

PLAT OF  
**WILLOW PONDS PLANNED UNIT  
 DEVELOPMENT, PHASE 3**  
 TAX LOT 3N-10E-34A 2100 (REF. #7450)  
 IN THE E1/2 OF THE SW1/4 OF THE NE1/4 OF SECTION 34,  
 TOWNSHIP 3 N., RANGE 10 E. W.M.  
 HOOD RIVER COUNTY, OREGON  
 APRIL 16, 2009

**HOOD RIVER COUNTY  
 SURVEYOR'S OFFICE**  
 Survey No. CS 2009 019  
 Filed 5.13.09  
 By [Signature]

**RECORDING INFORMATION:**  
 PLAT NUMBER: 200901766  
 INSTRUMENT RECEIVED ON THE 5th DAY  
 OF May, 2009 AT 9:21 A.M.  
[Signature]  
 HOOD RIVER COUNTY CLERK

**REFERENCES:**

- 1) PARTITION PLAT 93-16 BY DLC SURVEYING RECORDED MAY 26, 1993
- 2) PROPERTY LINE ADJUST. SURVEY FOR MARCUS BERGEN BY DLC SURVEYING, CS 94087 FILED AUGUST 22, 1994
- 3) PARTITION PLAT 2001-09P BY TERRA SURVEYING RECORDED FEB. 8, 2001
- 4) PARTITION PLAT 2002-06P BY TERRA SURVEYING RECORDED APRIL 8, 2002 CS 2002 021
- 5) WILLOW PONDS P.U.D. PHASE 1 FOR BARONE HOLDINGS, LLC BY TENNESON ENGINEERING CORP. W.O. #10410, RECORDED SEPTEMBER 18, 2003 DOC. #2003-5862 C.S. #2003-066
- 6) WILLOW PONDS P.U.D. PHASE 2 FOR BARONE HOLDINGS, LLC BY TENNESON ENGINEERING CORP. W.O. #10410, RECORDED JANUARY 27, 2005 DOC. #2005-0417 C.S. #2005-011
- 7) PARTITION PLAT 96-14 BY KLEIN AND ASSOC. RECORDED MAY 14, 1996

**OWNERS:**

BARONE HOLDINGS, LLC.  
 PASQUALE A. BARONE, PARTNER  
 JACQUIE L. BROWN-BARONE, PARTNER  
 1730 ORCHARD ROAD,  
 HOOD RIVER, OREGON. 97031  
 PH. (541) 386-2772

