

0' 100' 200' 400'
SCALE IN FEET

PLAT OF
ELIOT PARK SUBDIVISION, PHASE 4
IN A PORTION OF PARCEL 1, PARTITION PLAT 2003-10P
IN THE NE.1/4 OF THE SW.1/4 OF SECTION 36, TWP.3 N., RANGE 10 E. W.M.
CITY OF HOOD RIVER, HOOD RIVER COUNTY, OREGON
AUGUST 20, 2007

**HOOD RIVER COUNTY
SURVEYOR'S OFFICE**

Survey No. CS 2007 105

Filed 10/8/07

By Randall J. Galt

RECORDING INFORMATION:

PLAT NUMBER: 20074483
INSTRUMENT RECEIVED ON THE 3rd DAY
OF October, 2007 AT 2:15 P.M.

Leah Day - Cleric
HOOD RIVER COUNTY CLERK

OWNER:

SIEVERKROPP ORCHARDS, INC.
2470 PAASCH ROAD
HOOD RIVER, OREGON. 97031
PH. (541) 490-1273
THOMAS K. SIEVERKROPP, PRESIDENT

NOTES:

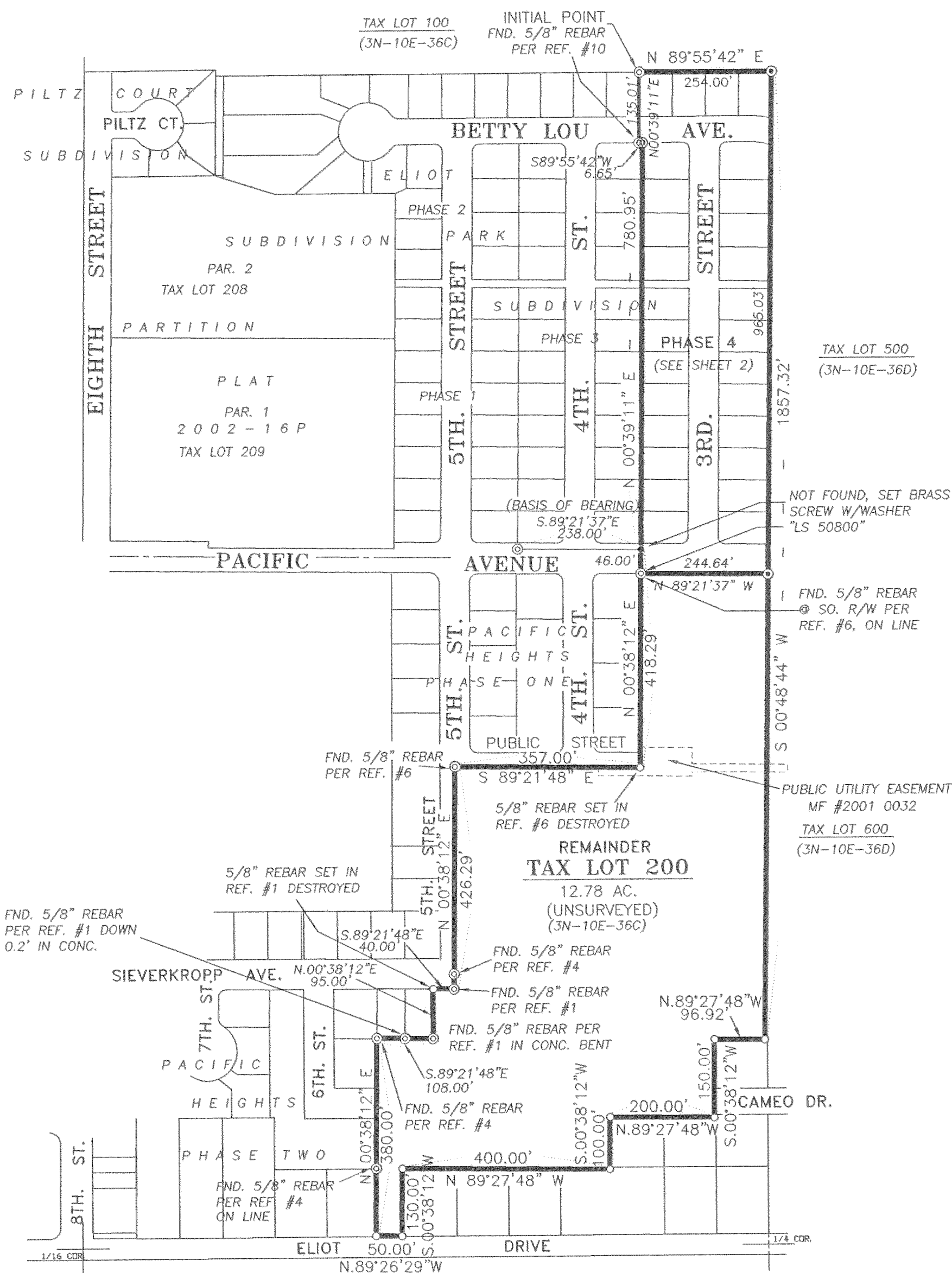
- 1) BEARINGS BASED ON CENTERLINE OF PACIFIC AVENUE AS USED IN SURVEY REFERENCES #2, #3, #4, #6, #8, #9 AND #10.
- 2) PROPERTY SUBJECT TO TERMS AND CONDITIONS OF RURAL WATER APPLICATION AND ANNEXATION AGREEMENT RECORDED MARCH 7, 1984 AT FILE #840369.
- 3) PHASE 4 OF THIS SUBDIVISION HAS BEEN FINAL PLATTED PER THE CONDITIONS OF APPROVAL FOR PHASES 5 AND 6 OF THE CITY OF HOOD RIVER PLANNING COMMISSION PRELIMINARY APPROVAL OF THE ELIOT PARK SUBDIVISION DATED MARCH 24, 2003.
- 4) MONUMENTS SET ON JULY 27, 2007
- 5) SUBDIVISION GUARANTY FOR THIS PROPERTY LISTS EASEMENTS PER MF. #80-2628. REVIEW OF THIS DOCUMENT SHOWS IT DOES NOT LIE ON OR IMPACT THE PROPERTY.
- 6) SUBDIVISION GUARANTY FOR THIS PROPERTY LISTS AGREEMENTS PER MF. #84-0369. THIS AGREEMENT PROVIDES FOR CITY OF HOOD RIVER WATER. NO DESCRIPTION WAS RECORDED WITH THE AGREEMENT. IT IS NOT MAPPED.

