

REFERENCES:

- HOOD RIVER COUNTY SURVEY No. 79083, SURVEY FOR HUBER AND WILLBERN, BY CRON, SEPT. 4, 1979.
- HOOD RIVER COUNTY SURVEY No. 2003006, SURVEY FOR JEFF HUNTER, BY WYEAST SURVEYS, FEB. 3, 2003.
- HOOD RIVER COUNTY SURVEY No. 2004045, SURVEY FOR PAMELA RODGERS AND JOAN NANSON, BY TERRA SURVEYING, JULY 28, 2004.
- HOOD RIVER COUNTY SURVEY No. 2005074, INDIAN CREEK HEIGHTS SUBDIVISION PLAT FOR DON LARIZA, BY BELL DESIGN, SEPT 21, 2005.
- HOOD RIVER COUNTY SURVEY No. 2014051, BOUNDARY LINE ADJUSTMENT SURVEY, BY KLEIN AND ASSOC., DEC. 17, 2014.

EASEMENTS OF RECORD:

- HOOD RIVER COUNTY EASEMENT INST#700484, EASEMENT FOR SANITARY SEWER, NOT A PART OF THIS PLAT.
- HOOD RIVER COUNTY INST#20054868, COVENANTS FOR THE INDIAN CREEK HEIGHTS SUBDIVISION, NOT SHOWN.
- HOOD RIVER COUNTY EASEMENT INST#20054869, IRRIGATION WATER EASEMENT ACROSS PROPERTY TIED TO PHYSICAL PIPE, GENERAL LOCATION SHOWN, NO WIDTH GIVEN.
- HOOD RIVER COUNTY DEED RESTRICTION INST #20055328, NOT SHOWN.
- HOOD RIVER COUNTY DEED RESTRICTION INST #2013001673, NOT SHOWN.
- HOOD RIVER COUNTY EASEMENT INST#201403438, SEPTIC FIELD EASEMENT, AS SHOWN.
- HOOD RIVER COUNTY VIEW RESTRICTION INST#201501598, AS SHOWN.

TERRA SURVEYING

PARTITION RE-PLAT

for

JEFFREY W. HUNTER AND MARGERY DOGOTCH

LOCATION OF SURVEY:

A REPLAT OF LOT 15 AND A PORTION OF LOT 14 OF INDIAN CREEK HEIGHTS LOCATED IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 35, TOWNSHIP 3 NORTH, RANGE 10 EAST, WILLAMETTE MERIDIAN, HOOD RIVER COUNTY, OREGON.

HOOD RIVER COUNTY SURVEYOR'S OFFICE

CS# 2015 047

DATE FILED: 10/28/15

BY: BC

File Number 2015 14P
Instrument received on the 26th day of October, 2015 at 10:57 A.M.
M. Kellen
Hood River County Director of Records and Assessments.

REGISTERED PROFESSIONAL LAND SURVEYOR

ERIK M. CARLSON

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 the provisions of ORS Chapter 92 and grant the private easement as shown on this plat.

Jeffrey W. Hunter 10/22/15
OWNER DATE
Margery Dogotch 10/22/15
OWNER DATE

State of Oregon
County of Hood River

This instrument was acknowledged before me on October 22, 2015 (date)

by Jeffrey W. Hunter Margery Dogotch

Ana Yuridia Flores
Notary Signature

Ana Yuridia Flores
Public Notary-OREGON

Commission number: 941496

My Commission expires: August 02, 2019

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

Andrew S. Brown
Hood River County Director of Budget and Finance, Treasurer/ Tax Collector

I hereby certify this partition was examined and approved as of this 22nd day of October, 2015.

BCron
Hood River County Surveyor

I hereby certify this partition was examined and approved as of this 22 day of October, 2015.

