

PREPARED BY: MGS PASCO, INC.
809 S AUBURN ST, KENNEWICK, WA 99336, 509-491-1071

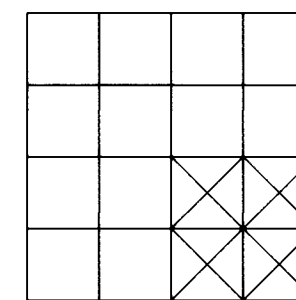
LOT 73 AND 74 RE-PLAT

OF LOT 73 AND 74 OF "AMENDED PLAT OF
SUNRISE ESTATES PHASE 2" (17-56) LOCATED
IN A PORTION OF THE THE SE 1/4 OF SECTION
18, T 5 N , R 28 E, W.M.

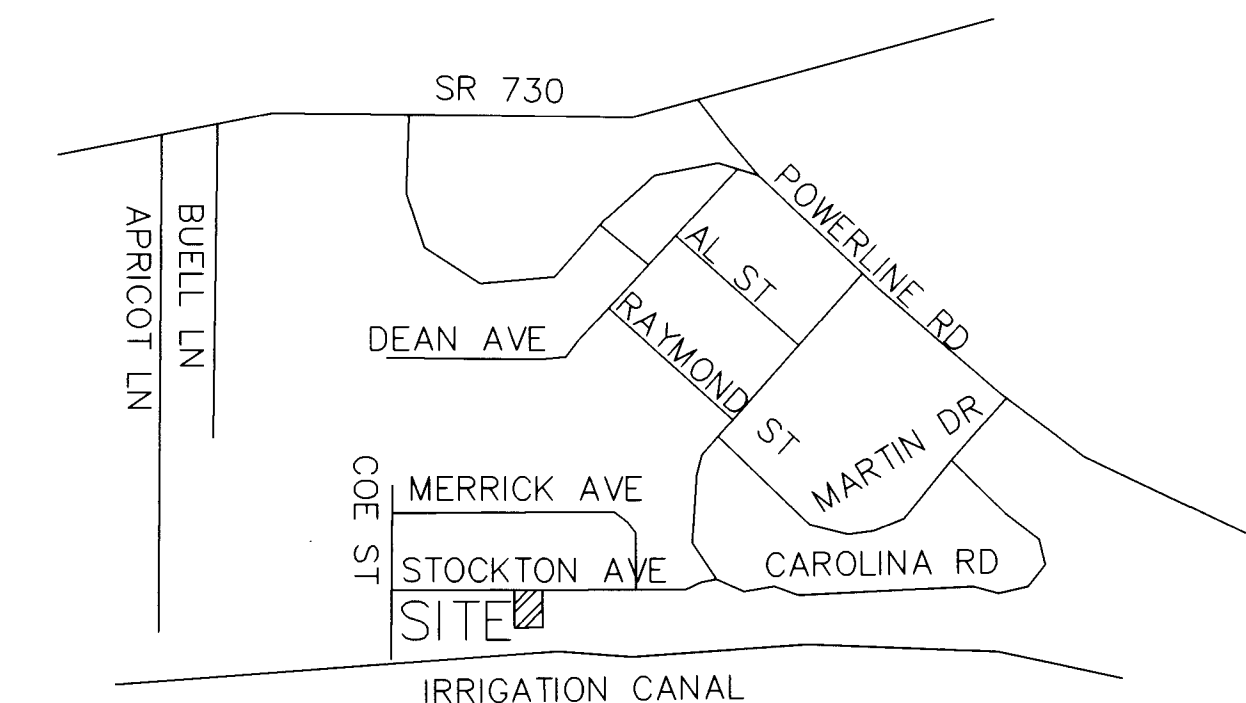
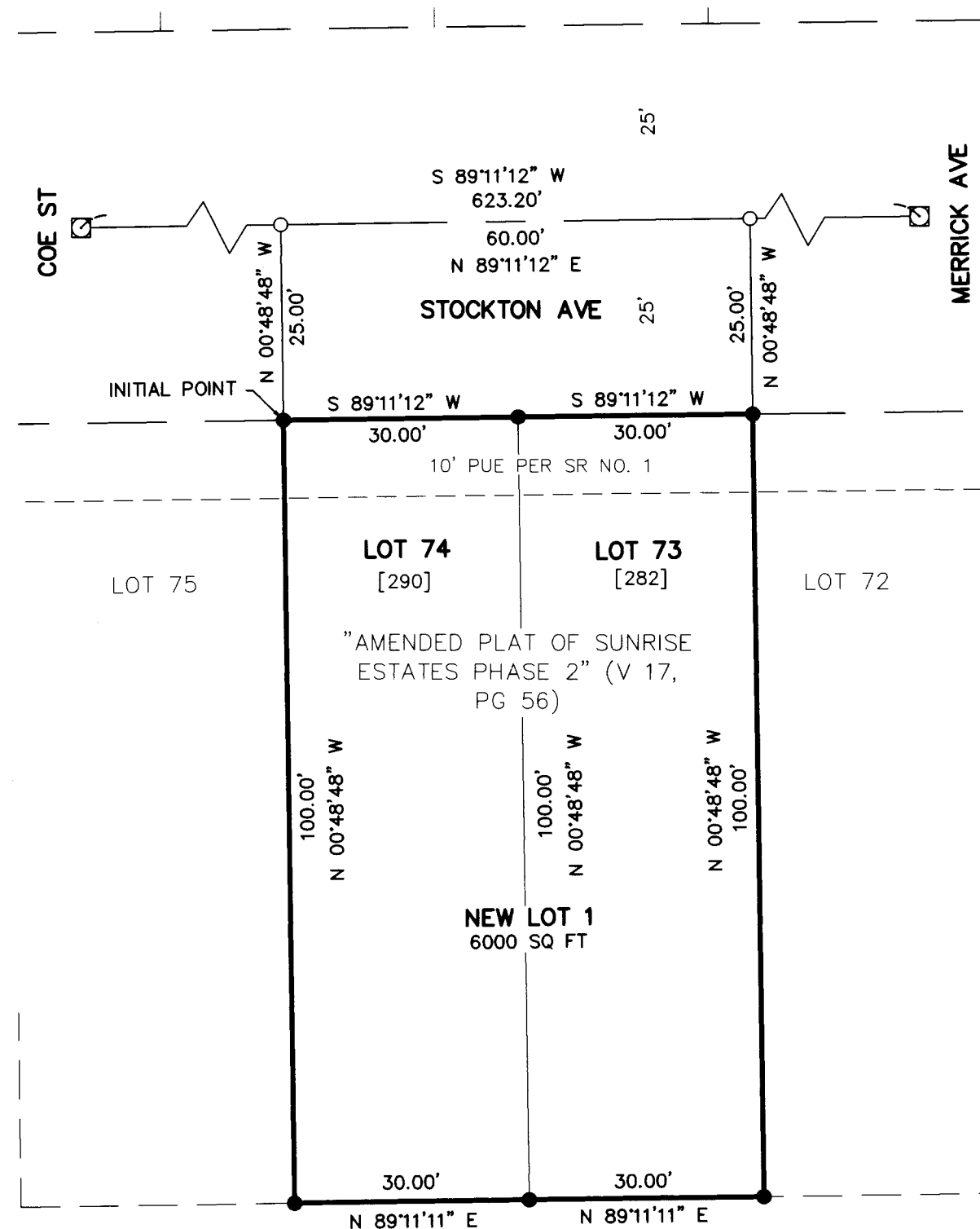
CITY OF UMATILLA
UMATILLA COUNTY, OREGON