LEGEND:

- ⊙ SET 5/8" X 30" REBAR WITH YELLOW PLASTIC CAP, INSCRIBED "B BESEDA LS 50800"
- ⊙ FOUND MONUMENTS, AS NOTED.
- CALCULATED CORNERS, NOT SET.
- SET HUB & TACK.
- SET P.K. NAIL OR AS NOTED.
- ⊙ SET 5/8" X 30" REBAR WITH 1-1/2" ALUM. CAP, INSCRIBED "B BESEDA LS 50800"
- X- EXISTING FENCE LINE.

LAND INFORMATION:

18.24 ACRES (TOTAL)
5.46 ACRES (PHASE 4)
TAX LOT 200
ASSESSOR'S MAP 3N-10E-36C
28 LOTS (PHASE 4)
ZONE: R-2



REFERENCES:

- 1) PARTITION PLAT 2003-10P FOR SIEVERKROPP ORCHARDS, INC. BY TENNESON ENGINEERING CORP. W.O. #10693, APRIL 2003 RECORDED APRIL 30, 2003 C.S. 2003 024
- 2) PARTITION PLAT 2002-16P FOR SIEVERKROPP ORCHARDS, INC. BY TERRA SURVEYING, INC. RECORDED JULY 11, 2002 C.S. #2002 049
- 3) PARTITION PLAT 99-14 FOR DAVE NELSON (OWNER SIEVERKROPP ORCHARDS, INC.) BY WYEAST SURVEYS, RECORDED AUGUST 9, 1999 C.S. #99069
- 4) PLAT OF PACIFIC HEIGHTS, PHASE TWO BY WYEAST SURVEYS RECORDED AUGUST 29, 1999 FILE #20013680 C.S. #2001 068
- 5) PLAT OF PILTZ COURT SUBDIVISION BY TENNESON ENGINEERING CORP. W.O. #8319, RECORDED SEPTEMBER 23, 1998 FILE #984228 C.S. #98074
- 6) PLAT OF PACIFIC HEIGHTS, PHASE ONE BY WYEAST SURVEYS, RECORDED MAY 24, 2000, FILE #20001856 C.S. #2000 45
- 7) SURVEY IN THE NE.1/4 OF THE SW.1/4, SEC. 36, T.3N. R.10E. W.M. BY TENNESON ENGINEERING CORP. W.O. #5401, SEPTEMBER, 1977 C.S. #78025
- 8) PLAT OF ELIOT PARK SUB. PHASE 1 BY TENNESON ENGINEERING CORP. WO#10627 RECORDED DECEMBER 21, 2004 FILE #20045829 CS. #2004 084 (12/29/04)
- 9) PLAT OF ELIOT PARK SUB. PHASE 2 BY TENNESON ENGINEERING CORP. WO#10627 RECORDED JUNE 14, 2005 FILE #2005-3077 CS. #2005 038 (6/16/05)
- 10) PLAT OF ELIOT PARK SUB. PHASE 3 BY TENNESON ENGINEERING CORP. WO#10627 RECORDED MARCH 8, 2006 FILE #2006-1129 CS. #2006-019