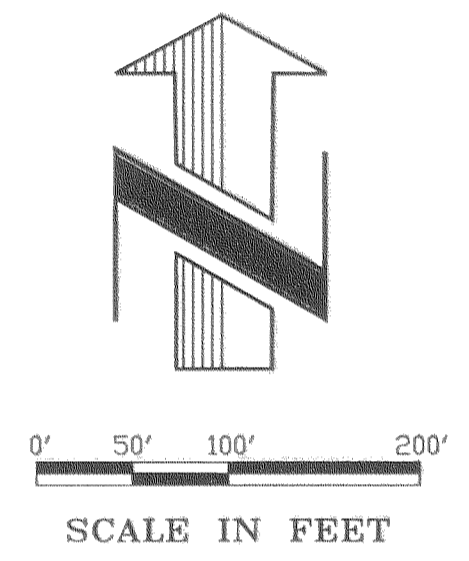
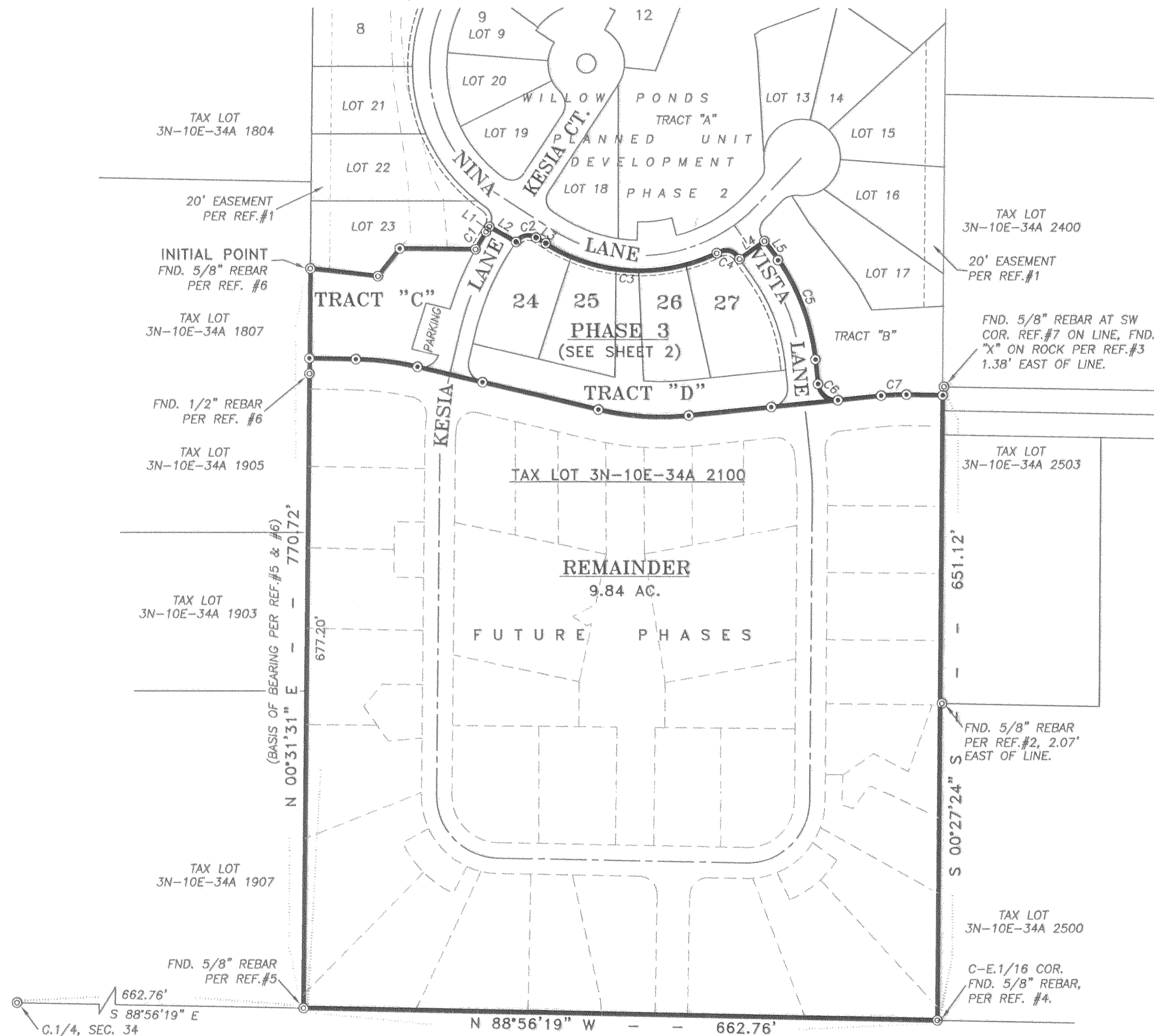
LINE	BEARING	DISTANCE
L1	N 33°01'05" E	6.53'
L2	S 60°24'00" E	32.06'
L3	S 56°58'55" E	8.25'
L4	N 54°25'12" E	32.00'
L5	S 35°34'48" E	27.66'

**LEGEND:**

- SET 5/8" x 30" REBAR WITH YELLOW PLASTIC CAP, "B BESEDA PLS 50800"
- ⊙ FOUND MONUMENTS PER REF.#6 UNLESS NOTED OTHERWISE.
- CALCULATED CORNERS, NOT SET.
- SET HUB & TACK.
- SET P.K. NAIL OR AS NOTED.
- ⊙ SET BRASS SCREW AND WASHER, INSCRIBED "LS 50800"

**NOTES:**

- 1) BEARINGS BASED ON THE WEST LINE OF THE REMAINDER TRACT PER REFERENCE No. 6.
- 2) VISTA AND KESIA LANES ARE EASEMENTS FOR PUBLIC UTILITIES AND PUBLIC INGRESS/EGRESS FOR THIS AND FUTURE PHASES WITHIN THE WILLOW PONDS P.U.D. NOT ELIGIBLE FOR PUBLIC MAINTENANCE PER COUNTY APPROVAL AND CC&R's. (SEE CITY PLANNING FILE #2009-03)
- 3) PRIVATE DRIVE OWNERSHIP BY THE HOMEOWNERS ASSOCIATION. EASEMENT FOR PRIVATE INGRESS, EGRESS AND UTILITIES AND FOR PUBLIC UTILITIES.
- 4) MONUMENTS FOR PHASE 3 SET ON JULY 3-11, 2008
- 5) PER ORS 92.0044(7) UTILITY INFRASTRUCTURE MAY NOT BE PLACED WITHIN ON FOOT OF ANY SURVEY MONUMENT SET OR NOTED ON THIS SUBDIVISION PLAT.



