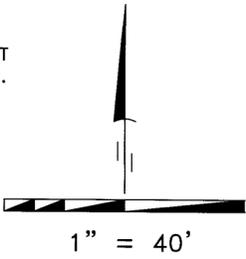


DIEFENBACH RE-PLAT

RE-PLAT OF LOTS 1-4 OF BLOCK 40 OF COE'S FIRST ADDITION LOCATED IN THE SW 1/4 OF SEC. 32, TWP. 4 N., RNG. 29 E.W.M. CITY OF STANFIELD, UMATILLA COUNTY OREGON.

CLIENT: **DARRELL P. DIEFENBACH**
LACY L. DIEFENBACH
 34267 E. LOOP ROAD
 STANFIELD, OREGON, 97875



LEGEND

- SET 5/8" X 30" IRON ROD WITH A YELLOW PLASTIC CAP STAMPED "PLS LS 48509"
- ⊙ FOUND 5/8" X 30" IRON ROD WITH A YELLOW PLASTIC CAP STAMPED "PLS LS 48509"
- FOUND 5/8" IRON ROD BY LS 456 IN SURVEY NO. Q-1021-AX
- ⊕ FOUND MONUMENT AS NOTED
- RE-PLAT BOUNDARY
- - - 10' SEWER LINE EASEMENT
- - - ORIGINAL LOT LINES FROM COE'S FIRST ADDITION

SURVEYOR'S NARRATIVE

THIS SURVEY WAS UNDERTAKEN IN JUNE OF 2022 AT THE REQUEST OF DARRELL P. DIEFENBACH AND LACY L. DIEFENBACH. THE PURPOSE OF THE SURVEY IS TO PERFORM A RE-PLAT ON LOTS 1-4 OF BLOCK 40, COE'S FIRST ADDITION. SEE INSTRUMENT # 2022-7400307. THE PROPERTY IS LOCATED IN THE SOUTHWEST 1/4 OF SECTION 32, TOWNSHIP 4 NORTH, RANGE 29, EAST OF THE WILLAMETTE MERIDIAN, CITY OF STANFIELD, UMATILLA COUNTY OREGON.

THE INTENT OF THIS RE-PLAT IS TO CREATE 2 LOTS AS FOLLOWS:

LOT 1 - THIS LOT WILL BE ENCOMPASSING THE NORTH 5127.98 SQUARE FEET OF THE PARENT PROPERTY. THERE ARE 2 SHEDS THAT ARE NOT ON FOUNDATIONS THAT FALL WITHIN THE BOUNDS OF THIS LOT. THE PROPERTY OWNERS VERBALLY INFORMED ME THAT THESE 2 SHEDS WILL BE DISPOSED OF. I COMPUTED THE SOUTHERLY LINE OF LOT 1, ALSO THE NORTHERLY LINE OF LOT 2, AT A 5 FOOT SET BACK DISTANCE TO THE NORTHERLY SIDE OF AN EXISTING HOUSE THAT SITS WITHIN THE BOUNDS OF SAID LOT 2. THIS SOUTHERLY LINE OF LOT 1 OF THIS RE-PLAT IS ALSO PARALLEL TO THE NORTH LINE OF SAID LOT 1 OF THIS RE-PLAT.

LOT 2 - THIS LOT WILL BE ENCOMPASSING THE REMAINDER OF THE AREA OF THE PARENT PROPERTY WITH AN EXISTING HOUSE ON A FOUNDATION WITHIN ITS EXTERIOR BOUNDS.

THE EXTERIOR BOUNDS OF THE PARENT PROPERTY (LOTS 1-4 OF COE'S FIRST ADDITION) HAVE BEEN COMPUTED AS FOLLOWS:

I SEARCHED FOR BUT DID NOT RECOVER OR FIND ANY OF THE EXTERIOR CORNERS OF THE PARENT PROPERTY.

IN 1960 LS 456 SET THE SOUTHWEST AND THE SOUTHEAST CORNERS OF LOT 1 OF BLOCK 34 OF COE'S FIRST ADDITION (LOT 2 OF CURLEY RE-PLAT). THESE TWO FOUND CORNERS ARE ALSO ON THE NORTHERLY RIGHT OF WAY LINE OF TUTTLE AVENUE. I WAS ABLE TO RECOVER THESE TWO CORNERS.

IN 2018 I SET THE CORNERS FOR THE SOUTHERLY LINE OF LOT 1 OF CURLEY RE-PLAT ALSO BEING THE NORTHERLY LINE FOR LOT 2 OF CURLEY RE-PLAT. I ALSO SET THE NORTHERLY CORNERS FOR LOT 1 OF CURLEY RE-PLAT. I WAS ABLE TO RECOVER THESE FOUR CORNERS.

