

Country View Acres

Located in the Northeast 1/4 of the
 Northeast 1/4 of Section 16, Township
 3 South, Range 40 East in the Willamette
 Meridian, Union County, Oregon

Also being
 Lot 4 of Cove Orchard Tracts Addition
 to Cove, Union County, Oregon

Basis Of Bearing

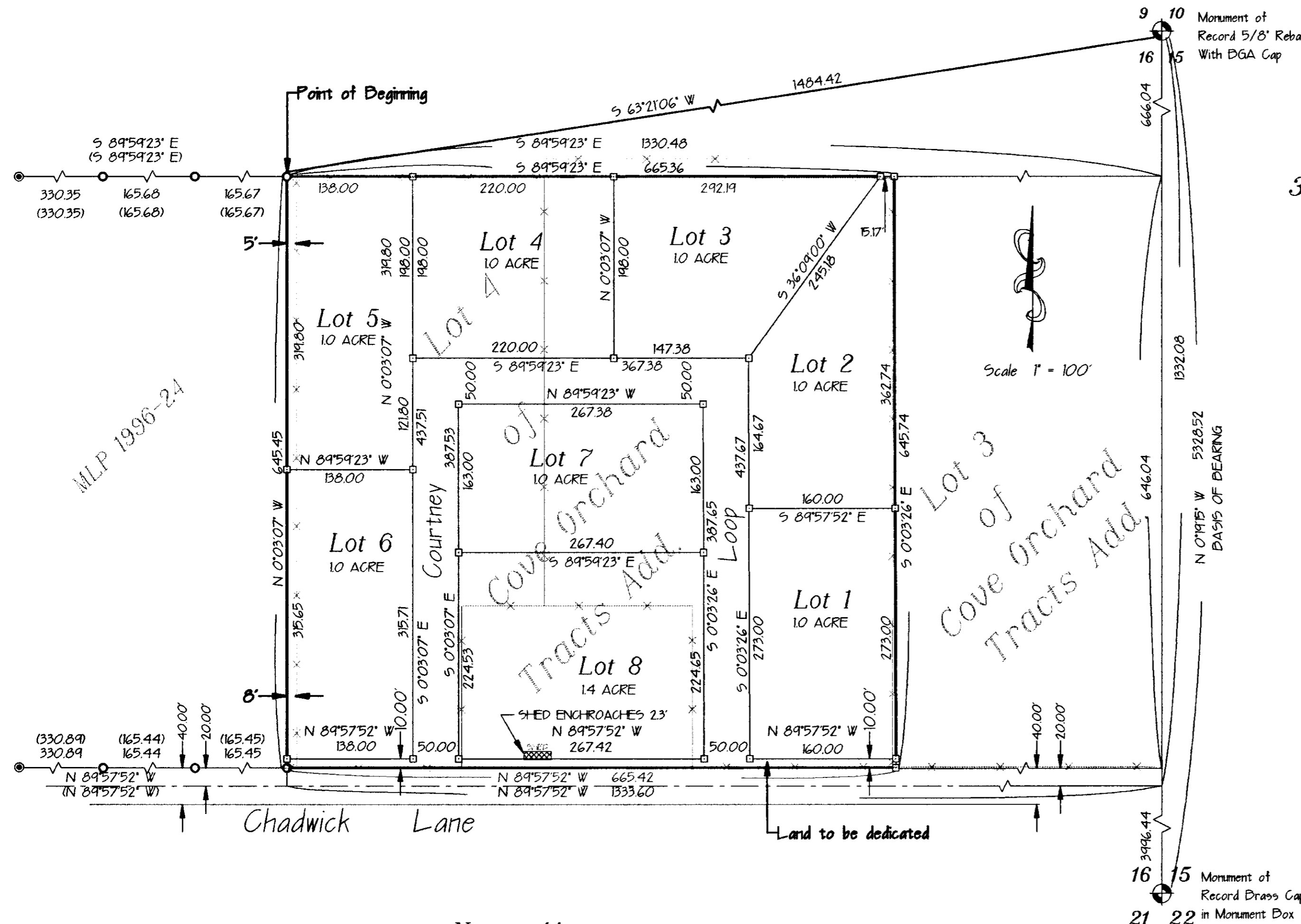
THE EAST LINE OF SECTION 16 BEING N 0°19'15" W
 AS ESTABLISHED BY C.S. #051-1993

