

**HARMONY HEAVEN SUBDIVISION**  
**A PLANNED DEVELOPMENT TO THE CITY OF CASCADE LOCKS**  
 SW1/4 SECTION 12, T 2 N, R 7 E, WM  
 HOOD RIVER COUNTY, OREGON  
 TAX LOT 6300 OF HOOD RIVER COUNTY ASSESSORS MAP 2N-07E-12CD,

**FILED**

MAR 28 2007

*Paul J. Latta*  
 COUNTY SURVEYOR  
 DEPUTY

CURVE TABLE						
CURVE	LENGTH	RADIUS	DELTA	TANGENT	CH. DIR.	CH. DIST.
C1	121.48	100.00	69°36'09"	69.50	N34°48'04"E	114.15
C2	95.11	100.00	54°29'45"	51.50	S27°14'52"W	91.57
C3	93.74	200.00	26°51'14"	47.75	S67°55'22"W	92.88
C4	40.84	67.00	34°55'24"	21.08	N17°27'42"E	40.21
C5	126.50	133.00	54°29'45"	68.49	S27°14'52"W	121.79
C6	109.20	233.00	26°51'14"	55.62	S67°55'22"W	108.21
C7	26.67	127.00	12°01'51"	13.38	N51°03'08"E	26.62
C8	36.00	127.00	16°14'28"	18.12	N26°53'18"E	35.88
C9	32.73	127.00	14°46'02"	16.46	N11°23'03"E	32.64
C10	8.87	127.00	4°00'02"	4.44	N02°00'01"E	8.87
C11	10.86	73.00	8°31'25"	5.44	S04°15'42"W	10.85
C12	58.57	73.00	45°58'20"	30.97	S31°30'35"W	57.01
C13	47.30	173.00	15°39'54"	23.80	S62°19'42"W	47.15
C14	34.51	18.00	109°50'22"	25.63	N54°55'11"W	29.46
C15	8.74	15.00	33°22'26"	4.50	N16°41'13"E	8.61
C16	8.96	15.00	34°13'41"	4.62	N50°29'17"E	8.83
C17	137.53	50.00	157°35'07"	252.54	S11°11'56"E	98.10'
C18	36.54	50.00	41°52'06"	19.13	N69°03'57"E	35.73'
C19	36.76	50.00	42°07'23"	19.25	N27°04'13"E	35.94
C20	33.49	50.00	38°22'28"	17.40	N13°10'42"W	32.87
C21	25.56	18.00	81°20'59"	15.47	S40°40'29"W	23.46
C22	22.23	127.00	10°01'41"	11.14	N40°01'22"E	22.20

LINE TABLE		
LINE	LENGTH	BEARING
L1	34.96	N06°19'35"E
L2	33.11	N06°40'24"E
L3	31.56	N00°51'52"E
L4	31.89	N06°40'46"E
L5	32.67	N07°25'02"E
L6	31.93	N07°00'21"E
L7	43.24	N20°07'45"E
L8	26.13	N61°12'40"E
L9	233.50	N16°25'52"E
L10	22.64'	S00°00'00"E
L11	15.00'	S90°00'00"E

**COVENANTS, CONDITIONS AND RESTRICTIONS**

The Declaration of Covenants, Conditions and Restrictions for Harmony Heaven Subdivision, a Planned Development to the City of Cascade Locks, is to be filed under separate documents being recorded in Instrument Number 2007-01337. Hood River County Deed Records, said documents shall be considered as part of this plat. It is the responsibility of all parties to be aware of and to conform to said documents.

**DECLARATION AND DEDICATION**

Know all men by these present that HARMONY HEAVEN LLC, does hereby make, establish and declare the plat map to be a true and correct map of the land owned and laid out by them as HARMONY HEAVEN SUBDIVISION, A PLANNED DEVELOPMENT. Said land being more particularly described in the Surveyors Certificate hereto annexed and they hereby commit said property and improvement described to the provisions of Chapter 92 of the Oregon Revised Statutes. Further, HARMONY HEAVEN LLC, does hereby dedicate to the use of the public as public ways forever all streets and public easements as shown on the face of the plat.

