

TERRA SURVEYING

PARTITION PLAT
for
WILFORD CAREY, AS TRUSTEE OF THE KATHERINE GREEN
REVOCABLE LIVING TRUST, DATED FEBRUARY 3RD 2010

HOOD RIVER COUNTY
SURVEYOR'S OFFICE

CS# 2015028

DATE FILED: 06/26/15

BY: MD

Partition Plat Number 201509P
Instrument received on the 26th day of
JUNE, 2015 at 10:49 A.M.

Hood River County Director of Records
and Assessments.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
December 30, 2005
ERIK M. CARLSON
72306

Expires: December, 2015

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
and grant the easements as shown on this plat.

Wilford K. Carey 6:23:15
DATE

State of OREGON
County of Hood River } s.s.

This instrument was acknowledged before me on
June 23 (date)

by *Wilford K. Carey*
as the Trustee of the Katherine Green Revocable
Living Trust, dated February 3rd 2010.

Erik M. Carlson
Notary Signature

Public Notary - OREGON
My Commission expires: March 12, 2018
My Commission number: 926122

I hereby certify that all taxes and assessments due
hereon have been fully paid as required by law.

Hood River County Director of Budget and
Finance, Treasurer/ Tax Collector

I hereby certify this partition was ex-
amined and approved as of this 23rd day
of JUNE, 2015

April R. Gunn
Hood River County Surveyor

I hereby certify this partition was ex-
amined and approved as of this 24th day
of June, 2015

Planning File Number P-14-0207
DDRS
Hood River County Planning Director

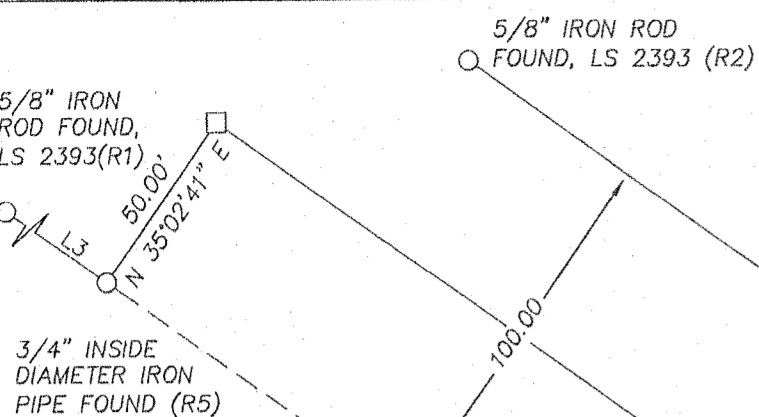
TERRA SURVEYING

DATE MONUMENTED: MAY 30, 2015
SCALE: 1" = 50'
PROJECT: 15011PLAT
ASSESSORS MAP: 1N-10E-10D, tax lot 1900
P.O. BOX 617
HOOD RIVER, OREGON 97031
PHONE: (541) 386-4531
E-Mail: terra@gorge.net
www.terralandsurveying.com

LOCATION OF SURVEY:
A PARCEL OF LAND LOCATED IN THE
SOUTHEAST QUARTER OF SECTION 10, TOWNSHIP
1 NORTH, RANGE 10 EAST, WILLAMETTE MERIDIAN,
HOOD RIVER COUNTY, OREGON.