I HEREBY CERTIFY THAT THIS PLAT IS A TRUE AND EXACT COPY OF THE ORIGINAL PLAT.
Benjamin B. Beseda 8/20/07
BENJAMIN B. BESEDA DATE

ENGINEER / SURVEYOR:

TENNESON ENGINEERING CORP.
409 Lincoln Street,
The Dalles, Oregon. 97058
Ph. 541-296-9177
FAX 541-296-6657



REGISTERED
PROFESSIONAL
LAND SURVEYOR
Benjamin B. Beseda
OREGON
JULY 13, 1999
BENJAMIN B. BESEDA
50800

EXPIRES: 12/31/2007

SHEET 1 OF 3

CS 2007105-1

W.O. #10627plat4

10-4-07 1400

PLAT OF ELIOT PARK SUBDIVISION, PHASE 4

IN A PORTION OF PARCEL 1,
PARTITION PLAT 2003-10P
TAX LOT 3N-10E-36C 200
IN THE NE.1/4 OF THE SW.1/4 OF SECTION 36,
TWP.3 N., RANGE 10 E. W.M.
CITY OF HOOD RIVER
HOOD RIVER COUNTY, OREGON
AUGUST 20, 2007

HOOD RIVER COUNTY
SURVEYOR'S OFFICE

Survey No. CS 2007 105

Filed 10/8/07

By Benjamin B. Beseda

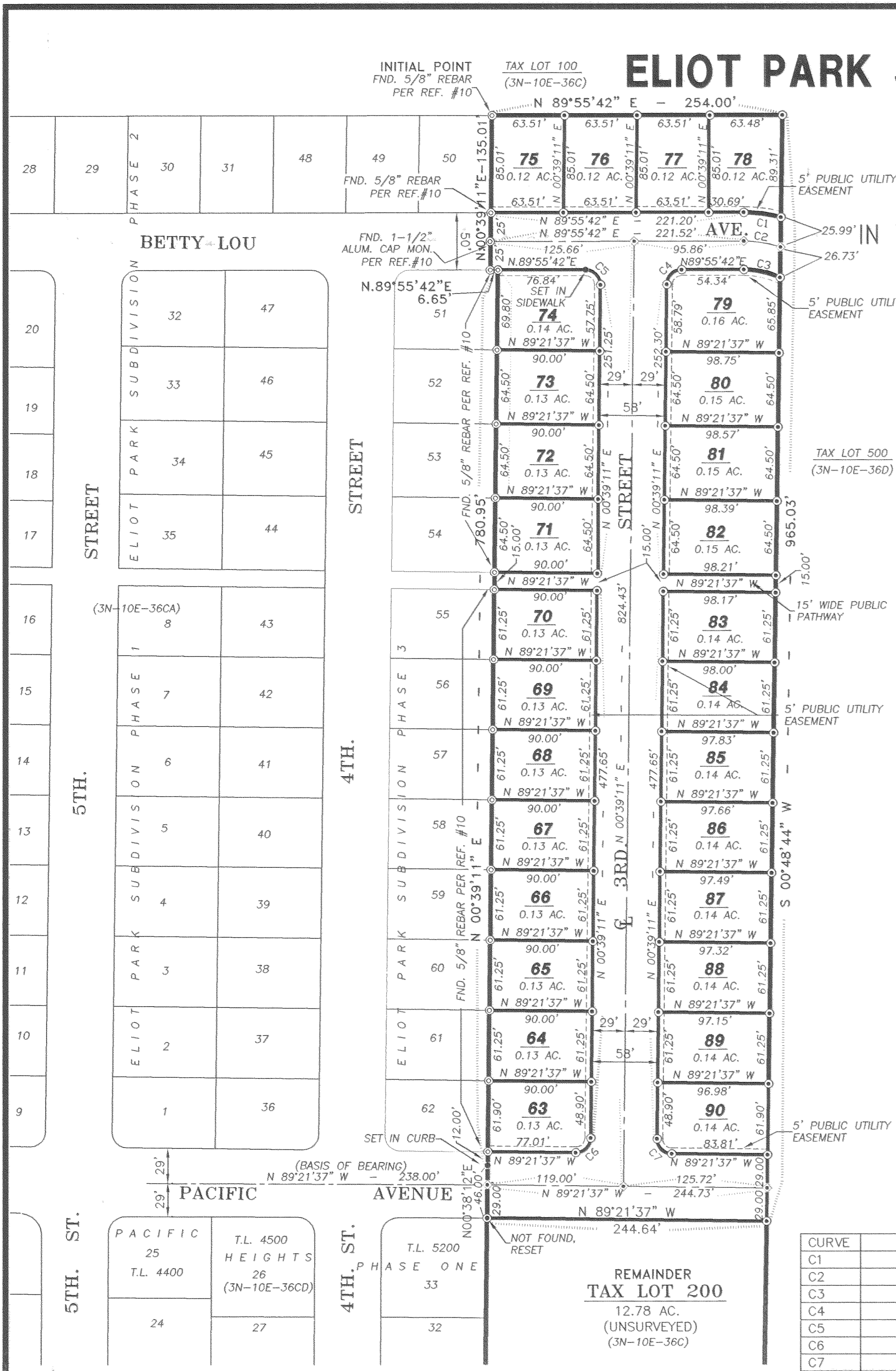
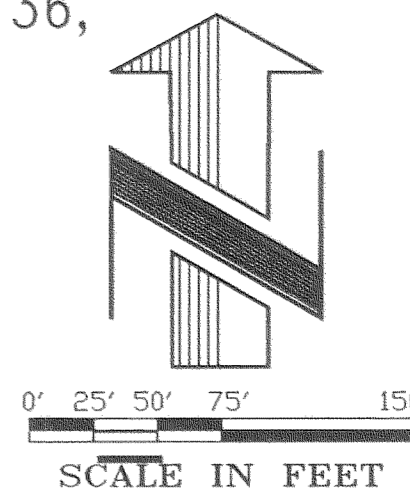
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PH. (541) 490-1273
THOMAS K. SIEVERKROPP, PRESIDENT



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NOTES:

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LAND INFORMATION:

18.24 ACRES (TOTAL)
5.46 ACRES (PHASE 4)
TAX LOT 200