*Mimi Morissette*  
 HARMONY HEAVEN LLC  
 BETTER WORLD ACQUISITIONS, LLC.  
 MANAGING MEMBER

**ACKNOWLEDGEMENT**

STATE OF Oregon  
 COUNTY OF Hood River

This instrument was acknowledged before me on Nov. 29, 2006  
 by Mimi Morissette as managing member  
 of Better World Acquisitions, LLC

*Linda D. Lively*  
 NOTARY PUBLIC - OREGON

Linda D. Lively  
 Printed Name  
Notary Public for Oregon  
 Title

Commission Number 392365  
 My Commission Expires 6/27/09

**APPROVALS**

**HOOD RIVER COUNTY**

The Director of Records and Assessments and Director of Budget and Finance and Tax Collector respectively of Hood River County, State of Oregon, hereby certify that we have examined Harmony Heaven Subdivision, a Planned Development to the City of Cascade Locks and the name adopted for said plat in a proper name and not included in any other subdivision in Hood River County, and further certify that all assessments due hereon have been fully paid as required by law and we hereby approve said plat

*Sandra E. Berry*  
 Hood River County Director of Budget and Finance and Tax Collector

*Sandra E. Berry*  
 Hood River County Director of Records and Assessments

FILED FOR RECORD  
 this \_\_\_\_\_ day of \_\_\_\_\_ 2006  
 File No. \_\_\_\_\_

Harmony Heaven Subdivision, a Planned Development to the City of Cascade Locks was examined and approved by me this 20th day of February 2006

*Paul J. Latta*  
 Chairperson, Hood River County Commission

*Barbara Briggs*  
 Hood River County Commission

*Barbara Briggs*  
 Hood River County Commission

Harmony Heaven Subdivision, a Planned Development to the City of Cascade Locks was examined and approved by me this 21st day of December 2006

*Paul J. Latta*  
 Hood River County Surveyor

**CITY OF CASCADE LOCKS**

Harmony Heaven Subdivision, a Planned Development to the City of Cascade Locks was examined and approved by me and the street and utility improvements are hereby accepted

this 15<sup>th</sup> day of February 2007

*Russ Bradley*  
 Public Works Director, City of Cascade Locks

Harmony Heaven Subdivision, a Planned Development to the City of Cascade Locks was examined and approved by me and the street right of ways and public easements shown on the face of the plat are hereby accepted

this 15 day of FEBRUARY 2007

*Paul J. Latta*  
 Administrator, City of Cascade Locks

**POST-MONUMENTATION CERTIFICATE**

I, Frank E. Childs, Jr., Oregon Registered Professional Land Surveyor No. 2171 hereby certify that post-monumentation of the interior corners of this plat will be completed on or before October 31, 2007.

*Frank E. Childs, Jr.*      11/28/06  
 Date

**SURVEYORS CERTIFICATE**

I, Frank E. Childs, Jr., being first duly sworn, depose and say that I have correctly surveyed and marked with proper monumentation the lands represented on Harmony Heaven Subdivision, a Planned Development to the City of Cascade Locks, Hood River County, State of Oregon.

A parcel of land in the SE 1/4 of the SW1/4 of Section 12, T 2 N, R 7 E, W.M. and being more particularly described as follows: Beginning at the intersection of the east line of the Plat of Cascade Locks and the South right way line of Interstate 84; Thence N42°49'32"E 597.93' along said right of way to the east line of the SW1/4 of said Section 12; Thence S00°43'10"W 817.35' along said east line to the north line of the south 100' of said SW1/4; Thence N89°42'43"W 425.20' along said line to the east line of said Plat of Cascade Locks; Thence N01°35'59"E 355.48' along the east line of said Plat to the Point of Beginning.

