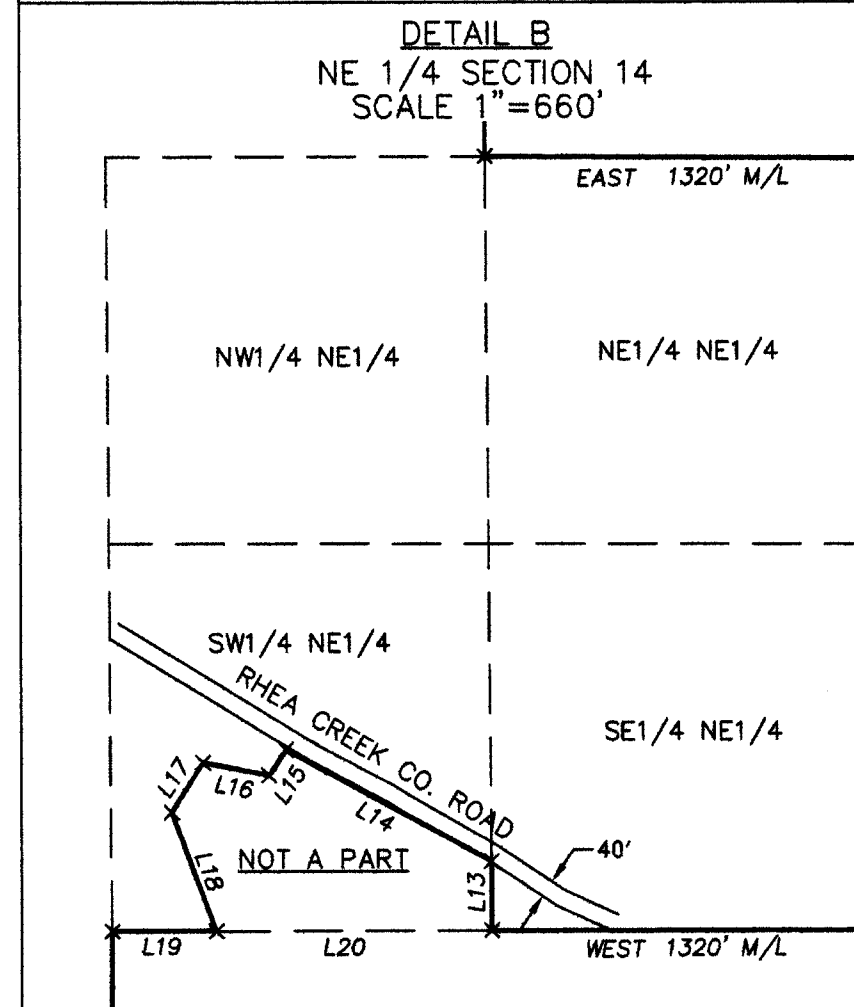
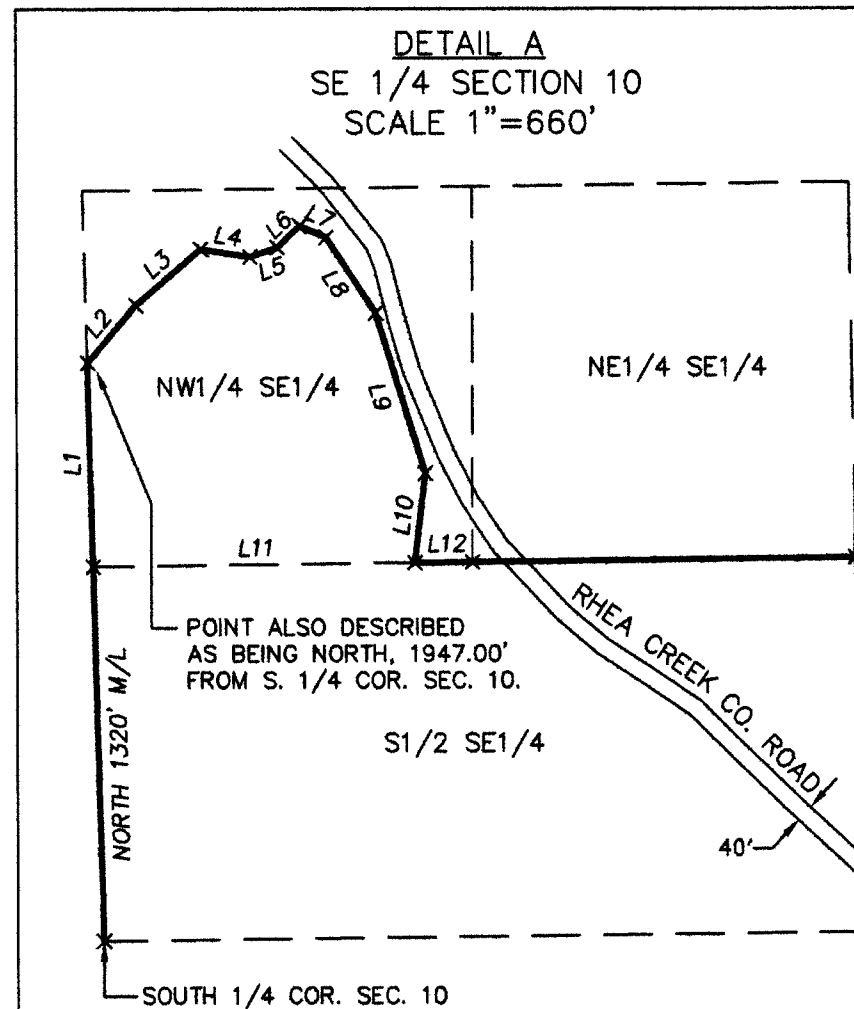