ASSESSOR'S MAP 3N-10E-36C
28 LOTS (PHASE 4)
ZONE: R-2

LEGEND:

- SET 5/8" X 30" REBAR WITH YELLOW PLASTIC CAP, INSCRIBED "B BESEDA LS 50800"
- ⊙ FOUND MONUMENTS, AS NOTED.
- CALCULATED CORNERS, NOT SET.
- SET HUB & TACK.
- SET BRASS SCREW WITH WASHER "LS 50800"
- ⊙ SET 5/8" X 30" REBAR WITH 1-1/2" ALUM. CAP, INSCRIBED "B BESEDA LS 50800"
- x- EXISTING FENCE LINE.

I HEREBY CERTIFY THAT THIS PLAT IS A TRUE AND EXACT COPY OF THE ORIGINAL PLAT.
Benjamin B. Beseda
BENJAMIN B. BESEDA DATE

ENGINEER / SURVEYOR:

TENNESON ENGINEERING CORP.
409 Lincoln Street,
The Dalles, Oregon. 97058
Ph. 541-296-9177
FAX 541-296-6657

REGISTERED PROFESSIONAL LAND SURVEYOR
Benjamin B. Beseda
OREGON
JULY 13, 1999
BENJAMIN B. BESEDA
50800

CURVE	DELTA	RADIUS	ARC LENGTH	TANGENT	CHORD ANGLE	CHORD LENGTH
C1	15°03'56"	125.00'	32.87'	16.53'	N82°32'20"W	32.77'
C2	18°43'01"	100.00'	32.67'	16.48'	N80°42'47"W	32.52'
C3	24°59'01"	75.00'	32.70'	16.62'	N77°34'47"W	32.45'
C4	89°16'31"	13.00'	20.26'	12.84'	S45°17'26"W	18.27'
C5	90°43'29"	13.00'	20.58'	13.17'	N44°42'33"W	18.50'
C6	89°59'12"	13.00'	20.42'	13.00'	N45°38'47"E	18.38'
C7	90°00'48"	13.00'	20.42'	13.00'	S44°21'13"E	18.39'