I EXTENDED THE EAST LINE AND CENTER LINE OF BLOCK 34 FROM THE TWO FOUND CORNERS FROM LS 456 AND MY FOUR FOUND CORNERS FROM CURLEY RE-PLAT TO THE SOUTHERLY RIGHT OF WAY LINE OF TUTTLE AVENUE AND THE NORTHERLY RIGHT OF WAY LINE OF BALL AVENUE. THESE LOCATIONS IDENTIFY THE EXTERIOR BOUNDS OF THIS RE-PLAT.

THE BASIS OF BEARING FOR THIS PARTITION SURVEY IS THE FOUND 2-1/2 INCH BRASS CAP MARKING THE SOUTHWEST CORNER OF SECTION 32, TOWNSHIP 4 NORTH, RANGE 29 EAST OF THE W.M. AND THE FOUND 2 INCH ALUMINUM CAP MARKING THE SOUTH 1/4 CORNER OF SECTION 32, TOWNSHIP 4 NORTH, RANGE 29 EAST OF THE W.M. THE BEARING IS BASED ON SURVEY NO. 18-103-B (CURLEY RE-PLAT).

THIS SURVEY WAS ACCOMPLISHED UTILIZING THE TRIMBLE R10 GNSS SYSTEM. AN AUTONOMOUS POSITION WAS GENERATED ON THE BASE UNIT AND THE 2 PREVIOUSLY MENTIONED FOUND MONUMENTS UTILIZED AS THE BASIS OF BEARING WERE SUBSEQUENTLY USED FOR A SITE CALIBRATION ON THE SYSTEM. EACH CORNER WAS THEN LOCATED OR SET ON A 15 SECOND EPOCH WITH A FIXED SOLUTION ONLY.

SURVEYOR'S CERTIFICATION

I, BRIT L. PRIMM, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS A SURVEY CONDUCTED UNDER MY DIRECT SUPERVISION IN JUNE 2022, IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING LAW, AS ESTABLISHED BY O.R.S. CHAPTER 209, AND HAVE SET THE PROPER MONUMENTS.

LEGAL DESCRIPTION:

LOTS 1, 2, 3 AND 4, BLOCK 40, COE'S FIRST ADDITION, TO THE CITY OF STANFIELD, UMATILLA COUNTY, OREGON.

THE INITIAL POINT OF THIS RE-PLAT BEING THE SOUTHEAST CORNER OF LOT 2 OF THIS RE-PLAT.

OWNER'S ACKNOWLEDGEMENT

KNOW ALL PEOPLE BY THESE PRESENTS THAT WE DARRELL P. DIEFENBACH AND LACY L. DIEFENBACH, OWNERS OF THE LANDS SHOWN ON THIS RE-PLAT AND MORE PARTICULARLY DESCRIBED IN THE ACCOMPANYING LEGAL DESCRIPTION, HAVE CAUSED THE SAME TO BE SURVEYED AND RE-PLATTED INTO THE LOTS AS SHOWN ON THIS RE-PLAT, AND CITY OF STANFIELD ORDINANCES. WE FURTHERMORE DO HEREBY DEDICATE THE 10' SEWER LINE EASEMENT TO LOT 1 AND LOT 2 EXCLUSIVELY FOR SEWER LINE PURPOSES AS SHOWN HEREON.

DARRELL P. DIEFENBACH
 LACY L. DIEFENBACH

KNOW ALL PEOPLE BY THESE PRESENTS THAT ON THIS DAY 27 OF July, 2022 APPEARED DARRELL P. DIEFENBACH AND LACY L. DIEFENBACH TO ME PERSONALLY KNOWN, WHO ACKNOWLEDGED THE FOREGOING RE-PLAT TO BE A FREE AND VOLUNTARY ACT.