AUGUST 27, 2025

SECTION INDEX



SECTION 18
T 5 N, R 28 E



BASIS OF BEARING: OREGON NORTH STATE PLANE
COORDINATE SYSTEM, NAD 83/2011, INTERNATIONAL
FEET FROM OPUS SOLUTION, COMBINED SCALE FACTOR
0.99996282

SURVEY REFERENCE

1) "AMENDED PLAT OF SUNRISE ESTATES PHASE 2" BOOK 17, PAGE 56

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JANUARY 9, 2001
KEVIN L. BETHJE
55437

Expires 12-31-2025

8-27-25

LEGEND

- INDICATES FOUND 5/8" IRON ROD WITH "BETHJE LS 55437" CAP, HELD PER SR NO. 1 UNLESS NOTED OTHERWISE
- [xxx] INDICATES ADDRESS
- INDICATES BRASS CAP IN ASPHALT STAMPED "BETHJE LS 55437" FOUND, HELD PER SR NO. 1.
- INDICATES CALCULATED POSITION, NOTHING FOUND OR SET

NARRATIVE:

THE PURPOSE OF THIS RE-PLAT WAS TO COMBINE LOTS 73 AND 74 OF "AMENDED PLAT OF SUNRISE ESTATES PHASE 2" VOLUME 17, PAGE 56. TO CONDUCT THIS SURVEY, WE LOCATED ALL ORIGINAL IRON RODS SET AT ALL CORNER OF LOTS 73 AND 74. NO NEW IRON RODS WERE SET.