EXPIRES: 12/31/2007

CS 2007 105-2

W.O. #10627plat4

PLAT OF

ELIOT PARK SUBDIVISION, PHASE 4

IN A PORTION OF PARCEL 1, PARTITION PLAT 2003-10P
IN THE NE.1/4 OF THE SW.1/4 OF SECTION 36, TWP.3 N., RANGE 10 E. W.M.
CITY OF HOOD RIVER, HOOD RIVER COUNTY, OREGON
AUGUST 20, 2007

OWNER:

SIEVERKROPP ORCHARDS, INC.
2470 PAASCH ROAD
HOOD RIVER, OREGON. 97031
PH. (541) 490-1273
THOMAS K. SIEVERKROPP, PRESIDENT

HOOD RIVER COUNTY SURVEYOR'S OFFICE

Survey No. CS 2007 105

Filed 10/8/07

By Paul Johns

RECORDING INFORMATION:

PLAT NUMBER: 20074483

INSTRUMENT RECEIVED ON THE 3rd DAY
OF October, 2007 AT 2:15 P.M.

Leah Day-Clerc
HOOD RIVER COUNTY CLERK

APPROVALS:

I, HEREBY CERTIFY THAT ALL TAXES AND ASSESSMENTS DUE HEREON
HAVE BEEN PAID AS REQUIRED BY LAW AND HEREBY APPROVE THE
PLAT OF "ELIOT PARK SUBDIVISION, PHASE 4".

Handwritten signature and date 10/3/07
Hood River County Director of Budget and Finance

I, HEREBY CERTIFY THAT I HAVE EXAMINED THE PLAT OF "ELIOT PARK
SUBDIVISION, PHASE 4" AND THAT THE NAME ADOPTED TO SAID PLAT
IS A PROPER NAME AND NOT INCLUDED IN ANY OTHER SUBDIVISION IN
HOOD RIVER COUNTY AND HEREBY APPROVE SAID PLAT.

Handwritten signature and date 10/3/07
Hood River County Director of
Records and Assessments.

LAND INFORMATION:

18.24 ACRES (TOTAL)
5.46 ACRES (PHASE 4)
TAX LOT 200
ASSESSOR'S MAP 3N-10E-36C
28 LOTS (PHASE 4)
ZONE: R-2

NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS TO MONUMENT THE EXTERIOR BOUNDARY, ROADWAYS, AND
LOTS THEREIN OF THE PLAT OF ELIOT PARK SUBDIVISION, PHASE 4. THE PROPERTY LIES IN
THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 36, TOWNSHIP 3 NORTH, RANGE 10
EAST, WILLAMETTE MERIDIAN. PHASE 4 IS A PORTION OF THE REMAINDER OF PARCEL 1 OF
PARTITION PLAT 2003-10P FOLLOWING SEVERAL PRIOR PARTITIONS AND PHASES 1, 2, AND 3,
OF THE ELIOT PARK SUBDIVISION. BOUNDARY ESTABLISHMENT IN THIS PHASE WAS IDENTICAL AS
ESTABLISHED IN THE PRIOR PHASES OF THIS SUBDIVISION. THIS PLAT REPRESENTS PHASE 4 OF
THE SUBDIVISION AND IS THE FINAL PHASE APPROVED UNDER THE CURRENT PLANNING
DECISION.

EXISTING MONUMENTS FROM THE PRIOR PHASES AND PARTITIONS WERE FOUND ON THE
BOUNDARY OF PHASE 4 AS SHOWN. BASIS OF BEARING IN THIS PHASE IS IDENTICAL TO THE
PRIOR PHASES, BEING OREGON NORTH ZONE GRID, NAD 1983. NO BOUNDARY DISCREPANCIES
OR ENCROACHMENTS ARE NOTED WITHIN PHASE 4. THE REMAINDER PROPERTY IS UNSURVEYED.
WITH RESOLUTION OF THE BOUNDARY OF PHASE 4, THE INDIVIDUAL LOTS AND STREETS WERE
LAID OUT IN ACCORDANCE WITH THE APPROVED PRELIMINARY PLAT OF THE SUBDIVISION.

SET, AS SHOWN ON THE SURVEY, ARE THE 5/8" X 30" REBAR WITH YELLOW PLASTIC CAP
INSCRIBED "B BESEDA LS 50800" UNLESS NOTED OTHERWISE.