Planning File Number P-15-0125

David Roberts
Hood River County Planning Director

TERRA SURVEYING

MONUMENTATION DATE: SEPTEMBER 24, 2015

SCALE: 1" = 30'

PROJECT: 15124PART

ASSESSORS MAP: 3N-10E-35DC TL 914

P.O. BOX 617

HOOD RIVER, OREGON 97031

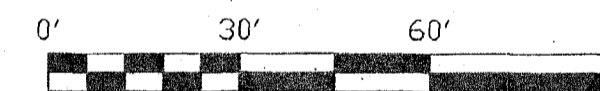
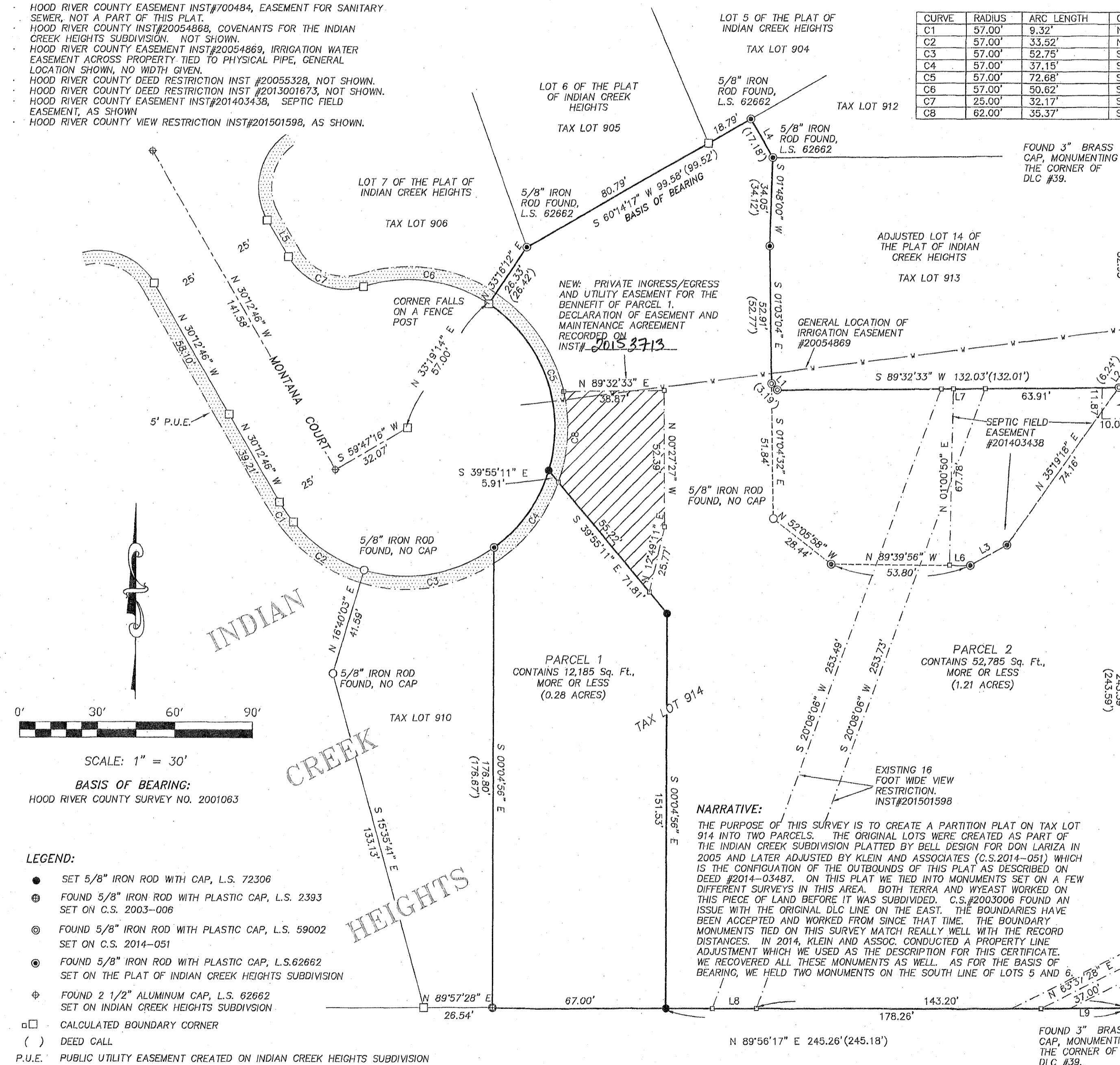
PHONE: (541) 386-4531

