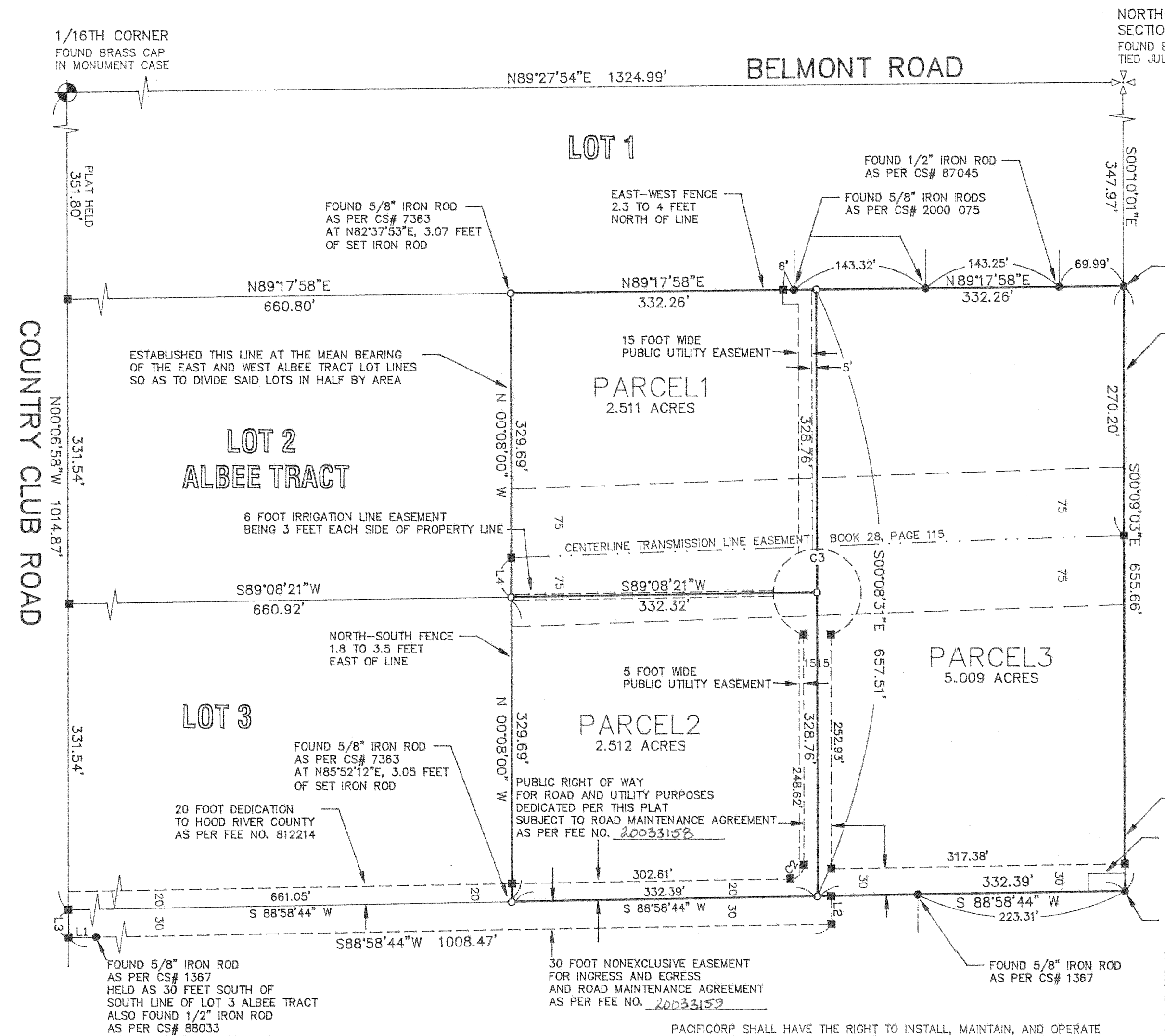


FILED  
RECORDS & ASSESSMENT  
HOOD RIVER OR  
MAY 29 3 54 PM '03



REGISTERED PROFESSIONAL LAND SURVEYOR  
*Kevin Dowd*  
OREGON  
JULY 26, 1989  
KEVIN DOWD  
2393  
RENEW DATE: 12-31-03  
APRIL 30, 2003