BEFORE ME Juni Denise Ratter
 NOTARY PUBLIC FOR OREGON

PRINTED NAME JUNI DENISE RATTER

COMMISSION NO. 1009835

MY COMMISSION EXPIRES MAY 15TH 2025

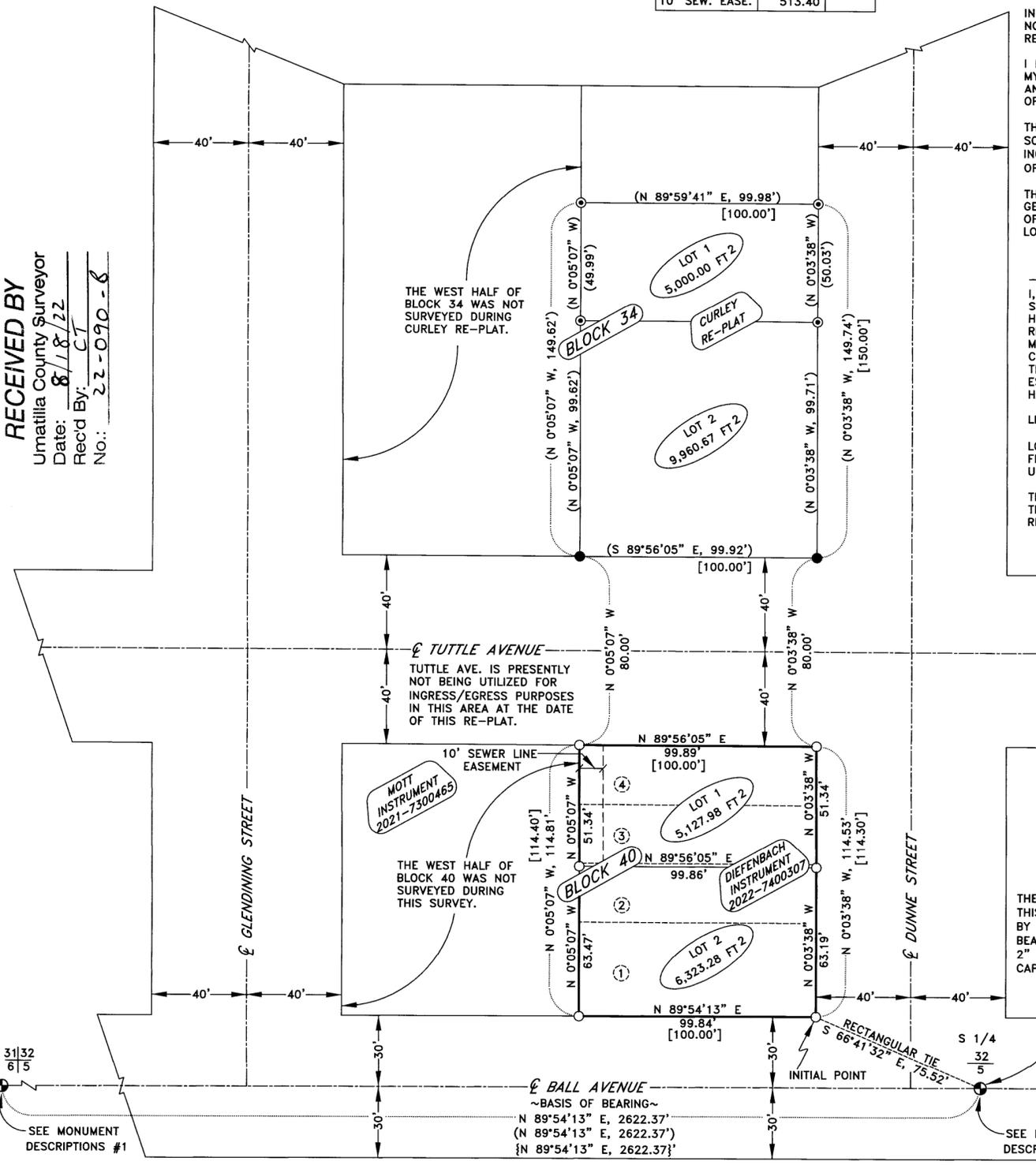
MONUMENT DESCRIPTIONS

- #1
2 1/2" BRASS CAP
- #2
2" ALUM. CAP
- T4N R29E
S 31 S 32
S 6 S 5
T 3 N R 29 E
1988
LS 951
- UN-READABLE
SET BY LS 951

AREA TABLE

DESCRIPTION	FEET ²	ACRES
PARENT	11,451.26	0.263
LOT 1	5,127.98	0.118
LOT 2	6,323.28	0.145
10' SEW. EASE.	513.40	

- | | | |
|-------------------|--------------------------|---------------------------|
| SURVEYS | NOTES | DEEDS |
| LS 48509 18-103-B | () SURVEY NO. 18-103-B | INSTRUMENT # 2022-7400307 |
| LS 951 96-051-B | [] COE'S FIRST ADDITION | INSTRUMENT # 2021-7300465 |
| LS 951 05-149-B | { } SURVEY NO. 96-051-B | |
| LS 456 Q-1021-AX | | |



RECEIVED BY
 Umatilla County Surveyor
 Date: 8/18/22
 Rec'd By: CT
 No.: 22-090-8

REGISTERED PROFESSIONAL LAND SURVEYOR

OREGON
 JULY 13, 1999
 BRIT L. PRIMM
 48509

EXPIRATION DATE: 12/31/22

DATE: 19 Jul 22

I CERTIFY THAT THIS IS A TRUE AND EXACT COPY OF THE ORIGINAL RE-PLAT AS FILED FOR DARRELL P. DIEFENBACH AND LACY L. DIEFENBACH IN UMATILLA COUNTY, OREGON.

