

REVISED 12/05/94 35042L1J.DGN

# SUBDIVISION REPLAT

## REPLAT OF LOT 5, BLOCK 3 "PORT OF MORROW FOOD PROCESSING PARK"

LOCATED IN THE WEST HALF OF SECTION 10,  
TOWNSHIP 4 NORTH, RANGE 25 EAST, WILLAMETTE  
MERIDIAN, IN MORROW COUNTY, OREGON

DATE: 26 SEPTEMBER 1994

SCALE: 1"=100' ALL DIMENSION SHOWN IN FEET

SURVEYED: AUGUST 27, 1994

### SURVEYOR'S CERTIFICATION

I, THOMAS G. NELSON, CERTIFY THAT I HAVE CORRECTLY  
SURVEYED THE INITIAL POINT, A 5/8" IRON ROD, WITH  
YELLOW PLASTIC CAP INSCRIBED "ROGERS 976" AND SURVEYED  
AND MARKED WITH 5/8" x 30" IRON RODS, WITH YELLOW PLASTIC  
CAPS INSCRIBED "PLS 2351", THE PARCEL CORNERS AND  
BOUNDARY LINE CHANGES IN DIRECTION OF THE LANDS  
AS REPRESENTED ON THE PLAT:

Commencing at the southeast corner of Lot 5, Block 3  
of "Port of Morrow Food Processing Park", a subdivision;  
said point being the Initial Point of the Parcel being  
described herein; thence, S 82°28'00" W a distance of  
422.37 feet along the access control line of U.S. I-82  
to the southwest corner of said Lot 5, Block 3; thence,  
N 1°29'39" W a distance of 980.56 feet along the west  
line of said Lot 5, Block 3 to the south line of the utility  
easement as shown on the subdivision plat for the "Port  
of Morrow Food Processing Park"; thence N 88°30'21" E  
a distance of 20.00 feet along the south line of said utility  
easement to the interior northwest corner of said Lot 5,  
Block 3; thence, N 1°29'39" W a distance of 100.00 feet  
along the east line of said utility easement to the most  
northerly corner of said Lot 5, Block 3; thence S 77°06'00" E  
a distance of 412.96 feet along the north line of said Lot 5,  
Block 3 to the northwest corner of said Lot 5, Block 3;  
thence, S 1°29'39" E a distance of 933.22 feet along the  
east line of said Lot 5, Block 3 to the access control line  
of U.S. I-82, said point being the Initial Point.

Containing an area of 9.69 acres, more or less

### DECLARATION

KNOW ALL PEOPLE BY THESE PRESENTS: THAT OREGON  
POTATO COMPANY, BEING SAID OWNER OF THE LANDS  
SHOWN ON THIS PLAT DO HEREBY ESTABLISH AND  
ACKNOWLEDGE THIS PLAT AS THE OFFICIAL MAP AND PLAT  
OF THE "PORT OF MORROW FOOD PROCESSING PARK",  
COUNTY OF MORROW, STATE OF OREGON. THE  
UNDERSIGNED PARTIES ALSO DEDICATE A PRIVATE 20'  
WIDE ACCESS EASEMENT AS SHOWN ON THIS PLAT.

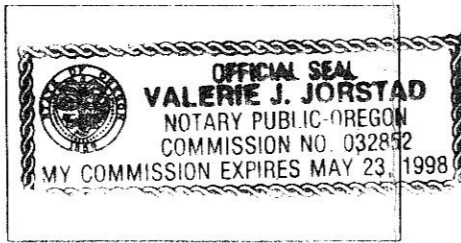
BY David B. Landon  
DAVID B. LANDON, PRESIDENT OF OREGON POTATO COMPANY

### ACKNOWLEDGMENT

COUNTY OF MORROW }  
STATE OF OREGON } SS

KNOW, ALL PEOPLE BY THESE PRESENTS: ON THIS 29 DAY  
OF Nov., 1995, PERSONALLY APPEARED DAVID B. LANDON,  
WHO BEING FIRST DULY SWORN DID SAY THAT HE IS THE  
IDENTICAL PERSON NAMED IN THE FOREGOING INSTRUMENT,  
AND THAT SAID INSTRUMENT WAS EXECUTED BY HIM FREELY  
AND VOLUNTARILY.

