

**NARRATIVE OF SURVEY**

THE PURPOSE OF THIS SURVEY IS TO PARTITION TAX LOT 3802 OF HOOD RIVER COUNTY ASSESSOR MAP NO. 3N 10E 26 DC INTO 3 SEPARATE PARCELS AS SHOWN. THE BOUNDARY BEING DESCRIBED IN A PRELIMINARY TITLE REPORT DATED DECEMBER 20, 2007, TITLE NO. 0038541.

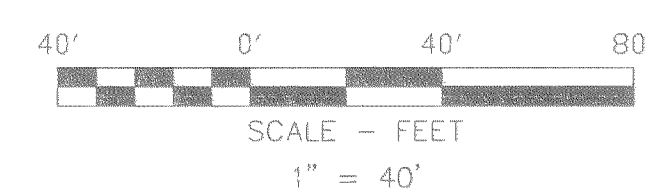
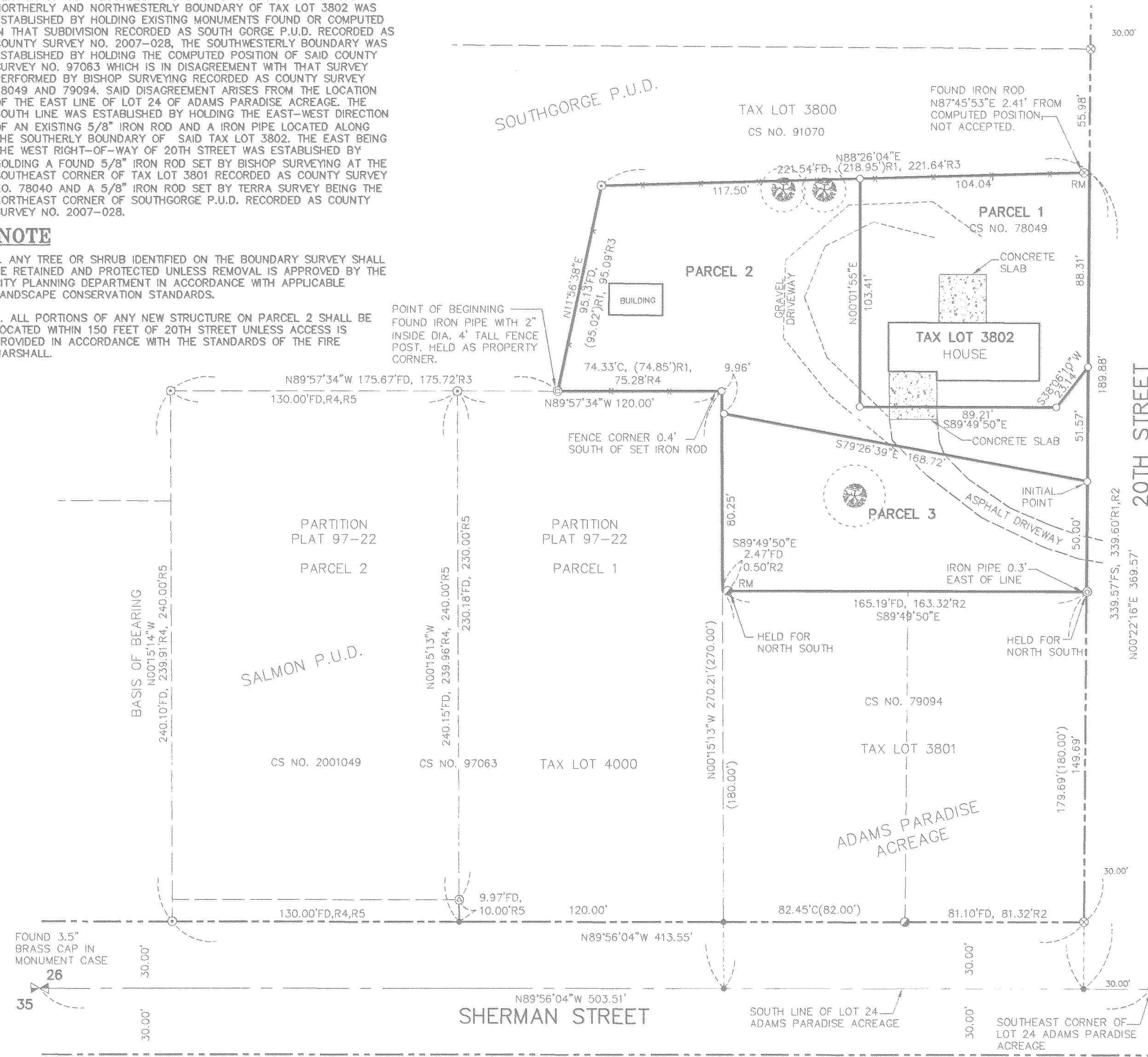
THE BASIS OF BEARING FOR THIS SURVEY IS A LINE BETWEEN TWO FOUND 5/8" IRON RODS ALONG THE WEST LINE OF PARCEL 2 OF THAT CERTAIN SURVEY RECORDED IN COUNTY SURVEY NO. 97063. THE NORTHERLY AND NORTHWESTERLY BOUNDARY OF TAX LOT 3802 WAS ESTABLISHED BY HOLDING EXISTING MONUMENTS FOUND OR COMPUTED IN THAT SUBDIVISION RECORDED AS SOUTH GORGE P.U.D. RECORDED AS COUNTY SURVEY NO. 2007-028. THE SOUTHWESTERLY BOUNDARY WAS ESTABLISHED BY HOLDING THE COMPUTED POSITION OF SAID COUNTY SURVEY NO. 97063 WHICH IS IN DISAGREEMENT WITH THAT SURVEY PERFORMED BY BISHOP SURVEYING RECORDED AS COUNTY SURVEY 78049 AND 79094. SAID DISAGREEMENT ARISES FROM THE LOCATION OF THE EAST LINE OF LOT 24 OF ADAMS PARADISE ACREAGE. THE SOUTH LINE WAS ESTABLISHED BY HOLDING THE EAST-WEST DIRECTION OF AN EXISTING 5/8" IRON ROD AND A IRON PIPE LOCATED ALONG THE SOUTHERLY BOUNDARY OF SAID TAX LOT 3802. THE EAST BEING THE WEST RIGHT-OF-WAY OF 20TH STREET WAS ESTABLISHED BY HOLDING A FOUND 5/8" IRON ROD SET BY BISHOP SURVEYING AT THE SOUTHEAST CORNER OF TAX LOT 3801 RECORDED AS COUNTY SURVEY NO. 78040 AND A 5/8" IRON ROD SET BY TERRA SURVEY BEING THE NORTHEAST CORNER OF SOUTHGORGE P.U.D. RECORDED AS COUNTY SURVEY NO. 2007-028.