References

COUNTY SURVEY #051-1993
 MINOR LAND PARTITION #1996-24
 PLAT OF ORCHARD TRACTS
 MINOR LAND PARTITION #95-19
 COUNTY SURVEY #20-1995

Legend

- ⊕ CORNER OF RECORD AS DESCRIBED BY CS #051-1993
- SET 5/8" x 30" REBAR WITH CAP MARKED L.S. '1952'
- FOUND 5/8" REBAR BY MLP #1996-24 WITH PLASTIC CAP MARKED 'DLT & ASSOCIATES LS 1962'
- ⊙ FOUND 5/8" REBAR BY C.S. #20-1995 WITH PLASTIC CAP MARKED 'DLT & ASSOCIATES LS 1962'
- CENTERLINE OF CHADWICK LANE
- - - EXISTING FENCE
- () RECORD BEARING & DISTANCE BY MLP 1996-24



Narrative

This survey was done at the request of John C. Courtney for the purpose of dividing his land into 8 lots. I located the east line of section 16 and proportioned the section breakdown using CS #051-1993 to establish the lot corners for Cove Orchard Tracts. Once the corners were established I located the monuments set by MLP #1996-24, and County Survey #20-1995 and projected them to the computed corner locations for the east line of lot 3 of Cove Orchard Tracts. By proportioning these between corners I located the corners for lot 4. Since lot 4 was the only lot under the ownership of John Courtney, the survey boundary was confined to this area. The property was divided into lots as shown and a 10 foot strip dedicated along Chadwick Lane at the request of the county. No further problems were encountered and the survey was completed as shown.

Covenants And Restrictions - All lots are to share in the costs or road improvements on Chadwick Lane as a part of an L.I.D. through a petition being circulated or by future improvement as determined on a cost share basis as administered and overseen by the Union County Planning Department.

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR
Norman J. Paullus Jr.
 OREGON
 July 17, 1988
 Norman J. Paullus Jr.
 1952

Expires December 31, 2002

Country View Acres

MICROFILM 2000476
PLAT C&B. No. B-584

*Located in the Northeast 1/4 of the Northeast 1/4 of Section 16,
Township 3 South, Range ~~38~~⁴⁰ East, in the Willamette Meridian,
Union County, Oregon also being Lot 4 of Cove Orchard Tracts
Addition to Cove, Union County, Oregon*

Surveyor's Certificate

I, Norman J. Paullus Jr., OPLS #1952, do hereby certify and say that I have surveyed, platted this Subdivision Plat situated in the NE1/4 of the NE1/4 of Section 16, Township 3 South, Range 40 East in the Willamette Meridian (also being Lot 4 of Cove Orchard Tracts) more particularly described below:

Beginning at the Northwest corner said Lot 4 of Cove Orchard Tract and the northeast corner of MLP 1996-24 and being the True Point of Beginning and being located a distance of 1484.42 feet and S 63°21'06" W of the northeast corner of said Section 16;

Thence S 89°59'23" E a distance of 665.36 feet to the northeast corner of said lot 4;

Thence S 0°03'26" E a distance of 645.74 feet to the southeast corner of said lot 4;

Thence N 89°57'52" W a distance of 665.42 feet to the southwest corner of said lot 4;

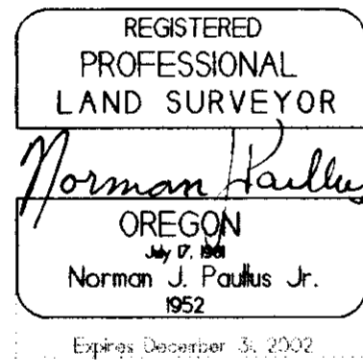
Thence N 0°03'07" W a distance of 645.45 feet to the northwest corner of said lot 4 said point being the True Point of Beginning;

Said Parcel Contains 9.86 Acres.

