

PARTITION PLAT

PARCEL 2 OF PARTITION PLAT 2008-10P
 LOCATED IN A PORTION OF LOT 8, BLOCK 2, BUSSE'S ADDITION
 AND A PORTION OF LOT 6, ADAMS PARADISE ACRES
 SW 1/4, NE 1/4 OF SECTION 35, T. 3N., R. 10E., W.M.
 COUNTY OF HOOD RIVER, STATE OF OREGON
 3N 10E 35AC TAX LOT 7200

LEGEND

- SET 5/8" X 30" REBAR W/ YELLOW PLASTIC CAP (KLEIN & ASSOCIATES OR 59002)
- ⊙ FOUND KLEIN & ASSOCIATES 5/8" IRON ROD PER CS NO. 2007-037 (VISITED 2008)
- ⊙ FOUND KLEIN & ASSOCIATES 5/8" IRON ROD PER CS NO. 2008-042
- ⊙ FOUND DLC 1/2" IRON ROD AS PER CS NO. 85064
- ⊙ FOUND BRASS CAP
- ⊙ FOUND 1/2" IRON PIPE
- RM REFERENCE MONUMENT
- CS NO. COUNTY SURVEY NUMBER
- x — EXISTING FENCE
- — — — — EDGE OF PAVEMENT
- · — · — · — EDGE OF GRAVEL
- — — — — CURB LINE
- ⊙ TREE AS NOTED
- TREE DRIP LINE

NOTE:
 ALL BEARINGS AND DISTANCES SHOWN ARE PER KLEIN & ASSOCIATES CS NO. 2008-042, UNLESS OTHERWISE NOTED.

NARRATIVE OF SURVEY

THE PURPOSE OF THIS SURVEY IS TO PARTITION TAX LOT 7200 OF HOOD RIVER COUNTY ASSESSOR MAP 3N 10E 35AC INTO TWO PARCELS. AN OUT BOUNDARY SURVEY WAS PERFORMED BY OUR FIRM IN FEBRUARY, 2007 AND FILED AS COUNTY SURVEY NO. 2007-037 AND A PARTITION PLAT FILED AS COUNTY SURVEY NO. 2008-042. THE EXTERIOR MONUMENTS FROM SAID OUT BOUNDARY AND PARTITION PLAT WERE FIELD CHECKED AND HELD FOR THIS SURVEY. NEW MONUMENTS WERE THEN SET ON THE DIVISION LINE BETWEEN PARCEL 1 AND 2 OF THIS PARTITION.

REFERENCE SURVEYS

- SURVEY BY KLEIN & ASSOCIATES CS NO. 2008-042
- SURVEY BY KLEIN & ASSOCIATES CS NO. 2007-037
- SURVEY BY D.L.C. SURVEYING CS. NO. 92027
- SURVEY BY KLEIN & ASSOCIATES CS NO. 2003-050
- SURVEY BY D.L.C. SURVEYING CS NO. 85064

EASEMENT OF RECORD

1. FLUME, CANAL OR DITCH RECORDED FEBRUARY 18, 1902 IN BOOK I, PAGE 582, HOOD RIVER COUNTY RECORDS. (NOT SHOWN)
2. RIGHT-OF-WAY FOR IRRIGATION WATER RECORDED APRIL 11, 1946 IN BOOK 33, PAGE 35, HOOD RIVER COUNTY RECORDS. (NOT SHOWN)
3. RESERVATION OF SEPTIC & DRAIN FIELD TO BE JOINTLY USED WITH ADJACENT PROPERTY LYING DIRECTLY TO THE WEST, RECORDED MARCH 3, 1953 IN BOOK 49, PAGE 483, HOOD RIVER COUNTY RECORDS. (NOT SHOWN)
4. AGREEMENT AND TERMS AND PROVISIONS RECORDED FEBRUARY 3, 1999 IN MICROFILM NO. 990536, HOOD RIVER COUNTY RECORDS. (NOT SHOWN)
5. A 9.00 FOOT SIDEWALK EASEMENT GRANTED TO THE CITY OF HOOD AS PER PARTITION PLAT 2008-10P (SHOWN)
6. A VARIED WIDTH SIDEWALK EASEMENT TO THE CITY OF HOOD RIVER BEING 5.00 FEET FROM THE FACE OF CURB AS SHOWN ON PARTITION PLAT 2008-10P (SHOWN)
7. A 5.00 FOOT STORM DRAIN EASEMENT FOR THE BENEFIT OF PARCEL 1 OF PARTITION PLAT 2008-042 (SHOWN)

REFERENCED OF DEEDS

AMERITITLE SUBDIVISION ON GUARANTEE ORDER NO. 38928

TREE NOTE:

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.

