Records of said Umatilla County, Oregon.

## Narrative of Survey

This Replat was performed at the request of Mr. Jim Hatley. The purpose of the replat was to create lots 45 through 58 as shown hereon. All of the monumentation from Overlook Terrace Replat Phase TWO were found and held except for the most easterly monument of Lot 44 of that replat which was apparently destroyed by the construction of a retaining wall and sidewalk. That monument was replaced at the record location using the same control point for the survey as used in the prior phases. Measurements between found original monuments did deviate more than 0.06 feet from the record so the dimensions shown are being reported as record and measured from the prior plat. This survey was performed with a Trimble R7/R8 RTK GPS system.



Stephen K. Haddock



Stephen K. Haddock

This is a true and exact copy.

**RECEIVED BY**  
Umatilla County Surveyor  
Date: MAR 24 2021  
Rec'd By: TMA  
No.: 21-031-B

### OFFICE OF COUNTY RECORDS

STATE OF OREGON, }  
COUNTY OF UMATILLA }  
I certify that this instrument was received and recorded on 03-19-2021  
at 8:34 o'clock a. m., in the record of PLATS of said County:  
BOOK 17 PAGE 21  
**OFFICE OF COUNTY RECORDS**  
By: STEVE CHURCHILL Records Officer  
Fee \$ 120.00 No. 2021-7170527

Sheet 2 of 2.

<b>REPLAT FOR</b>	PROJECT No. 21-04	SCALE 1" = 60'
JERRY, JAMES & EVELYN HATLEY P.O. Box 458 Pilot Rock, OR 97868	PROJECT DATE: APRIL 15, 2017	
LOCATION: SW 1/4, S9, T2N, R32E, W.M., Umatilla County, Oregon	<b>WITNESS TREE SURVEYING</b> Stephen K. Haddock, PLS P.O. Box G Pilot Rock, Oregon 97868 (541) 443-2922	