EASEMENTS (AMERITILE FILE NO. 34460AM, DATED FEBRUARY 19, 2015):
HOOD RIVER COUNTY RECORDS, BOOK 33, PAGE 4, GENERAL "AS STAKED" LOCATION,
SHOWN ON THE FACE OF THE SURVEY
HOOD RIVER COUNTY RECORDS, INST#671300, CRYSTAL SPRINGS RIGHT OF WAY,
GENERALLY DESCRIBED, LOCATION OF WATERLINE SHOWN, TO BE RELOCATED,
HOOD RIVER COUNTY RECORDS, INST#970106, IRRIGATION USE AGREEMENT, LOCATION
GENERAL IN NATURE.
HOOD RIVER COUNTY RECORDS, INST#982944, DOMESTIC WATERLINE EASEMENT.
HOOD RIVER COUNTY RECORDS, INST#992720, CRYSTAL SPRINGS WATERLINE EASEMENT.
HOOD RIVER COUNTY RECORDS, INST#201400772. CENTURY LINK EASEMENT, EXTINGUISHED
(INST# 20152182)

REFERENCES:
(R1) HOOD RIVER COUNTY SURVEY No. 2001063.
(R2) HOOD RIVER COUNTY SURVEY No. 96034.
(R3) HOOD RIVER COUNTY SURVEY No. 85073.
(R4) HOOD RIVER COUNTY SURVEY No. 80047.
(R5) HOOD RIVER COUNTY SURVEY No. 1278

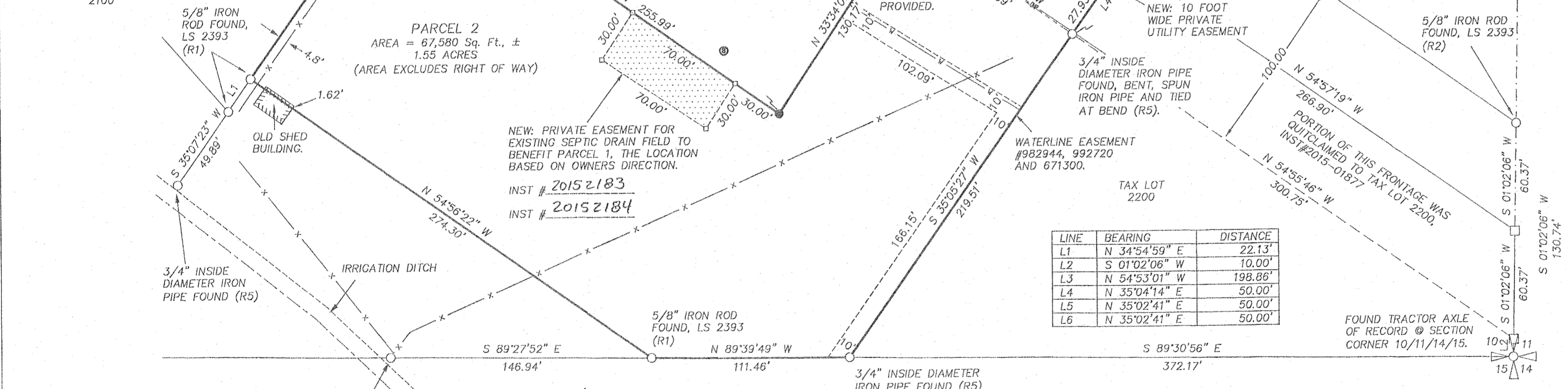


NARRATIVE:
THE PURPOSE OF THIS SURVEY WAS TO PARTITION
PARCEL 1 OF OF HOOD RIVER COUNTY PARTITION PLAT
NO. 200122P INTO TWO PARCELS OF LAND AS SHOWN
ON THE FACE OF THE PLAT.

