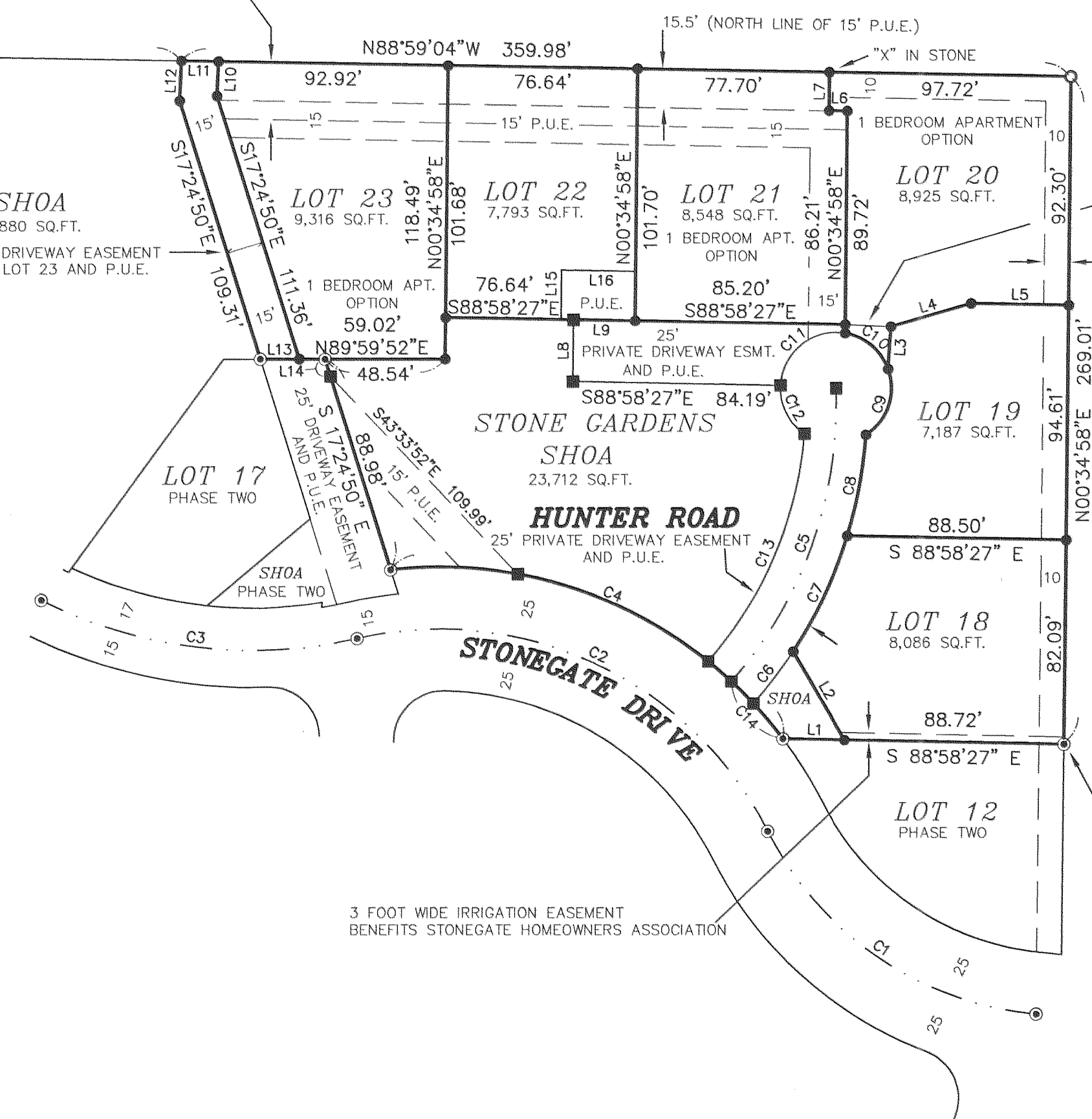
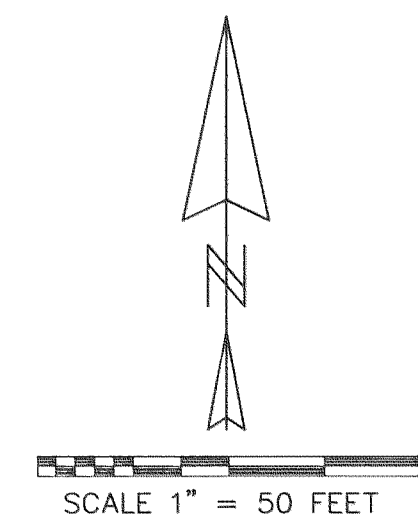