I HEREBY CERTIFY THAT THIS PLAT IS A TRUE AND EXACT COPY OF THE ORIGINAL PLAT.  
[Signature]  
 BENJAMIN B. BESEDA DATE 4/16/09

**ENGINEER / SURVEYOR:**

TENNESON ENGINEERING CORP.  
 3313 W. 2nd Street, Suite 100  
 The Dalles, Oregon. 97058  
 Ph. (541) 296-9177  
 FAX (541) 296-6657

REGISTERED PROFESSIONAL LAND SURVEYOR

OREGON  
 JULY 13, 1999  
 BENJAMIN B. BESEDA  
 50800

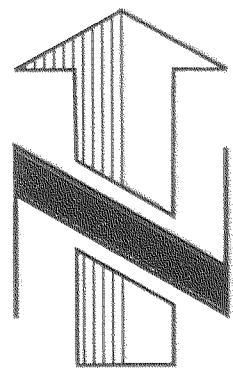
EXPIRES: 12/31/2009

CURVE	DELTA	RADIUS	ARC LENGTH	TANGENT	CHORD BEARING	CHORD LENGTH
C1	3°48'46"	316.00'	21.03'	10.52'	S31°06'42"W	21.03'
C2	90°00'00"	15.00'	23.56'	15.00'	S78°01'05"W	21.21'
C3	59°43'33"	186.00'	193.89'	106.79'	S86°50'42"E	185.23'
C4	81°07'41"	15.00'	21.24'	12.84'	N76°08'38"W	19.51'
C5	29°38'51"	216.00'	111.77'	57.17'	N20°45'22"W	110.53'
C6	90°00'00"	19.00'	29.85'	19.00'	S50°55'57"E	26.87'
C7	7°00'00"	216.00'	26.39'	13.21'	S87°34'03"W	26.37'

RECEIVED MAY - 6 2009

**LEGEND:**

- SET 5/8" X 30" REBAR WITH YELLOW PLASTIC CAP, "B BESEDA PLS 50800"
- ⊙ FOUND MONUMENTS PER REF.#6 UNLESS NOTED OTHERWISE.
- CALCULATED CORNERS, NOT SET.
- SET HUB & TACK.
- SET P.K. NAIL OR AS NOTED.
- ◆ SET BRASS SCREW AND WASHER, IN THE E1/2 OF THE SW1/4 OF THE NE1/4 OF SECTION 34, INSCRIBED "LS 50800"
- ⊙ SET 5/8" X 30" REBAR WITH 1-1/2" ALUMINUM CAP, INSCRIBED "B BESEDA LS 50800"



0' 50' 100'  
SCALE IN FEET

PLAT OF  
**WILLOW PONDS PLANNED UNIT DEVELOPMENT, PHASE 3**

TAX LOT 3N-10E-34A 2100 (REF. #7450)

IN THE E1/2 OF THE SW1/4 OF THE NE1/4 OF SECTION 34,  
TOWNSHIP 3 N., RANGE 10 E. W.M.  
HOOD RIVER COUNTY, OREGON  
APRIL 16, 2009