*Frank E. Childs, Jr.*  
 Frank E. Childs, Jr., PLS No. 2171

REGISTERED  
 PROFESSIONAL  
 LAND SURVEYOR

OREGON  
 JULY 26, 1985  
 FRANK E. CHILDS, JR.  
 2171

EXPIRES 12/31/07  
 DATE: 11/28/06

**RECORDING INFORMATION**

Plat Number: 2007-01338  
 Instrument Received on the 21st Day  
 of March 2007 at 3:38 P.M.

*Barbara Briggs*  
 Hood River County Clerk

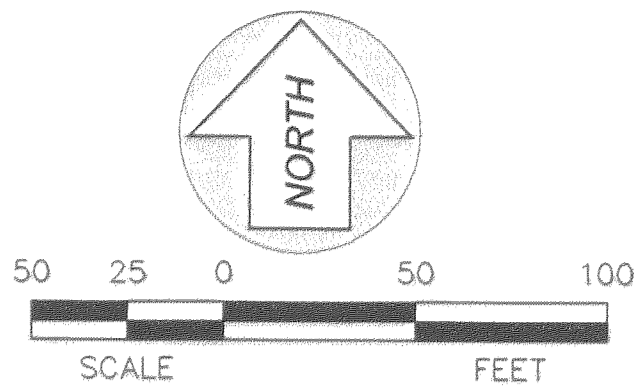
Certified to be a true and correct copy of the ORIGINAL  
 Dept. of Records & Assessment  
 By Paul J. Latta Deputy

**PSE Pioneer Surveying & Engineering, Inc.**  
 Civil Engineering and Land Planning  
 228 South Columbus Avenue, Suite 104  
 Goldendale, Washington 98620  
 Phone (509) 773-4945, Fax (509) 773-5888, E-Mail psee@gorge.net, Job No. 06-g003plat

CS 2007 030-1

3-27-07 1400

CS 2007 030-1



# HARMONY HEAVEN SUBDIVISION

A PLANNED DEVELOPMENT TO THE CITY OF CASCADE LOCKS  
SW1/4 SECTION 12, T 2 N, R 7 E, WM  
HOOD RIVER COUNTY, OREGON  
TAX LOT 6300 OF HOOD RIVER COUNTY ASSESSORS MAP 2N-07E-12CD,

FILED

MAR 28 2007

*Frank E. Childs, Jr.*  
COUNTY SURVEYOR  
DEPUTY

COLUMBIA RIVER HIGHWAY  
U.S. HIGHWAY I-84

**REFERENCES**

HOOD RIVER COUNTY ASSESSORS MAPS 02N-07E-12 & 02N-07E-12CD REVISED AUGUST 8, 2003.  
AMERITITLE PRELIMINARY TITLE REPORT #1, TITLE NUMBER 0035258, DATED FEBRUARY 13, 2006.

STATUTORY WARRANTY DEED, RECORDED JUNE 24, 1998, AS MICROFILM No.982798.  
FINAL JUDGMENT OF HOOD RIVER COUNTY CIRCUIT COURT CASE No.4903, DATED MAY 10, 1963.  
QUITCLAIM DEED, FILED JULY 22, 1982, AS MICROFILM No.821073.  
STATUTORY WARRANTY DEED, RECORDED DECEMBER 4, 1995, AS MICROFILM No.953525.  
STATUTORY BARGAIN AND SALE DEED, RECORDED SEPTEMBER 22, 2003, AS DOCUMENT No.20035960.  
SPECIAL WARRANTY DEED, RECORDED AUGUST 23, 1999, AS DOCUMENT No.993853.  
WARRANTY DEED, RECORDED MAY 17, 1991, AS MICROFILM No.911175.  
WARRANTY DEED, FILED JUNE 1, 1959, IN BOOK 64 OF DEEDS, PAGE 514.