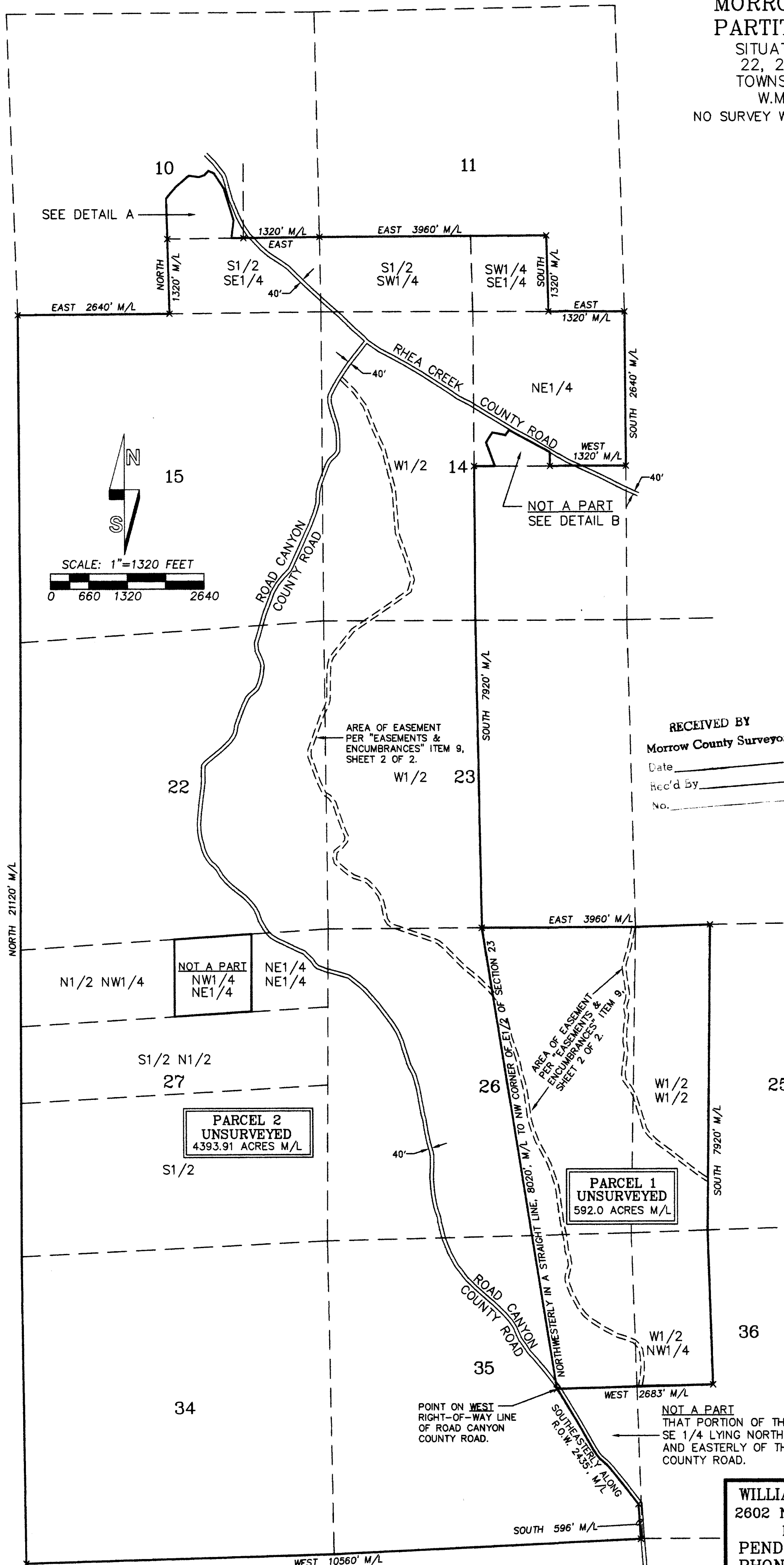