E-Mail: terra@gorge.net

www.terralandsurveying.com

CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH	DELTA ANGLE
C1	57.00'	9.32'	N 34°52'04" W	9.31'	09°22'07"
C2	57.00'	33.52'	N 56°24'08" W	33.04'	33°41'42"
C3	57.00'	52.75'	S 80°12'27" W	50.89'	53°01'32"
C4	57.00'	37.15'	S 35°02'52" W	36.50'	37°20'34"
C5	57.00'	72.68'	S 20°09'05" E	67.85'	73°03'21"
C6	57.00'	50.62'	S 82°09'14" E	48.99'	50°38'08"
C7	25.00'	32.17'	S 67°04'53" E	30.00'	77°18'20"
C8	62.00'	35.37'	S 03°03'47" E	34.89'	32°41'13"

LINE	BEARING	DISTANCE
L1	N 43°26'06" W	3.25'
L2	N 34°42'53" E	6.35'
L3	S 61°10'25" W	16.17'
L4	S 29°50'50" E	17.16'
L5	N 30°12'28" W	16.25'
L6	N 89°37'05" W	8.09'
L7	N 89°32'33" E	17.09'
L8	N 89°40'45" W	17.01'
L9	S 89°55'50" W	33.22'
L10	N 00°16'02" W	16.40'



SCALE: 1" = 30'
BASIS OF BEARING:
HOOD RIVER COUNTY SURVEY NO. 2001063

LEGEND:

- SET 5/8" IRON ROD WITH CAP, L.S. 72306
- ⊕ FOUND 5/8" IRON ROD WITH PLASTIC CAP, L.S. 2393 SET ON C.S. 2003-006
- ⊙ FOUND 5/8" IRON ROD WITH PLASTIC CAP, L.S. 59002 SET ON C.S. 2014-051
- ⊙ FOUND 5/8" IRON ROD WITH PLASTIC CAP, L.S. 62662 SET ON THE PLAT OF INDIAN CREEK HEIGHTS SUBDIVISION
- ⊕ FOUND 2 1/2" ALUMINUM CAP, L.S. 62662 SET ON INDIAN CREEK HEIGHTS SUBDIVISION
- CALCULATED BOUNDARY CORNER
- () DEED CALL
- P.U.E. PUBLIC UTILITY EASEMENT CREATED ON INDIAN CREEK HEIGHTS SUBDIVISION

NARRATIVE:

THE PURPOSE OF THIS SURVEY IS TO CREATE A PARTITION PLAT ON TAX LOT 914 INTO TWO PARCELS. THE ORIGINAL LOTS WERE CREATED AS PART OF THE INDIAN CREEK SUBDIVISION PLATTED BY BELL DESIGN FOR DON LARIZA IN 2005 AND LATER ADJUSTED BY KLEIN AND ASSOCIATES (C.S. 2014-051) WHICH IS THE CONFIGURATION OF THE OUTBOUNDS OF THIS PLAT AS DESCRIBED ON DEED #2014-03487. ON THIS PLAT WE TIED INTO MONUMENTS SET ON A FEW DIFFERENT SURVEYS IN THIS AREA. BOTH TERRA AND WYEAST WORKED ON THIS PIECE OF LAND BEFORE IT WAS SUBDIVIDED. C.S. #2003006 FOUND AN ISSUE WITH THE ORIGINAL DLC LINE ON THE EAST. THE BOUNDARIES HAVE BEEN ACCEPTED AND WORKED FROM SINCE THAT TIME. THE BOUNDARY MONUMENTS TIED ON THIS SURVEY MATCH REALLY WELL WITH THE RECORD DISTANCES. IN 2014, KLEIN AND ASSOC. CONDUCTED A PROPERTY LINE ADJUSTMENT WHICH WE USED AS THE DESCRIPTION FOR THIS CERTIFICATE. WE RECOVERED ALL THESE MONUMENTS AS WELL. AS FOR THE BASIS OF BEARING, WE HELD TWO MONUMENTS ON THE SOUTH LINE OF LOTS 5 AND 6.

SEWER LINE EASEMENT, INST#700484. POINT OF BEGINNING OF THIS EASMENT MEASURES SOUTH 2200.54' AND 1702.52' WEST OF THE EAST QUARTER CORNER OF SECTION 35.