PARTITION PLAT NO. 200902P

INSTRUMENT RECEIVED ON THE 54 DAY OF March, 2009 2:42 AT P.M.

Heath Day - Clerk
 HOOD RIVER COUNTY DIRECTOR OF RECORDS AND ASSESSMENTS

HOOD RIVER COUNTY SURVEYOR'S OFFICE

SURVEY NO. 2009 010
 FILED 3-12-09
 BY Andy Polites

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 LANDS BEING DESCRIBED AS PARCEL 2 OF PARTITION PLAT 2008-10P AS SHOWN IN THAT CERTAIN LAND DEVELOPMENT REPORT PREPARED BY COLUMBIA GORGE TITLE ORDER NO. 09-0047JS DATED FEB. 17, 2009.

James M. Klein
 JAMES M. KLEIN PLS. 59002

DECLARATION

I 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.

I FURTHER GRANT A 20.00 FOOT INGRESS, EGRESS AND UTILITY EASEMENT AS SHOWN ON THIS PLAT.

ALSO GRANTING A VARIED WIDTH SIDEWALK EASEMENT TO THE CITY OF HOOD RIVER

Frank S. Akin 3/4/09
 FRANK S. AKIN DATE
 REPRESENTATIVE OF F.S.A. ENTERPRISE, L.L.C.

ACKNOWLEDGMENTS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON 03/04 2009, BY FRANK S. AKIN AS REPRESENTATIVE OF F.S.A. ENTERPRISE, L.L.C.

Melissa Buehler
 NOTARY SIGNATURE
Melissa Buehler
 NOTARY PUBLIC-(NAME)

STATE OF Oregon
 COUNTY OF Hood River
 COMMISSION NO. 429897
 MY COMMISSION EXPIRES June 15th 2012

APPROVALS

I HEREBY CERTIFY THAT ALL TAXES AND ASSESSMENT DUE HEREON HAVE BEEN FULLY PAID AS REQUIRED BY LAW.

