

SCALE 1"=50'
BASIS OF BEARING
 BEARING BASE -- SOUTH LINE OF WEST VIEW ADDITION

INTERSTATE 84

SURVEYOR'S EXACT COPY STATEMENT
 I, ROBERT D. ENGLISH, REGISTERED OREGON SURVEYOR NO. 43406LS DO HEREBY CERTIFY THAT I AM THE SURVEYOR WHO PREPARED THIS REPLAT OF LOT 7 OF BLOCK 1 OF WEST VIEW ADDITION, AND LOT 1 OF BLOCK 3 OF SUNSET WEST ADDITION TO THE CITY OF PENDLETON, UMATILLA COUNTY, STATE OF OREGON, AND THAT THE ANNEXED TRACING IS AN EXACT COPY OF SAID REPLAT AS THE SAME IS ON FILE IN UMATILLA COUNTY RECORDS, AND SAID EXACT COPY IS SUBMITTED AS PER O.R.S. 92.120.

Robert D. English
 ROBERT D. ENGLISH, ORPLS43406LS

CALDWELL REPLAT

A REPLAT OF LOT 7, BLOCK 1 OF WEST VIEW ADDITION, AND LOT 1 OF BLOCK 3 OF SUNSET WEST ADDITION, LOCATED IN THE SW1/4 OF THE SE1/4 OF SECTION 10, AND THE N1/2 OF SECTION 15, TOWNSHIP 2 NORTH, RANGE 32 EAST, WILLAMETTE MERIDIAN, CITY OF PENDLETON, UMATILLA COUNTY, OREGON.

SURVEYOR'S NARRATIVE:

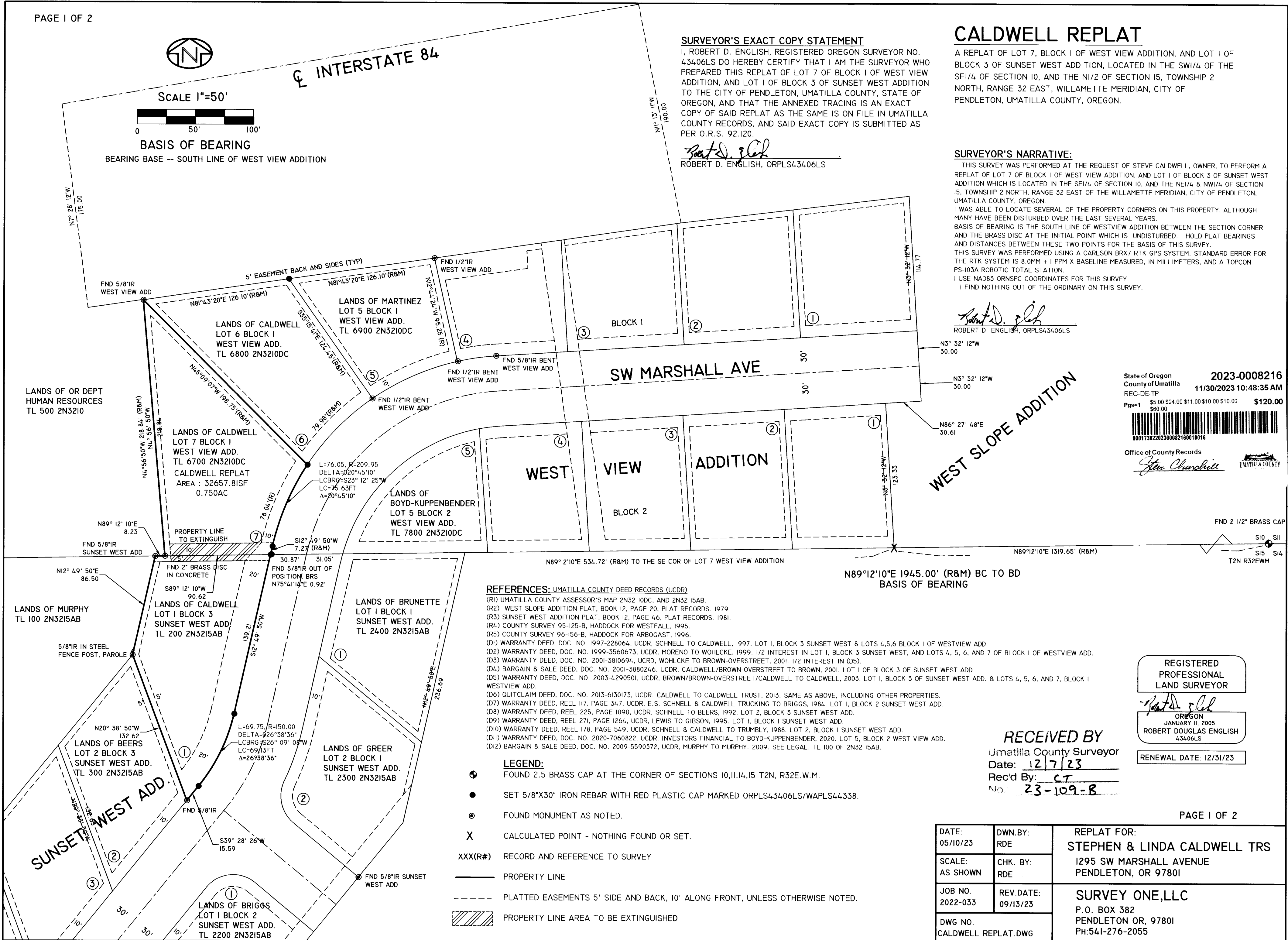
THIS SURVEY WAS PERFORMED AT THE REQUEST OF STEVE CALDWELL, OWNER, TO PERFORM A REPLAT OF LOT 7 OF BLOCK 1 OF WEST VIEW ADDITION, AND LOT 1 OF BLOCK 3 OF SUNSET WEST ADDITION WHICH IS LOCATED IN THE SE1/4 OF SECTION 10, AND THE NE1/4 & NW1/4 OF SECTION 15, TOWNSHIP 2 NORTH, RANGE 32 EAST OF THE WILLAMETTE MERIDIAN, CITY OF PENDLETON, UMATILLA COUNTY, OREGON. I WAS ABLE TO LOCATE SEVERAL OF THE PROPERTY CORNERS ON THIS PROPERTY, ALTHOUGH MANY HAVE BEEN DISTURBED OVER THE LAST SEVERAL YEARS. BASIS OF BEARING IS THE SOUTH LINE OF WESTVIEW ADDITION BETWEEN THE SECTION CORNER AND THE BRASS DISC AT THE INITIAL POINT WHICH IS UNDISTURBED. I HOLD PLAT BEARINGS AND DISTANCES BETWEEN THESE TWO POINTS FOR THE BASIS OF THIS SURVEY. THIS SURVEY WAS PERFORMED USING A CARLSON BRX7 RTK GPS SYSTEM. STANDARD ERROR FOR THE RTK SYSTEM IS 8.0MM + 1 PPM X BASELINE MEASURED, IN MILLIMETERS, AND A TOPCON PS-103A ROBOTIC TOTAL STATION. I USE NAD83 ORNSPC COORDINATES FOR THIS SURVEY. I FIND NOTHING OUT OF THE ORDINARY ON THIS SURVEY.

Robert D. English
 ROBERT D. ENGLISH, ORPLS43406LS

State of Oregon **2023-0008216**
 County of Umatilla **11/30/2023 10:48:35 AM**
 REC-DE-TP
 Pgs=1 \$5.00 \$24.00 \$11.00 \$10.00 \$10.00 **\$120.00**
 \$60.00



