

# PARTITION PLAT

LOCATED IN THE SE 1/4 OF THE NE 1/4  
SECTION 35 T. 3N., R. 10E., W.M.  
CITY OF HOOD RIVER, STATE OF OREGON

LOT 3000 3N10E35AD

## HOOD RIVER COUNTY SURVEYOR'S OFFICE

SURVEY NO. CS 2011 016

FILED 5-17-11

BY [Signature]

PARTITION PLAT NO. 201103P

INSTRUMENT RECEIVED ON THE 13<sup>th</sup> DAY  
OF MAY 2011 11:07 AT A.M.

[Signature]  
HOOD RIVER COUNTY DIRECTOR OF RECORDS  
AND ASSESSMENTS

### 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.

[Signature]  
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 MORE GRANT A 5.00 FOOT WIDE  
PUBLIC UTILITY EASEMENT ALONG THE  
SOUTHERLY 5.00 FEET OF PARCELS 1 AND 2 AS  
SHOWN ON THIS PLAT.

[Signature] 10 May 2011  
MELVIN J. CAMPBELL DATE

[Signature] 10 May 2011  
MARGARET A. CAMPBELL DATE

### ACKNOWLEDGMENTS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE  
ME ON 5-10 2011, BY THE ABOVE SIGNED

[Signature]  
NOTARY SIGNATURE  
Roxann R. Cochran  
NOTARY PUBLIC-(NAME)

STATE OF Oregon  
COUNTY OF Hood River  
COMMISSION NO. 431696

MY COMMISSION EXPIRES Aug 17, 2012

### APPROVALS

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

[Signature]  
HOOD RIVER COUNTY DIRECTOR OF BUDGET  
AND FINANCE AND TAX COLLECTOR

I HEREBY CERTIFY THIS PARTITION WAS  
EXAMINED AND APPROVED AS OF  
THIS 12<sup>th</sup> DAY OF MAY 2011.

[Signature]  
HOOD RIVER COUNTY SURVEYOR

I HEREBY CERTIFY THIS PARTITION WAS  
EXAMINED AND APPROVED AS OF  
THIS 12 DAY OF MAY 2011.

[Signature]  
CITY OF HOOD RIVER PLANNING DIRECTOR

### LEGEND

- SET 5/8" X 30" REBAR W/ YELLOW PLASTIC CAP  
(KLEIN & ASSOCIATES OR 59002)
- ⊙ FOUND 5/8" IRON ROD WITH RED PLASTIC CAP  
TARRA SURVEYING, CS NO. 88-063
- ⊙ FOUND IRON PIPE EASTERLY SOUTHEAST CORNER  
WILLIAM JENKINS DLC #38 CITY MONUMENT NO. K-1
- ⊗ FOUND 5/8" IRON ROD NO CAP
- COMPUTED POINT, NOT MONUMENTED
- R1 RECORD DATA PER COUNTY SURVEY NO. 94071
- R2 RECORD DATA PER COUNTY SURVEY NO. 2005098

