

S89°52'06"W 1376.00'  
MONTANA AVE.

LEGAL DESCRIPTION (AS SURVEYED)

THAT PORTION OF LOTS 5 AND 6, BLOCK 45W OF OREGON LAND AND WATER COMPANY'S SUBDIVISION OF SECTION 23, TOWNSHIP 5 NORTH, RANGE 26 EAST OF THE WILLAMETTE MERIDIAN, MORROW COUNTY, OREGON, DESCRIBED AS FOLLOWS:  
BEGINNING AT THE SOUTHWEST CORNER OF LOT 5, BLOCK 45W; THENCE N 00°20'07"W, 484.14 FEET TO THE SOUTHWEST CORNER OF THAT TRACT OF LAND DEEDED FROM SUE DELENE GULICK TO CHARLES H. WILLIS AND GRACE E. WILLIS AS RECORDED AT M-17692, MORROW COUNTY DEED RECORDS; SAID POINT BEING ON THE EXTENDED CENTERLINE OF AN EXISTING IRRIGATION LATERAL; THENCE ALONG SAID CENTERLINE THE FOLLOWING COURSES; N 89°38'02"E, 283.01 FEET; THENCE N 75°05'24"E, 560.02 FEET; THENCE N 89°55'32"E, 177.53 FEET TO A LINE WHICH IS 14.00 FEET WESTERLY OF AND PARALLEL WITH THE WEST LINE OF LOT 7, BLOCK 45W; THENCE S 00°22'56"E, ALONG SAID PARALLEL LINE, 625.97 FEET TO THE NORTHERLY MARGIN OF WASHINGTON AVENUE; THENCE S 89°45'15"W, ALONG SAID MARGIN, 1003.05 FEET TO THE SOUTHWEST CORNER OF LOT 5 AND THE POINT OF BEGINNING.  
EXCEPT THAT PORTION THEREOF FOR COUNTY ROAD DESCRIBED AS COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 5; THENCE N 00°20'07"W, 484.14 FEET TO THE TRUE POINT OF BEGINNING; THENCE N 89°38'02"E, 22.00 FEET; THENCE S 00°20'07"E, 53.63 FEET; THENCE S 16°00'44"W, 78.16 FEET TO THE WEST LINE OF SAID LOT 5; THENCE N 00°20'07"W, 128.62 FEET TO THE POINT OF BEGINNING.

NOTE: SEE SHEET 2 OF 2 FOR NARRATIVE OF SURVEY.

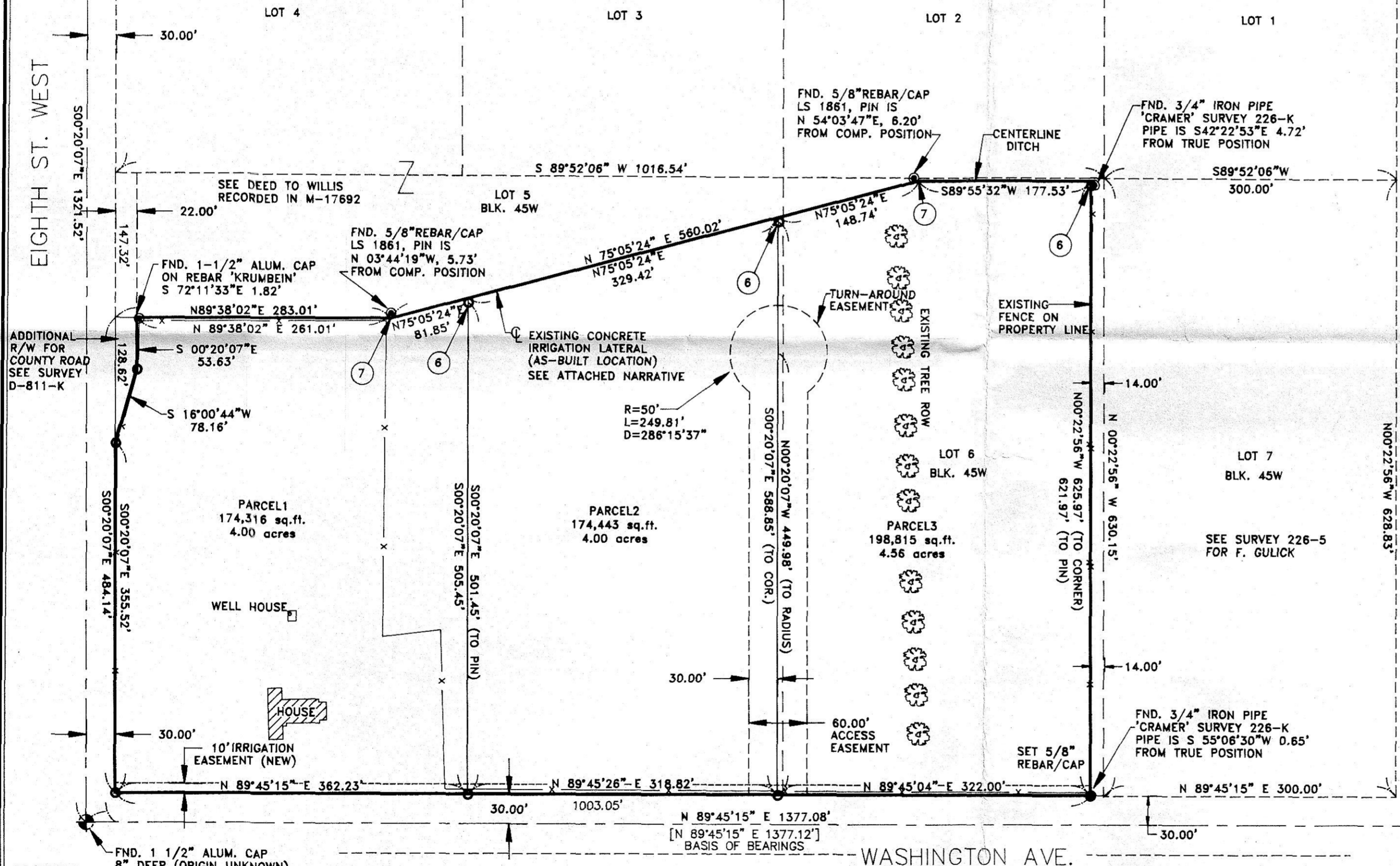
MONUMENT POSITION  
COMPUTED FROM EDWARDS  
SURVEY B 884-E

