

COLUMBIA TERRACE

PARTITION PLAT NO 1997- 12

IN THE SE 1/4 OF THE NE 1/4 OF SECTION 17, T 4 N, R 25 E.
W.M., MORROW COUNTY, OREGON.

- L-1 N 89° 41' 00" E 43.62'
(N 89° 39' 48" E 43.66)
- L-2 S 0° 24' 38" E 20.00'
(S 0° 24' 38" E 20.00)
- L-3 N 89° 40' 46" E 20.02'
(N 89° 41' 42" E 20.00)

SURVEYOR'S NARRATIVE:

THE PURPOSE OF THIS SURVEY IS TO PARTITION THAT TRACT OF LAND DESCRIBED IN A DEED TO NILS AND DIANNE KRISTIANSEN ON M-43668 INTO THREE PARCELS FOR POSSIBLE FUTURE SALES. PARTS OF THIS TRACT WERE SURVEYED AT FOUR DIFFERENT TIMES BY THREE DIFFERENT SURVEYORS, KRUMBEIN IN 1977 AND 1978, DRIVER IN 1983, AND ME IN 1988. I USED MY SURVEY OF THE EAST LINE OF PARCEL 3 FOR THE BEARING BASE. SAID LINE WAS THE SAME IN KRUMBEIN'S AND DRIVERS' SURVEYS. DESCRIPTION: THAT PORTION OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, T 4 N, R 25 E, WILLAMETTE MERIDIAN, MORROW COUNTY, OREGON, BEING DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE NORTH LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 17 AT A POINT WHICH LIES 170.00 FEET WEST OF THE NORTHEAST CORNER OF SAID SOUTHEAST QUARTER OF SAID SOUTHEAST QUARTER AND RUNNING: THENCE S 0° 24' 38" E PARALLEL WITH THE EAST LINE OF SAID SOUTHEAST QUARTER OF SAID SOUTHEAST QUARTER 325.00 FEET (325.12 FEET MEASURED) TO THE SOUTHWEST CORNER OF THAT TRACT OF LAND DEEDED TO RONALD BRAY, ET UX, ON M-27251 MORROW COUNTY DEED RECORDS: THENCE N 89° 39' 48" E ALONG THE SOUTH LINE OF SAID BRAY TRACT 150.00 FEET (149.86 FEET MEASURED) TO A POINT WHICH LIES 20.00 FEET WEST OF THE EAST LINE OF SAID SOUTHEAST QUARTER OF SAID SOUTHEAST QUARTER WHEN MEASURED AT RIGHT ANGLES: THENCE S 0° 24' 38" E PARALLEL WITH SAID EAST LINE 160.39 FEET TO A POINT WHICH LIES 180 FEET NORTH OF THE SOUTH LINE OF SAID SOUTHEAST QUARTER OF SAID SOUTHEAST QUARTER WHEN MEASURED AT RIGHT ANGLES: THENCE S 89° 41' 42" W PARALLEL WITH SAID SOUTH LINE 280.00 FEET (279.93 FEET MEASURED) TO THE EAST LINE OF THAT TRACT OF LAND DEEDED TO THE CITY OF BOARDMAN ON M-23687 MORROW COUNTY DEED RECORDS: THENCE N 0° 24' 38" W ALONG SAID EAST LINE 378.87 FEET (379.68 FEET MEASURED): THENCE CONTINUING ALONG SAID EAST LINE N 44° 35' 22" E 122.10 FEET (121.96 FEET MEASURED): THENCE CONTINUING ALONG SAID EAST LINE N 0° 24' 38" W 20.00 FEET TO A 2" BRASS CAP MARKING THE INITIAL CORNER OF "COLUMBIA TERRACE SUBDIVISION" ON THE NORTH LINE OF SAID SOUTHEAST QUARTER OF SAID SOUTHEAST QUARTER: THENCE N 89° 39' 48" E ALONG SAID NORTH LINE 43.62 FEET TO THE POINT OF BEGINNING: CONTAINING 1.88 ACRES.

