

FILED

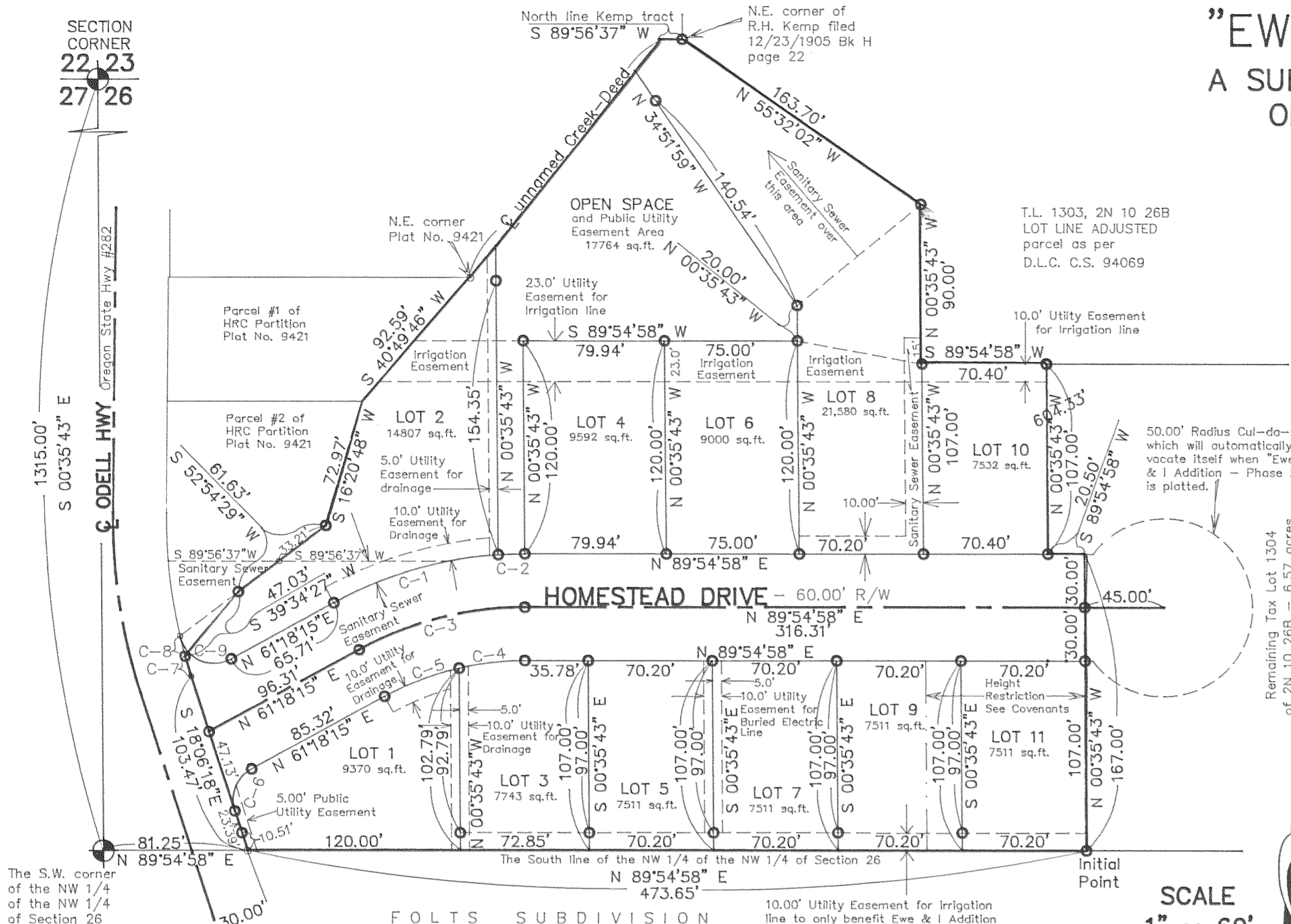
MAY 23, 1997

Riley, S. Smith COUNTY CLERK

"EWE & I ADDITION - PHASE 1"

