

BASIS OF BEARINGS

S89° 41' 52" E ALONG THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SECTION 19, TOWNSHIP 5 NORTH, RANGE 27 EAST OF THE WILLAMETTE MERIDIAN, BETWEEN THE BRASS CAP MONUMENT MARKING THE CENTERLINE INTERSECTION OF EAST THIRTEENTH STREET WITH THE SOUTH LINE OF SAID SOUTHEAST QUARTER OF SECTION 19 AND THE CONCRETE MONUMENT MARKING THE INITIAL POINT OF THE SUBDIVISION OF A PORTION OF SAID SECTION 19 AS SHOWN ON THE PLAT RECORDED IN BOOK 2 OF PLATS, PAGE 6 OF THE PLAT RECORDS OF MORROW COUNTY, OREGON.



MORROW COUNTY

PARTITION PLAT NO. 1998-4

A PARTITION OF PARCEL NO. 1 OF MORROW COUNTY PARTITION NO. 1996-10
 LOCATED IN THE N.E. 1/4 OF THE N.W. 1/4 OF SECTION 30,
 TOWNSHIP 5 NORTH, RANGE 27 EAST OF THE WILLAMETTE MERIDIAN,
 IN THE CITY OF IRRIGON, COUNTY OF MORROW, STATE OF OREGON.

FOUND A 3" BRASS CAP ON A 1 1/2" GALVANIZED IRON PIPE STAMPED "1/4 19/30" SET BY THE U.S. DEPT. OF THE INTERIOR IN 1975 AT THE NORTH 1/4 CORNER OF SECTION 30 AS SHOWN ON MORROW CO. PARTITION NO. 1996-10.

FOUND A 2 1/2" BRASS CAP ON 1" GALVANIZED IRON PIPE STAMPED "1/4 9/30" AT THE INTERSECTION OF THE CENTERLINE OF EAST 13TH WITH THE SOUTH LINE OF THE S.E. 1/4 OF SEC. 19 AS SHOWN ON MORROW COUNTY SURVEY NO. B-972-E (744) AND MORROW CO. PARTITION NO. 1996-10.

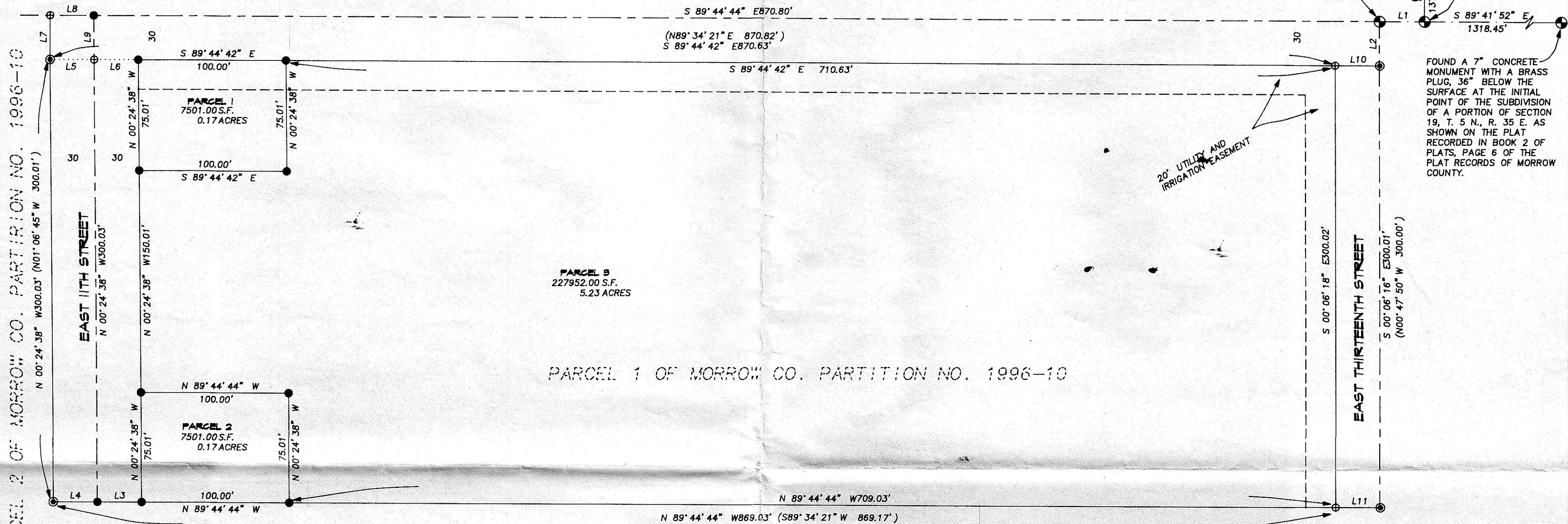
EAST IDAHO AVENUE

S 89° 44' 44" E 870.80'

(N89° 34' 21" E 870.82')
 S 89° 44' 42" E 870.63'

S 89° 44' 42" E 710.63'

S 89° 41' 52" E 1318.45'



