

MINOR PARTITION PLAT NO. 2016 0010T

A PARTITION OF LOT 8 OF HUNAHA VISTA SUBDIVISION LOCATED IN THE SOUTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER, SECTION 10, T.1N., R.39E., W.M., UNION COUNTY, OREGON.

BASIS OF BEARING

EAST LINE OF LOT 8 HUNAHA VISTA SUBDIVISION

REFERENCES

- R1. HUNAHA VISTA SUBDIVISION, UNION COUNTY, OREGON
- R2. COUNTY SURVEY NUMBER 43-81
- R3. UNION COUNTY MONUMENTATION RECORDS AS NOTED
- R4. COUNTY SURVEY NUMBER 039-1993
- R5. EASTERN OREGON TITLE, INC., LOT BOOK SERVICES TITLE NO. 15-26783

LEGEND

- INDICATES A 5/8 INCH IRON ROD, 30 INCHES LONG WITH A 1/2", ALUM. CAP MARKED "APA WA. 41295 OR 2849", SET THIS SURVEY, UNLESS OTHERWISE NOTED.
- ⊕ INDICATES PUBLIC LAND CORNER AS NOTED.
- INDICATES FOUND 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "BGB SURVEY MARKER". FROM UNION CO. HUNAHA VISTA SUBDIVISION.
- NX°XX'XX"W, X.XX' INDICATES A RECORD DIMENSION PER HUNAHA VISTA SUBDIVISION
- X—X— INDICATES EXISTING FENCE LINES
- — — — — INDICATES PARCEL BOUNDARY LINES
- - - - - INDICATES ADJACENT BOUNDARY LINE
- — — — — INDICATES EXISTING RIGHT OF WAY CENTERLINE
- — — — — INDICATES EXISTING OVERHEAD POWER & POWER POLE
- ▨▨▨▨▨ INDICATES SEWER DRAINFIELD EASEMENT CREATED THIS PLAT



SIGNED: 3-18-16

EXPIRES: 12-31-16

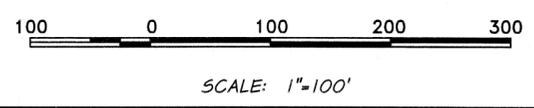
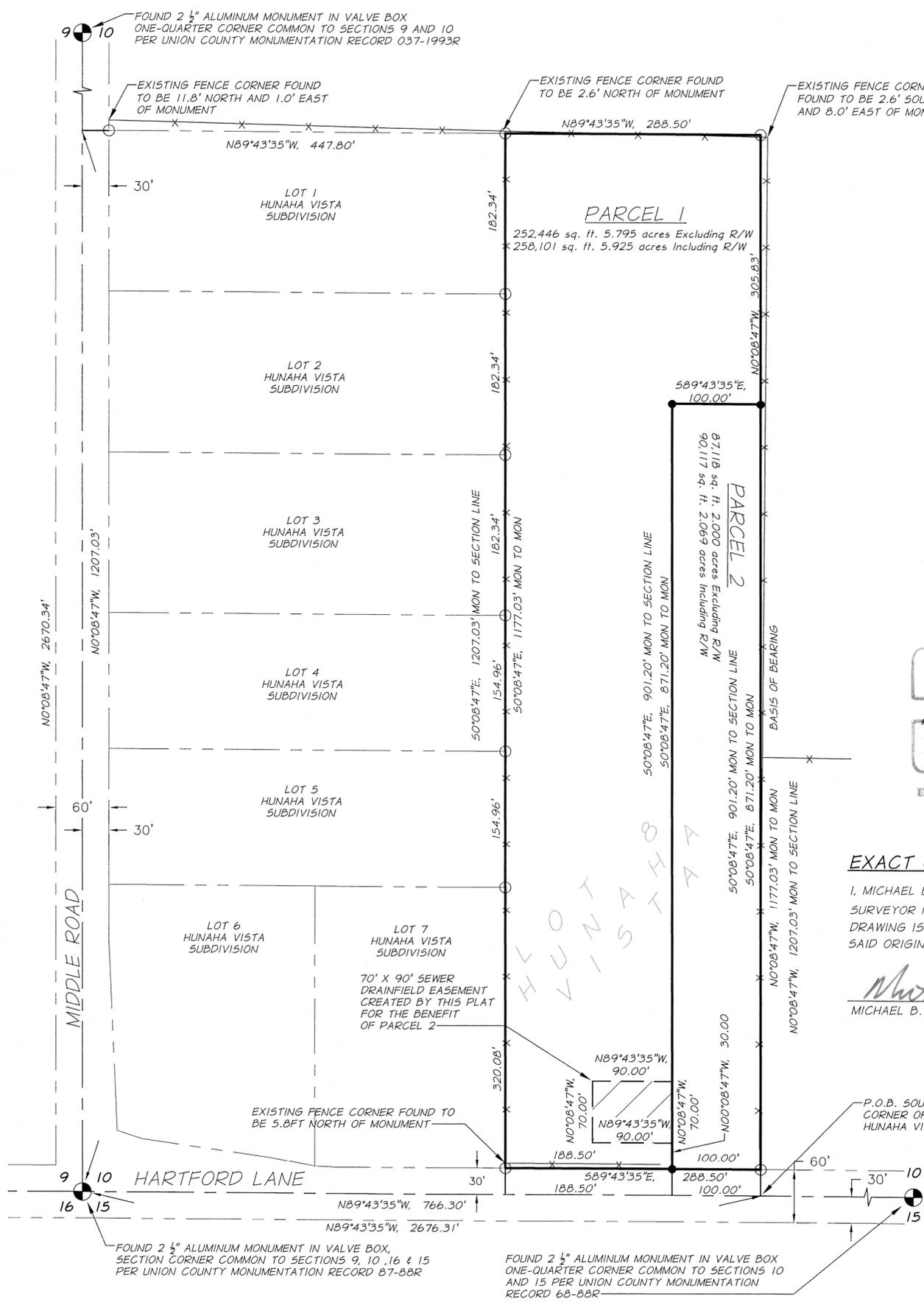
SURVEY NARRATIVE