I have made such survey and plat by order of and under the direction of the owner thereof; that the size of all lots and the widths of all streets are as shown on the annexed plat; and that all parcel corners and boundary corners are marked with monuments as indicated on the annexed plat as per O.R.S. Chapter 92.

Norman J. Paullus Jr.
Norman J. Paullus Jr.
2907 North Depot St.
La Grande, Oregon 97850

10-18-2000
Date



Dedication

STATE OF OREGON)
) ss.
COUNTY OF UNION)

Know all people by these presents that John C. Courtney, is the owner of the land within this subdivision, said land being more particularly described in the accompanying Surveyor's Certificate, have caused the same to be surveyed and platted and do dedicate the right-of-way for the public use for access and utility purposes as shown on the annexed plat in accordance with the provisions of O.R.S. 92.

John C. Courtney
John C. Courtney
STATE OF CALIFORNIA)
) ss.
COUNTY OF JOAQUIN)

Know all people by these presents that Myrna Davis, Assistant Vice President, and Jenny Zapien, Assistant Vice President, are legally authorized and entrusted representatives of Washington Mutual Bank, FA (N.A. Custodian), a deed of trust holder (Microfilm #982475) of the land represented on the annexed map, and more particularly described in the accompanying Surveyor's Certificate, approve and consent to the subdivision and creation of the right-of-way as shown on the annexed plat in accordance with the provisions of O.R.S. 92.

Myrna Davis A.V.P. Representative of Washington Mutual Bank, FA
Jenny Zapien A.V.P. Representative of Washington Mutual Bank, FA

Declaration

STATE OF OREGON)
) ss.
COUNTY OF UNION)

Be it remembered that on this 22nd day of August, 2000, personally appeared before me John C. Courtney, who is known who is known to me to be the identical person described in and who executed the above instrument, and who acknowledge to me that he has executed the same freely and voluntarily.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official notary seal this 22nd day of August, 2000.

Michelle L. Buchet 10-24-00
NOTARY PUBLIC FOR OREGON My Commission Expires

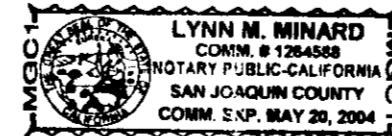


STATE OF CALIFORNIA)
) ss.
COUNTY OF JOAQUIN)

Be it remembered that on this 8th day of September, 2000, personally appeared before me Myrna Davis, Assistant Vice President & Jenny Zapien, Assistant Vice President, who are known to me to be the identical persons described in and who executed the above instrument, and who acknowledge to that they executed the same freely and voluntarily.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official notary seal this 8th day of September, 2000.

Lynn M. Minard 5-20-04
NOTARY PUBLIC FOR CALIFORNIA My Commission Expires



Union County Assessor/Tax Collector

I hereby certify that pursuant to ORS 92.095, all ad valorem taxes and all special assessments, fees and other charges required by the law to be placed on the 2000-2001 tax rolls which becomes a lien on this property or will become a lien during the calendar year but not yet certified to the tax collector for collection have been paid.

10/9/2000
Date *Patty Goodenham*
Union County Assessor/Tax Collector

Union County Surveyor

Approved this 14th day of SEPTEMBER, 2000.

Rich G. Holman, DEPUTY
Union County Surveyor

Union County Planner

Approved this 18th day of October, 2000.

Stanley Jenkins II
Union County Planner

Union County Clerk

STATE OF OREGON)
) ss.
COUNTY OF UNION)

I do hereby certify that the attached Subdivision plat was received for record on the 18th day of OCTOBER, 2000, at 4:13 o'clock P.M., and recorded in Plat Cabinet No. B-584.
Union county records. Microfilm Number 2000476

R. NELLE BOGUE HIBBERT
Union County Clerk by *S. Nelson, Deputy*

Union County Commission

Approved this 18th day of October, 2000.

Steve McClure
County Commissioner

Neil K. Reed
County Commissioner

John J. Howard
County Commissioner