MF# 20040415
Recorded Feb 3, 2004
9:09 AM
Cindy J. Judd - Deputy Clerk

STONEGATE EAST PHASE THREE

23' WIDE AESTHETIC AND WILDLIFE CONSERVATION EASEMENT
BENEFITS STONEGATE HOMEOWNERS ASSOCIATION
(SOUTH LINE OF EASEMENT BEING THE CENTERLINE OF 15' P.U.E.)

NORTHWEST CORNER
STONEGATE WEST
FOUND IRON ROD



LEGEND:

- SET 5/8" X 30" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "WYEAST SURVEYS LS 2393" EXCEPT AS NOTED
- FOUND 5/8" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "WYEAST SURVEYS LS 2393" AS PER PLATS OF "STONEGATE EAST" PHASES ONE AND TWO
- FOUND IRON ROD "LS 1028"
- CALCULATED POSITION

SHOA STONEGATE HOMEOWNERS ASSOCIATION COMMON OPEN SPACE

P.U.E. PUBLIC UTILITY EASEMENT

INITIAL POINT

LINE	LENGTH	BEARING
L1	24.93	S88°58'27"E
L2	41.27	N30°21'06"W
L3	17.10	N03°54'49"E
L4	33.75	N73°54'20"E
L5	39.39	S88°58'27"E
L6	7.50	N88°59'04"W
L7	15.50	N00°34'58"E
L8	25.00	N00°34'58"E
L9	25.00	S88°58'27"E
L10	13.89	S02°39'50"W
L11	15.01	N88°59'04"W
L12	16.12	S02°39'50"W
L13	15.72	N89°59'52"E
L14	7.26	N17°24'50"W
L15	20.00	N00°34'58"E
L16	30.00	S88°58'27"E

BASIS OF BEARING: PLAT OF "STONEGATE EAST" PHASE TWO

COMMON OPEN SPACE: 25,592 SQUARE FEET

NO STRUCTURES, INCLUDING FENCES, MAY BE BUILT WITHIN ANY PUBLIC UTILITY EASEMENT.

NARRATIVE:

THE PURPOSE OF THIS SURVEY IS FOR THE PLATTING AND MONUMENTATION OF THE EXTERIOR BOUNDARIES AND LOTS OF PHASE THREE OF "STONEGATE EAST", A PLANNED UNIT DEVELOPMENT. BOUNDARY CONTROL WAS ESTABLISHED FOR THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 34 AS PER THE PLAT OF "STONEGATE WEST". THE EXTERIOR BOUNDARY OF PHASE THREE WAS THEN ESTABLISHED AS PER SAID PLAT, "STONEGATE EAST" PHASES ONE AND TWO, DEED CALLS AND CLIENT INSTRUCTION.

THE COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED DECEMBER 19, 2001 AS FEE NO. 20015365 ARE HEREBY INCORPORATED AS PART OF THIS PLAT.

CURVE	DELTA ANGLE	RADIUS	ARC	TANGENT	CHORD	CHORD BEARING
C1	57°42'46"	136.00	136.99	74.94	131.27	S55°49'24"E
C2	75°58'22"	149.00	197.57	116.35	183.41	N64°57'12"W
C3	39°34'50"	190.00	131.25	68.37	128.66	S83°08'58"E
C4	59°30'49"	174.00	180.74	99.48	172.72	N66°48'11"W
C5	43°43'06"	168.43	128.51	67.57	125.42	N19°41'09"E
C6	08°21'40"	180.93	26.40	13.22	26.38	N37°35'09"E
C7	16°19'38"	180.93	51.56	25.95	51.38	N25°14'30"E
C8	13°06'29"	180.93	41.39	20.79	41.30	N10°31'27"E
C9	77°28'08"	22.50	30.42	18.05	28.16	N18°28'09"E
C10	60°08'01"	22.50	23.61	13.03	22.55	N50°19'56"W
C11	96°39'25"	22.50	37.96	25.28	33.61	S51°16'21"W
C12	58°07'26"	22.50	22.83	12.50	21.86	S26°07'04"E
C13	37°10'25"	155.93	101.16	52.43	99.40	N23°01'54"E
C14	10°15'57"	174.00	31.18	15.63	31.13	N42°10'45"W