**NOTE**

1. ANY TREE OR SHRUB IDENTIFIED ON THE BOUNDARY SURVEY SHALL BE RETAINED AND PROTECTED UNLESS REMOVAL IS APPROVED BY THE CITY PLANNING DEPARTMENT IN ACCORDANCE WITH APPLICABLE LANDSCAPE CONSERVATION STANDARDS.
2. ALL PORTIONS OF ANY NEW STRUCTURE ON PARCEL 2 SHALL BE LOCATED WITHIN 150 FEET OF 20TH STREET UNLESS ACCESS IS PROVIDED IN ACCORDANCE WITH THE STANDARDS OF THE FIRE MARSHALL.

**PARTITION PLAT**

LOCATED IN SW 1/4, SE 1/4 OF SECTION 26,  
T. 3N., R. 10E., W.M.  
HOOD RIVER COUNTY, STATE OF OREGON  
3N 10E 26DC TAX LOT 3802



**BASIS OF BEARINGS**

RECORD OF SURVEY CS NO. 78049

**REFERENCE SURVEYS**

1. SURVEY PER BISHOP SURVEYING CS NO. 78049
2. SURVEY PER BISHOP SURVEYING CS NO. 79094
3. SURVEY PER TERRA SURVEYING CS NO. 91070
4. SURVEY PER TERRA SURVEYING CS NO. 97063
5. SURVEY PER TRANTOW SURVEYING INC, CS NO. 2001049

**LEGEND**

- SET 5/8" X 30" REBAR W/ YELLOW PLASTIC CAP (KLEIN & ASSOCIATES OR 59002)
- ⊙ FOUND 5/8" IRON ROD PER TERRA SURVEYING
- ⊙ FOUND IRON PIPE
- ⊗ FOUND 5/8" IRON ROD
- ⊙ FOUND 5/8" IRON ROD PER TRANTOW SURVEYING
- ⊙ FOUND IRON PIPE
- ANGLE POINT, NOT MONUMENTED
- RM REFERENCE MONUMENT
- ROS RECORD OF SURVEY
- R1 RECORD DATA PER CS NO. 78049
- R2 RECORD DATA PER CS NO. 79094
- R3 RECORD DATA PER CS NO. 91070
- R4 RECORD DATA PER CS NO. 97063
- R5 RECORD DATA PER CS NO. 2001049
- FD FOUND DATA
- C COMPUTED DISTANCE
- ⊙ SANITARY SEWER MANHOLE
- (XX.XX') DEED DISTANCE
- CS NO. COUNTY SURVEY NUMBER
- ⊙ EXISTING TREE
- - - TREE DRIP LINE

