



NO	DELTA	CURVE TABLE RADIUS	LENGTH	CHORD	CHORD BRG
CURVES NUMBERED 1 THROUGH 17 WERE NOT USED IN THIS PARTITION.					
C18	70°17'16"	42.00	51.52	48.35	N 34°06'13" W
C19	65°18'49"	28.00	31.92	30.22	S 36°35'27" E
C20	99°07'52"	20.00	34.60	30.45	S 45°37'53" W
C21	80°52'08"	20.00	28.23	25.94	S 44°22'07" E
C22	65°18'49"	60.00	68.40	64.75	S 36°35'27" E
C23	70°17'16"	10.00	12.27	11.51	N 34°06'13" W

LINE NO.	BEARING	DISTANCE
L1	S 01°02'25" W	20.50
L2	S 03°56'03" E	0.91
L3	N 84°48'11" W	6.74
L4	S 05°11'49" W	12.00
L5	N 84°48'11" W	11.08
L6	S 05°11'49" W	20.00
L7	S 84°48'11" E	11.08
L8	S 84°48'11" E	18.31
L9	S 03°56'03" E	11.29
L10	N 01°02'25" E	20.50
L11	N 28°41'43" W	25.59
L12	N 27°15'23" E	25.46
L13	N 19°15'23" E	11.49
L14	S 05°11'49" W	32.00
L15	N 00°54'05" E	12.00
L16	N 00°28'49" E	25.00
L17	N 83°27'39" W	10.21
L18	N 31°43'31" W	12.99

SHARED DRIVEWAY BUILDING PERMIT CONDITIONS FOR APPROVAL:
 NEW: THE HATCHED PORTION OF THE PRIVATE EASEMENT IS FOR INGRESS, EGRESS, AND UNDERGROUND UTILITIES FOR THE USE AND ENJOYMENT OF BOTH PARCELS 1 & 2, SUBJECT TO SHARED DRIVEWAY AND MAINTENANCE AGREEMENT RECORD #20030505. AT THE TIME OF BUILDING PERMIT APPLICATION, THE SUBMITTED SITE PLAN SHALL SHOW A HAMMERHEAD TURN-A-ROUND TO DISCOURAGE VEHICLES FROM BACKING ONTO FRANKTON ROAD.

NARRATIVE:
 THE PURPOSE OF THIS SURVEY IS TO PARTITION ADJUSTED TAX LOT 1607 INTO 3 PARCELS.

LOCATION OF SURVEY:
 PORTION OF THE SOUTH HALF OF THE SOUTH HALF OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 34, TOWNSHIP 3 NORTH, RANGE 10 EAST, WILLAMETTE MERIDIAN, HOOD RIVER COUNTY OREGON.

BASIS OF BEARING:
 HOOD RIVER COUNTY SURVEYORS OFFICE C.S.#96045 (TERRA SURVEYING PROJECT 9512-1)

REFERENCES:
 PARTITION PLAT 200328P FILED FOR RECORD DECEMBER 17, 2003.
 WARRANTY DEED RECORDED MAY 18, 1999 AS MICROFILM No.992298, HOOD RIVER COUNTY DEED RECORDS (TAX LOT 1800).
 WARRANTY DEED RECORDED FEBRUARY 23, 1995, AS MICROFILM 950577, HOOD RIVER COUNTY DEED RECORDS (EASEMENT).
 PUBLIC UTILITY EASEMENT RECORDED JANUARY 13, 1993, AS MICROFILM No.930082, HOOD RIVER COUNTY DEED RECORDS.
 BARGAIN AND SALE DEED RECORDED MARCH 31, 1999 AS MICROFILM No.991471, HOOD RIVER COUNTY DEED RECORDS (TAX LOT 1603).
 WARRANTY DEED RECORDED APRIL 15, 2003 AS MICROFILM No.20032127, HOOD RIVER COUNTY DEED RECORDS (TAX LOT 1700).
 "LEGALIZATION OF A PORTION OF FRANKTON ROAD", DATED 2/12/76.
 HOOD RIVER COUNTY ASSESSORS MAP 3N 10 34 A.
 HOOD RIVER COUNTY SURVEYORS OFFICE C.S.#90088.
 HOOD RIVER COUNTY SURVEYORS OFFICE C.S.#91005.
 HOOD RIVER COUNTY SURVEYORS OFFICE C.S.#92067.
 HOOD RIVER COUNTY SURVEYORS OFFICE C.S.#98066.
 HOOD RIVER COUNTY SURVEYORS OFFICE C.S.#99052.
 HOOD RIVER COUNTY SURVEYORS OFFICE C.S.#2003087.
 HOOD RIVER COUNTY SURVEYORS OFFICE C.S.#2006041.