MORROW COUNTY
PARTITION PLAT NO. 2005-13

SITUATED IN SECTIONS 10, 11, 14, 15,
22, 23, 25, 26, 27, 34, 35 AND 36,
TOWNSHIP 4 SOUTH, RANGE 26 EAST,
W.M., MORROW COUNTY, OREGON.
NO SURVEY WAS PERFORMED FOR THIS PARTITION PROCESS



LINE TABLE FOR DETAILS A & B

NO.	BEARING	DISTANCE
L1	NORTH	690.29'
L2	N 40° E	257.40'
L3	N 49°10' E	297.00'
L4	S 81°17' E	171.60'
L5	N 71° E	99.00'
L6	N 46°15' E	105.60'
L7	S 66°46' E	99.00'
L8	S 33°15' E	310.20'
L9	S 17°08' E	574.20'
L10	S 06°52' W	316'
L11	WEST	1122'
L12	EAST	198'
L13	NORTH	237.60' = 3.60CH
L14	N 62°50' W	801.90' = 12.15CH
L15	S 32°50' W	105.60' = 1.60CH
L16	N 80° W	231.00' = 3.50CH
L17	S 31°50' W	201.30' = 3.05CH
L18	S 21°50' E	435.60' = 6.60CH
L19	WEST	385.44' M/L
L20	EAST	1066.56' = 14.16CH

RECEIVED BY
Morrow County Surveyor
Date _____
Rec'd By _____
No. _____

RECEIVED BY
Morrow County Surveyor
Date Dec 30, 2005
Rec'd By SKB
No. 1462-C

REGISTERED
PROFESSIONAL
LAND SURVEYOR
William R. Wells
OREGON
JULY 22, 1977
WILLIAM R. WELLS
1106
RENEWS 6/30/06

PARCEL 2
UNSURVEYED
4393.91 ACRES M/L

PARCEL 1
UNSURVEYED
592.0 ACRES M/L

POINT ON WEST
RIGHT-OF-WAY LINE
OF ROAD CANYON
COUNTY ROAD.

NOT A PART
THAT PORTION OF THE
SE 1/4 LYING NORTHERLY
AND EASTERLY OF THE
COUNTY ROAD.

I HEREBY CERTIFY THIS IS A TRUE
COPY OF PARTITION PLAT NO. 2005-13
William R. Wells
WILLIAM R. WELLS, PLS

WILLIAM R. WELLS, PLS
2602 N.E. RIVERSIDE PLACE
P.O. BOX 1696
PENDLETON, OR 97801
PHONE: (541) 276-6362

PROJECT:
LAND PARTITION FOR:
LOST PINE CREEK
RANCHES, LLC.

DATE: 09/05 DR. BY: JMW/DMT
CK. BY: WRW NO: 05-1016

LOCATED IN SECTIONS 10, 11, 14, 15, 22,
23, 25, 26, 27, 34, 35 AND 36, TOWNSHIP
4 SOUTH, RANGE 26 EAST, W.M., MORROW
COUNTY, OREGON.

MORROW COUNTY
PARTITION PLAT NO. 2005-13

SITUATED IN SECTIONS 10, 11, 14, 15,
22, 23, 25, 26, 27, 34, 35 AND 36,
TOWNSHIP 4 SOUTH, RANGE 26 EAST,
W.M., MORROW COUNTY, OREGON.

NO SURVEY WAS PERFORMED FOR THIS PARTITION PROCESS

OWNERS DECLARATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT LOST PINE CREEK RANCHES, LLC., A OREGON LIMITED LIABILITY COMPANY, DOES HEREBY DECLARE THAT SAID COMPANY IS THE OWNER OF THE LANDS DESCRIBED IN THE SURVEYOR'S CERTIFICATE, AND THAT SAID COMPANY HAS CAUSED THE SAME TO BE PARTITIONED INTO PARCELS IN ACCORDANCE WITH THE PROVISIONS OF ORS CHAPTER 92, AND THE MORROW COUNTY DEVELOPMENT ORDINANCE, AS SHOWN ON THE ANNEXED PLAT.

