

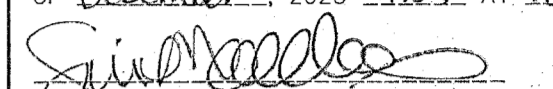
PARTITION PLAT

PARCEL 1 OF PARTITION PLAT NO. 202222P
 LOCATED IN THE SE 1/4 OF THE SW 1/4, OF
 SECTION 6, T. 1S., R. 10E., W.M.
 HOOD RIVER COUNTY, STATE OF OREGON
 1S 10E 06 TAX LOT 5500

**HOOD RIVER COUNTY
 SURVEYOR'S OFFICE**

SURVEY NO. 2023043
 FILED 12/21/2023
 BY MS


PARTITION PLAT NO. 202313P

INSTRUMENT RECEIVED ON THE 15th DAY
 OF December, 2023 9:05 AT AM

 HOOD RIVER COUNTY DIRECTOR OF RECORDS
 AND ASSESSMENTS

DECLARATION

I THE TRUSTEE OF THE LAND SHOWN HEREIN,
 HEREBY DECLARE THAT THIS DIVISION OF LAND
 HAS BEEN MADE WITH MY FREE CONSENT, AND IN
 ACCORDANCE WITH MY DESIRES, AND THE
 PROVISIONS OF ORS CHAPTER 92.


AND BY THIS PLAT CREATE THE EASEMENT SHOWN
 HEREON FOR THE STATED PURPOSE

 12-6-23
 SANDRA PORTER DATE
 TRUSTEE OF THE 2021 HOWARD TAYLOR HOUSTON
 FAMILY TRUST

ACKNOWLEDGMENTS

STATE OF Oregon
 COUNTY OF Hood River

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE
 ME ON December 6, 2023, BY Sandra Porter
 SANDRA PORTER TRUSTEE OF THE 2021 HOWARD
 TAYLOR HOUSTON FAMILY TRUST



 NOTARY SIGNATURE
Roxanne Renee Cochran
 NOTARY PUBLIC-(NAME)
 COMMISSION NO. 1000985
 MY COMMISSION EXPIRES June 25 2024

APPROVALS


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


 SHU KATTERSON
 HOOD RIVER COUNTY DIRECTOR
 OF BUDGET AND FINANCE

I HEREBY CERTIFY THIS PARTITION WAS
 EXAMINED AND APPROVED AS OF
 THIS 15th DAY OF December, 2023.


 HOOD RIVER COUNTY SURVEYOR

I HEREBY CERTIFY THIS PARTITION WAS
 EXAMINED AND APPROVED AS OF
 THIS 13th DAY OF DECEMBER, 2023.