**HOOD RIVER COUNTY SURVEYOR'S OFFICE**

Survey No. 2009 019

Filed 5-13-09

By Benjamin B. Beseda

**RECORDING INFORMATION:**

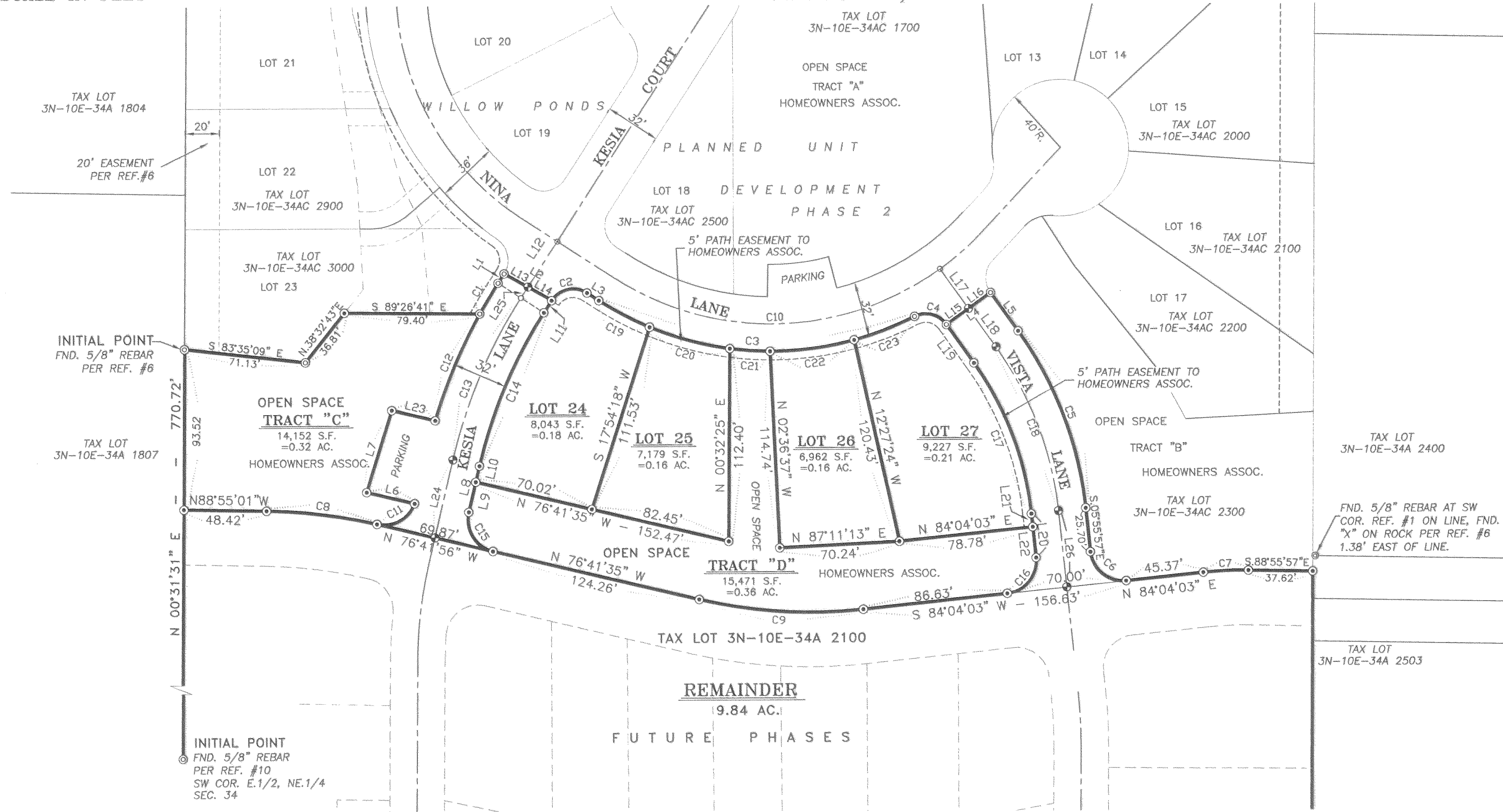
PLAT NUMBER: 200901766  
INSTRUMENT RECEIVED ON THE 5th DAY  
OF May, 2009 AT 9:21 A.M.

Heath Day - Clerk  
HOOD RIVER COUNTY CLERK

**OWNERS:**

BARONE HOLDINGS, LLC.  
PASQUALE A. BARONE, PARTNER  
JACQUIE L. BROWN-BARONE, PARTNER  
1730 ORCHARD ROAD,  
HOOD RIVER, OREGON. 97031  
PH. (541) 386-2772

LINE	BEARING	DISTANCE
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L2	S 60°24'00" E	32.06'
L3	S 56°58'55" E	8.25'
L4	N 54°25'12" E	32.00'
L5	S 35°34'48" E	27.66'
L6	N 76°41'35" W	28.79'
L7	N 17°18'32" E	50.12'
L8	S 13°18'25" W	27.59'
L9	N 13°18'25" E	18.00'
L10	N 13°18'25" E	9.59'
L11	N 33°01'05" E	8.44'
L12	S 33°01'05" W	39.44'
L13	N 60°24'00" W	16.04'
L14	S 60°24'00" E	16.02'
L15	N 54°25'12" E	16.00'
L16	N 54°25'12" E	16.00'
L17	S 35°34'48" E	28.62'
L18	N 35°34'48" W	27.63'
L19	S 35°34'48" E	27.63'
L20	N 05°55'57" W	25.70'
L21	S 05°55'57" E	7.70'
L22	S 05°55'57" E	18.00'
L23	S 76°41'35" E	26.07'
L24	N 13°18'25" E	46.59'
L25	S 33°01'05" W	7.60'
L26	S 05°55'57" E	44.70'