A SUBDIVISION LOCATED IN THE NORTHWEST 1/4 OF SECTION 26, T. 2 N., R. 10 E., W.M., HOOD RIVER COUNTY, OREGON

SECTION CORNER 22, 23 27, 26



T.L. 1303, 2N 10 26B LOT LINE ADJUSTED parcel as per D.L.C. C.S. 94069

DEDICATION :

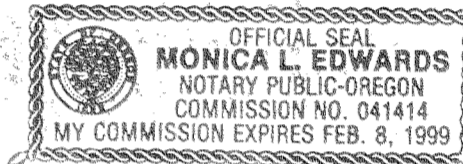
Ewe & I Corp., an Oregon corporation, as owner in fee simple of the land shown on the annexed plat and more particularly described in the Surveyor's Certificate hereunto attached, hereby dedicate to the public forever all streets and public easements shown on such plat and that we declare the annexed plat of "EWE & I ADDITION - PHASE 1" to be a correct plat as located in the Northwest 1/4 of Section 26, Township 2 North, Range 10 East of the Willamette Meridian in Hood River County, Oregon.

George B. Wertgen
George B. Wertgen, President of Ewe & I Corp.

ACKNOWLEDGEMENT :

On this 1st day of April, 1997, before me a notary public for the State of Oregon, personally appeared George B. Wertgen, President of Ewe & I Corp., known to me, who being first duly sworn, said that he did sign this instrument of his free and voluntary act. Further more George B. Wertgen did say that he was President of Ewe & I Corp., an Oregon Corporation, and that the instrument was signed in behalf of said Corporation and to be the free act and deed of said corporation.

Monica L. Edwards
Notary Public for the State of Oregon



My Commission expires : Feb 8, 1999

COVENANTS AND RESTRICTIONS:

- 1.) No structures or trees having a height in excess of 25 feet may be located on Lot 11 and on the East 20.00 feet of Lot 9.
- 2.) No home shall be located on the property herein which contain interior living space of less than 1,000 square feet.
- 3.) The maintenance of the streets and emergency access shall be per ORS 105.175 which requires the cost to be shared in proportion to use, until the streets are accepted by the County.
- 4.) The owner of Lot 4 shall be responsible for the maintenance of the 15' wide strip including the 5' wide path. The strip to be mowed regularly.
- 5.) The open space shall be maintained by the owners of Lot 2, 4 and 6 on an equal basis. The open space shall be maintained in a natural manner requiring very little maintenance, if any.
- 6.) The irrigation system will be maintained by all served in proportion to right of usage.
- 7.) The owner of Lot 1 or Lot 2 shall be responsible to maintain any landscaping and signing on their lot to ensure sight distance of 450' from Homestead Drive/Odell Highway intersection.

APPROVALS :

I, hereby certify that all taxes and assessments due hereon have been paid as required by law and hereby approve the plat of "EWE & I ADDITION - PHASE 1".

[Signature] 5/21/97
Hood River County Director of Budget and Finance Date

I, hereby certify that I have examined the plat of "EWE & I ADDITION - PHASE 1" 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 5/21/97
Hood River County Director of Records and Assessments Date

We, the following, say that we have examined the plat of "EWE & I ADDITION - PHASE 1" in Hood River County, Oregon, and hereby approve said Plat.

- | | |
|--|---|
| <i>[Signature]</i> 5-14-97
County Director of Public Works Date | <i>Chuck Shuman</i> 5-19-97
County Commissioner Date |
| <i>[Signature]</i> 5/18/97
Odell Rural Fire Prot. Dist. Date | <i>[Signature]</i> 5-19-97
County Commissioner Date |
| <i>[Signature]</i> 5-2-97
Odell Sanitary District Date | <i>[Signature]</i> 5-18-97
County Commissioner Date |
| <i>[Signature]</i> 5-12-97
Oregon Department of Transportation Date | <i>[Signature]</i> 5-19-97
County Commissioner Date |
| <i>[Signature]</i> 14 MAY 97
County Planning Chairman Date | <i>[Signature]</i> 5-17-97
County Commissioner Chairman Date |

