OWENS REPLAT (S 89'17'21" E) (N 89°51'48" E SR 3) FOUND IRON ROD IN N 89°50'14" E MONUMENT CASE, HELD PER (S 8917'21" E) E MAIN ST. SR NO. 1, 3 AND 4. 103.**4**0' N 89'50'14" E FOUND IRON ROD 35.00' 285.17 OF A PORTION OF LOTS 7, 8, 13 AND WITH 48509 CAP, 35.00 N 00'39'00" W HELD PER SR NO. N 00'39'00" W FOUND IRON ROD 14, BLOCK G OF "HERMISTON (S 89°17'21" E) WITH 48509 CAR √ (S 89°17'21" E) Q HELD PER SR NO. N 89'50'14" E ORCHARDS" (2-81) LOCATED IN A N 89'50'14" E (87.00')* N 89'50'14" E 255.15' ORIGINAL TRACT III, PORTION OF THE NE 1/4 OF THE SE 16.40' ഗ (255.14')DEED 2019-6860434 9,048 SQ FT 📦 ≥ OF SECTION 11, T 4 N , R 28 E, W.M. CITY OF HERMISTON HOUSE UMATILLA COUNTY, OREGON CO LOT 9 JUNE 24, 2024 ORGINAL LINE 30' 30' (S 8917'21" E) 0 4 Q FOUND IRON ROD JOB NO. 24-119 (S 89'34'04" E) WITH 48509 CAP, FOUND IRON ROD (87.00') COMPUTED WITH 48509 CAP, HELD PER SR NO. N 89'33'31" E SHEET 1 OF 2 (151.36') COMPUTED HELD PER SR NO. 1 86.90' BTWN FND IR LOT 10 N 89'58'19" E / 151.47' BETWEEN FOUND IRON RODS ROD WITH "00.667,14 6' WOOD FENCE SURVEY REFERENCES: S 89'32'11" W **⊞** 3 325'10'0/ w, ... 0.23' FROM 8 0 Z 0 Z 1) PRIMM SURVEY, 22-124-C 2) "HERMISTON ORCHARDS" BOOK 2, PAGE 81 'HERMISTON 3) EDWARDS SURVEY, 03-327-B POSITION PER Z 9 LOT 6 ORCHARDS" (2-81)4) "BRATTON REPLAT" BOOK 16, PAGE 83 **9TH** 00°40' 290.5 R=28' -FOUND IRON ROD WITH BLOCK G SR NO. 1 5) EDWARDS SURVEY, L-087-A Zz 48509 CAP, S61'20'31"W, LOT 7 N 89'50'14" E S 0.13' FROM CALCULATED LOT 1 POSITION PER SR NO. 1 **≆** 🛈 18,320 SQ FT1 ROLLER RINK LOT 2 37,451 SQ FT 103.00 (10.38) NOTE: LOT 2 WILL REMAIN AS **LEGEND** N 89'50'14" E 20' WIDE FIRE ONE COMBINED TAX LOT. BEING APPARATUS REPLAT LINE A PORTION NORTH AND SOUTH INDICATES SET 5/8" X 30" IRON REBAR WITH YPC STAMPED: TURNAROUND, OF THE ALLEY, AS THEY WERE ACCESS AND BEFORE THE ADJUSTMENT. THE "BETHJE 55437" UTILITIES EASEMENT, TOTAL SQUARE FEET OF LOT 2 ORIGINAL TRACT I INDICATES FOUND MONUMENT AS NOTED TO BE FREE AND FOUND IRON ROD NORTH AND SOUTH OF THE NORTH PORTION, DEED CLEAR OF ALL WITH EDWARDS 951 INDICATES CALCULATED POSITION, NOTHING FOUND OR SET ALLEY IS 49,420. 2019-6860434 STRUCTURES CAP, N40'11'27"W, FOUND IRON ROD (XXXX) INDICATES RECORD DATA PER SR NO. 1 UNLESS NOTED OTHERWISE 46,724 SQ FT 0.19' FROM WITH 48509 CAP, (S 89°26'13" E) CALCULATED POSITION (XXXX)* INDICATES RECORD DATA AND MEASURED OR COMPUTED DATA FOUND IRON ROD NO HELD PER SR (S 89°26'13" E) PER SR NO. 1 FOUND IRON ROD N 89'41'22" E INITIAL POINT -ARE THE SAME N 89'41'22" E CAP, HELD PER SR (S 89°26'13" E) WITH EDWARDS 951 (127.09') (S 89°26'13" E) (127.11') 