DECLARATION:

WE, THE OWNERS OF THE LAND SHOWN ON THIS PLAT, HEREBY DECLARE THAT WE HAVE CAUSED THIS PLAT TO BE PREPARED.

WE HEREBY DEDICATE A UTILITY EASEMENT OVER THE EAST 20 FEET OF PARCEL 3.

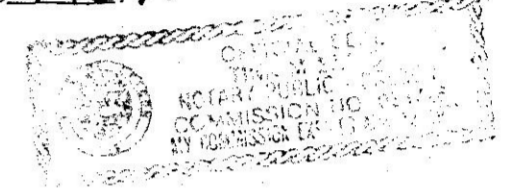
Nils Kristiansen
NILS KRISTIANSEN

Dianne L. Kristiansen
DIANNE L. KRISTIANSEN

STATE OF OREGON }
COUNTY OF MORROW } ss

ON THIS 26 DAY OF September, 1997, PERSONALLY APPEARED THE ABOVE OWNERS, WHO BEING DULY SWORN ACKNOWLEDGE THIS INSTRUMENT TO BE THEIR VOLUNTARY ACT AND DEED.

Jana M. Orris
NOTARY PUBLIC FOR OREGON
MY COMMISSION EXPIRES 4-12-97



APPROVALS:

THIS PLAT IS HEREBY APPROVED.
THIS 20 DAY OF Sept. 1997.
David H. Kle...
COUNTY SURVEYOR (UMATILLA COUNTY)

THIS PLAT IS HEREBY APPROVED.
THIS 30 DAY OF Sept. 1997.
Frank L. Moore
CITY OF BOARDMAN PLANNING COMM.
CHAIRMAN

THIS PLAT IS HEREBY APPROVED.
THIS 30 DAY OF Sept. 1997.
Les Sauer
MORROW COUNTY ASSESSOR

Marilyn Childers by G. G. ...
MORROW COUNTY TAX COLLECTOR

STATE OF OREGON }
COUNTY OF MORROW } ss

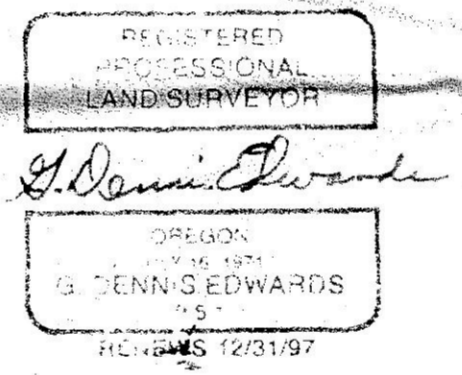
I CERTIFY THAT THE WITHIN INSTRUMENT WAS RECEIVED AND FILED FOR RECORD ON THE 30 DAY OF Sept. 1997, AT 2:00 p.m. AS FILE NO. M-1146-E

Diana Blomquist
MORROW COUNTY CLERK

BY
DEPUTY

RECEIVED BY
Morrow County Surveyor
Date 10/3/97
Rec'd By SKB
No. C-1146-E (920)

IN THE SE 1/4 OF THE NE 1/4 OF SECTION 17, T 4 N, R 25 E, W.M., MORROW COUNTY, OREGON.
9/3/97
EDWARDS SURVEYING, P.O. BOX 763 541-567-3336
HERMISTON, OR 97838 541-567-7850



- [E] MY 1988 SURVEY FOR INLAND EMPIRE BANK
- [D] DRIVER'S 1983 SURVEY FOR MOUNTAIN VALLEY
- [K-1] KRUMBEIN'S 1977 SURVEY FOR BOARDMAN FIRE DIST
- [K-2] KRUMBEIN'S 1978 SURVEY FOR SUNRISE
- (000) OF RECORD. DEEDS M-23687 AND M-43668 AND SURVEYS [D] [K-1] [K-2]
- (000) OF RECORD. [E] MY 1988 SURVEY FOR INLAND EMPIRE BANK
- FOUND 5/8" REBAR AS NOTED
- SET 5/8" X 30" REBAR WITH PLASTIC CAP # 951

This is an exact copy.
G. Dennis Edwards

SCALE
1"=40'