THIS SURVEY WAS PERFORMED AT THE REQUEST OF WAYNE & PATRICIA HERRON FOR THE PURPOSE OF PARTITIONING THEIR PROPERTY TO CREATE TWO PARCELS, AS SHOWN. THE INTERIOR PARCEL LINES SHOWN WERE PLACED AT THE DIRECTION OF HERRONS'. THE EXTERIOR LINES OF THIS PARTITION WERE HELD BASED ON FOUND MONUMENTS FROM THE HUNAHA VISTA SUBDIVISION, AS SHOWN. MEASURED AND RECORD CALLS WERE FOUND TO BE IN HARMONY THEREFORE RECORD CALLS WERE HELD IN CREATING PARCELS 1 AND 2, AS SHOWN.

EXACT COPY STATEMENT

I, MICHAEL B. POSADA, OREGON REGISTERED LAND SURVEYOR NO. 2849, DO HEREBY STATE THAT THIS DRAWING IS AN EXACT COPY OF THE ORIGINAL THEREOF SAID ORIGINAL WAS PREPARED AND SIGNED BY ME ON THE DAY OF 18TH MARCH, 2016.

Michael B. Posada
MICHAEL B. POSADA, PLS 2849



ANDERSON-PERRY & ASSOC.
1901 N. FIR STREET
LA GRANDE, OREGON 97850
(541) 963-8309

MINOR PARTITION PLAT		SW 1/4 OF THE SW 1/4 SEC. 10	T.1N., R.39E., W.M., UNION COUNTY, OR.
WAYNE AND PATRICIA HERRON			
SCALE: 1"=100'	DATE: MAR, 14 2016	 & associates, inc. engineering surveying natural resources LA GRANDE, OR. WALLA WALLA, WA.	
JOB NO. 1199-618			

MINOR PARTITION PLAT NO. 2016 0010 T

A PARTITION OF LOT 8 OF HUNAHA VISTA SUBDIVISION LOCATED IN THE SOUTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER, SECTION 10, T.1N., R.39E., W.M., UNION COUNTY, OREGON.

SURVEYOR'S CERTIFICATE

I, MICHAEL B POSADA, DO HEREBY CERTIFY AND SAY THAT I HAVE CORRECTLY SHOWN AND MONUMENTED WITH PROPER MONUMENTS THE LAND REPRESENTED ON THE ATTACHED PARTITION PLAT IN ACCORDANCE WITH THE PROVISIONS OF O.R.S. CHAPTER 92, SAID LAND IS LOT 8 OF THE HUNAHA VISTA SUBDIVISION, RECORDED 21 JANUARY 1998 IN PLAT CABINET NUMBER B-485 AS MICROFILM NUMBER 980259, UNION COUNTY RECORDS. SAID LOT 8 IS LOCATED WITHIN THE SOUTHWEST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER OF SECTION 10, TOWNSHIP 1 NORTH, RANGE 39 EAST OF THE WILLAMETTE MERIDIAN, UNION COUNTY, OREGON AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 8, SAID CORNER BEING ON THE SOUTH LINE OF SAID SECTION 10 AND FROM WHICH THE SOUTHWEST CORNER OF SAID SECTION 10 BEARS NORTH 89°43'35" WEST, ALONG SAID SOUTH LINE OF SECTION 10, A DISTANCE OF 766.30'.

THENCE: NORTH 0°08'47" WEST ALONG THE EAST LINE OF SAID LOT 8, A DISTANCE OF 1207.03' TO THE NORTHEAST CORNER OF SAID LOT 8, MARKED BY A YELLOW PLASTIC CAP STAMPED "BGB SURVEY MARKER."

THENCE: NORTH 89°43'35" WEST ALONG THE NORTH LINE OF SAID LOT 8, A DISTANCE OF 288.50' TO THE NORTHWEST CORNER OF SAID LOT 8 MARKED BY A YELLOW PLASTIC CAP STAMPED "BGB SURVEY MARKER."