**CERTIFICATION NOTE:**

I JAMES M. KLEIN CERTIFY THAT THIS PLAT IS AN EXACT COPY OF THE PARTITION.

REGISTERED PROFESSIONAL LAND SURVEYOR  
*James M. Klein*  
OREGON  
JULY 12, 2005  
JAMES M. KLEIN  
59002  
Expires 6-30-2009

**Klein & Associates, Inc.**  
LAND SURVEYING  
1412 13th Street Suite 200  
Hood River, Oregon 97031  
Tel: (541)386-3322

SHEET 1 OF 2  
WILLAMETTE MERIDIAN  
HOOD RIVER COUNTY, OREGON  
1/4 SEC. T. R.  
26DC 3N. 10E.

PARTITION PLAT NO. 200816P  
INSTRUMENT RECEIVED ON THE 24<sup>th</sup> DAY  
OF July, 2008 11:09 AT AJM  
*Loah Day - Clerk*  
HOOD RIVER COUNTY DIRECTOR OF RECORDS  
AND ASSESSMENTS

**HOOD RIVER COUNTY SURVEYOR'S OFFICE**

SURVEY NO. CS 2008054  
FILED 7-29-08  
BY *Roy Jahn*

**SURVEYS CERTIFICATE**

I, JAMES M. KLEIN, 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 INSTRUMENT NO. 20024681, DATED 10/03/2002 HOOD RIVER COUNTY DEED RECORDS TO MARGARET M. JACOBSON.  
*James M. Klein*  
JAMES M. KLEIN PLS. 59002

**DECLARATION**

WE THE OWNERS 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.  
WE FURTHER DEDICATE ALL EASEMENTS SHOWN AND DESCRIBED IN "EASEMENT NOTE" SHEET 2 OF 2.  
*Margaret M. Jacobson* 7-01-08  
MARGARET M. JACOBSON DATE  
POWER OF ATTORNEY FOR  
GLADYS JOANNE JACOBSON

**ACKNOWLEDGMENTS**

THIS INSTRUMENT WAS ACKNOWLEDGED IN A REPRESENTATIVE CAPACITY BEFORE ME ON July 21, 2008, BY MARGARET M. JACOBSON OF PERSON AS POWER OF ATTORNEY FOR GLADYS JOANNE JACOBSON.  
*Marlo Messmer*  
NOTARY SIGNATURE  
*Marlo Messmer*  
NOTARY PUBLIC-(NAME)  
STATE OF Oregon  
COUNTY OF Hood River  
COMMISSION NO. 412540  
MY COMMISSION EXPIRES 12/07/2010

**APPROVALS**

I HEREBY CERTIFY THAT ALL TAXES AND ASSESSMENT DUE HEREON HAVE BEEN FULLY PAID AS REQUIRED BY LAW.  
*[Signature]*  
HOOD RIVER COUNTY ASSESSOR/TREASURER  
I HEREBY CERTIFY THIS PARTITION WAS EXAMINED AND APPROVED AS OF THIS 14<sup>th</sup> DAY OF July, 2008.  
*[Signature]*  
HOOD RIVER COUNTY SURVEYOR  
I HEREBY CERTIFY THIS PARTITION WAS EXAMINED AND APPROVED AS OF THIS 22<sup>nd</sup> DAY OF July, 2008.  
*[Signature]*  
CITY OF HOOD RIVER PLANNING DIRECTOR

**AREA NOTE:**

PARCEL	ORIGINAL AREA	NEW AREA
PARCEL 1		10,755 SQ FT 0.25 ACRES
PARCEL 2	37,163 SQ FT 0.85 ACRES	15,642 SQ FT 0.36 ACRES
PARCEL 3		10,766 SQ FT 0.25 ACRES

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

SURVEY PERFORMED FOR:  
CHUCK FISHER  
DATE: MAY 14, 2008  
PROJECT: 08-02-06  
FILE: 080206PP.DWG  
DRAFT: GDH

**OWNER**

GLADYS JOANNE JACOBSON

KLEIN & ASSOCIATES, MAKES NO WARRANTY AS TO MATTERS OF UNWRITTEN TITLE, ADVERSE POSSESSION, ESTOPPEL, ACQUIESCENCE.