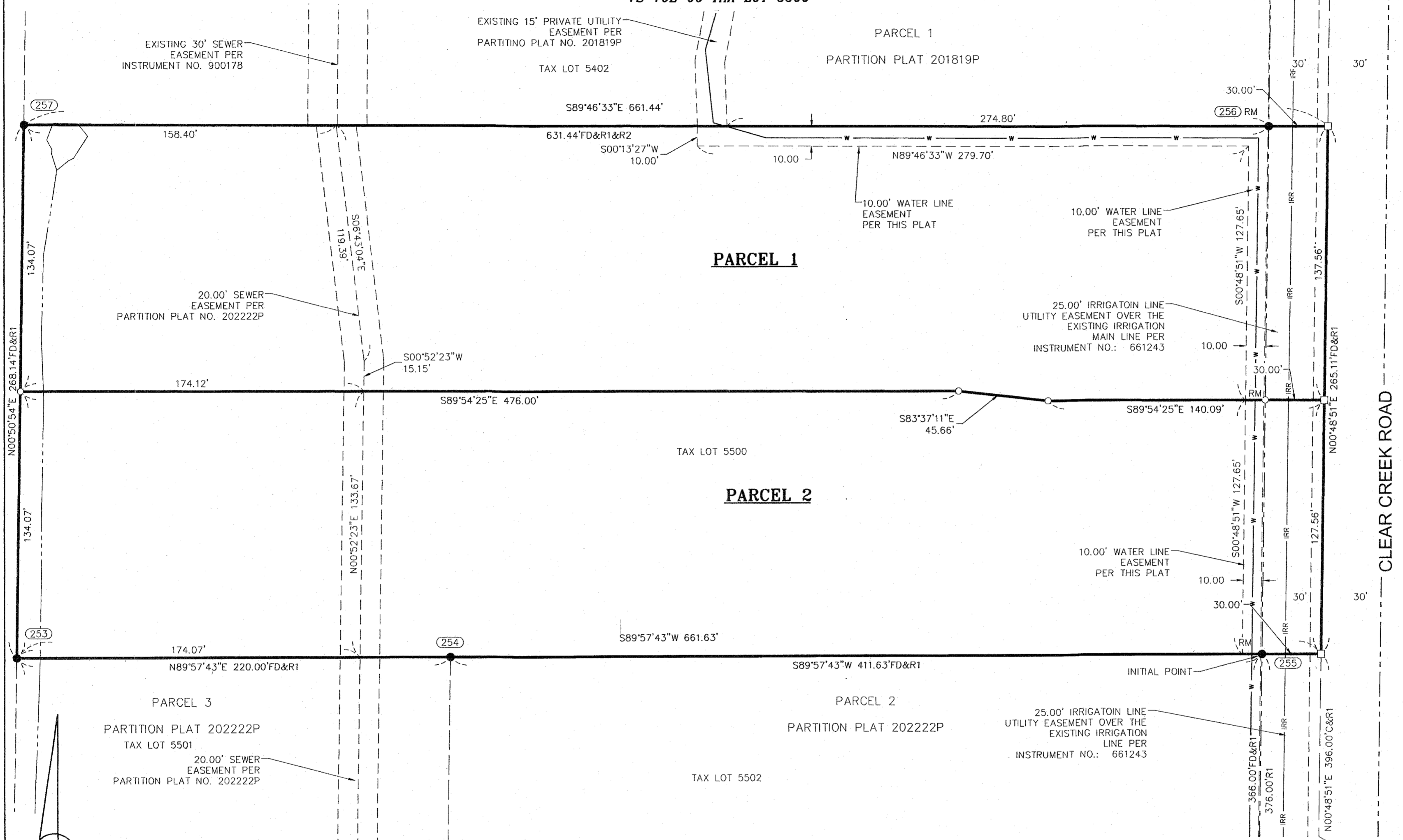

 HOOD RIVER COUNTY PLANNING DIRECTOR
 PLANNING FILE NUMBER 23-0009

OWNER

SANDRA PORTER
 TRUSTEE OF THE 2021 HOWARD
 TAYLOR HOUSTON FAMILY TRUST

SHEET 1 OF 2
 WILLAMETTE MERIDIAN
 HOOD RIVER COUNTY, OREGON

1/4	SEC	T.	R.
<input checked="" type="checkbox"/>	<u>6</u>	<u>1S</u>	<u>10E</u>
<input type="checkbox"/>			



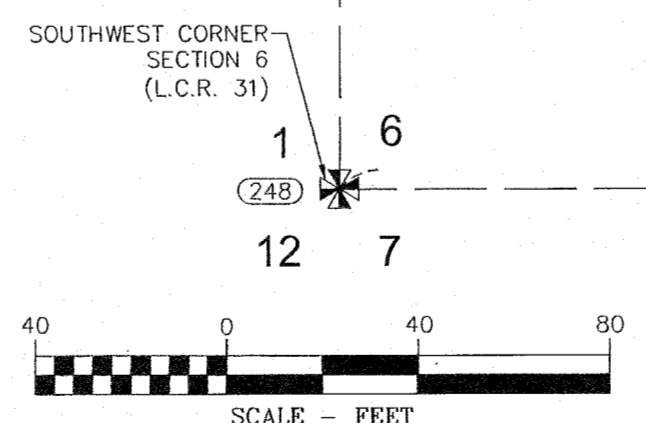
LEGEND

- SET 5/8" X 30" REBAR WITH 1 1/4" RED PLASTIC CAP (KA OR58608)
- FOUND MONUMENT AS NOTED IN MONUMENT INFORMATION
- COMPUTED ANGLE POINT, NOT MONUMENTED
- RM REFERENCE MONUMENT
- CS NO. COUNTY SURVEY NUMBER
- R1 RECORD DATA PER RECORD OF SURVEY NO.
- FD FOUND DATA
- Y.P.C. YELLOW PLASTIC CAP
- L.C.R. LAND CORNER RECORD
- IRR MIDDLE FORK IRRIGATION LINE
- W WATER LINE

AREA TABLE:

PARCEL	ORIGINAL AREA	NEW AREA
PARCEL 1		2.04 AC
PARCEL 2	4.05 ACRES	2.01 AC

AREAS ARE CALCULATED TO THE CENTERLINE OF CLEAR CREEK ROAD.