THENCE: SOUTH 0°08'47" EAST ALONG THE WEST LINE OF SAID LOT 8 FOR A DISTANCE OF 1207.03' TO SAID SOUTH LINE OF SECTION 10, AND THE SOUTHWEST CORNER OF SAID LOT 8.

THENCE: SOUTH 89°43'35" EAST ALONG SAID SOUTH LINE OF SECTION 10, A DISTANCE OF 288.50', TO THE POINT OF BEGINNING OF THIS DESCRIPTION.

SAID LOT 8 IS SUBJECT TO THE RIGHTS OF THE PUBLIC IN THE COUNTY ROAD, KNOWN AS HARTFORD LANE ALONG THE SOUTH 30' OF SAID LOT 8.

SAID TRACT CONTAINING 348,218 SQ. FT. or 7.994 ACRES



SIGNED: 3-18-16 *Michael B. Posada*

DECLARATION

KNOW ALL PERSONS BY THESE PRESENTS THAT PATRICIA A. HERRON AND WAYNE R. HERRON, OWNERS OF THE LANDS REPRESENTED ON THIS LAND PARTITION AND MORE PARTICULARLY DESCRIBED IN THE SURVEYOR'S CERTIFICATE HAVE CAUSED SAID LANDS TO BE PARTITIONED AND THE SEWER DRAINFIELD EASEMENT CREATED AS SHOWN HEREON, IN ACCORDANCE WITH O.R.S. CHAPTER 92.

Patricia A. Herron
PATRICIA A. HERRON

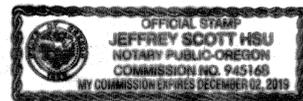
Wayne R. Herron
WAYNE R. HERRON

ACKNOWLEDGMENTS

STATE OF OREGON
COUNTY OF UNION ⁵⁵

KNOW ALL PEOPLE BY THESE PRESENTS, ON THIS 12 DAY OF APRIL, 2016, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, PERSONALLY APPEARED PATRICIA A. HERRON AND WAYNE R. HERRON AND ACKNOWLEDGED THE FOREGOING TO BE THEIR VOLUNTARY ACT AND DEED.

Jeffrey Scott HSU
NOTARY PUBLIC OF THE STATE OF OREGON



EXACT COPY STATEMENT

I, MICHAEL B. POSADA, OREGON REGISTERED LAND SURVEYOR NO., 2849, DO HEREBY STATE THAT THIS DRAWING IS AN EXACT COPY OF THE ORIGINAL THEREOF SAID ORIGINAL WAS PREPARED AND SIGNED BY ME ON THE DAY OF 8TH MARCH 2016.

Michael B. Posada
MICHAEL B. POSADA, PLS 2849

ANDERSON-PERRY & ASSOC.
1901 N. FIR STREET
LA GRANDE, OREGON 97850
(541) 963-8309

APPROVALS

UNION COUNTY SURVEYOR

EXAMINED AND RECOMMENDED FOR APPROVAL AS PER O.R.S. CHAPTER 92

THIS 12TH DAY OF APRIL, 2016

Rick G. Robinson
RICK G. ROBINSON, UNION COUNTY SURVEYOR

UNION COUNTY PLANNING

EXAMINED AND APPROVED

THIS 17 DAY OF May, 2016

Scott Hartell
UNION COUNTY PLANNER

UNION COUNTY ASSESSOR/TAX COLLECTOR

I HEREBY CERTIFY THAT PURSUANT TO O.R.S. 92.095, ALL AD VALOREM TAXES AND ALL SPECIAL ASSESSMENTS, FEES AND OTHER CHARGES REQUIRED BY LAW TO BE PLACED UPON THE 2015-2016 TAX ROLL WHICH BECAME A LIEN ON THE LAND WITHIN THIS PARTITION, OR WILL BECOME A LIEN DURING THE TAX YEAR BUT NOT CERTIFIED TO THE TAX COLLECTOR FOR COLLECTION HAVE BEEN PAID.

APPROVED THIS 13TH DAY OF April, 2016

Jim Adair
UNION COUNTY ASSESSOR/TAX COLLECTOR

FILING STATEMENT

STATE OF OREGON
(55)
COUNTY OF UNION

I DO HEREBY CERTIFY THAT THE ATTACHED PARTITION PLAT WAS PRESENTED FOR RECORDING ON THE 17TH DAY OF May, 2016, AT 10:50 O'CLOCK A.M., AND RECORDED AS PARTITION PLAT NO. 2016 0010 T IN PLAT CABINET NO. D334- D335, UNION COUNTY RECORDS. MICROFILM NUMBER 2016 1533 T

Helen Lucken, Deputy Clerk
UNION COUNTY CLERK

MINOR PARTITION PLAT		
SW 1/4 OF THE SW 1/4 SEC. 10		
T.1N., R.39E., W.M., UNION COUNTY, OR.		
WAYNE AND PATRICIA HERRON	P.O. BOX 544 ELGIN, OREGON 97827	541-786-4142
SCALE: 1"=100'	 anderson perry & associates, inc. engineering surveying natural resources LA GRANDE, OR. WALLA WALLA, WA.	SHEET
DATE: MAR, 14 2016		2/2
JOB NO. 1199-618		