BY Valerie J. Jorstad 1/23/98  
NOTARY SIGNATURE AND EXPIRATION DATE



### LEGEND

- FOUND 5/8" x 30" IRON ROD WITH YELLOW PLASTIC CAP "ROGERS 976" UNLESS OTHERWISE NOTED
- SET 5/8" x 30" IRON ROD WITH YELLOW PLASTIC CAP "PLS 2351" ON 8/27/94
- (R) RECORDED DIMENSION PER SUBDIVISION PLAT "PORT OF MORROW FOOD PROCESSING PARK" BOOK 2 PAGE 39
- (M) MEASURED DIMENSION

### NARRATIVE

#### PROCEDURE:

THE PURPOSE OF THIS SURVEY IS TO PARTITION TWO PARCELS OUT OF THE PARENT TRACT DESCRIBED AS LOT 5, BLOCK 3 OF "PORT OF MORROW FOOD PROCESSING PARK", A SUBDIVISION, THE ORIGINAL SUBDIVISION PLAT WAS USED AS THE BASIS OF BOUNDARIES AND BEARINGS. MONUMENTS WERE RECOVERED AND HELD PER SAID SUBDIVISION PLAT AND O.R.S. 93.310. NEW MONUMENTS WERE SET AT THE NORTH CORNERS OF THE PARTITIONED PARCEL. ALL EXTERIOR BOUNDARY DATA IS RECORDED PER SUBDIVISION PLAT "PORT OF MORROW FOOD PROCESSING PARK", BOOK 2 PAGE 39. ALL MEASURED LENGTHS ARE ALSO SHOWN ON THIS REPLAT.

#### BASIS OF BEARINGS

THE EAST LINE OF LOT 5, BLOCK 3 OF "PORT OF MORROW FOOD PROCESSING PARK" WAS HELD AS S 1°29'39" E FOR OUR BASIS OF BEARINGS.

#### NOTES

1. THERE IS NO GEODETIC MONUMENT WITHIN 1/2 MILE OF THIS SITE ACCORDING TO MORROW COUNTY SURVEY RECORDS.
2. THERE ARE THREE WATER RIGHTS PERMITS APPURTENANT TO LOT 5, BLOCK 3. PERMIT NUMBERS ARE #7400, #G-7158, AND #G-10975.
3. REFERENCE SURVEYS: MORROW COUNTY SUBDIVISION PLAT "PORT OF MORROW FOOD PROCESSING PARK" BOOK 2, PAGE 39.

#### APPROVALS

APPROVED JANUARY 17, 1996.

BY Jerry K. Salme  
CITY OF BOARDMAN PLANNING COMMISSION

APPROVED THIS 22 DAY OF Jan, 1996.

H. Dennis Edwards  
MORROW COUNTY SURVEYOR

APPROVED THIS 21 DAY OF Jan, 1996.

Sandi Patton, Deputy Assessor  
MORROW COUNTY TAX ASSESSOR

APPROVED THIS 24 DAY OF Jan, 1996.

Marilyn Childers  
MORROW COUNTY TAX COLLECTOR

APPROVED THIS 14 DAY OF Jan, 1996.

G. J. French  
MORROW COUNTY COMMISSIONER

APPROVED THIS 27 DAY OF Jan, 1996.

Donald C. McElwain  
MORROW COUNTY COMMISSIONER

APPROVED THIS 14 DAY OF Jan, 1996.