- LEGEND:**
- SET 5/8" X 30" IRON ROD WITH PLASTIC CAP
 - FOUND MONUMENT OF RECORD
 - ⊙ 5/8" IRON ROD FOUND FROM C.S.#99052.
 - ⊙ TERRA SURVEYING 5/8" IRON ROD FOUND FROM PARTITION PLAT NO. 2003028P.
 - CALCULATED, NOT FOUND OR SET
 - () DEED OR PLAT CALL

FILED

FEB 8 2007

Ronald J. White
 COUNTY SURVEYOR

DEPUTY

SCALE: 1"=30 FEET

0 15 30 60

QUARTER CORNER, FOUND BRASS CAP DURING C.S.#96045.
 THE PREVIOUSLY SET AND FOUND MONUMENTS SHOWN ON PARTITION PLAT 2003028P HAVE BEEN OBLITERATED SO I NOW SHOW A CALCULATED POINT AND SET IRON ROD.

NEW: 5' IN EVEN WIDTH EASEMENT EXCLUSIVE TO PP & L FOR UNDERGROUND POWER & ACCOMPANYING VAULT.
 NEW: 10' IN EVEN WIDTH EASEMENT FOR THE PURPOSE OF STORM WATER DRAINAGE.

PLEASE SEE THE "SHARED DRIVEWAY BUILDING PERMIT CONDITIONS OF APPROVAL" FOR CONDITIONS PLACED UPON THE USE OF THE DRIVEWAY BY FUTURE OWNERS OF PARCEL 1 AND PARCEL 2.

NEW: AN EXTENSION OF THE EXISTING 32' WIDE EASEMENT FOR INGRESS, EGRESS AND UNDERGROUND UTILITIES CREATED BY RECORDING 20037649 AND PARTITION PLAT 200328P.

NEW: PRIVATE EASEMENT FOR UNDERGROUND UTILITIES FOR PARCEL 1 & 2.

NOTE:
 A 32' WIDE NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS AND UNDERGROUND UTILITIES, ROAD MAINTENANCE RESPONSIBILITIES ARE CONTAINED WITHIN HOOD RIVER RECORDING INSTRUMENT #20037649 DATED 12/17/03.
 PARCEL 3 CONTAINS THE DELINEATED WETLAND AND EVENTUAL OPEN SPACE FOR A FUTURE P.U.D. ON PARCEL 3.

PARTITION PLAT
 for
JON & KRISTIN GERDE

File Number **2007-04P**
 Instrument received on the 6th day of FEBRUARY, 2007 at 2:40 P.M.
Roy O. Gaylord
 Hood River County Director of Records and Assessments.

SURVEYOR'S CERTIFICATE
 I, Roy O. Gaylord, being first duly sworn, depose and say that I have correctly surveyed and marked with proper monuments the lands represented on this Partition Plat, the boundaries being described in the Partition Plat of the Jon & Kristen Gerde file number 2003028P, Recorded Dec. 17, 2003, Hood River County Partition Plat Records.

REGISTERED PROFESSIONAL LAND SURVEYOR

Roy O. Gaylord

OREGON
 JULY 15, 1979
 ROY O. GAYLORD
 1815
 Expires June, 2007

DECLARATION
 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.

OWNER *Jon Gerde* DATE 1/19/07
 OWNER *Kristin Gerde* DATE 1/19/07

ACKNOWLEDGMENT
 This instrument was acknowledged before me on the 19 day of January, 2007 by Kristin & Jon Gerde
Nancy J. White
 Notary Signature
 STATE OF Oregon }
 COUNTY OF Hood River } s.s.
 Nancy J. White
 NOTARY PUBLIC - OREGON
 COMMISSION NO. 411534
 MY COMMISSION EXPIRES
 November 02, 2010

APPROVALS
 I hereby certify that all taxes and assessments due hereon have been fully paid as required by law.
Andrew Brown
 Hood River County Director of Budget and Finance

I hereby certify this partition was examined and approved as of this 22nd day of January, 2007.
Ronald J. White
 Hood River County Surveyor
 I hereby certify this partition was examined and approved as of this 6th day of FEB, 2007.
Roy O. Gaylord
 Hood River County Planning Director

Certified to be a true and correct copy of the ORIGINAL
 Dept. of Records & Assessment
 By *R. May* Deputy

CS 2007 017