PARCEL 1 OF MORROW CO. PARTITION NO. 1996-10

PARCEL 3 OF MORROW CO. PARTITION NO. 1996-10

LEGEND

- BOUNDARY LINE OR LOT LINE
- - - - CENTERLINE
- · - · SECTION OR SECTION SUBDIVISION LINE
- - - - PUBLIC UTILITY EASEMENT (10' FRONT AND BACK LOT LINES 5' SIDE LOT LINES TYPICAL)
- ⊕ FOUND SURVEY MONUMENT AS NOTED
- ⊙ FOUND 5/8" REBAR WITH A YELLOW PLASTIC CAP STAMPED "EDWARDS 951" AS SHOWN ON MORROW COUNTY PARTITION NO. 1996-10.
- SET A 5/8" X 30" REBAR WITH A YELLOW PLASTIC CAP STAMPED "TOMKINS SURVEYING" AND A BRASS WASHER STAMPED "WA19619 OR 02820LS" ATTACHED.
- ⊕ CALCULATED POSITION NOT FOUND OR SET
- (XOX) RECORD DIMENSIONS AS SHOWN ON MORROW COUNTY PARTITION 1996-10.

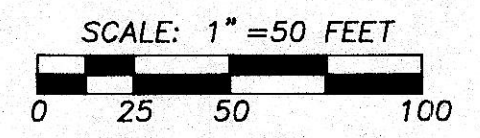
LINE TABLE

NO.	BEARING	DISTANCE
L1	N 89° 42' 03" W	30.46'
L2	S 00° 02' 17" E	30.01'
L3	N 89° 44' 44" W	30.00'
L4	N 89° 44' 44" W	30.00'
L5	S 89° 44' 42" E	30.00'
L6	S 89° 44' 42" E	30.00'
L7	N 00° 15' 18" E	30.00'
L8	S 89° 44' 42" E	29.65'
L9	N 00° 24' 38" W	30.00'
L10	S 89° 44' 42" E	30.00'
L11	S 89° 44' 44" E	30.00'

SURVEYOR'S CERTIFICATION

I, GREG E. FLOWERS, OREGON REGISTERED PROFESSIONAL LAND SURVEYOR NO. 02820LS, HEREBY CERTIFY THAT THE PARTITION PLAT AS SHOWN ON THE ANNEXED MAP, HAS BEEN PREPARED BY ME OR UNDER MY DIRECT SUPERVISION IN ACCORDANCE WITH O.R.S. CHAPTER 92. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 PARCEL 1 OF MORROW COUNTY PARTITION NO. 1996-10, ACCORDING TO THE OFFICIAL PLAT THEREOF RECORDED AS M-48600 IN THE OFFICIAL RECORDS OF MORROW COUNTY, OREGON.
 ALL BEING SITUATED IN THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 5 NORTH, RANGE 27 EAST OF THE WILLAMETTE MERIDIAN, MORROW COUNTY, OREGON.

GREG E. FLOWERS, OPLS 02820LS



SHEET 1 OF 2

RECEIVED BY
 Morrow County Surveyor
 Date 6/5/98
 Rec'd by DE
 No. C-1174-E (948)

NARRATIVE

THIS SURVEY WAS PERFORMED AT THE REQUEST OF MR. DON HURD TO PARTITION PARCEL NO. 1 OF MORROW COUNTY PARTITION NO. 1996-10 AS SURVEYED BY G. DENNIS EDWARDS AND RECORDED AS M-48600, IN THE RECORDS OF MORROW COUNTY. ALL FOUR CORNERS OF PARCEL NO. 1 WERE FOUND IN GOOD CONDITION AND WERE HELD AS THE CONTROLLING MONUMENTS FOR THIS PARTITION.

THIS SURVEY WAS PERFORMED AS A CLOSED FIELD TRAVERSE USING A SOKKIA AUTOMATIC TOTAL STATION HAVING STANDARD ERRORS OF 00' 00" 03" ANGULAR AND 3 MM ± 3 PPM TIMES DISTANCE. ALL MONUMENTS SHOWN WERE VISITED IN MAY AND JUNE OF 1997.

REGISTERED PROFESSIONAL LAND SURVEYOR

 OREGON
 JUNE 30, 1997
 GREG E. FLOWERS
 02820LS
 RENEWS 12/31/99
 4/15/98

A PARTITION OF PARCEL NO. 1 OF MORROW COUNTY PARTITION NO. 1996-10, LOCATED IN THE N.E. 1/4 OF THE N.W. 1/4 OF SECTION 30, TOWNSHIP 5 NORTH, RANGE 27 EAST OF THE WILLAMETTE MERIDIAN, CITY OF IRRIGON, MORROW COUNTY, OREGON.

FOR: DON HURD, P. O. BOX 677
 IRRIGON, OREGON 97844

PAUL W.P. TOMKINS, L.S.
 20 EAST POPLAR ST. SUITE 204
 WALLA WALLA, WA. 99362
 (509) 522-4843
 D_HURDP.DWG

DATE
 APRIL, 1998
 SCALE
 1" = 50'

SURVEYOR'S EXACT COPY STATEMENT
 I, GREG E. FLOWERS, REGISTERED OREGON SURVEYOR NO. 02820LS DO HEREBY CERTIFY THAT THIS IS A TRUE AND EXACT COPY OF A PLAT PREPARED BY ME OR UNDER MY DIRECT SUPERVISION.

 GREG E. FLOWERS, OPLS 02820LS