FILED

FEB 12 2004
Kevin Dowd
COUNTY SURVEYOR
DEPUTY

A PLANNED UNIT DEVELOPMENT
SITUATED IN THE NORTHWEST QUARTER
OF SECTION 34
T3 NORTH, R10 EAST, W.M.
HOOD RIVER COUNTY, OREGON

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Kevin Dowd
OREGON
JULY 26, 1989
KEVIN DOWD
2393

RENEW DATE: 12-31-05
JANUARY 28, 2004

WYEAST SURVEYS
KEVIN DOWD
4399 WOODWORTH DRIVE
MT HOOD, OREGON 97041
(541) 352-6065

FEB 04 2004
Certified to be a true and
correct copy of the ORIGINAL
Deputy of Records & Assessment
Cindy J. Judd Deputy

FEB 3 9 09 AM '04

MF #20040415
Recorded Feb 9, 2004
9:09 AM

Cindy Judah Deputy Clerk

APPROVALS

THE ANNEXED PLAT OF STONEGATE EAST PHASE 3
WAS EXAMINED AND APPROVED BY ME

THIS 9th DAY OF DECEMBER 2003

Roger Kaulle
HOOD RIVER COUNTY DIRECTOR OF PUBLIC WORKS

THE ANNEXED PLAT OF STONEGATE EAST PHASE 3
WAS EXAMINED AND APPROVED BY ME

THIS 9th DAY OF DECEMBER 2003

Russel T. Lutz
HOOD RIVER COUNTY SURVEYOR

THE ANNEXED PLAT OF STONEGATE EAST PHASE 3
WAS EXAMINED AND APPROVED BY ME

THIS 2nd DAY OF FEBRUARY 2004

Bob Schultz
CHAIR, HOOD RIVER COUNTY COMMISSIONERS

THE ANNEXED PLAT OF STONEGATE EAST PHASE 3
WAS EXAMINED AND APPROVED BY ME

THIS 2nd DAY OF FEBRUARY 2004

Rabert D. Lasteridge
HOOD RIVER COUNTY COMMISSIONER

THE ANNEXED PLAT OF STONEGATE EAST PHASE 3
WAS EXAMINED AND APPROVED BY ME

THIS 2nd DAY OF FEBRUARY 2004

Chad Thomas
HOOD RIVER COUNTY COMMISSIONER

THE ANNEXED PLAT OF STONEGATE EAST PHASE 3
WAS EXAMINED AND APPROVED BY ME

THIS 2nd DAY OF FEBRUARY 2004

Heath L
HOOD RIVER COUNTY COMMISSIONER

THE ANNEXED PLAT OF STONEGATE EAST PHASE 3
WAS EXAMINED AND APPROVED BY ME

THIS 2nd DAY OF FEBRUARY 2004

Carol York
HOOD RIVER COUNTY COMMISSIONER

THE ANNEXED PLAT OF STONEGATE EAST PHASE 3
WAS EXAMINED AND APPROVED BY ME

THIS 28th DAY OF JANUARY 2004

Jeff Hunter
CHAIR, HOOD RIVER COUNTY PLANNING COMMISSION

THE ANNEXED PLAT OF STONEGATE EAST PHASE 3
WAS EXAMINED AND APPROVED BY ME

THIS 2nd DAY OF FEBRUARY 2004

M. Isenelder
HOOD RIVER COUNTY PLANNING DEPARTMENT

THE ANNEXED PLAT OF STONEGATE EAST PHASE 3
WAS EXAMINED AND APPROVED BY ME

THIS 12th DAY OF DECEMBER 2003

[Signature]
HOOD RIVER COUNTY SANITARIAN

THE ANNEXED PLAT OF STONEGATE EAST PHASE 3
WAS EXAMINED AND APPROVED BY ME

THIS 11th DAY OF DEC. 2003

Cynthia A. Walkridge
CITY OF HOOD RIVER PLANNER

THE ANNEXED PLAT OF STONEGATE EAST PHASE 3
WAS EXAMINED AND APPROVED BY ME

THIS 30th DAY OF DECEMBER 2003

Mark A. Carr
CITY OF HOOD RIVER ENGINEER

THE ANNEXED PLAT OF STONEGATE EAST PHASE 3
WAS EXAMINED AND APPROVED BY ME

THIS 27th DAY OF JAN 2004

Tom A. Hester
FARMERS IRRIGATION DISTRICT

SURVEYOR'S CERTIFICATE