I HEREBY CERTIFY THAT THIS PLAT IS A TRUE AND EXACT COPY OF THE ORIGINAL PLAT.  
Benjamin B. Beseda DATE 4/16/09

**ENGINEER / SURVEYOR:**

TENNESON ENGINEERING CORP.  
3313 W. 2nd Street, Suite 100  
The Dalles, Oregon. 97058  
Ph. (541) 296-9177  
FAX (541)296-6657



CURVE	DELTA	RADIUS	ARC LENGTH	TANGENT	CHORD BEARING	CHORD LENGTH
C1	3°48'46"	316.00'	21.03'	10.52'	S31°06'42"W	21.03'
C2	90°00'00"	15.00'	23.56'	15.00'	S78°01'05"W	21.21'
C3	59°43'33"	186.00'	193.89'	106.79'	S86°50'42"E	185.23'
C4	81°07'41"	15.00'	21.24'	12.84'	N76°08'38"W	19.51'
C5	29°38'51"	216.00'	111.77'	57.17'	N20°45'22"W	110.53'
C6	90°00'00"	19.00'	29.85'	19.00'	S50°55'57"E	26.87'
C7	7°00'00"	216.00'	26.39'	13.21'	S87°34'03"W	26.37'
C8	11°50'20"	316.00'	65.29'	32.76'	N82°59'51"W	65.18'
C9	19°14'22"	284.00'	95.36'	48.14'	S86°18'46"E	94.92'
C10	68°35'53"	170.00'	203.53'	115.96'	N88°43'09"E	191.59'
C11	82°29'30"	19.00'	27.36'	16.66'	N61°40'34"E	25.05'
C12	12°15'38"	316.00'	67.62'	33.94'	S23°04'30"W	67.49'

CURVE	DELTA	RADIUS	ARC LENGTH	TANGENT	CHORD BEARING	CHORD LENGTH
C13	15°53'53"	300.00'	83.24'	41.89'	S21°15'22"W	82.98'
C14	19°42'40"	284.00'	97.70'	49.34'	S23°09'45"W	97.22'
C15	90°00'00"	19.00'	29.85'	19.00'	S31°41'35"E	26.87'
C16	90°00'00"	19.00'	29.85'	19.00'	N39°04'03"E	26.87'
C17	29°38'51"	184.00'	95.21'	48.70'	N20°45'22"W	94.15'
C18	29°38'51"	200.00'	103.49'	52.93'	N20°45'22"W	102.34'
C19	10°21'58"	186.00'	33.65'	16.87'	S62°09'54"E	33.61'
C20	15°02'35"	186.00'	48.83'	24.56'	S74°52'11"E	48.69'
C21	7°19'00"	186.00'	23.75'	11.89'	S86°02'59"E	23.74'
C22	15°23'34"	186.00'	49.97'	25.14'	N82°35'44"E	49.82'
C23	11°36'25"	186.00'	37.68'	18.90'	N69°05'44"E	37.62'

REGISTERED PROFESSIONAL LAND SURVEYOR

OREGON  
JULY 13, 1999  
BENJAMIN B. BESEDA  
50800

EXPIRES: 12/31/2009

SHEET 2 OF 3 S.D.H.

CS 2009 019.2  
W.O. #10410plat3

# WILLOW PONDS PLANNED UNIT DEVELOPMENT, PHASE 3

PLAT OF

TAX LOT 3N-10E-34A 2100 (REF. #7450)

IN THE E1/2 OF THE SW1/4 OF THE NE1/4 OF SECTION 34,  
TOWNSHIP 3 N., RANGE 10 E. W.M.

HOOD RIVER COUNTY, OREGON

APRIL 16, 2009

HOOD RIVER COUNTY  
SURVEYOR'S OFFICE

Survey No. 2009 019

Filed 5-13-09

By Benjamin B. Beseda

RECORDING INFORMATION:

PLAT NUMBER: 200901766

INSTRUMENT RECEIVED ON THE 5<sup>th</sup> DAY

OF May, 2009 AT 9:21 A.M.