NORTH-SOUTH FENCE 4 FEET WEST OF LINE  
NORTH-SOUTH FENCE 1.5 FEET WEST OF LINE  
20'x40' EASEMENT FOR WATERLINE GRANTED TO ICE FOUNTAIN WATER DISTRICT AS PER FEE NO. 852154  
FOUND 5/8" IRON ROD AS PER CS# 1367

SCALE 1" = 100 FEET  
BASIS OF BEARING: ASSUMED

**DECLARATION:**  
WE THE OWNERS OF THE LAND SHOWN HEREON, HEREBY OFFER FOR DEDICATION THE PUBLIC RIGHT OF WAYS FOR ROAD AND UTILITY PURPOSES AS SHOWN.

*Steve Richter* May 27 2003  
STEVE RICHTER DATE  
*Judy Richter* May 27 2003  
JUDY RICHTER DATE  
STATE OF Oregon )  
COUNTY OF Hood River ) s.s.  
Subscribed and sworn to before me this  
27th day of May 2003  
by Heidi L Staphell

Notary Public for the State of Oregon  
My commission expires June 1, 2006

NORTH-SOUTH FENCE 1.5 FEET WEST OF LINE  
20'x40' EASEMENT FOR WATERLINE GRANTED TO ICE FOUNTAIN WATER DISTRICT AS PER FEE NO. 852154  
FOUND 5/8" IRON ROD AS PER CS# 1367

LINE	LENGTH	BEARING
L1	30.09	S88°58'44"W
L2	30.00	N01°01'16"W
L3	30.00	N00°06'58"W
L4	43.04	N00°08'00"W

CURVE TABLE						
CURVE	DELTA ANGLE	RADIUS	ARC	TANGENT	CHORD	CHORD BEARING
C2	89°07'16"	15.00	23.33	14.77	21.05	N44°25'06"E
C3	323°34'48"	48.00	271.08	15.79	30.00	S89°51'29"W

**FILED**  
JUN 9 2003  
*Ronald J. Roberts*  
COUNTY CLERK

SURVEYOR'S CERTIFICATE:  
*Kevin Dowd*  
I say that I have correctly surveyed and marked with proper monuments the lands represented on this Partition Plat, the boundaries being described in instrument: FEE NO. 20025767, RECORDED 12/03/2002 HOOD RIVER COUNTY DEED RECORDS TO STEVE RICHTER AND JUDY RICHTER

ACKNOWLEDGEMENTS:  
We the owner(s) of the land shown herein, hereby declare that this division of land has been made with our free consent and in accordance with our desires.  
*Judy Richter* 5-20-03  
OWNER Oregon DATE  
STATE OF Oregon )  
COUNTY OF Hood River ) s.s.  
Subscribed and sworn to before me this  
20th day of May 2003  
by Heidi L Staphell

Notary Public for the State of Oregon  
My commission expires June 1, 2006  
*Steve Richter* 5-20-03  
OWNER Oregon DATE  
STATE OF Oregon )  
COUNTY OF Hood River ) s.s.  
Subscribed and sworn to before me this  
20th day of May 2003  
by Heidi L Staphell

Notary Public for the State of Oregon  
My commission expires June 1, 2006

APPROVALS:  
I hereby certify that all taxes and assessment due hereon have been fully paid as required by law.  
*David J. Barrow*  
Hood River County Director of Budget and Finance

I hereby certify this partition was examined and approved as of this 19th day of MAY, 2003  
*Ronald J. Roberts*  
Hood River County Surveyor

I hereby certify this partition was examined and approved as of this 29th day of MAY, 2003  
Planning File Number: #02-119  
*W.D. Walker for Michael Benedict*  
Hood River County Planning Director

**PARTITION PLAT**  
EAST HALF OF LOTS 2 AND 3, ALBEE TRACT SITUATED IN THE NORTHEAST QUARTER OF SECTION 4 T2 NORTH, R10 EAST, W.M. HOOD RIVER COUNTY, OREGON

FOR: STEVE RICHTER

MAY 29 2003  
Certified to be a true and correct copy of the ORIGINAL Dept. of Records & Assessment by *Walter J. DeWitt* Deputy