I, KEVIN DOWD, REGISTERED LAND SURVEYOR FOR THE STATE OF OREGON, SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH LEGAL MONUMENTS THE LAND REPRESENTED ON THE ANNEXED MAP OF "STONEGATE EAST PHASE THREE" SITUATED IN THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 34 TOWNSHIP 3 NORTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF HOOD RIVER AND STATE OF OREGON; AND THAT A 5/8" IRON ROD IRON ROD WITH YELLOW PLASTIC CAP STAMPED "WYEAST SURVEYS LS 2393" WAS FOUND AT THE INITIAL POINT OF SAID SURVEY; SAID POINT BEING THE NORTHEAST CORNER OF LOT 12, "STONEGATE EAST PHASE TWO"; SAID POINT BEING ON THE WEST LINE OF THAT TRACT OF LAND CONVEYED TO ELMER T. HANSEN AND LORITA J. HANSEN BY DEED, RECORDED JULY 11, 1969 AS FEE NO. 690987, HOOD RIVER COUNTY DEED RECORDS; THENCE ALONG THE WEST LINE OF SAID HANSEN TRACT, NORTH 00°34'58" EAST, A DISTANCE OF 269.01 FEET TO THE MOST SOUTHERLY SOUTHEAST CORNER OF THAT TRACT OF LAND CONVEYED TO LADD G. HENDERSON, ET UX., BY DEED, RECORDED MARCH 17, 1982 AS FEE NO. 820389, HOOD RIVER COUNTY DEED RECORDS; THENCE ALONG THE SOUTH LINE OF SAID HENDERSON TRACT, NORTH 88°59'04" WEST, A DISTANCE OF 359.98 FEET; THENCE SOUTH 02°39'50" WEST, A DISTANCE OF 16.12 FEET; THENCE SOUTH 17°24'50" EAST, A DISTANCE OF 109.31 FEET; THENCE NORTH 89°59'52" EAST, A DISTANCE OF 26.20 FEET; THENCE SOUTH 17°24'50" EAST, A DISTANCE OF 88.98 FEET TO THE NORTHERLY RIGHT OF WAY LINE OF STONEGATE DRIVE. THENCE ALONG SAID NORTHERLY LINE, ALONG THE ARC OF A 174.00 FOOT RADIUS CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 59°30'49", AN ARC DISTANCE OF 180.74 FEET TO THE NORTHWEST CORNER OF LOT 12, "STONEGATE EAST PHASE TWO"; THENCE ALONG THE NORTH LINE OF SAID LOT 12, SOUTH 88°58'27" EAST, A DISTANCE OF 113.65 FEET TO THE INITIAL POINT.

STONEGATE EAST
PHASE THREE

EASEMENTS:

PUBLIC UTILITY EASEMENTS CREATED BY THIS PLAT.
LOCATION AS SHOWN ON ANNEXED MAP.

PRIVATE DRIVEWAY EASEMENTS CREATED BY THIS PLAT.
LOCATION AS SHOWN ON ANNEXED MAP.

ACCESS EASEMENT ACROSS LOT 20 CREATED BY THIS PLAT.
LOCATION AS SHOWN ON ANNEXED MAP.

IRRIGATION EASEMENT ACROSS LOT 18 CREATED BY THIS PLAT.
LOCATION AS SHOWN ON ANNEXED MAP.

AN AESTHETIC AND WILDLIFE CONSERVATION EASEMENT CREATED BY THIS PLAT. THE STONEGATE HOMEOWNERS ASSOCIATION RETAINS AN EASEMENT TO PLANT AND MAINTAIN A HEDGE AROUND THE PERIMETER OF STONEGATE DEVELOPMENT. THE HEDGE IS INTENDED TO PROVIDE AN ATTRACTIVE GREEN AND FLOWERING PRIVACY SCREEN FOR HOMEOWNERS AND FOOD AND COVER FOR WILDLIFE. THE HEDGE SHALL HAVE A MINIMUM HEIGHT OF 7 FEET AT PLANT MATURITY. THE ASSOCIATION MAY PERFORM SUCH MAINTENANCE AS WATERING, TRIMMING, FERTILIZING AND ENHANCING THE HEDGE BY BOTH ADDITIONS AND REMOVALS OF PLANTS. A MINIMUM OF 80% OF THE HEDGE SHALL BE COMPOSED OF PLANTS NATIVE TO THE PACIFIC NORTHWEST. HOMEOWNERS ARE, HOWEVER, ENCOURAGED TO DO THEIR OWN MAINTENANCE OF THE HEDGE ON THEIR PROPERTY AFTER FIRST OBTAINING APPROVAL OF THE ASSOCIATION.