Joan Day - Cleric  
HOOD RIVER COUNTY CLERK

**APPROVALS:**

I CERTIFY THAT ALL TAXES AND ASSESSMENTS DUE HEREON HAVE BEEN PAID AS REQUIRED BY LAW AND HEREBY APPROVE THE WILLOW PONDS P.U.D. PHASE 3 SUBDIVISION PLAT.

Amelia A. Barone 5/5/09  
Hood River County Director of Budget and Finance Date

I HEREBY CERTIFY THAT I HAVE EXAMINED THE WILLOW PONDS P.U.D. PHASE 3 SUBDIVISION PLAT 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.

Sandra E. Berry 5/5/09  
Hood River County Director of Records and Assessments Date

**DEDICATION:**

WE, PASQUALE A. BARONE AND JACQUIE L. BROWN-BARONE, PARTNERS OF BARONE HOLDINGS, LLC, AS OWNERS OF THE LAND SHOWN IN THE PLAT HERINTO ATTACHED AND MORE PARTICULARLY DESCRIBED IN THE SURVEYOR'S CERTIFICATE, ALSO HERINTO ATTACHED, DEDICATE TO THE PUBLIC THE PUBLIC EASEMENTS SHOWN ON SAID PLAT AND BY THIS PLAT CREATE THE PRIVATE ROADS AND EASEMENTS FOR THE PURPOSES STATED AS SHOWN ON SAID PLAT AND THAT WE DECLARE THE PLAT OF WILLOW PONDS P.U.D. PHASE 3 TO BE A CORRECT PLAT AS LOCATED IN THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 34, TOWNSHIP 3 NORTH, RANGE 10 EAST, WILLAMETTE MERIDIAN, HOOD RIVER COUNTY, OREGON.

Pasquale A. Barone April 16/09  
Pasquale A. Barone, Partner Date

Jacquie L. Brown-Barone April 16/09  
Jacquie L. Brown-Barone, Partner Date  
by PLB

**ACKNOWLEDGEMENT:**

ON THIS 16<sup>th</sup> DAY OF April, 2009, BEFORE ME A NOTARY PUBLIC FOR THE STATE OF OREGON, PERSONALLY APPEARED PASQUALE A. BARONE AND JACQUIE L. BROWN-BARONE, KNOWN TO ME PERSONALLY, AND BEING FIRST DULY SWORN, SAID THAT THEY DID SIGN THIS INSTRUMENT OF THEIR FREE AND VOLUNTARY ACT.

Benjamin B. Beseda  
Notary Public for the State of Oregon  
My commission expires JUNE 4, 2012  
Comm. # 429608

**EASEMENT LISTING:**

THE FOLLOWING IS A LISTING OF SPECIAL EXCEPTIONS ITEMS PER AMERITITLE, INC. SUBDIVISION GUARANTEE ISSUED UNDER ORDER #0039398, DATED JULY 1, 2008. THE NUMBERING IS AS PER THIS REPORT.

- SLOPE AND FILL EASEMENT TO HOOD RIVER COUNTY PER DOCUMENT #73-1645. THIS EASEMENT IS ALONG MAY STREET AND WAS REFLECTED ON PHASE 1 OF THIS SUBDIVISION PLAT. THIS EASEMENT DOES NOT IMPACT PHASE 3. IT IS NOT MAPPED ON THIS PLAT.
- MINOR PARTITION 84-109 AS RECORDED AT DOCUMENT #84-0697. THERE DOES NOT APPEAR TO BE ANY EASEMENTS OR OTHER RESTRICTIONS SHOWN ON THIS PARTITION DOCUMENT WHICH IMPACT THIS PLAT. THERE IS NO MAPPING SHOWN ASSOCIATED WITH THIS PARTITION.
- DECLARATION OF DEED RESTRICTIONS CONSENT TO ANNEXATION, AS RECORDED IN DOCUMENT #2001-5504. PROPERTY IS SUBJECT TO RESTRICTIONS WITHIN THIS DOCUMENT. THERE IS NO MAPPING ON THE PLAT RELATED TO THIS DOCUMENT.
- DECLARATION OF DEED RESTRICTIONS/RESTRICTIVE COVENANT AGREEMENT FOR IMPROVEMENTS AS RECORDED IN DOCUMENT #2003-4335. THE PROPERTY IS SUBJECT TO THE RESTRICTIONS CONTAINED WITHIN THIS DOCUMENT. THERE IS NO MAPPING ON THE PLAT RELATED TO THIS DOCUMENT.
- DECLARATION OF DEED RESTRICTIONS/RESTRICTIVE COVENANT CONSENT FOR ANNEXATION AS RECORDED IN DOCUMENT #2003-4497. THE PROPERTY IS SUBJECT TO THE RESTRICTIONS CONTAINED WITHIN THIS DOCUMENT. THERE IS NO MAPPING ON THE PLAT RELATED TO THIS DOCUMENT.