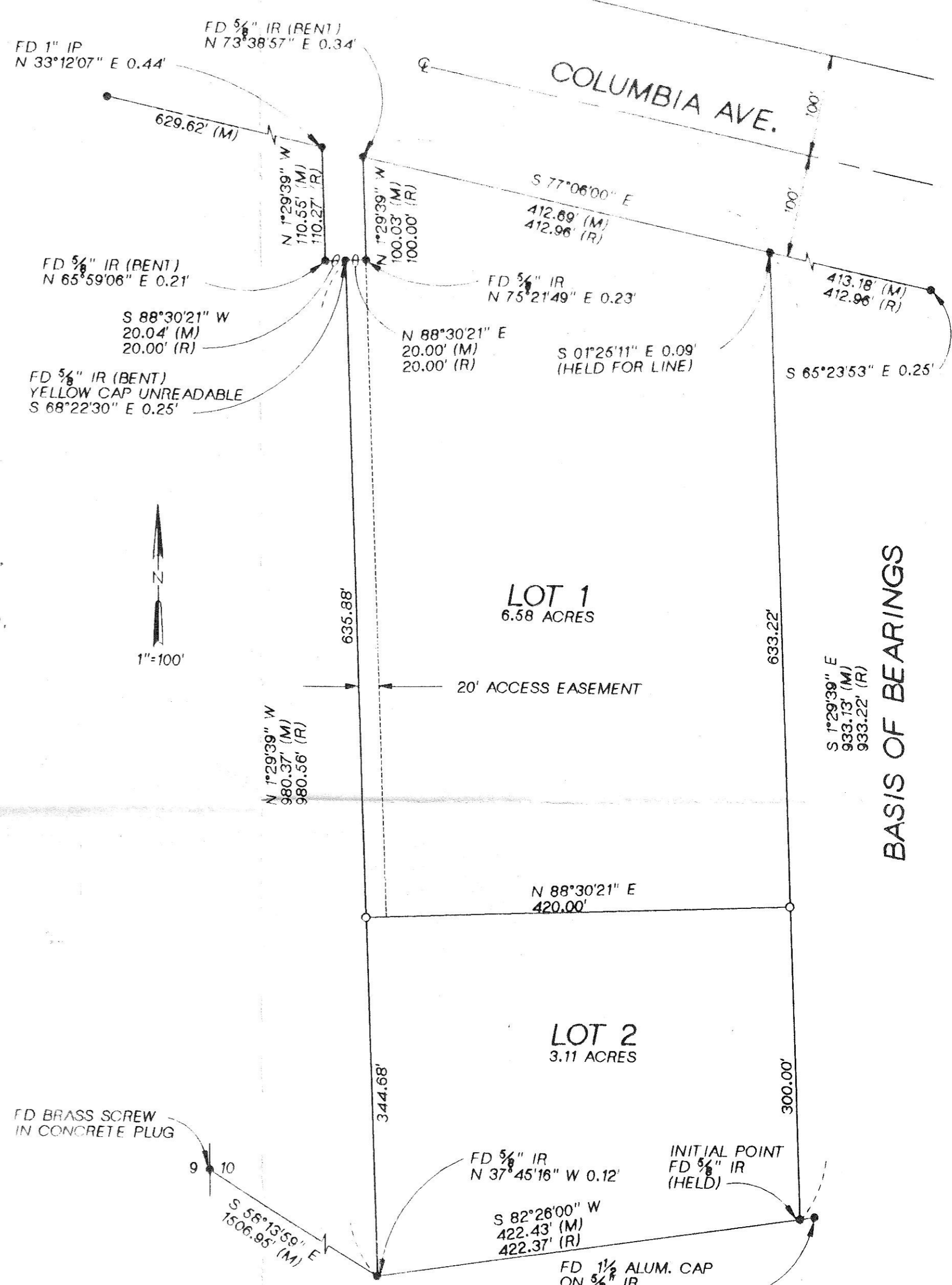
James A. Larson  
MORROW COUNTY JUDGE

COUNTY OF MORROW }  
STATE OF OREGON } SS

I CERTIFY THAT THE WITHIN INSTRUMENT WAS  
RECEIVED AND FILED FOR RECORD ON THIS 24 DAY OF  
January, 1996 AT 4:06 O'CLOCK P M AS  
FILE NO. 155105

Barbara Bloodworth  
MORROW COUNTY CLERK

BY: Shirley McNeal  
DEPUTY COUNTY CLERK



BASIS OF BEARINGS  
S 1°29'39\"/>

STATE OF OREGON }  
MORROW COUNTY } SS

I DO HEREBY CERTIFY THAT THIS TRACING IS A COPY CERTIFIED  
TO ME, BY THE SURVEYOR OF THIS PLAT, TO BE A TRUE AND  
EXACT COPY OF THE ORIGINAL, AND THAT IT WAS RECORDED  
ON THE 24 DAY OF Jan, 1996 AT 4:06 O'CLOCK P M.,  
AND RECORDED IN THE COUNTY CLERK'S RECORDS.

BY: Thomas G. Nelson  
DEPUTY COUNTY CLERK

I HEREBY CERTIFY THAT THIS TRACING  
IS A TRUE AND EXACT COPY OF THE  
ORIGINAL PARTITION PLAT

Thomas G. Nelson  
THOMAS G. NELSON P.L.S. 2351

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

Thomas G. Nelson

OREGON  
JULY 28, 1988  
THOMAS G. NELSON  
2351

RENEWAL DATE 12-31-94

CH2M HILL  
825 NE MULTNOMAH  
SUITE 1300  
PORTLAND, OREGON 97232

OPE35042.B1.05  
UMATILLA ELECTRIC COOP.