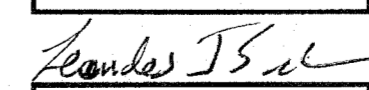


BASIS OF BEARINGS

OREGON NORTH ZONE, STATE PLANE COORDINATE SYSTEM
 NAD 83 (2011) (EPOCH 2010.0), UTILIZING THE NATIONAL
 GEODETIC SURVEY (NGS) ONLINE POSITIONING USER
 SERVICES (OPUS) SOFTWARE PROGRAM.
 BETWEEN MONUMENT NO. 248 AND 249

MONUMENT INFORMATION

SEE SHEET 2 OF 2 FOR MONUMENT INFORMATION

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

 OREGON
 JULY 12, 2016
 LEONIDES J. SANDOVAL
 58608
 Expires 6-30-2024

KA
Klein & Associates, Inc.
 ENGINEERING • SURVEYING • PLANNING
 1411 13th Street • Hood River, OR 97031
 TEL: 541-386-3322 • FAX: 541-386-2515

SURVEY PERFORMED FOR:
 SANDRA PORTER
 DATE OF MONUMENT: AUGUST 8TH, 2023
 PROJECT: 21-10-13 DRAFT: LS
 FILE: 211013-PLAT-R4.DWG LAYOUT TAB: LAYOUT1

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

CS# 2023 043

PARTITION PLAT

PARCEL 1 OF PARTITION PLAT NO. 202222P
LOCATED IN THE SE 1/4 OF THE SW 1/4, OF
SECTION 6, T. 1S., R. 10E., W.M.
HOOD RIVER COUNTY, STATE OF OREGON
1S 10E 06 TAX LOT 5500

HOOD RIVER COUNTY
SURVEYOR'S OFFICE

SURVEY NO. 2023043

FILED 12/21/2023

BY *KA*

MONUMENT INFORMATION

- (248) FOUND 3" ALUMINUM DISK IN ASPHALT STAMPED "COUNTY"; 0.4' BELOW GROUND HELD FOR SW CORNER SECTION 6.
- (249) FOUND 3" BRASS CAP IN MONUMENT CASE; STAMPED "COUNTY"; 0.5' BELOW GROUND. HELD FOR SOUTH 1/4 CORNER SECTION 6.
- (252)-(255) FOUND 5/8" IRON ROD WITH RPC; STAMPED 58608. PER COUNTY SURVEY NO. 2022074 HELD CORNER.
- (256) FOUND 1/2" REBAR WITH Y.P.C. STAMPED "LS1028". (SET BY D.L.C. SURVEYING UNKNOWN DATE); BELOW GROUND 0.4'; HELD FOR 30.00' REFERENCE MONUMENT FOR THE NE CORNER OF PARCEL 1.
- (257) FOUND 1/2" IRON ROD; (SET BY DLC SURVEYS UNKNOWN DATE); 2" ABOVE GROUND; HELD FOR NW CORNER OF PARCEL 1.

REFERENCED SURVEYS

- R1. PARTITION PLAT PERFORMED BY KLEIN & ASSOCIATES FOR HP MT.HOOD, FILED DECEMBER 22, 2022, PARTITION PLAT NO. 202222P, COUNTY SURVEY NO. 2022074
- R2. PARTITION PLAT PERFORMED BY KLEIN & ASSOCIATES INC. FOR JIM HAUN, FILED JANUARY 14, 2019, PARTITION PLAT NO. 201819P, COUNTY SURVEY NO. 2019002
- R3. SURVEY PERFORMED BY WYEAST SURVEYS FOR GUY BRYANT FILED MAY 23, 1997, COUNTY SURVEY NO. 97021

REFERENCED DEEDS

STATUS OF RECORD TITLE
AMERITITLE FILE NO. 603313AM, DATED AUGUST 8, 2023
STATUTORY WARRANTY DEED, INSTRUMENT NO. 2023-00142

EASEMENT NOTES:

THE RIGHTS OF THE PUBLIC IN AND TO THAT PORTION OF THE HEREIN DESCRIBED PROPERTY LYING WITHIN THE LIMITS OF PUBLIC ROADS, STREETS OR HIGHWAYS.
(CLEAR CREEK ROAD IS A 60.00 WIDE COUNTY ROAD, THE CENTERLINE IS THE EAST BOUNDARY OF PARCELS 1 AND 2 AS SHOWN)
EASEMENT IS FOR PUBLIC RIGHT-OF-WAY