**NARRATIVE:**

THE PURPOSE OF THIS SURVEY WAS TO MONUMENT THE EXTERIOR BOUNDARY, ROADWAYS, EASEMENTS AND LOTS THEREIN OF PHASE 3 OF THE WILLOW PONDS P.U.D. THE SUBJECT PROPERTY IS A PORTION OF PARCEL 2 OF PARTITION PLAT 84-109, LYING IN THE EAST 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 34. NUMEROUS PRIOR SURVEYS HAVE BEEN CONDUCTED ON OR IN THE VICINITY OF THE SUBJECT PROPERTY, INCLUDING THE PLAT OF WILLOW PONDS P.U.D., PHASE 2, COMPLETED IN 2005. BOUNDARY RESOLUTION FOR THIS PLAT IS IDENTICAL TO THAT SHOWN ON THE PREVIOUS TWO PHASES OF WILLOW PONDS P.U.D. THE NORTH BOUNDARY OF PHASE 3 MATCHES TO PHASE 2. THE EAST AND WEST LINES ARE THE EAST AND WEST LINES OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4. THE SOUTHERLY LINE OF PHASE 3 IS AS SHOWN ON THE APPROVED PRELIMINARY PLAN. THE REMAINING PORTION OF PARCEL 2 OF PARTITION PLAT 84-109 WILL CONSTITUTE FUTURE PHASES OF WILLOW PONDS. WITH RESOLUTION OF THE BOUNDARY OF THE SUBDIVISION PROPERTY, THE INDIVIDUAL LOTS, ROADWAYS AND EASEMENTS WERE LAID OUT IN ACCORDANCE WITH THE APPROVED PRELIMINARY MAP OF THE P.U.D.

THE PLAT WAS FULLY MONUMENTED AS SHOWN.

LOT AND ROAD RIGHT-OF-WAY CORNERS BEING 5/8" X 30" REBAR WITH YELLOW PLASTIC CAP INSCRIBED "B BESEDA LS 50800". CENTERLINE MONUMENTS BEING 5/8" X 30" REBAR WITH 1-1/2" ALUMINUM CAP INSCRIBED "B BESEDA LS 50800".

**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 HOOD RIVER COUNTY LAND USE DEVELOPMENT ORDINANCE, THE LAND REPRESENTED ON THE PLAT OF WILLOW PONDS PLANNED UNIT DEVELOPMENT, PHASE 3, LOCATED IN PARCEL 2 OF PARTITION PLAT 84-109, IN THE EAST 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 34, TOWNSHIP 3 NORTH, RANGE 10 EAST, WILLAMETTE MERIDIAN, 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 PLAT. SAID INITIAL POINT BEING THE SOUTHWEST CORNER OF WILLOW PONDS P.U.D., PHASE 2. SAID INITIAL POINT FURTHER BEARS SOUTH 88°56'19" EAST 662.76 FEET AND THENCE NORTH 00°31'31" EAST 770.72 FEET FROM THE BRASS CAP MONUMENT FOUND AT THE SOUTHWEST CORNER OF SAID NORTHEAST 1/4 OF SECTION 34. THE PLATTED PROPERTY IS DESCRIBED AS FOLLOWS.