SURVEYOR'S CERTIFICATE:

I, BENJAMIN B. BESEDA, REGISTERED LAND SURVEYOR NO. 50800 IN THE STATE OF OREGON, BEING
FIRST DULY SWORN, DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH LEGAL
MONUMENTS, ACCORDING TO ORS CHAPTER 92 AND THE CITY OF HOOD RIVER LAND USE DEVELOPMENT
ORDINANCE, THE LAND REPRESENTED ON THE PLAT OF ELIOT PARK SUBDIVISION, PHASE 4, LYING IN A
PORTION OF PARCEL 1 OF PARTITION PLAT 2003-10P IN THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4
OF SECTION 36, TOWNSHIP 3 NORTH, RANGE 10 EAST, WILLAMETTE MERIDIAN, CITY OF HOOD RIVER,
HOOD RIVER COUNTY, OREGON. THE INITIAL POINT FOR SAID PLAT IS THE 5/8" X 30" REBAR WITH
YELLOW PLASTIC CAP INSCRIBED "B BESEDA LS 50800" FOUND AT THE NORTHWEST CORNER OF SAID
PHASE 4. SAID INITIAL POINT BEING THE NORTHEAST CORNER OF ELIOT PARK SUBDIVISION, PHASE 3.
THE PLATTED PROPERTY IS DESCRIBED AS FOLLOWS.

BEGINNING AT THE AFORESAID INITIAL POINT; THENCE NORTH 89°55'42" EAST 254.00 FEET; THENCE
SOUTH 00°48'44" WEST 965.03 FEET; THENCE NORTH 89°21'37" WEST 244.64 FEET; THENCE NORTH
00°38'12" EAST 46.00 FEET; THENCE NORTH 00°39'11" EAST 780.95 FEET; THENCE SOUTH 89°55'42"
WEST 6.65 FEET; THENCE NORTH 00°11'39" EAST 135.01 FEET TO THE INITIAL POINT.

CONTAINS 5.46 ACRES.

APPROVALS:

WE, THE UNDERSIGNED, SAY THAT WE HAVE EXAMINED THE
PLAT OF "ELIOT PARK SUBDIVISION, PHASE 4" IN THE CITY
OF HOOD RIVER, HOOD RIVER COUNTY, OREGON AND
HEREBY APPROVE SAID PLAT.

Handwritten signature and date 10/1/07
City Public Works & Engineering
Director

Handwritten signature and date 10/1/07
City Planning Director

Handwritten signature and date September 11, 2007
Hood River County Surveyor

Handwritten signature and date 10-1-07
County Board of Commissioners
Chairman

Handwritten signature and date 10-1-07
County Commissioner

Handwritten signature and date 10-1-07
County Commissioner

Handwritten signature and date
County Commissioner

Handwritten signature and date 10-1-07
County Commissioner

Handwritten signature and date 9-25-07
Hood River City Mayor

Handwritten signature and date 10-1-07
Hood River City Recorder

ENGINEER / SURVEYOR:

TENNESON ENGINEERING CORP.
409 Lincoln Street,
The Dalles, Oregon. 97058
Ph. 541-296-9177
FAX 541-296-6657



REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JULY 13, 1999
BENJAMIN B. BESEDA
50800

EXPIRES: 12/31/2007

Certified to be a true and
correct copy of the ORIGINAL
Dept. of Records & Assessment
By Leah Day Deputy

I HEREBY CERTIFY THAT THIS PLAT IS A TRUE
AND EXACT COPY OF THE ORIGINAL PLAT.
Handwritten signature and date
BENJAMIN B. BESEDA DATE

ACKNOWLEDGEMENT:

ON THIS 10 DAY OF September, 2007,
BEFORE ME A NOTARY PUBLIC FOR THE STATE OF OREGON, PERSONALLY
APPEARED THOMAS K. SIEVERKROPP, PRESIDENT OF SIEVERKROPP ORCHARDS,
INC. KNOWN TO ME PERSONALLY, BEING FIRST DULY SWORN, SAID THAT HE
DID ACKNOWLEDGE THIS INSTRUMENT OF HIS FREE AND VOLUNTARY ACT.

Handwritten signature and name Natali Reyes
Signature

Handwritten name Natali Reyes
Printed Name
Notary Public for the State of Oregon,

County of Hood River

Commission Number

My commission expires Sept 17, 2010