7.29.08

CS 2008 054-1

# PARTITION PLAT

LOCATED IN SW 1/4, SE 1/4 OF SECTION 26,  
T. 3N., R. 10E., W.M.  
HOOD RIVER COUNTY, STATE OF OREGON  
3N 10E 26DC TAX LOT 3802

**REFERENCE SURVEYS**

1. SURVEY PER BISHOP SURVEYING CS NO. 78049
2. SURVEY PER BISHOP SURVEYING CS NO. 79094
3. SURVEY PER TERRA SURVEYING CS NO. 91070
4. SURVEY PER TERRA SURVEYING CS NO. 97063
5. SURVEY PER TRANTOW SURVEYING INC, CS NO. 2001049

**EASEMENT OF RECORD**

SANITARY SEWER EASEMENT RECORDED SEPTEMBER 21, 1979 IN MICROFILM NO. 792308, RECORDS OF HOOD RIVER COUNTY, OREGON.(AS SHOWN)

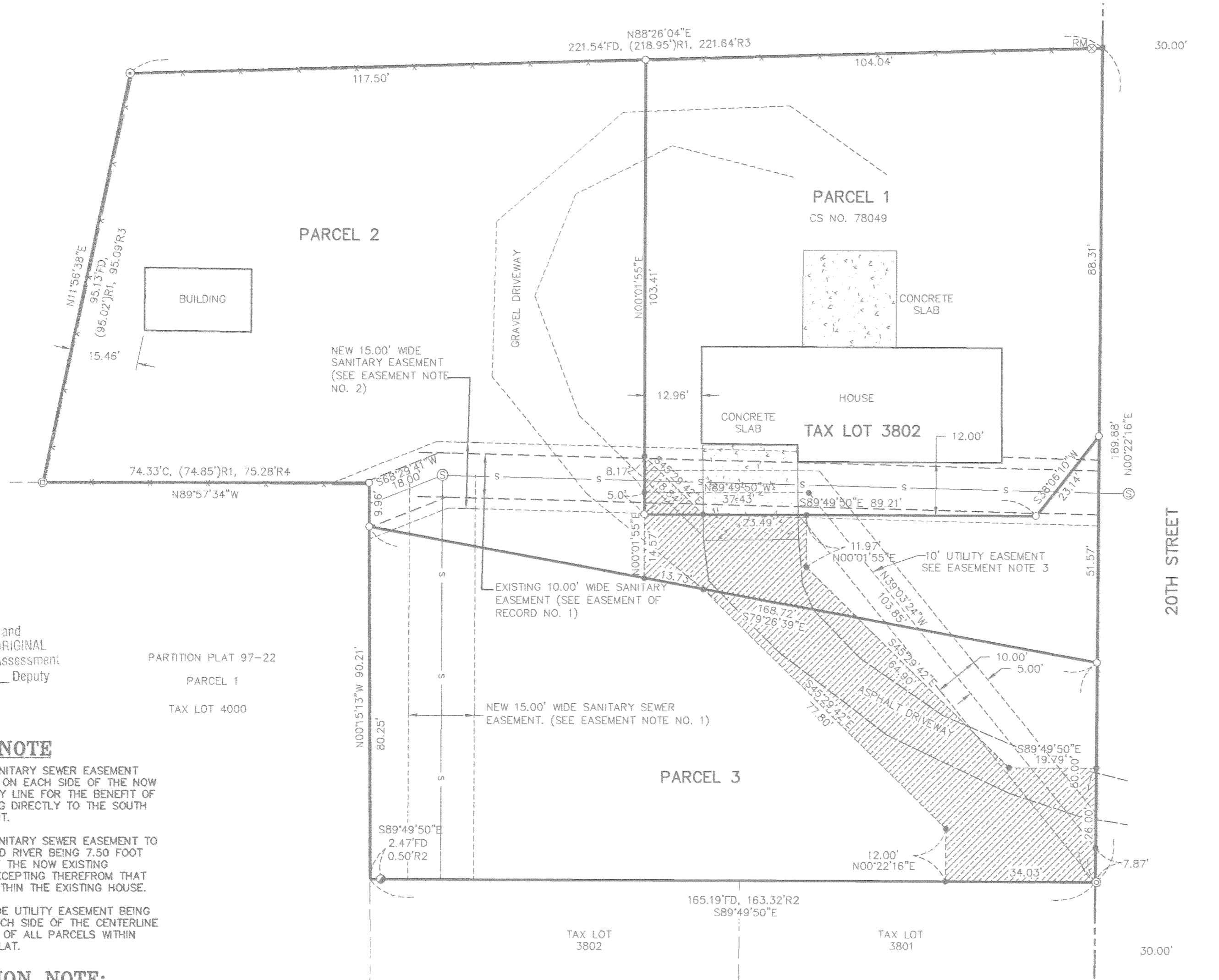
WAIVER OF REMONSTRANCE RECORDED SEPTEMBER 21, 1979 IN MICROFILM 792309, RECORDS OF HOOD RIVER COUNTY, OREGON.(NOT SHOWN)