LOST PINE CREEK RANCHES, LLC, AN OREGON LIMITED LIABILITY COMPANY,

BY: B. S. Thompson MEMBER
BRIAN S. THOMPSON, MEMBER

ACKNOWLEDGMENT

STATE OF Oregon
COUNTY OF Umatilla SS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON December 22, 2005.

Dawn M. Jubbis
NOTARY PUBLIC FOR THE STATE OF OREGON:

MY COMMISSION EXPIRES: 10-14-2008

MY COMMISSION NUMBER: 385199

APPROVALS

APPROVED THIS DAY 27 OF December, 2005

John A. Logan
MORROW COUNTY SURVEYOR

APPROVED THIS 28th DAY OF December, 2005

Carla B. McNamee, by Sara Tommimo, Deputy
MORROW COUNTY PLANNING DIRECTOR

ALL AD VALOREM AND SPECIAL ASSESSMENTS DUE PURSUANT TO LAW HAVE BEEN ASSESSED AND COLLECTED.

[Signature]
MORROW COUNTY ASSESSOR

DATE: December 27, 2005.

[Signature]
TAX COLLECTOR

DATE: December 27, 2005.

STATE OF Oregon
COUNTY OF Morrow SS

I HEREBY CERTIFY THAT THIS PLAT WAS RECEIVED ON AND FILED FOR

RECORD ON THIS 27th DAY OF December, 2005

AT 10:02 O'CLOCK AM, AS FILE NO. 05015616

Bobbi Childers
MORROW COUNTY CLERK

Theresa Jenson
DEPUTY



SURVEYORS CERTIFICATE

I, WILLIAM R. WELLS, A PROFESSIONAL LAND SURVEYOR, REGISTERED IN THE STATE OF OREGON, HEREBY CERTIFY THAT I HAVE SHOWN THE UNSURVEYED PARCELS ON THIS PARTITION PLAT, BEING SITUATED IN MORROW COUNTY, OREGON, SAID PARTITION BEING DESCRIBED AS:

TOWNSHIP 4 SOUTH, RANGE 26 EAST, W.M.:

SECTION 10: THE SOUTH HALF OF THE SOUTHEAST QUARTER AND THE FOLLOWING DESCRIBED PARCEL:

BEGINNING AT THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER, SAID POINT BEING THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE NORTH ALONG THE WEST LINE OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER A DISTANCE OF 690.29 FEET, TO A POINT, SAID POINT BEING NORTH A DISTANCE OF 1,947.00 FEET FROM THE SOUTH QUARTER CORNER COMMON TO SECTIONS 10 AND 15; THENCE NORTH 40° EAST A DISTANCE OF 257.40 FEET; THENCE NORTH 49°10' EAST A DISTANCE OF 297.00 FEET; THENCE SOUTH 81°17' EAST A DISTANCE OF 171.60 FEET; THENCE NORTH 71° EAST A DISTANCE OF 99.00 FEET; THENCE NORTH 46°15' EAST A DISTANCE OF 105.60 FEET; THENCE SOUTH 66°46' EAST A DISTANCE OF 99.00 FEET; THENCE SOUTH 33°15' EAST A DISTANCE OF 310.20 FEET; THENCE SOUTH 17°08' EAST A DISTANCE OF 574.20 FEET; THENCE SOUTH 6°52' WEST A DISTANCE OF 316.00 FEET TO A POINT ON THE SOUTH LINE OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER SAID POINT BEING WEST A DISTANCE OF 198.00 FEET FROM THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER; THENCE WEST ON THE SOUTH LINE OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER A DISTANCE OF 1,122.00 FEET TO THE POINT OF BEGINNING.

SECTION 11: THE SOUTH HALF OF THE SOUTHWEST QUARTER; THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER.