Office of County Records
John Churchill UMATILLA COUNTY



- REFERENCES: UMATILLA COUNTY DEED RECORDS (UCDR)**
- (R1) UMATILLA COUNTY ASSESSOR'S MAP 2N32 10DC, AND 2N32 15AB.
 - (R2) WEST SLOPE ADDITION PLAT, BOOK 12, PAGE 20, PLAT RECORDS. 1979.
 - (R3) SUNSET WEST ADDITION PLAT, BOOK 12, PAGE 46, PLAT RECORDS. 1981.
 - (R4) COUNTY SURVEY 95-125-B, HADDOCK FOR WESTFALL, 1995.
 - (R5) COUNTY SURVEY 96-156-B, HADDOCK FOR ARBOGAST, 1996.
 - (D1) WARRANTY DEED, DOC. NO. 1997-228064, UCDR, SCHNELL TO CALDWELL, 1997. LOT 1, BLOCK 3 SUNSET WEST & LOTS 4,5,6 BLOCK 1 OF WESTVIEW ADD.
 - (D2) WARRANTY DEED, DOC. NO. 1999-3560673, UCDR, MORENO TO WOHLCKE, 1999. 1/2 INTEREST IN LOT 1, BLOCK 3 SUNSET WEST, AND LOTS 4, 5, 6, AND 7 OF BLOCK 1 OF WESTVIEW ADD.
 - (D3) WARRANTY DEED, DOC. NO. 2001-3810694, UCDR, WOHLCKE TO BROWN-OVERSTREET, 2001. 1/2 INTEREST IN (D5).
 - (D4) BARGAIN & SALE DEED, DOC. NO. 2001-3880246, UCDR, CALDWELL/BROWN-OVERSTREET TO BROWN, 2001. LOT 1 OF BLOCK 3 OF SUNSET WEST ADD.
 - (D5) WARRANTY DEED, DOC. NO. 2003-4290501, UCDR, BROWN/BROWN-OVERSTREET/CALDWELL TO CALDWELL, 2003. LOT 1, BLOCK 3 OF SUNSET WEST ADD. & LOTS 4, 5, 6, AND 7, BLOCK 1 WESTVIEW ADD.
 - (D6) QUITCLAIM DEED, DOC. NO. 2013-6130173, UCDR, CALDWELL TO CALDWELL TRUST, 2013. SAME AS ABOVE, INCLUDING OTHER PROPERTIES.
 - (D7) WARRANTY DEED, REEL 117, PAGE 347, UCDR, E.S. SCHNELL & CALDWELL TRUCKING TO BRIGGS, 1984. LOT 1, BLOCK 2 SUNSET WEST ADD.
 - (D8) WARRANTY DEED, REEL 225, PAGE 1090, UCDR, SCHNELL TO BEERS, 1992. LOT 2, BLOCK 3 SUNSET WEST ADD.
 - (D9) WARRANTY DEED, REEL 271, PAGE 1264, UCDR, LEWIS TO GIBSON, 1995. LOT 1, BLOCK 1 SUNSET WEST ADD.
 - (D10) WARRANTY DEED, REEL 178, PAGE 549, UCDR, SCHNELL & CALDWELL TO TRUMBLY, 1988. LOT 2, BLOCK 1 SUNSET WEST ADD.
 - (D11) WARRANTY DEED, DOC. NO. 2020-7060822, UCDR, INVESTORS FINANCIAL TO BOYD-KUPPENBENDER, 2020. LOT 5, BLOCK 2 WEST VIEW ADD.
 - (D12) BARGAIN & SALE DEED, DOC. NO. 2009-5590372, UCDR, MURPHY TO MURPHY, 2009. SEE LEGAL. TL 100 OF 2N32 15AB.

- LEGEND:**
- FOUND 2.5 BRASS CAP AT THE CORNER OF SECTIONS 10,11,14,15 T2N, R32E,W.M.
 - SET 5/8"x30" IRON REBAR WITH RED PLASTIC CAP MARKED ORPLS43406LS/WAPLS44338.
 - FOUND MONUMENT AS NOTED.
 - X CALCULATED POINT - NOTHING FOUND OR SET.
 - XXX(R#) RECORD AND REFERENCE TO SURVEY
 - PROPERTY LINE
 - - - - PLATTED EASEMENTS 5' SIDE AND BACK, 10' ALONG FRONT, UNLESS OTHERWISE NOTED.
 - ▨ PROPERTY LINE AREA TO BE EXTINGUISHED

REGISTERED PROFESSIONAL LAND SURVEYOR

Robert D. English
 OREGON
 JANUARY 11, 2005
 ROBERT DOUGLAS ENGLISH
 43406LS

RENEWAL DATE: 12/31/23

RECEIVED BY
 Umatilla County Surveyor
 Date: 12/7/23
 Rec'd By: CT
 No: 23-109-B

DATE: 05/10/23	DWN.BY: RDE	REPLAT FOR: STEPHEN & LINDA CALDWELL TRS 1295 SW MARSHALL AVENUE PENDLETON, OR 97801
SCALE: AS SHOWN	CHK. BY: RDE	SURVEY ONE,LLC P.O. BOX 382 PENDLETON OR, 97801 PH:541-276-2055
JOB NO. 2022-033	REV.DATE: 09/13/23	
DWG NO. CALDWELL REPLAT.DWG		

CALDWELL REPLAT

A REPLAT OF LOT 7, BLOCK 1 OF WEST VIEW ADDITION, AND LOT 1 OF BLOCK 3 OF SUNSET WEST ADDITION, LOCATED IN THE SW1/4 OF THE SE1/4 OF SECTION 10, AND THE N1/2 OF SECTION 15, TOWNSHIP 2 NORTH, RANGE 32 EAST, WILLAMETTE MERIDIAN, CITY OF PENDLETON, UMATILLA COUNTY, OREGON.