OREGON STATE HIGHWAY DEPARTMENT DRG. No. 88-7-6, DATED OCTOBER, 1957.  
OREGON STATE HIGHWAY DEPARTMENT, PLANS FOR PROPOSED PROJECT, DRG. No. D-212-1959, DATED APRIL 22, 1959.  
OREGON STATE HIGHWAY DEPARTMENT DRG. No. 78-30-1, REVISED APRIL, 1965.

PLAT OF CASCADE LOCKS, WASCO COUNTY OREGON, DATED APRIL 2, 1891.  
HOOD RIVER COUNTY SURVEYOR'S OFFICE C.S.#867, Q.W.R.R. SURVEY, DATED 1925 OF CASCADE LOCKS.  
HOOD RIVER COUNTY SURVEYOR'S OFFICE C.S.#1209, CITY OF CASCADE LOCKS PARTIAL RE-SURVEY, DATED JANUARY 17, 1961.

HOOD RIVER COUNTY SURVEYOR'S OFFICE C.S.#85016, FILED APRIL 22, 1985.  
HOOD RIVER COUNTY SURVEYOR'S OFFICE C.S.#93005, FILED FEBRUARY 3, 1993.  
HOOD RIVER COUNTY SURVEYOR'S OFFICE C.S.#96015, FILED APRIL 2, 1996.  
HOOD RIVER COUNTY SURVEYOR'S OFFICE C.S.#96097, FILED DECEMBER 30, 1996.  
HOOD RIVER COUNTY SURVEYOR'S OFFICE C.S.#2001011, FILED FEBRUARY 26, 2001.  
HOOD RIVER COUNTY SURVEYOR'S OFFICE C.S.#2001061, FILED AUGUST 29, 2001.  
HOOD RIVER COUNTY SURVEYOR'S OFFICE C.S.#2005033, FILED MAY 10, 2005.  
HOOD RIVER COUNTY SURVEYOR'S OFFICE C.S.#2006034, FILED MAY 9, 2006.

**LEGEND**

- SET 5/8" IRON ROD WITH 3" ALUM CAP STAMPED P.L.S. 2171
- SET 5/8" IRON ROD WITH RED PLASTIC CAP STAMPED P.L.S. 2171
- FD 5/8" IRON ROD WITH 1 1/2" ALUM CAP P.L.S.60051
- FD 5/8" IRON ROD WITH ORANGE PLASTIC CAP P.L.S.60051
- FD 5/8" IRON ROD WITHOUT CAP UNLESS OTHERWISE NOTED.
- FD 1/2" IRON ROD WITH YELLOW PLASTIC CAP P.L.S.1028
- CALCULATED CORNER, NOT SET
- <50.00'> DEED OR PLAT DISTANCE
- [50.00'] C.S.#96015 DISTANCE
- <50.00'> C.S.#93005 DISTANCE
- <50.00'> C.S.#2001011 DISTANCE
- FENCE

**BASIS OF BEARINGS**

STATE PLANE COORDINATES, OREGON,  
NORTH ZONE, NORTH AMERICAN DATUM  
OF 1983 (1998 ADJUSTMENT)

MOODY AVE.

BLOCK 10  
PLAT OF CASCADE LOCKS

UNDINE STREET

BLOCK 13  
PLAT OF CASCADE LOCKS

SADIE AVE.