SEVENTH ST. WEST

EIGHTH ST. WEST

BLOCK 45 W

1"=100'



PARTITION PLAT NO. 10  
IN A PORTION OF LOTS 5 AND 6, BLOCK 45W  
OREGON LAND & WATER CO. SUBDIVISION OF SEC. 23  
TOWNSHIP 5 NORTH, RANGE 26 EAST, W.M.,  
MORROW COUNTY, OREGON

RECORD LEGAL DESCRIPTION

(PER DEED FROM SUE DELENE GULICK TO DAVAULT) a.k.a. tax lot 1200

THAT PORTION OF LOT 5 AND LOT 6 LYING SOUTH OF A CONCRETE IRRIGATION DITCH IN BLOCK 45 WEST IN SECTION 23 OF TOWNSHIP 5 NORTH, RANGE 26 EAST OF THE WILLAMETTE MERIDIAN, MORROW COUNTY, OREGON.

EXCEPTING THEREFROM THE EAST 14 FEET OF LOT 6 IN BLOCK 45 WEST. THE ABOVE PARCEL IS FURTHER DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID BLOCK 45 WEST, SAID POINT BEING THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE NORTH ALONG THE WEST LINE OF SAID BLOCK 45 WEST A DISTANCE OF 484.00 FEET TO A POINT; SAID POINT BEING THE SOUTHWEST CORNER OF THAT PROPERTY DEEDED FROM SUE DELENE GULICK TO CHARLES H. WILLIS AND GRACE E. WILLIS AS RECORDED AT M-17692 IN MORROW COUNTY DEED RECORDS; THENCE NORTH 89°12'30"E EAST A DISTANCE OF 280.61 FEET TO A POINT; THENCE NORTH 74°38'51"E EAST A DISTANCE OF 555.86 FEET TO A POINT; THENCE SOUTH 89°09'57"E EAST A DISTANCE OF 185.00 FEET TO A POINT LYING 14.00 FEET WEST OF THE WEST LINE OF LOT 7, BLOCK 45 WEST; THENCE SOUTH ALONG A LINE LYING PARALLEL AND 14.00 FEET DISTANT FROM THE WEST LINE OF SAID LOT 7, BLOCK 45 WEST TO THE SOUTH LINE OF BLOCK 45 WEST; THENCE WEST ALONG THE SOUTH LINE OF SAID BLOCK 45 WEST TO THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION.

OWNER'S DECLARATION

WE, SAMUEL C. DAVAULT AND CHRIS N. DAVAULT, OWNERS OF THE LAND DESCRIBED HEREON, HAVE CAUSED THIS PARTITION PLAT TO BE PREPARED AND HEREBY DEDICATE THE 60 FOOT ACCESS EASEMENT AND 10' IRRIGATION EASEMENT AS SHOWN HEREON TO THE PUBLIC.

*Samuel C. Davault* *Chris N. Davault*  
SAMUEL C. DAVAULT CHRIS N. DAVAULT

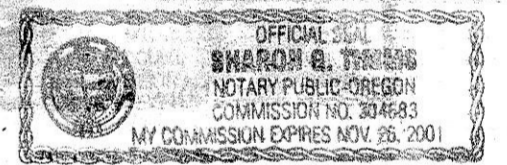
ACKNOWLEDGEMENT

STATE OF OREGON } S.S.  
COUNTY OF MORROW } S.S.