SURVEYOR'S CERTIFICATE

I, ROBERT D. ENGLISH, OREGON PROFESSIONAL LAND SURVEYOR NUMBER 43406LS, BEING DULY SWORN, DEPOSE AND SAY THAT I HAVE SURVEYED AND MARKED WITH LEGAL MONUMENTS THE LANDS SHOWN ON THIS REPLAT, AS SHOWN HEREIN. SAID REPLAT IS SITUATED IN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 10, AND THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 15, TOWNSHIP 2 NORTH, RANGE 32, EAST OF THE WILLAMETTE MERIDIAN, CITY OF PENDLETON, UMATILLA COUNTY, OREGON. THE PURPOSE OF THIS REPLAT IS TO ERASE THE LOT LINES INSIDE OF LOT 7 OF BLOCK 1 OF WEST VIEW ADDITION, AND THE NORTH LINE OF LOT 1, BLOCK 3 OF SUNSET WEST ADDITION TO THE CITY OF PENDLETON.

I FURTHER CERTIFY AND SAY THAT I MADE THIS SURVEY AND PLAT BY ORDER OF AND UNDER THE DIRECTION OF THE OWNERS THEREOF, AND THAT ALL BOUNDARY CORNERS ARE MARKED WITH MONUMENTS AS INDICATED ON THE AMENDED MAP IN ACCORDANCE WITH THE PROVISIONS OF O.R.S. 92.050 AND 92.060.

THE INITIAL POINT IS A 2" BRASS DISC IN CONCRETE AT THE SOUTHWEST CORNER OF WEST VIEW ADDITION.

SURVEYOR'S NARRATIVE:

THIS SURVEY WAS PERFORMED AT THE REQUEST OF STEVE CALDWELL, OWNER, TO PERFORM A REPLAT OF LOT 7 OF BLOCK 1 OF WEST VIEW ADDITION, AND LOT 1 OF BLOCK 3 OF SUNSET WEST ADDITION WHICH IS LOCATED IN THE SW1/4 OF THE SE1/4 OF SECTION 10, AND THE NE1/4 & NW1/4 OF SECTION 15, TOWNSHIP 2 NORTH, RANGE 32 EAST OF THE WILLAMETTE MERIDIAN, CITY OF PENDLETON, UMATILLA COUNTY, OREGON. I WAS ABLE TO LOCATE SEVERAL OF THE PROPERTY CORNERS ON THIS PROPERTY, ALTHOUGH MANY HAVE BEEN DISTURBED OVER THE LAST SEVERAL YEARS. BASIS OF BEARING IS THE SOUTH LINE OF WESTVIEW ADDITION BETWEEN THE SECTION CORNER AND THE BRASS DISC AT THE INITIAL POINT WHICH IS UNDISTURBED. I HOLD PLAT BEARINGS AND DISTANCES BETWEEN THESE TWO POINTS FOR THE BASIS OF THIS SURVEY. THIS SURVEY WAS PERFORMED USING A CARLSON BRX7 RTK GPS SYSTEM. STANDARD ERROR FOR THE RTK SYSTEM IS 8.0MM + 1 PPM X BASELINE MEASURED, IN MILLIMETERS, AND A TOPCON PS-103A ROBOTIC TOTAL STATION. I USE NAD83 ORNSPC COORDINATES FOR THIS SURVEY. I FIND NOTHING OUT OF THE ORDINARY ON THIS SURVEY.