BEGINNING AT THE AFORESAID INITIAL POINT; THENCE ALONG THE SOUTHERLY LINE OF SAID WILLOW PONDS P.U.D., PHASE 2, SOUTH 83°35'09" EAST 71.13 FEET; THENCE NORTH 38°32'43" EAST 36.81 FEET; THENCE SOUTH 89°26'41" EAST 79.40 FEET; THENCE ON A 316.00 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 03°48'46" A DISTANCE OF 21.03 FEET (THE LONG CHORD OF WHICH BEARS NORTH 31°06'42" EAST 21.03 FEET); THENCE NORTH 33°01'05" EAST 6.53 FEET; THENCE SOUTH 60°24'00" EAST 32.08 FEET; THENCE ON A 15.00 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 90°00'00" A DISTANCE OF 23.58 FEET (THE LONG CHORD OF WHICH BEARS NORTH 78°01'05" EAST 21.21 FEET); THENCE SOUTH 56°58'55" EAST 8.25 FEET; THENCE ON A 186.00 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 59°43'33" A DISTANCE OF 193.89 FEET (THE LONG CHORD OF WHICH BEARS SOUTH 86°50'42" EAST 185.23 FEET); THENCE ON A 15.00 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 81°07'41" A DISTANCE OF 21.24 FEET (THE LONG CHORD OF WHICH BEARS SOUTH 76°08'38" EAST 19.51 FEET); THENCE NORTH 54°25'12" EAST 32.00 FEET; THENCE SOUTH 35°34'48" EAST 27.66 FEET; THENCE ON A 216.00 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 29°38'51" A DISTANCE OF 111.77 FEET (THE LONG CHORD OF WHICH BEARS SOUTH 20°45'22" EAST 110.53 FEET); THENCE SOUTH 05°55'57" EAST 25.70 FEET; THENCE ON A 19.00 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 90°00'00" A DISTANCE OF 29.85 FEET (THE LONG CHORD OF WHICH BEARS SOUTH 50°55'57" EAST 26.87 FEET); THENCE LEAVING SAID SOUTHERLY LINE, SOUTH 84°04'03" WEST 156.63 FEET; THENCE ON A 284.00 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 19°14'22" A DISTANCE OF 95.36 FEET (THE LONG CHORD OF WHICH BEARS NORTH 86°18'46" WEST 94.92 FEET); THENCE NORTH 76°41'35" WEST 124.26 FEET; THENCE NORTH 76°41'56" WEST 69.87 FEET; THENCE ON A 316.00 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 11°50'20" A DISTANCE OF 65.29 FEET (THE LONG CHORD OF WHICH BEARS NORTH 82°59'51" WEST 65.18 FEET); THENCE NORTH 88°55'01" WEST 48.42 FEET TO THE INTERSECTION WITH THE WEST LINE OF SAID EAST 1/2; THENCE ALONG SAID WEST LINE, NORTH 00°31'31" EAST 93.52 FEET TO THE INITIAL POINT.

CONTAINS 1.68 ACRES.

**OWNERS:**

BARONE HOLDINGS, LLC.  
PASQUALE A. BARONE, PARTNER  
JACQUIE L. BROWN-BARONE, PARTNER  
1730 ORCHARD ROAD,  
HOOD RIVER, OREGON. 97031  
PH. (541) 386-2772

I HEREBY CERTIFY THAT THIS PLAT IS A TRUE AND EXACT COPY OF THE ORIGINAL PLAT.  
Benjamin B. Beseda 4/16/09  
DATE

**APPROVALS:**

WE, THE UNDERSIGNED, SAY THAT WE HAVE EXAMINED THE PLAT OF "WILLOW PONDS PLANNED UNIT DEVELOPMENT, PHASE 3" IN HOOD RIVER COUNTY, OREGON AND HEREBY APPROVE SAID PLAT.

David H. Bark 4/22/09  
City Director of Public Works and Engineering Date

Cynthia Walbridge 4-28-09  
City Planning Director Date

Ronald Feltz 4-20-09  
Hood River County Surveyor Date

Ron Rivers 5-4-09  
County Board of Commissioners Chairman Date

Barbara D. Briggs 5-4-09  
County Commissioner Date

Charles E. Blevins 5-4-09  
County Commissioner Date

Lal B. 5-4-09  
County Commissioner Date

M.M. 5-4-09  
County Commissioner Date

Rick Brock 4-20-09  
Farmers Irrigation District Date

Arthur B. ... 4-28-09  
Mayor, City of Hood River Date

Paul McKensie 4-28-09  
Recorder, City of Hood River Date

REGISTERED PROFESSIONAL LAND SURVEYOR

OREGON  
JULY 13, 1999  
BENJAMIN B. BESEDA  
50800

EXPIRES: 12/31/2009

**ENGINEER / SURVEYOR:**

TENNESON ENGINEERING CORP.  
3313 W. 2nd Street, Suite 100  
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FAX (541) 298-6657



SHEET 3 OF 3 S.D.H.

W.O. #10410plat3

CS 2009 019-3