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

- LEGEND:**
- SET 5/8" X 30" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "WYEAST SURVEYS LS 2393"
  - FOUND MONUMENT AS NOTED
  - CALCULATED POSITION, NOT FOUND OR SET

**EASEMENTS:** (NOT SHOWN ON ANNEXED MAP)  
RIGHT OF WAY FOR DITCH OR FLUME GRANTED FARMERS IRRIGATING COMPANY RECORDED JULY 22, 1904 IN BOOK D, AT PAGE 489, HOOD RIVER COUNTY DEED RECORDS  
WATER RIGHTS AND PIPELINE AS DISCLOSED BY DEED RECORDED IN BOOK 4, AT PAGE 235.  
RESERVATION OF RIGHT OF WAY FOR DITCHES, CANALS, RESERVOIRS, ETC., CONTAINED IN DEED, RECORDED MAY 25, 1950 IN BOOK 42, AT PAGE 540.  
RIGHT OF WAY FOR WATER PIPELINE CONVEYED TO JOHN C. DUCKWALL, TRUSTEE, RECORDED NOVEMBER 30, 1950 IN BOOK 44 AT PAGE 216.  
AGREEMENT RELATIVE TO PUMP, MOTOR AND PIPELINE BETWEEN GROVER F. DOUGLAS AND DORA L. CARTER, RECORDED AUGUST 6, 1957, IN BOOK 60, AT PAGE 413.

PACIFICORP SHALL HAVE THE RIGHT TO INSTALL, MAINTAIN, AND OPERATE ITS ELECTRIC UTILITIES AND ALL OTHER RELATED FACILITIES WITHIN THE PUBLIC UTILITY EASEMENTS IDENTIFIED ON THIS PLAT MAP AS MAY BE NECESSARY OR DESIRABLE IN SERVING THE LOTS IDENTIFIED HEREIN, INCLUDING THE RIGHT OF ACCESS TO SUCH FACILITIES AND THE RIGHT TO REQUIRE THE REMOVAL OF ANY OBSTRUCTIONS INCLUDING TREES AND VEGETATION THAT MAY BE PLACED WITHIN THE PUE AT THE LOT OWNER'S EXPENSE. AT NO TIME MAY ANY PERMANENT STRUCTURES BE PLACED WITHIN THE PUE OR ANY OTHER OBSTRUCTION WHICH INTERFERES WITH THE USE OF THE PUE WITHOUT PRIOR WRITTEN APPROVAL OF PACIFICORP.

**NARRATIVE:**  
THE PURPOSE OF THIS SURVEY IS TO PARTITION THE EAST HALF OF LOTS 2 AND 3 OF ALBEE TRACT INTO THREE PARCELS. THE NORTHEAST CORNER OF LOT 2 AND THE SOUTHEAST CORNER OF LOT 3 WAS ESTABLISHED BY HOLDING THE FOUND MONUMENTS AS SHOWN. THE WEST LINE OF LOTS 2 AND 3 WAS ESTABLISHED BASED ON A BEST FIT OF FOUND R.O.W. MONUMENTS TOGETHER WITH HOLDING THE FOUND 1/16TH CORNER BRASS CAP. THE NORTHWEST CORNER OF LOT 2 WAS ESTABLISHED AT PLAT DISTANCE SOUTH OF THE 1/16TH CORNER. THE SOUTH LINE OF LOT 3 WAS ESTABLISHED 30 FEET NORTH OF THE FOUND IRON ROD R.O.W. MONUMENT. THE SOUTHWEST CORNER OF LOT 3 WAS ESTABLISHED AT THE INTERSECTION OF THE SOUTH AND WEST LINES. THE WEST LINE OF THE EAST HALF OF LOTS 2 AND 3 WAS ESTABLISHED AT THE MEAN BEARING OF THE EAST AND WEST LOT LINES SO AS TO DIVIDE SAID LOTS IN HALF BY AREA. CS# 7363 FOUND MONUMENTS WERE NOT ACCEPTED AS SAID SURVEY ESTABLISHED THE BOUNDARIES OF THE EAST 662.11 FEET OF LOTS 2 AND 3. THE PARTITION LINES WERE ESTABLISHED AS PER CLIENT INSTRUCTION.