THIS IS TO CERTIFY THAT ON THIS 28th DAY OF SEPT., 1998, PERSONALLY APPEARED BEFORE ME SAMUEL C. DAVAULT AND CHRIS N. DAVAULT TO ME KNOWN TO BE THE INDIVIDUALS IN AND WHO EXECUTED THE FOREGOING "OWNERS DECLARATION", AND ACKNOWLEDGED TO ME THAT THEY SIGNED THE SAME AS THEIR VOLUNTARY ACT AND DEED IN WITNESS THEREOF, I HAVE SET MY HAND OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

*Sharon S. Jensen*  
NOTARY PUBLIC IN AND FOR THE STATE OF OREGON

RESIDING AT *1881602*  
MY COMMISSION EXPIRES: 11/24/01



APPROVALS

*J. Danijel Edmund* 8/31/98  
MORROW COUNTY SURVEYOR DATE  
*Megan Park* 9-28-98  
MORROW COUNTY ASSESSOR DATE  
*Tom J. Malott* 9/28/98  
MORROW COUNTY PLANNING DIRECTOR DATE  
*Barbara S. Bridgewater* 8/31/98  
WESTLAND IRRIGATION DISTRICT extension DATE

I HEREBY CERTIFY THAT ALL TAXES AND ASSESSMENTS AGAINST THE LAND DESCRIBED HEREON HAVE BEEN PAID IN FULL THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 1998 A.D.

AT \_\_\_\_\_ O'CLOCK \_\_\_\_\_ M. AND RECORDED AS FILE NO. \_\_\_\_\_

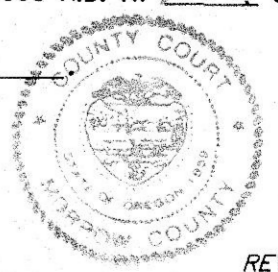
*Marilyn Childers by Cynthia R. DeWalt* 9-28-98  
MORROW COUNTY TAX COLLECTOR DATE

STATE OF OREGON } S.S.  
COUNTY OF MORROW } S.S.

I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT WAS RECEIVED AND FILED FOR RECORD ON THE 28th DAY OF September, 1998 A.D. AT 1:02 O'CLOCK P. M.

AND RECORDED AS FILE NO. *M-55479*

*Barbara S. Bridgewater*  
MORROW COUNTY CLERK  
*Shirley McCarl*  
DEPUTY



REV: 08/26/98

NOTES:

- 1. BASIS OF BEARING IS EDWARD'S 1989 SURVEY FOR BAILEY (B-884-E)
- 2. (M) = MEASURED [ ] = RECORD PER EDWARDS SURVEY FOR BAILEY (D)=DEED CALL (SEE SURVEY NO. B-884-E) { } = RECORD PER CRAMER SURVEY 226-K
- 3. O = DENOTES SET 5/8"x24" REBAR WITH YELLOW PLASTIC CAP STAMPED GBW 02718LS.
- 4. @ = DENOTES FOUND MONUMENT AS NOTED.
- 5. THIS SURVEY WAS PERFORMED WITH A TWO PERSON SURVEY CREW USING A SOKKIA SET 3B TOTAL STATION HAVING A STANDARD ERROR FACTOR OF 3" ANGULAR AND 3 MM ± 3 PPM TIMES THE DISTANCE. CLOSED TRAVERSE AND RADIAL SURVEY SURVEY METHODS WERE USED TO TIE ALL CORNERS ON 7/9/98.
- 6. (6) = SET PIN ON PROPERTY LINE 4.0' SOUTH OF TRUE POINT TRUE CORNER FALLS IN CONC. IRRIGATION DITCH.
- 7. (7) = CORNER NOT SET, FALLS IN CENTER OF IRRIGATION DITCH.

SURVEYOR'S CERTIFICATION

I, GARY B. WAGNER, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON HEREBY CERTIFY THAT THIS PARTITION PLAT CORRECTLY REPRESENTS A SURVEY CONDUCTED UNDER MY DIRECT SUPERVISION IN JULY 1998, AND FURTHER CERTIFY THAT ALL PARCELS HAVE BEEN SURVEYED AND MONUMENTED AS REQUIRED FOR LOTS WITHIN A SUBDIVISION, IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING LAW, AS ESTABLISHED BY ORS 92.

8/27/98  
DATE

*Gary B. Wagner*  
THIS COPY IS AN EXACT DUPLICATE

REGISTERED PROFESSIONAL LAND SURVEYOR  
*Gary B. Wagner*  
OREGON  
GARY B. WAGNER  
02817LS  
RENEWS 6/30/00

**RSI** ROGERS SURVEYING INC.  
2304 N. 1ST STREET  
HERMISTON, OR. 97838  
PHONE (541) 567-5859  
FAX: (541) 567-6757

CLIENT	SAM DAVAULT		JOB NO.	OR05798			
PROJECT	PARTITION PLAT PORTION OF BLOCK 45W, SEC. 23						
DRAWN BY:	GBW	SCALE:	1"= 100'	F. B. NO.:	OR008	SHEET	1
APPROVED:	GBW	DATE:	08/03/98	VERSION-	ACAD12	FILE:	OR05798
							OF 2