BRIT L. PRIMM

THERE ARE 3 SEPARATE MONUMENTS THAT MARK THIS LOCATION. FROM THE 2" ALUMINUM CAP SET BY LS 951, A 2-1/2" BRASS CAP SET BY LS 933 BEARS N 0°11'17" E, 4.26' AND ALSO FROM SAID 2" ALUMINUM CAP SET BY LS 951, A 2" ALUMINUM CAP SET BY LS 852 BEARS N 20°59'46" W, 1.39'

PRIMM LAND SURVEYING, INC.

P.O. BOX 1322, 1340 N.E. 4TH
 HERMISTON, OR 97838
 BUI (541) 564-7887
 FAX (541) 567-8020
 brit@primmlandsurveying.com
 keith@primmlandsurveying.com

CLIENT: **DARRELL P. DIEFENBACH/LACY L. DIEFENBACH**
 SW 1/4 OF SEC. 32, TWP. 4 N., RNG 29 E.W.M.

PROJECT:
 RE-PLAT OF LOTS 1-4 OF BLOCK 40 OF COE'S FIRST ADDITION LOCATED IN THE SW 1/4 OF SEC. 32, TWP. 4 N., RNG 29 E.W.M. CITY OF STANFIELD, UMATILLA COUNTY, OREGON.

JOB #: 2205001
 DATE: 02 JUN 22
 FB/PG: 043/71
 SHEET: 1 OF 1
 DRAWN: BLP
 APPROVED: BLP

APPROVALS

UMATILLA COUNTY SURVEYOR
 I DO HEREBY CERTIFY THAT I HAVE EXAMINED THE ACCOMPANYING PLAT. THAT IT COMPLIES WITH THE LAWS OF THE STATE OF OREGON WITH REFERENCE TO THE FILING AND RECORDING OF SUCH PLATS AND I THEREFORE APPROVE SAID PLAT.

David H. Klein
 UMATILLA COUNTY SURVEYOR
 DATED THIS 4 DAY OF August, 2022

STANFIELD CITY PLANNING DEPARTMENT
 THIS IS TO CERTIFY THAT I HAVE REVIEWED THIS PLAT AND IT IS APPROVED FOR FILING AND RECORDING BY MY AUTHORITY.

Ray Kras
 STANFIELD CITY PLANNING DEPARTMENT
 DATED THIS 28 DAY OF July, 2022

STANFIELD IRRIGATION DEPARTMENT
 THIS IS TO CERTIFY THAT I HAVE REVIEWED THIS PLAT AND IT IS APPROVED FOR FILING AND RECORDING BY MY AUTHORITY.

Jay Kras
 STANFIELD IRRIGATION DEPARTMENT
 DATED THIS 28 DAY OF July, 2022

UMATILLA COUNTY TAX COLLECTOR & ASSESSOR
 THIS IS TO CERTIFY THAT I HAVE REVIEWED THIS PLAT AND IT IS APPROVED FOR FILING AND RECORDING BY OUR AUTHORITY.

Michael Reynolds
 TAX COLLECTOR
 DATED THIS 12 DAY OF August, 2022

Michael Reynolds
 ASSESSOR
 DATED THIS 12 DAY OF August, 2022

UMATILLA COUNTY COMMISSIONERS
 THIS IS TO CERTIFY THAT WE HAVE REVIEWED THIS PLAT AND IT IS APPROVED FOR FILING AND RECORDING BY OUR AUTHORITY.

Paul A. ...
 CHAIRPERSON
 DATED THIS 16th DAY OF August, 2022

Gay M. ...
 COMMISSIONER
 DATED THIS 16th DAY OF August, 2022

...
 COMMISSIONER
 DATED THIS 17 DAY OF Aug, 2022

State of Oregon 2022-7450851
 County of Umatilla
 REC-DE-TP 08/18/2022 09:17:53 AM

Fee: \$0.00 \$24.00 \$11.00 \$10.00 \$10.00 \$10.00 \$10.00 \$120.00



Office of County Records
John Churchill
 UMATILLA COUNTY