SUBJECT TO A 15 FOOT WIDE IRRIGATION LINE EASEMENT CREATED BY FEE NO. 820389. AFFECTS THAT PORTION OF STONEGATE EAST PHASE THREE THAT LIES WITHIN THE WEST 15 FEET OF THE EAST 543 FEET OF THE NORTHWEST 1/4 OF SECTION 34. IT SHOULD BE NOTED THAT THE EXISTING AS BUILT IRRIGATION LINE DOES NOT FALL WITHIN THE ABOVE DESCRIBED EASEMENT LIMITS.

DECLARATION

WE, JEFF HUNTER P.C. AND STONEGATE HOMEOWNERS ASSOCIATION, AN OREGON NON-PROFIT CORPORATION, AS OWNERS IN FEE SIMPLE OF THE LAND SHOWN ON THE ANNEXED PLAT AND MORE PARTICULARLY DESCRIBED IN THE SURVEYOR'S CERTIFICATE HEREUNTO ATTACHED. HEREBY DEDICATE TO THE PUBLIC FOREVER ALL PUBLIC EASEMENTS SHOWN ON SUCH PLAT AND CREATE THE PRIVATE DRIVEWAY EASEMENTS, ACCESS EASEMENT, IRRIGATION EASEMENT AND AESTHETIC AND WILDLIFE CONSERVATION EASEMENT SHOWN ON SUCH PLAT AND WE DECLARE THE PLAT OF STONEGATE EAST PHASE THREE TO BE A CORRECT PLAT AS LOCATED IN THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 34, TOWNSHIP 3 NORTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN IN HOOD RIVER COUNTY, OREGON.

Jeff Hunter, p.c.
JEFF HUNTER P.C.

Thomas J. Lutz
STONEGATE HOMEOWNERS ASSOCIATION

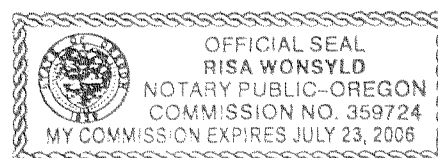
ACKNOWLEDGEMENT

ON THIS 15th DAY OF DECEMBER 2003 BEFORE ME A NOTARY PUBLIC FOR THE STATE OF OREGON, PERSONALLY APPEARED JEFF HUNTER P.C. AND Rabert D. Lasteridge, PRESIDENT OF THE STONEGATE HOMEOWNERS ASSOCIATION, AN OREGON NON-PROFIT CORPORATION, KNOWN TO ME, WHO BEING FIRST DULY SWORN, SAY THAT THEY DID SIGN THIS INSTRUMENT OF THEIR FREE AND VOLUNTARY ACT.

SUBSCRIBED AND SWORN BEFORE ME THIS 15th DAY OF DEC. 2003

Risa Wonsyld
NOTARY SIGNATURE

RISA WONSYLD
NOTARY PUBLIC - OREGON



COMMISSION NO. 359724

MY COMMISSION EXPIRES: 7/23/06

APPROVALS

THE ANNEXED PLAT OF STONEGATE EAST PHASE 3
WAS EXAMINED AND APPROVED BY ME

THIS 12th DAY OF DECEMBER 2003

Mal T. Ben
ICE FOUNTAIN WATER DISTRICT

THE ANNEXED PLAT OF STONEGATE EAST PHASE 3
WAS EXAMINED AND APPROVED BY ME

THIS 15th DAY OF DECEMBER 2003

Joe J. Hester
WESTSIDE R.F.P.D.

FEB 04 2004

Certified to be a true and correct copy of the ORIGINAL
Deputy of Records & Assessment
by [Signature] Deputy

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Kevin Dowd

OREGON
JULY 26, 1989
KEVIN DOWD
2393

RENEW DATE: 12-31-03
DECEMBER 8, 2003

FILED

FEB 12 2004

Russel T. Lutz
COUNTY SURVEYOR

WYEAST SURVEYS
KEVIN DOWD
4399 WOODWORTH DR.
MT. HOOD, OR 97041
(541) 352-6065

C.S. 2004 005