INITIAL POINT IS A 3/4" IRON PIPE (ID) AT THE
NORTHWESTERN CORNER OF PARCEL 1, THIS WAS
SHOWN TO BE .49 FEET OUT FROM CALCULATED
CORNER ON PARTITION PLAT No.200122. I CHOOSE TO
HOLD AS TRUE CORNER BECAUSE IN MY OPINION WAS
HISTORICALLY SET AS PROPERTY CORNER. THE
ORIGINAL PLAT CREATING THIS PARCEL (2001-063)
DEPICTED AN AREA OF LAND EXTENDING ONTO THE
SOUTHERN 1/2 OF THE FOREST SERVICE EASEMENT IN
FRONT OF THE ADJACENT LAND OWNERS.
HISTORICALLY THE PARCELS SOUTH AND THE NORTH
OF SAID FOREST SERVICE EASEMENT WERE DESCRIBED
TO AND ALONG THE RIGHT OF WAY OF SAID EASEMENT.
WITH THE LAND BEING DESCRIBED IN THIS WAY, IT
RAISED THE QUESTION OF THE UNDERLYING TITLE.
WE DETERMINED THAT IT WAS MORE PROPER TO
EXTEND SIDE LINES OF ADJACENT PARCELS TO BE
PERPENDICULAR TO THE EASEMENT CENTERLINE. MY
CLIENT HAS CREATED QUIT CLAIM DEEDS IN ORDER TO
MAKE THIS TITLE CORRECTION, PLEASE NOTE THAT
THESE QUIT CLAIMED AREAS DO NOT REPRESENT NEW
LEGAL PARCELS. AS FAR AS THE REST OF THE
PARCEL, ALL ORIGINAL PARCEL CORNERS WERE
FOUND AND FLAGGED. THE NEW CORNERS OF THE
PARTITION WERE MONUMENTED WITH 5/8" IRON RODS.

NOTE:
THE FENCE LINE ON THE WEST SIDE OF THE PROPERTY
IS SHOWN TO BE ENCRACHING. THE OTHER FENCE
LINES SHOWN ON THE PLAT BEAR NO SIGNIFICANCE TO
THE PROPERTY LINES.

TAX LOT
2100



- LEGEND:
- FOUND MONUMENT OF RECORD
 - SET 5/8" IRON ROD WITH CAP, L.S. 72306
 - CALCULATED BOUNDARY CORNER
 - () DEED CALL
 - (R#) RECORD SURVEY REFERENCE NUMBER
 - x- EXISTING 5' TALL WOODEN PRIVACY FENCE
 - ⊙ EXISTING SEPTIC TANK

SURVEYOR'S CERTIFICATE
I, Erik M. Carlson,
being first and duly sworn, depose and say that I have correctly surveyed and marked with proper monuments the land represented on this
Partition Plat. The boundaries being described as: Parcel 1 of Partition Plat 2001-22P, filed for record August 16th 2001 in Hood River
county plat records. The boundaries of the plat are described as follows:
Commencing at a found tractor axle monumenting the southeast corner of Section 10; thence North 01°02'06" East a distance of 10.00 feet
to a point; thence North 54°55'46" West along the south right of way of an easement to the United States of America recorded in Book 81,
Page 135 in Hood River County records a distance of 300.75 feet to a 3/4" iron pipe; thence North 54°57'19" West a distance of 366.52
feet to a 3/4" iron pipe, pipe being the point of beginning and initial point of this plat. Thence South 34°57'40" West a distance of 282.90
feet to a 5/8" iron rod, L.S. 2393; thence South 54°56'22" East a distance of 274.30 feet to a similar iron rod found on the south line of
Section 15; thence South 89°39'49" East along said south line a distance of 111.46 feet to a 3/4" iron pipe; thence North 35°05'27" East a
distance of 219.51 feet to a slightly bent 3/4" iron pipe on the south right of way of said easement; thence North 35°04'14" East a
distance of 50.00 feet to the centerline of said easement; thence North 54°57'19" West along said centerline a distance of 366.54 feet to a
point; thence South 35°02'41" West a distance of 50.00 feet to the point of beginning.

LINE	BEARING	DISTANCE
L1	N 34°54'59" E	22.13'
L2	S 01°02'06" W	10.00'
L3	N 54°53'01" W	198.86'
L4	N 35°04'14" E	50.00'
L5	N 35°02'41" E	50.00'
L6	N 35°02'41" E	50.00'



SCALE: 1" = 50'
BASIS OF BEARING:
HOOD RIVER COUNTY SURVEY NO. 2001063