2ND STREET

STERNWHEELER DRIVE

SPELLING PLACE

INITIAL POINT  
FOUND 5/8"x30"  
REBAR WITH ALUM CAP  
PLS 60051

LOT 6  
LOT 7  
LOT 8  
LOT 9  
LOT 10  
LOT 11  
LOT 12  
LOT 13

TAX LOT 5000  
TAX LOT 5100  
TAX LOT 5200

LOT 14  
LOT 15  
LOT 16  
LOT 17  
LOT 18  
LOT 19  
LOT 20  
LOT 21  
LOT 22  
LOT 23  
LOT 24  
LOT 25  
LOT 26  
LOT 27  
LOT 28  
LOT 29  
LOT 30

LOT AREA  
COMMON OPEN SPACE & POND  
STREET RIGHT OF WAY  
TOTAL AREA

2.01 acres  
2.14 acres  
1.52 acres  
5.67 acres

11,090 sq. ft.  
31,890 sq. ft.  
152 sq. ft.  
567 acres

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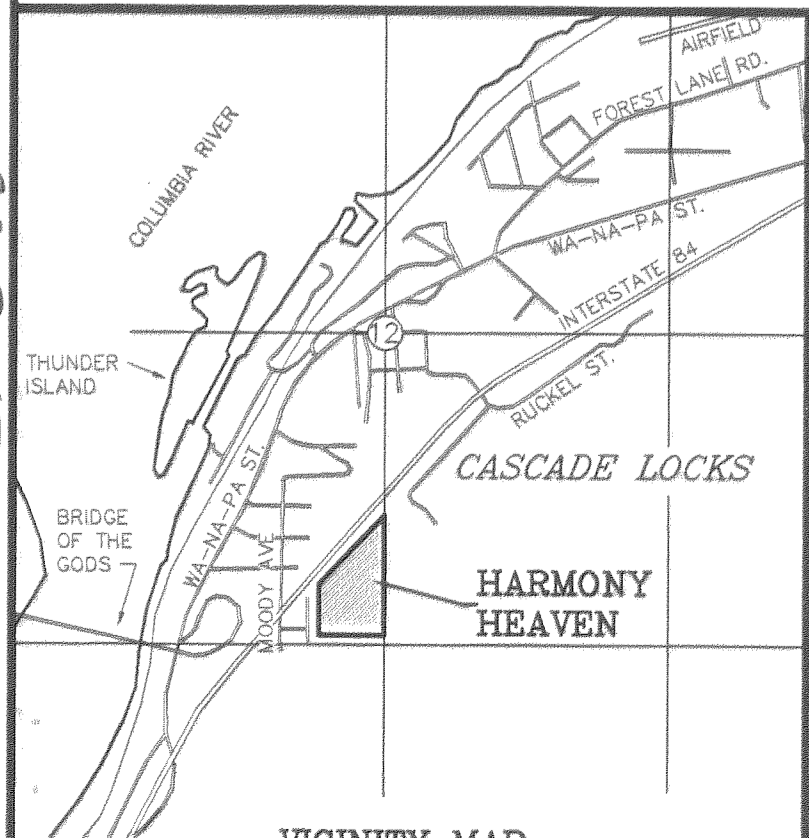
11,090 sq. ft.  
31,890 sq. ft.  
152 sq. ft.  
567 acres

**NOTES**

1. FOR CURVE AND LINE DATA SEE SHEET 1.
2. THE COMMON OPEN SPACE AREAS, THE DETENTION POND, THE GREENWAY/WETLAND AREAS AND ALL OTHER AREAS NOT INCLUDED IN THE LOTS ARE TO BE OWNED AND MAINTAINED BY THE HOME OWNERS ASSOCIATION.
3. THE STORM DRAINS WITHIN THE 5' DRAINAGE EASEMENT IN LOTS 22-30 AND THE EASEMENT IN LOTS 27-30 ARE PRIVATE ARE TO BE MAINTAINED BY THE HOMEOWNERS ASSOCIATION.
4. ALL TRAILS ON SITE ARE TO BE MAINTAINED BY THE HOMEOWNERS ASSOCIATION INCLUDING THOSE WITHIN PUBLIC EASEMENT AREAS.
5. THE TRAIL AND DRAINAGE EASEMENT THROUGH LOTS 27-30 AND THE COMMON OPEN SPACE AND THE TRAIL EASEMENT THROUGH LOTS 19-22 ARE EASEMENTS HELD BY THE HOME OWNERS ASSOCIATION FOR THE BENEFIT OF ALL LOTS.