Filed for Record this 21st day of May, 1997
Hood River County Director of Records and Assessments

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C-1	225.00'	97.29'	49.42'	96.53'	N 73°41'29" E	24°46'29"
C-2	225.00'	15.07'	7.54'	15.07'	N 87°59'51" E	03°50'14"
C-3	195.00'	97.38'	49.73'	96.37'	S 75°36'36" W	28°36'43"
C-4	165.00'	37.36'	18.76'	37.28'	N 83°25'48" E	12°58'20"
C-5	165.00'	45.04'	22.66'	44.90'	N 69°07'26" E	15°38'23"
C-6	20.00'	27.72'	16.61'	25.55'	S 21°35'58" W	79°24'33"
C-7	287.90'	11.74'	5.87'	11.74'	N 16°56'13" W	02°20'10"
C-8	287.90'	11.74'	5.87'	11.74'	S 14°36'04" E	02°20'10"
C-9	20.00'	36.74'	26.19'	31.79'	N 66°03'52" W	105°15'47"

Basis of bearing and survey control as per D.L.C. C.S. 94122.

○ = 5/8" iron rod monument set with yellow, plastic cap stamped "LS 1028" affixed, unless noted.

NARRATIVE: The purpose of this survey is to plat "EWE & I ADDITION - PHASE 1" as shown.

REGISTERED PROFESSIONAL LAND SURVEYOR

DLC SURVEYING ESTABLISHED 1976

DANNY L. CRON
AUGUST 22, 1975
1028
March 2, 1997

Dan Cron
5894 Trout Creek Road
Parkdale, Oregon 97041
(541) 352-6374
P.L.S. Renewal date is 12/31/97

SURVEYOR'S CERTIFICATE :

I, Danny L. Cron, registered Professional Land Surveyor for the State of Oregon, No. 1028, being first duly sworn depose and say that I have correctly surveyed and marked with legal monuments the land represented on the annexed plat of "EWE & I ADDITION - PHASE 1", as located in the Northwest 1/4 of the Northwest 1/4 of Section 26, Township 2 North, Range 10 East, Willamette Meridian, Hood River County, Oregon, and that a 2 1/2 inch by 36 inch galvanized iron pipe marks the Initial Point of said "EWE & I ADDITION - PHASE 1".

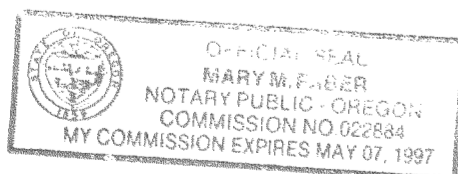
Said Initial Point bears N.89°54'58"E. a distance of 554.90 feet from the Southwest corner of the Northwest 1/4 of the Northwest 1/4 of said Section 26. Said "EWE & I ADDITION - PHASE 1" being being more particularly described as follows:

Beginning at the afore described Initial Point; thence N.00°35'43"W. a distance of 167.00 feet; thence S.89°54'58"W. a distance of 20.50 feet; thence N.00°35'43"W. a distance of 107.00 feet; thence S.89°54'58"W. a distance of 70.40 feet; thence N.00°35'43"W. a distance of 90.00 feet; thence N.55°32'02"W. a distance of 163.70 feet; thence S.89°56'37"W. to the Centerline of a unnamed creek; thence Southwesterly along said centerline to the Northeast corner of Parcel # 1 of Hood River County Record of Partition Plat No. 9421; thence S.40°49'46"W. a distance of 92.59 feet; thence S.16°20'48"W. a distance of 72.97 feet; thence S.52°54'29"W. a distance of 61.63 feet; thence S.39°34'27"W. a distance of 47.03 feet; thence on a 287.90 foot radius curve to the left (the long chord of which bears S.16°56'13"E.) a distance of 11.74 feet; thence S.18°06'18"E. a distance of 103.47 feet; thence N.89°54'58"E. a distance of 473.65 feet to the Initial Point.

Subscribed and sworn before me this 1st day of April, 1997

Mary M. Fisher
Notary Public for the State of Oregon

My Commission expires : 5-7-97



MAY 21 1997

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