REGISTERED PROFESSIONAL LAND SURVEYOR

OREGON JANUARY 11, 2005 ROBERT DOUGLAS ENGLISH 43406LS

RENEWAL DATE: 12/31/23

SURVEYOR'S EXACT COPY STATEMENT

I, ROBERT D. ENGLISH, REGISTERED OREGON SURVEYOR NO. 43406LS DO HEREBY CERTIFY THAT I AM THE SURVEYOR WHO PREPARED THIS REPLAT OF LOT 7 OF BLOCK 1 OF WEST VIEW ADDITION, AND LOT 1 OF BLOCK 3 OF SUNSET WEST ADDITION TO THE CITY OF PENDLETON, UMATILLA COUNTY, STATE OF OREGON, AND THAT THE ANNEXED TRACING IS AN EXACT COPY OF SAID REPLAT AS THE SAME IS ON FILE IN UMATILLA COUNTY RECORDS, AND SAID EXACT COPY IS SUBMITTED AS PER O.R.S. 92.120.

RECEIVED BY Umatilla County Surveyor Date: 12/7/23 Rec'd By: CT No: 23-109-B

OWNER'S DECLARATION:

I, STEPHEN D. CALDWELL AND LINDA E. CALDWELL, TRUSTEES OF LOT 7 OF BLOCK 1 OF WEST VIEW ADDITION, AND LOT 1 OF BLOCK 3 OF SUNSET WEST ADDITION TO THE CITY OF PENDLETON, LOCATED IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 10, AND THE NORTH HALF OF SECTION 15, TOWNSHIP 2 NORTH, RANGE 32 EAST OF THE WILLAMETTE MERIDIAN, CITY OF PENDLETON, UMATILLA COUNTY, OREGON, DO HEREBY ACKNOWLEDGE THAT I HAVE CAUSED THIS REPLAT TO BE PREPARED AND THIS LAND TO BE CONSOLIDATED IN ACCORDANCE WITH O.R.S. CHAPTER 92, AS REVISED, AND UMATILLA COUNTY ORDINANCE.

Signature of Stephen D. Caldwell, Trustee

Signature of Linda E. Caldwell, Trustee

ACKNOWLEDGMENT

STATE OF OREGON S.S. COUNTY OF UMATILLA

ON THIS 16th DAY OF October, IN THE YEAR 2023, BEFORE ME THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED STEPHEN D. CALDWELL AND LINDA E. CALDWELL, TRUSTEES, PROVED TO ME BY MEANS OF SATISFACTORY EVIDENCE TO BE THE PERSONS WHO EXECUTED THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY, AS LEGAL REPRESENTATIVES, EXECUTED IT.

Signature of Priscilla Salina, Notary

NOTARY PUBLIC OF OREGON (PRINT)

COMMISSION NO. 1009880

MY COMMISSION EXPIRES: March 15, 2025

LEGAL DESCRIPTION: FROM DOCUMENT NO. 2003-4290501, UMATILLA CO. DEED RECORDS.

TRACT I: LOT 1, BLOCK 3, SUNSET WEST ADDITION TO THE CITY OF PENDLETON, UMATILLA COUNTY, OREGON.

TRACT II: LOT 4, 5, 6 AND 7 OF BLOCK 1, WEST VIEW ADDITION TO THE CITY OF PENDLETON, UMATILLA COUNTY, OREGON.

REFERENCES: UMATILLA COUNTY DEED RECORDS (UCDR)