LEGAL DESCRIPTION:

LOT 73 AND 74 OF "AMENDED PLAT OF SUNRISE ESTATES PHASE 2" ACCORDING TO THE PLAT THEREOF, RECORDED UNDER VOLUME 17 OF PLATS AT PAGE 56, RECORDS OF UMATILLA COUNTY SURVEYOR. RECORDING DOCUMENT NUMBER 2022-7410209, OFFICE OF COUNTY RECORDS, UMATILLA COUNTY, OREGON.

SURVEYOR'S CERTIFICATE

I, KEVIN L. BETHJE, BEING FIRST DULY SWORN, DEPOSE AND SAY THAT I AM A PROFESSIONAL LAND SURVEYOR OF THE STATE OF OREGON, AND THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH LEGAL MONUMENTS THE LAND REPRESENTED ON THIS PLAT, THE EXTERIOR BOUNDARIES OF WHICH ARE DESCRIBED HEREON.

KEVIN L. BETHJE PROFESSIONAL LAND SURVEYOR CERTIFICATE NUMBER 55437.

DATED 8-27-25

MGS PASCO, INC. MAKES NO WARRANTIES AS TO MATTERS OF UNWRITTEN TITLE
SUCH AS ADVERSE POSSESSION, ACQUIESCENCE, ESTOPPEL, ETC.

CERTIFICATE OF OWNERSHIP AND DEDICATION:

WE, AAA RENOVATIONS & CONSTRUCTION LLC, OWNER OF THE TRACT OF LAND DESCRIBED ON THE ACCOMPANYING PLAT, DO HEREBY ACKNOWLEDGE THAT WE HAVE CAUSED THIS PLAT TO BE PREPARED AND HEREBY DEDICATE THE STREETS AND EASEMENTS AS SHOWN FOR PUBLIC USE. WE ESTABLISH AND ACKNOWLEDGE THIS PLAT AS THE OFFICIAL MAP AND PLAT OF "LOT 73 AND 74 RE-PLAT".

SIGNATURE

DATE

ACKNOWLEDGEMENT:

STATE OF WASHINGTON

COUNTY OF BENTON

THIS IS TO CERTIFY THAT ON THIS 27TH DAY OF AUGUST, 2025, ANTHONY POTTS PERSONALLY APPEARED BEFORE ME, AND BEING DULY SWORN ACKNOWLEDGED TO ME THAT HE SIGNED THIS INSTRUMENT AS HIS VOLUNTARY ACT AND DEED IN WITNESS THEREOF, I HAVE SET MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

SIGNATURE NOTARY PUBLIC

DATE

PRINTED NAME

MY APPOINTMENT EXPIRES:

DATE

KEVIN L. BETHJE
NOTARY PUBLIC
COMMISSION NO. 123108
STATE OF WASHINGTON
COMMISSION EXPIRES
NOVEMBER 15, 2026

UMATILLA COUNTY SURVEYOR:

I, DAVID H. KRUMBEIN, UMATILLA CO. SURVEYOR, DO HEREBY CERTIFY THAT 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 APPROVAL OF THE COUNTY COMMISSIONERS OF UMATILLA COUNTY, OREGON, DATED THIS 14 DAY OF September 2025.

UMATILLA COUNTY SURVEYOR

CITY OF UMATILLA APPROVALS

WE CERTIFY THAT WE HAVE EXAMINED AND APPROVED THE PLAT OF SUNRISE ESTATES PHASE 2

CITY OF UMATILLA PLANNING COMMISSION

DATE

CITY OF UMATILLA MAYOR

DATE

UMATILLA COUNTY COMMISSIONERS:

THIS IS TO CERTIFY THAT THE ACCOMPANYING PLAT IS APPROVED FOR FILING AND RECORDING IN THE "RECORD OF TOWN PLATS" OF UMATILLA COUNTY, OREGON, BY THE UNDERSIGNED BY ITS ORDER, DATED THIS 17 DAY OF September 2025.

CHAIRMAN

COMMISSIONER

COMMISSIONER

ASSESSOR AND TAX COLLECTOR:

WE, THE ASSESSOR AND TAX COLLECTOR OF UMATILLA COUNTY, OREGON, DO 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 CONSTITUTE A LIEN ON SAID LAND HAVE BEEN PAID AND WE HEREBY APPROVE SAID PLAT. DATED THIS 17 DAY OF September 2025.

COUNTY ASSESSOR

COUNTY TAX COLLECTOR

RECEIVED BY

Umatilla County Surveyor

Date: 9/22/25

Rec'd By: CT

No.: 25-080-6

SHEET 1 OF 1