AN EASEMENT INCLUDING THE TERMS AND PROVISIONS THEREOF, AFFECTING THE PORTION OF SAID PREMISES AND FOR THE PURPOSES STATED THEREIN AS SET FORTH IN INSTRUMENT GRANTED TO: MIDDLE FORK IRRIGATION DISTRICT
RECORDED: JUNE 23, 1966
INSTRUMENT NO.: 661243
(SHOWN ON PLAT)
THE EASEMENT IS FOR MIDDLE FORK IRRIGATION UTILITY

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO PARTITION INTO 2 PARCELS THAT CERTAIN TRACT OF LAND DESCRIBED IN STATUTORY WARRANTY DEED, INSTRUMENT NO. 2023-00142, SAID TRACT IS DESCRIBED AS FOLLOWS

PARCEL 1 OF PARTITION PLAT NO. 2022-22P, ACCORDING TO THE OFFICIAL PLAT THEREOF, RECORDED DECEMBER 19, 2022, AS INSTRUMENT NO. 2022-003467, HOOD RIVER COUNTY MICROFILM RECORDS.

THE BOUNDARY WAS ESTABLISHED BY FINDING AND HOLDING MONUMENTS I PREVIOUSLY FOUND OR SET IN PARTITION PLAT NO. 202222P SURVEY NO. 2022074.

I SET TWO CORNER MONUMENTS AS SHOWN.

SURVEYOR'S CERTIFICATE

I, LEONIDES J. SANDOVAL, 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 LAND IS DESCRIBED IN STATUTORY WARRANTY DEED, INSTRUMENT NO. 2023-00142, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL 1 OF PARTITION PLAT NO. 2022-22P, ACCORDING TO THE OFFICIAL PLAT THEREOF, RECORDED DECEMBER 19, 2022, AS INSTRUMENT NO. 2022-003467, HOOD RIVER COUNTY MICROFILM RECORDS, BEING A PORTION OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 6, TOWNSHIP 1 SOUTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF HOOD RIVER AND STATE OF OREGON.

FOR THE INITIAL POINT FOR THIS PLAT I HELD A FOUND 5/8" X 30" REBAR WITH 1 1/4" RED PLASTIC CAP (KA OR58608), WHICH IS A 30.00 FOOT REFERENCE MONUMENT TO THE SOUTHEAST CORNER OF PARCEL 1 OF PARTITION PLAT NO. 2022-22P. SAID INITIAL POINT IS LOCATED NORTH 00°48'51" EAST, 396.00 FEET AND S SOUTH 89°57'43" WEST, 30.00 FEET FROM THE SOUTH 1/4 CORNER OF SECTION 6.

Leonides J. Sandoval
LEONIDES J. SANDOVAL PS. 58608

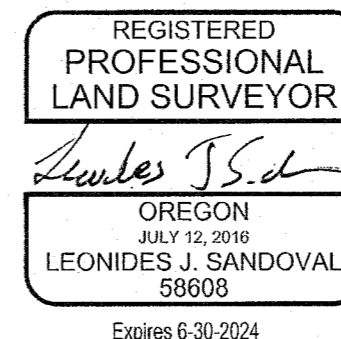
WETLAND DELINEATION

THERE ARE WETLANDS LOCATED WITHIN PORTIONS OF THE PARCELS SHOWN ON THIS PLAT. A WETLAND DELINEATION WAS PERFORMED AND IS ON FILE WITH DSL. SAID DELINEATION SHOWS WETLANDS LOCATED WITHIN PORTIONS OF THE PARCELS SHOWN ON THIS PLAT.

"THE WETLANDS ARE ON FILE WITH THE DEPARTMENT OF STATE LANDS (DSL). FUTURE DEVELOPMENT IN THE VICINITY OF THE WETLAND AREAS AND STREAM MAY REQUIRE FURTHER COORDINATION WITH DSL, AND COMPLIANCE WITH THEIR REGULATIONS."

OWNER

SANDRA PORTER
TRUSTEE OF THE 2021 HOWARD
TAYLOR HOUSTON FAMILY TRUST



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SHEET 2 OF 2
WILLAMETTE MERIDIAN
HOOD RIVER COUNTY, OREGON

1/4	SEC	T.	R.
<input checked="" type="checkbox"/>	6	1S.	10E.
<input type="checkbox"/>			

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CS# 2023043