- (R1) UMATILLA COUNTY ASSESSOR'S MAP 2N32 10DC, AND 2N32 15AB. (R2) WEST SLOPE ADDITION PLAT, BOOK 12, PAGE 20, PLAT RECORDS. 1979. (R3) SUNSET WEST ADDITION PLAT, BOOK 12, PAGE 46, PLAT RECORDS. 1981. (R4) COUNTY SURVEY 95-125-B, HADDOCK FOR WESTFALL, 1995. (R5) COUNTY SURVEY 96-156-B, HADDOCK FOR ARBOGAST, 1996. (D1) WARRANTY DEED, DOC. NO. 1997-228064, UCDR, SCHNELL TO CALDWELL, 1997. LOT 1, BLOCK 3 SUNSET WEST & LOTS 4,5,6 BLOCK 1 OF WESTVIEW ADD. (D2) WARRANTY DEED, DOC. NO. 1999-3560673, UCDR, MORENO TO WOHLCKE, 1999. 1/2 INTEREST IN LOT 1, BLOCK 3 SUNSET WEST, AND LOTS 4, 5, 6, AND 7 OF BLOCK 1 OF WESTVIEW ADD. (D3) WARRANTY DEED, DOC. NO. 2001-3810694, UCDR, WOHLCKE TO BROWN-OVERSTREET, 2001. 1/2 INTEREST IN (D5). (D4) BARGAIN & SALE DEED, DOC. NO. 2001-3880246, UCDR, CALDWELL/BROWN-OVERSTREET TO BROWN, 2001. LOT 1 OF BLOCK 3 OF SUNSET WEST ADD. (D5) WARRANTY DEED, DOC. NO. 2003-4290501, UCDR, BROWN/BROWN-OVERSTREET/CALDWELL TO CALDWELL, 2003. LOT 1, BLOCK 3 OF SUNSET WEST ADD. & LOTS 4, 5, 6, AND 7, BLOCK 1 WESTVIEW ADD. (D6) QUITCLAIM DEED, DOC. NO. 2013-6130173, UCDR. CALDWELL TO CALDWELL FAMILY TRUST, 2013. SAME AS ABOVE, INCLUDING OTHER PROPERTIES. (D7) WARRANTY DEED, REEL 117, PAGE 347, UCDR, E.S. SCHNELL & CALDWELL TRUCKING TO BRIGGS, 1984. LOT 1, BLOCK 2 SUNSET WEST ADD. (D8) WARRANTY DEED, REEL 225, PAGE 1090, UCDR, SCHNELL TO BEERS, 1992. LOT 2, BLOCK 3 SUNSET WEST ADD. (D9) WARRANTY DEED, REEL 271, PAGE 1264, UCDR, LEWIS TO GIBSON, 1995. LOT 1, BLOCK 1 SUNSET WEST ADD. (D10) WARRANTY DEED, REEL 178, PAGE 549, UCDR, SCHNELL & CALDWELL TO TRUMBLY, 1988. LOT 2, BLOCK 1 SUNSET WEST ADD. (D11) WARRANTY DEED, DOC. NO. 2020-7060822, UCDR, INVESTORS FINANCIAL TO BOYD-KUPPENBENDER, 2020. LOT 5, BLOCK 2 WEST VIEW ADD. (D12) BARGAIN & SALE DEED, DOC. NO. 2009-5590372, UCDR, MURPHY TO MURPHY. 2009. SEE LEGAL. TL 100 OF 2N32 15AB.

APPROVALS

CITY OF PENDLETON - PLANNING THE ACCOMPANYING PLAT IS HEREBY APPROVED

THIS 10th DAY OF November, 2023.

Signature of George Cross, Planner

CITY OF PENDLETON - SURVEYOR THE ACCOMPANYING PLAT IS HEREBY APPROVED

THIS 20th DAY OF November, 2023.

Signature of Timothy Simons, City Surveyor/Engineer

UMATILLA 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 IT'S ORDER.

THIS 30th DAY OF November, 2023.

Signature of Commissioner

Signature of Linda A. Simmon, Commissioner

UMATILLA 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.

APPROVED THIS 16 DAY OF October, 2023.

Signature of David H. Krumbain, Umatilla County Surveyor

UMATILLA COUNTY ASSESSMENT & TAXATION DEPT. TAXES ARE PAID IN FULL.

THIS 28 DAY OF November, 2023.

Signature of Rachel Reynolds, Umatilla County Tax Collector

Signature of Rachel Reynolds, Umatilla County Tax Assessor

State of Oregon 2023-0008216 County of Umatilla REC-DE-TP 11/30/2023 10:48:35 AM Pgs=1 \$5.00 \$24.00 \$11.00 \$10.00 \$10.00 \$120.00 \$80.00 Office of County Records Jen Churchill UMATILLA COUNTY

SECTION DIAGRAM

T2N R32E. W.M.

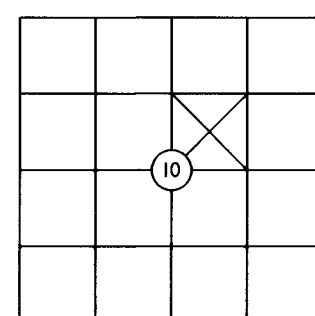


Table with 3 columns: DATE, DWN. BY, REPLAT FOR; SCALE, CHK. BY; JOB NO., REV. DATE; DWG NO. Includes details for Stephen & Linda Caldwell TRS and Survey One, LLC.