SECTION 14: THE WEST HALF; THE NORTHEAST QUARTER. EXCEPTING THEREFROM THE FOLLOWING PARCEL:

BEGINNING AT THE SOUTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 14, AND RUNNING THENCE NORTH A DISTANCE OF 3.60 CHAINS (237.60 FEET); THENCE NORTH 62°50' WEST A DISTANCE OF 12.15 CHAINS (801.90 FEET); THENCE SOUTH 32°50' WEST A DISTANCE OF 1.60 CHAINS (105.60 FEET); THENCE NORTH 80° WEST A DISTANCE OF 3.50 CHAINS (231.00 FEET); THENCE SOUTH 31°50' WEST A DISTANCE OF 3.05 CHAINS (201.30 FEET); THENCE SOUTH 21°50' EAST A DISTANCE OF 6.60 CHAINS (435.60 FEET); THENCE EAST 14.16 CHAINS (1066.56 FEET) TO THE POINT OF BEGINNING.

SECTION 15: ALL.

SECTION 22: ALL.

SECTION 23: THE WEST HALF.

SECTION 25: THE WEST HALF OF THE WEST HALF.

SECTION 26: ALL.

SECTION 27: THE SOUTH HALF; THE SOUTH HALF OF THE NORTH HALF; THE NORTH HALF OF THE NORTHWEST QUARTER; THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER.

SECTION 34: ALL.

SECTION 35: ALL, EXCEPTING THEREFROM, THAT PORTION LOCATED IN THE SOUTHEAST QUARTER LYING NORTHERLY AND EASTERLY OF THE COUNTY ROAD.

SECTION 36: THE WEST HALF OF THE NORTHWEST QUARTER.

EXCEPTING THEREFROM, AN UNDIVIDED ONE-HALF INTEREST IN ALL OIL AND MINERAL RIGHTS CONTAINED IN DEED FROM SHIRLEY RUGG, A SINGLE PERSON, TO PAUL WEBB JR., AND KATHRYN WEBB, HUSBAND AND WIFE, RECORDED APRIL 3, 1968, IN MICROFILM NO. M-502, MORROW COUNTY MICROFILM RECORDS.

SUBJECT TO: THE RIGHTS OF THE PUBLIC IN ROADS AND HIGHWAYS.

RECEIVED BY
Morrow County Surveyor
Date _____
Rec'd By _____
No. _____

I HEREBY CERTIFY THIS IS A TRUE
COPY OF PARTITION PLAT NO. 2005-13
William R. Wells
WILLIAM R. WELLS, PLS

EASEMENTS AND ENCUMBRANCES:

THE FOLLOWING EASEMENTS AND ENCUMBRANCES AFFECT THIS PARTITION PLAT, AS DISCLOSED BY PUBLIC RECORDS:

PARTITION IS SUBJECT TO:

- 1. AGREEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF, BETWEEN FRANK WILKINSON AND WAVE B. WILKINSON, SELLER AND KINZUA PINE MILLS COMPANY, A CORPORATION, BUYER, RECORDED MARCH 25, 1948, IN BOOK 51, PAGE 172, MORROW COUNTY DEED RECORDS, AN ADDENDUM OF WHICH WAS RECORDED JULY 8, 1981, AS MICROFILM NO. M-19166, MORROW COUNTY MICROFILM RECORDS. THIS IS A TIMBER PURCHASE AGREEMENT.
- 2. MINERAL AND OIL RESERVATIONS, INCLUDING THE TERMS AND PROVISIONS THEREOF, AS RESERVED IN DEED FROM PAUL WEBB, JR., ALSO SOMETIMES KNOWN AS PAUL WEBB AND KATHRYN WEBB, HUSBAND AND WIFE, TO THE STATE OF OREGON, RECORDED NOVEMBER 9, 1962, IN BOOK 67, PAGE 395, MORROW COUNTY DEED RECORDS. RESERVATIONS PERTAIN TO PORTIONS OF SECTIONS 11, 14, 15, 22, 23, 26, 27, 34 AND 35, T4S., R26E, W.M.
- 3. AGREEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF, BETWEEN SHIRLEY RUGG, SELLER, AND KINZUA CORPORATION, A WASHINGTON CORPORATION, BUYER, RECORDED DECEMBER 18, 1968, AS MICROFILM NO. M-1075, AN ADDENDUM OF WHICH WAS RECORDED JULY 8, 1981, AS MICROFILM NO. M-19165, MORROW COUNTY DEED RECORDS. THIS IS A TIMBER PURCHASE AGREEMENT.
- 4. UNRECORDED LEASE, INCLUDING THE TERMS AND PROVISIONS THEREOF, BETWEEN BETTY C. FICKARDT, AS LESSOR, AND FLOYD JONES, AS LESSEE, DATED DECEMBER 1975, A MEMORANDUM OF WHICH WAS RECORDED FEBRUARY 11, 1976, AS MICROFILM NO. M-9170, MORROW COUNTY MICROFILM RECORDS. THIS LEASE PERTAINS TO PORTIONS OF SECTIONS 25, 26, 35, AND 36, T4S., R26E, W.M.
- 5. RESERVATIONS AND EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF, AS CONTAINED IN DEED FROM BETTY C. FICKARDT, RECORDED IN DECEMBER 1, 1977, AS MICROFILM M-12373, MORROW COUNTY DEED RECORDS. BLANKET RESERVATIONS AND EASEMENT PERTAIN TO PORTIONS OF SECTIONS 25, 26, 35 AND 36, T4S., R26E, W.M. SURVEYORS NOTE: THE RESERVATIONS IN THIS DEED ARE FOR MINERAL, OIL AND GAS RIGHTS AND GEOTHERMAL RIGHTS, INCLUDING "BLANKET" TYPE RIGHTS OF INGRESS AND EGRESS FOR EXPLOITING AND REMOVAL.
- 6. RIGHT OF WAY FOR ELECTRIC TRANSMISSION AND DISTRIBUTING LINES, INCLUDING THE TERMS AND PROVISIONS THEREOF, IN FAVOR OF COLUMBIA BASIN ELECTRIC COOPERATIVE ASSOCIATION, RECORDED NOVEMBER 14, 1995, AS MICROFILM NO. M-46483, MORROW COUNTY MICROFILM RECORDS. THIS "BLANKET" TYPE RIGHT OF WAY PERTAINS TO PORTION OF SECTION 11 WITHIN PARTITION PLAT AND TO THE NORTH HALF OF SECTION 14, T4S., R26E, W.M.
- 7. RIGHT OF WAY FOR ELECTRIC TRANSMISSION AND DISTRIBUTING LINES, INCLUDING THE TERMS AND PROVISIONS THEREOF, IN FAVOR OF COLUMBIA BASIN ELECTRIC COOPERATIVE ASSOCIATION, RECORDED NOVEMBER 15, 1995, AS MICROFILM NO. M-46500, MORROW COUNTY MICROFILM RECORDS. THIS "BLANKET" TYPE RIGHT OF WAY PERTAINS TO SECTIONS 10 AND 11, T4S., R26E, W.M.
- 8. RIGHT OF WAY FOR ELECTRIC TRANSMISSION AND DISTRIBUTING LINES, INCLUDING THE TERMS AND PROVISIONS THEREOF, IN FAVOR OF COLUMBIA BASIN ELECTRIC COOPERATIVE ASSOCIATION, RECORDED NOVEMBER 15, 1995, AS MICROFILM NO. M-46524, MORROW COUNTY MICROFILM RECORDS. THIS "BLANKET" TYPE RIGHT OF WAY PERTAINS TO PORTIONS OF SECTIONS 10, 14, 15 AND 22, T4S., R26E, W.M.
- 9. EASEMENT FOR JOINT ACCESS, INCLUDING THE TERMS AND PROVISIONS THEREOF, BETWEEN PIONEER RESOURCES, LLC AND GEORGE L. DEER, RECORDED APRIL 12, 1999, AS MICROFILM NO. M-57544, MORROW COUNTY MICROFILM RECORDS. AREA OF EASEMENT ACROSS PARTITION IS SHOWN ON SHEET 1 OF 2, PLOTTED FROM THE EXHIBIT MAP ACCOMPANYING THE RECORDED EASEMENT DOCUMENT. EASEMENTS ARE ALONG EXISTING ROADS, PER THE JOINT ACCESS EASEMENT AGREEMENT.

RECEIVED BY
Morrow County Surveyor
Date Dec 30 2005
Rec'd By SKB
No. 1462-C

15208

REGISTERED
PROFESSIONAL
LAND SURVEYOR

William R. Wells

OREGON
JULY 22, 1977
WILLIAM R. WELLS
1106
RENEWS 6/30/06

WILLIAM R. WELLS, PLS
2602 N.E. RIVERSIDE PLACE
P.O. BOX 1696
PENDLETON, OR 97801
PHONE: (541) 276-6362

DATE: 09/05 DR. BY: JMW/DMT
CK. BY: WRW NO: 05-1016

PROJECT:
LAND PARTITION FOR:
LOST PINE CREEK
RANCHES, LLC.

LOCATED IN SECTIONS 10, 11, 14, 15, 22,
23, 25, 26, 27, 34, 35 AND 36, TOWNSHIP
4 SOUTH, RANGE 26 EAST, W.M., MORROW
COUNTY, OREGON.

1462