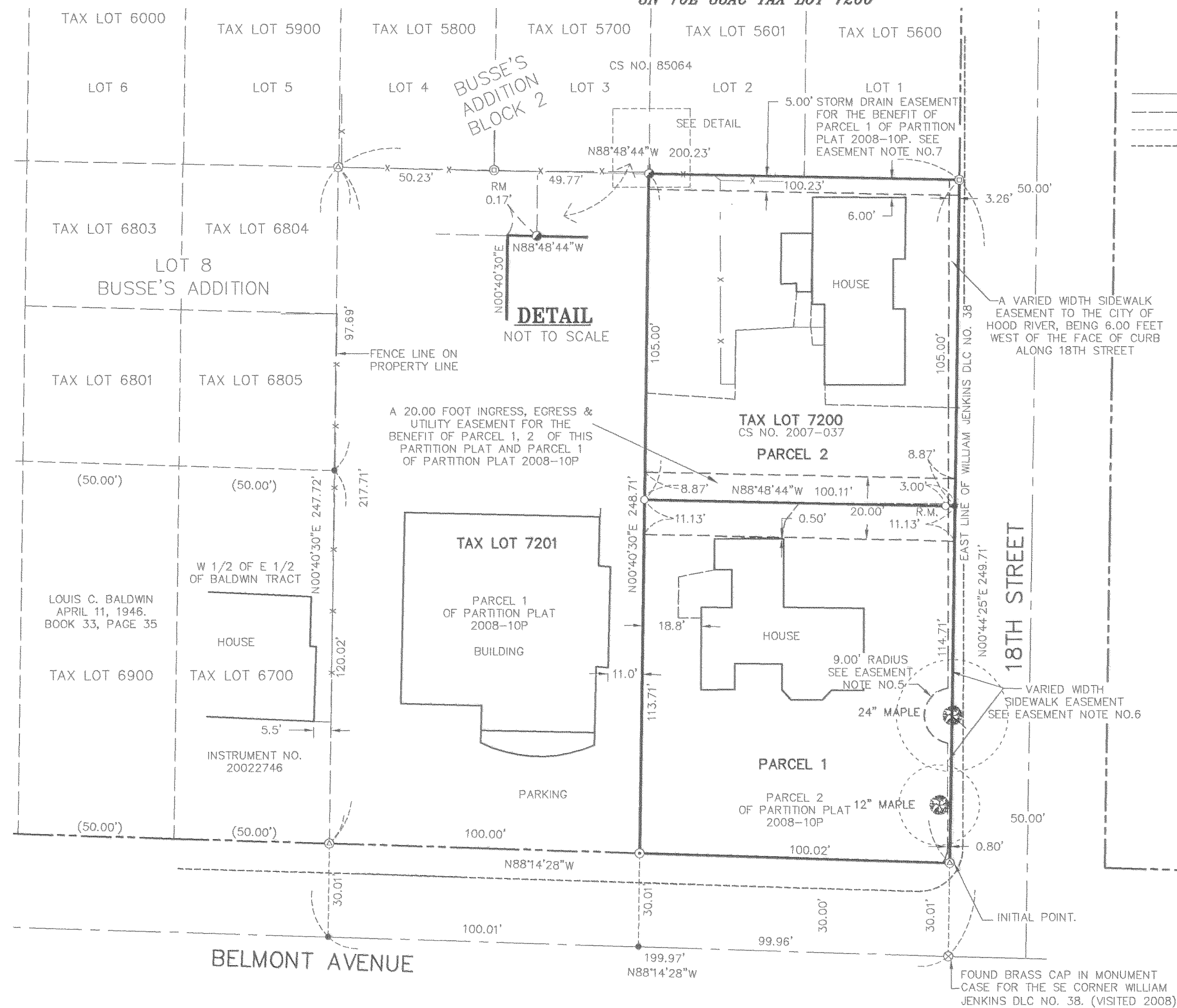
Audra A. Heron
 HOOD RIVER COUNTY ~~CLERK~~/TREASURER

I HEREBY CERTIFY THIS PARTITION WAS EXAMINED AND APPROVED AS OF THIS 4th DAY OF March, 2009.

Andy Polites
 HOOD RIVER COUNTY SURVEYOR

I HEREBY CERTIFY THIS PARTITION WAS EXAMINED AND APPROVED AS OF THIS 5th DAY OF March, 2009.

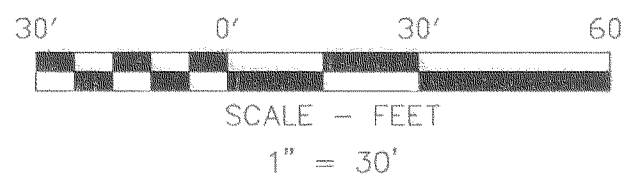
Ken Wilbur FOR CITY OF HOOD RIVER
 CITY OF HOOD RIVER PLANNING DIRECTOR



CERTIFICATION NOTE:

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

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



BASIS OF BEARINGS

RECORD OF SURVEY CS NO. 2007-037

AREA NOTE:

PARCEL	ORIGINAL AREA	NEW AREA
PARCEL 1	21,944 SQ. FT. 0.50 AC	11,426 SQ. FT. 0.26 AC
PARCEL 2		10,517 SQ. FT. 0.24 AC

SURVEY PERFORMED FOR:
 FRANK AKIN
 DATE MONUMENTED: FEB. 13, 2009
 PROJECT: 08-09-15
 FILE: 080915PP.DWG
 DRAFT: GDH

OWNER

FRANK S. & SHERYL C. AKIN
 F.S.A. ENTERPRISE, L.L.C.

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

Klein & Associates, Inc.
 LAND SURVEYING
 1308 12th Street
 Hood River, Oregon 97031
 Tel: (541)386-3322

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

SHEET 1 OF 1
 WILLAMETTE MERIDIAN
 HOOD RIVER COUNTY, OREGON

1/4	SEC	T.	R.
<input checked="" type="checkbox"/>	35AC	3N.	10E.
<input type="checkbox"/>			