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR  
*Frank E. Childs, Jr.*  
OREGON  
JULY 26, 1985  
FRANK E. CHILDS, JR.  
2171  
EXPIRES 12/31/07  
DATE: 11/28/06

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Phone (509) 773-4945, Fax (509) 773-6888, E-Mail pse@gorga.net, Job No. 06-g003plat




VICINITY MAP  
NOT TO SCALE

CS 2007 030-2

**AFTER RECORDING, RETURN TO:**  
 Hood River County Surveyor's Office  
 918 Eighteenth Street  
 Hood River, OR 97031  
 (541) 386-2616

HOOD RIVER COUNTY, OR **2007-03430**  
 D-AORM  
 Cnt=1 Stn=4 LEAHD **07/24/2007 10:55 AM**  
 \$5.00 \$11.00 \$10.00 **\$26.00**

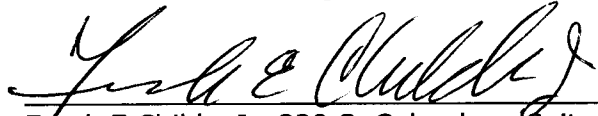


00006135200700034300010014


I certify that this instrument was received and recorded in the records of said county.  
 Sandra E. Berry, Director of Records and Assessment and Ex-Officio Recorder.

**AFFIDAVIT OF REMAINING MONUMENTATION**

I, Frank E. Childs, Jr., being first duly sworn, depose and say that in accordance with O.R.S. 92.070(3)(b), I have correctly surveyed and marked with proper monuments the remaining lot corners as indicated on the plat of Harmony Heaven Subdivision, Plat# 2007-01338, as recorded in Plat Records of Hood River County. Said interior corners were set on July 16<sup>th</sup> and 17<sup>th</sup>, 2007. A reference monument was set 0.30 feet east of the southeast corner of Lot 19 due to a light pole base. The southeast corner of Lot 17 was not shown as being set on the plat, however it has been set.

  
 Frank E Childs, Jr. 228 S. Columbus, Suite 104  
 Goldendale, WA 98620

REGISTERED  
 PROFESSIONAL  
 LAND SURVEYOR

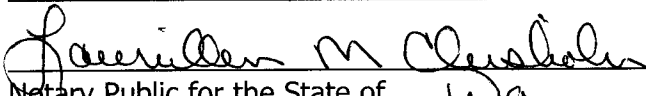


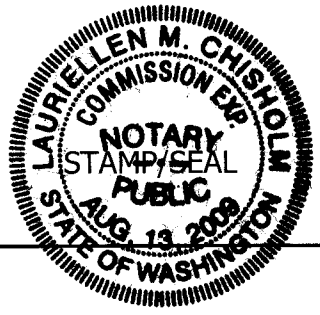
OREGON  
 JULY 26, 1985  
 FRANK E. CHILDS, JR.  
 2171

EXPIRES 12-31-07  
 7/18/07

**NOTARY CERTIFICATE**  
 STATE OF Washington )  
 ) ss  
 COUNTY OF Klickitat )

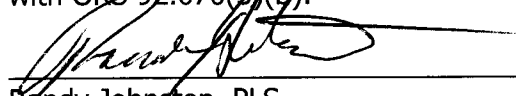
Subscribed and sworn to before me  
 this 18 day of July, 2007, by  
Frank E Childs, Jr.

  
 Notary Public for the State of wa  
 My Commission Expires 8-13-09



**COUNTY SURVEYOR APPROVAL**

I, Randy Johnston, Hood River County Surveyor, do hereby certify that this Remaining Monumentation Affidavit for Shahala has been examined by me and that it complies with ORS 92.070(3)(b).

  
 Randy Johnston, PLS  
 Hood River County Surveyor