FD = FOUND DISTANCE

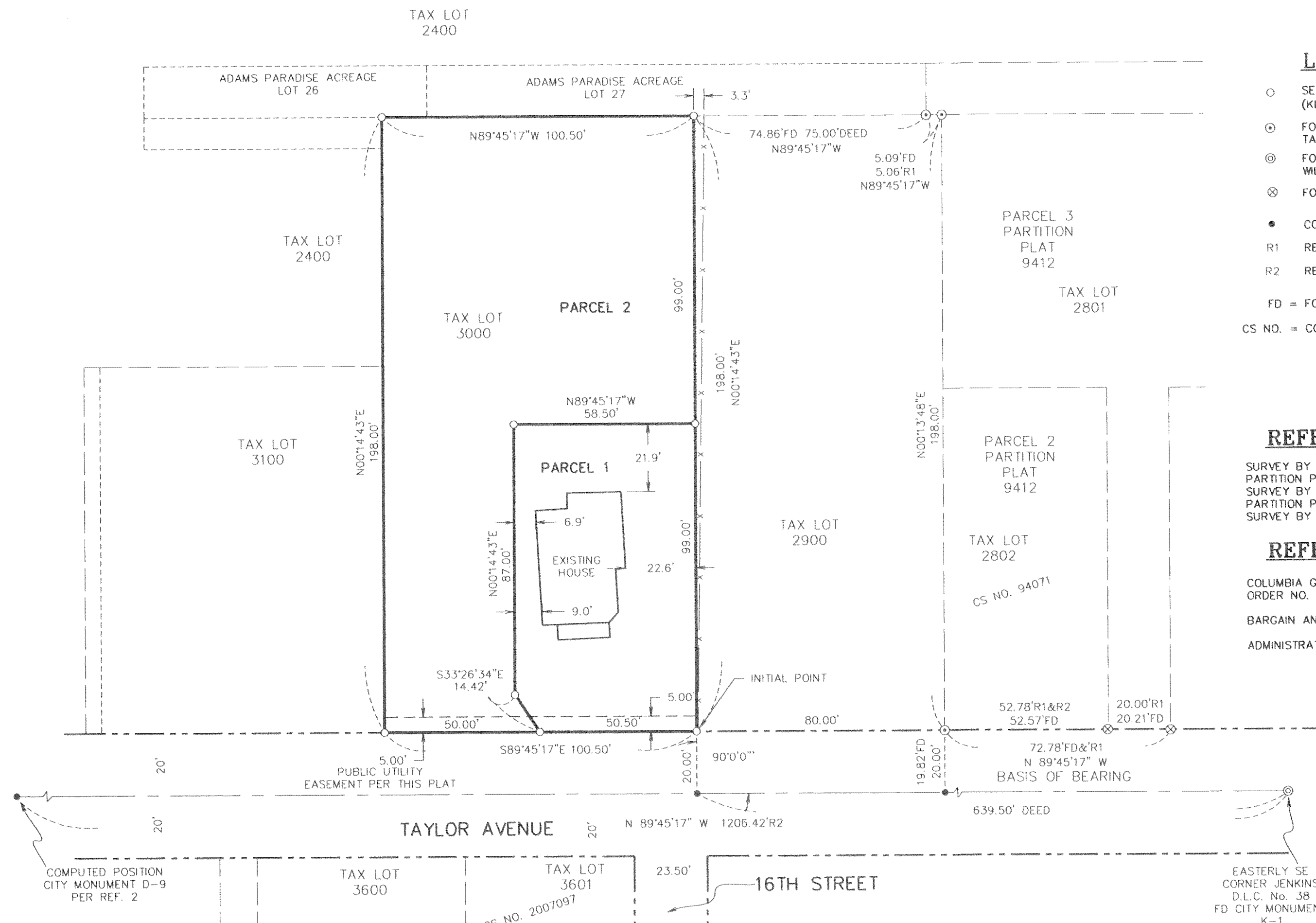
CS NO. = COUNTY SURVEY NUMBER

### REFERENCE SURVEYS

SURVEY BY KLEIN AND ASSOC. CS # 2005098  
PARTITION PLAT NO. 9412 BY TENNESON ENGINEERING CS # 94071  
SURVEY BY MART C. PERKINS CS # 0760  
PARTITION PLAT NO. 2007097 BY TANGLEWOOD CS # 2007097  
SURVEY BY TERRA SURVEYING, CS 88-063

### REFERENCE DOCUMENTS

COLUMBIA GORGE TITLE LAND DEVELOPMENT REPORT  
ORDER NO. 10-0318JS  
BARGAIN AND SALE DEED DOCUMENT NO. 700243  
ADMINISTRATRIX DEED DOCUMENT NO. 700241



### NARRATIVE OF SURVEY

THE PURPOSE OF THIS SURVEY IS TO PARTITION TAX LOT 3000 OF HOOD RIVER COUNTY  
ASSESSOR MAP 3N 10E 35AD, INTO 2 SEPARATE PARCELS AS SHOWN. THE PROPERTY IS  
DESCRIBED IN THAT BARGAIN AND SALE DEED, TO RECORDED IN DOCUMENT NO. 700243 OF  
HOOD RIVER COUNTY RECORDS.

THE BASIS OF BEARING FOR THIS SURVEY IS PARTITION PLAT NO. 941, FILED AS CS NO.  
94071.

FOR THE INITIAL POINT OF THIS PLAT I SET A 5/8" REBAR WITH YELLOW PLASTIC CAP AT  
THE SOUTHEAST CORNER OF PARCEL 1 OF THIS PLAT. SAID SOUTHEAST CORNER WAS  
COMPUTED BY HOLDING THE EASTERLY SOUTHEAST CORNER OF THE WILLIAM JENKINS  
DONATION LAND CLAIM NO. 38. THENCE GOING WEST ALONG THE CENTERLINE OF TAYLOR  
STREET A DISTANCE OF 639.50 FEET; THENCE AT RIGHT ANGLES TO SAID CENTERLINE 20.00  
FEET TO THE INITIAL POINT. DEED DISTANCES AND DEED CALLS WERE THEN USED TO  
COMPUTE THE PERIMETER BOUNDARY OF THIS PLAT.

ALL MONUMENTS WERE FOUND AND SET AS SHOWN ON THIS PLAT.

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

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

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

Expires 6-30-2011

SHEET 1 OF 1  
WILLAMETTE MERIDIAN  
HOOD RIVER COUNTY, OREGON

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

### OWNERS

MELVIN AND  
MARGARET CAMPBELL

SURVEY PERFORMED FOR:  
MELVIN & MARGARET CAMPBELL  
MONUMENTED DATE  
DATE: DECEMBER 9, 2010  
PROJECT: 10-10-10  
FILE: 101010PP1.DWG  
DRAFT: LJS

### BASIS OF BEARINGS

RECORD OF SURVEY NO. 94071

### AREA NOTE:

PARCEL	ORIGINAL AREA	NEW AREA
PARCEL 1		5,744± SQ. FT.
	19,900± SQ. FT.	
PARCEL 2		14,156± SQ. FT.

### CERTIFICATION NOTE:

I, JAMES M. KLEIN CERTIFY THAT THIS PLAT IS AN EXACT  
COPY OF THE PARTITION ON FILE WITH HOOD RIVER RECORDS  
OFFICE.



**Klein & ASSOCIATES, INC.**  
ENGINEERING • LAND SURVEYING • PLANNING

1308 12th Street, Hood River, Oregon 97031  
Tel: (541)386-3322  
EMAIL: info@kleinassocinc.com

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

RECEIVED MAY 16 2011

CS 2011 016