VIEW EASEMENT RECORDED OCTOBER 3, 2002 IN MICROFILM NO. 20024681, RECORDS OF HOOD RIVER COUNTY, OREGON. NO NEW STRUCTURE SHALL BE BUILT ON PARENT TRACT FOR A PERIOD OF 30 YEARS (NOT SHOWN)

**LEGEND**

- SET 5/8" X 30" REBAR W/ YELLOW PLASTIC CAP (KLEIN & ASSOCIATES OR 59002)
- ⊙ FOUND 5/8" IRON ROD PER TERRA SURVEYING
- ⊙ FOUND 5/8" IRON ROD PER BISHOP SURVEYING
- ⊙ FOUND IRON PIPE
- ⊙ FOUND 5/8" IRON ROD
- ⊙ FOUND 5/8" IRON ROD PER TRANTOW SURVEYING
- ⊙ FOUND IRON PIPE
- ANGLE POINT, NOT MONUMENTED
- RM REFERENCE MONUMENT
- R05 RECORD OF SURVEY
- R1 RECORD DATA PER CS NO. 78049
- R2 RECORD DATA PER CS NO. 79094
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- R5 RECORD DATA PER CS NO. 2001049
- FD FOUND DATA
- C COMPUTED DISTANCE
- ⊙ SANITARY SEWER MANHOLE
- (XX.XX') DEED DISTANCE
- CS NO. COUNTY SURVEY NUMBER
- ▨ ACCESS EASEMENT THRU PARCEL 2 AND 3 FOR THE BENEFIT OF PARCEL 1 AND 2.

NOTE:  
ALL BEARINGS AND DISTANCES DATA SHOWN ARE FOUND OR SET, UNLESS OTHERWISE NOTED.



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

PARTITION PLAT 97-22  
PARCEL 1  
TAX LOT 4000

**EASEMENT NOTE**

1. A 15.00 FOOT SANITARY SEWER EASEMENT BEING 7.50 FOOT ON EACH SIDE OF THE NOW EXISTING SANITARY LINE FOR THE BENEFIT OF THE PARCEL LYING DIRECTLY TO THE SOUTH OF SAID EASEMENT.
2. A 15.00 FOOT SANITARY SEWER EASEMENT TO THE CITY OF HOOD RIVER BEING 7.50 FOOT ON EACH SIDE OF THE NOW EXISTING SANITARY LINE EXCEPTING THEREFROM THAT PORTION LYING WITHIN THE EXISTING HOUSE.
3. A 10.00 FOOT WIDE UTILITY EASEMENT BEING 5.00 FOOT ON EACH SIDE OF THE CENTERLINE FOR THE BENEFIT OF ALL PARCELS WITHIN THIS PARTITION PLAT.

**CERTIFICATION NOTE:**

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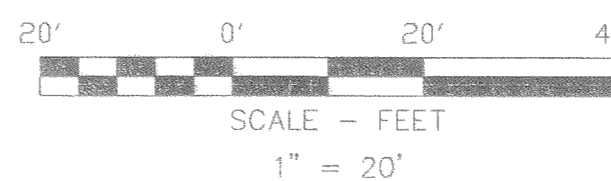
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**BASIS OF BEARINGS**

RECORD OF SURVEY CS NO. 78049

20TH STREET

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

[Signature]  
OREGON  
JULY 12, 2005  
JAMES M. KLEIN  
59002

Expires 6-30-2009

**Klein & Associates, Inc.**  
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SHEET 2 OF 2  
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HOOD RIVER COUNTY, OREGON

1/4	SEC	T.	R.
26DC	3N.	10E.	