127.10' CAP, HELD PER SR 254.20 N 89'41'22" E 127.10 S 89'41'22" W NO. 1 AND 3 (127.49') COMPUTED (127.49') COMPUTED S 00°27'45" E E E (S 89'26'13" E) 20.00' 20' PUBLIC ALLEY PER SR NO. 127.64' BETWEEN FOUND IRON RODS (S 89°26'13" E) 20.00' 00'11'27" 00'40'58" | (20.00')* 127.37' BETWEEN FOUND IRON RODS N 89'41'22" E SHEET INDEX S 00'39'00" E 1-3 AND 5. SEE NARRATIVE 1) SURVEY, MONUMENT TIES, ROAD CENTERLINES AND RIGHT-OF-WAYS N 89°45'03" E N 89'41'22" E N 89'37'31" E 2) SIGNATURES, LEGAL DESCRIPTIONS, VICINITY MAP, NARRATIVE (88.94')*FOUND IRON ROD NO (165.19')* FOUND IRON ROD CAP, BENT, HELD PER (127.48')* (N 78°06'05" E) PER SR NO. 4 (N 78°06'05" E) PER SR NO. 4 SR NO. 1 SHOWS A BEARING SR NO. 1 SHOWS ERROR THAT IS AN ERROR HOGWIRE FENCE 127.48 N 89'41'22" E N 89'41'22" E SMASHED CAP, HELD SR NO. 1 zσ (S 89°26'13" E) (127.49') PER SR NO. 1 (S 89°26'13" E) N 89'41'22" E FOUND IRON ROD LOT 2 (S 89'26'13" E) WITH 48509 CAP, HELD PER SR NO. 1 11,969 SQ FT L FOUND IRON ROD LOT 13 WITH 48509 CAP, HELD PER SR NO. 1 LOT 12 RECEIVED BY Umatilia County Surveyor Date: 8/1/24 Rec'd By: cT No.: 24-067-8 40 60 20 0 LOT 11 SCALE 1 INCH = 40 FEET (N 73.00.16" E) REGISTERED THIS IS A TRUE AND EXACT COPY OF THE ORIGINAL **PROFESSIONAL** (1986.24') 1986.02' LAND SURYEYOR DOCUMENT FOUND GEAR SPROCKET ONLINE, KEVIN L. BETHJE DATE FOUND IRON ROD WITH EDWARDS 951 CAP, S70°05'51"W, 0.73' FROM 2024-0005157 State of Oregon SPROCKET County of Umatilla 07/26/2024 01:50:13 PM JANUARY 9, 2001 \$5.00 \$24.00 \$11.00 \$10.00 \$10.00 **\$120.00** \$60.00 KEVIN L. BETHJE 55437 30' 30' SURVEYOR'S CERTIFICATE I KEVIN L. BETHJE, BEING FIRST DULY SWORN, DEPOSE AND SAY THAT I AM A PROFESSIONAL LAND SURVEYOR OF THE STATE OF OREGON, AND THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH LEGAL MONUMENTS THE LAND REPRESENTED ON THIS REPLAT, THE EXTERIOR BOUNDARIES OF WHICH ARE DESCRIBED HEREON. Expires 12-31-2025 7.11.24 Hen Churchill FOUND RR SPIKE, HELD CERTIFICATE NUMBER 55437. PROFESSIONAL LAND SURVEYOR PER SR NO. 1 AND 4 KEVIN L. BETHJE PREPARED BY: MGS PASCO, INC. 809 S AUBURN ST, KENNEWCK, WA, 99336 509-491-1071 7-11-24 MGS PASCO, INC. MAKES NO WARRANTIES AS TO MATTERS OF UNWRITTEN TITLE DATED SUCH AS ADVERSE POSSESSION, ACQUIESCENCE, ESTOPPEL, ETC.

OWENS REPLAT

OF A PORTION OF LOTS 7, 8, 13 AND 14, BLOCK G OF "HERMISTON ORCHARDS" (2-81) LOCATED IN A PORTION OF THE NE 1/4 OF THE SE 1/4 OF SECTION 11, T 4 N , R 28 E, W.M. CITY OF HERMISTON UMATILLA COUNTY, OREGON

> JUNE 24, 2024 JOB NO. 24-119

SHEET 2 OF 2

LEGAL DESCRIPTION: PER WARRANTY DEED-STATUTORY FORM INSTRUMENT NUMBER 2019-6860434

A TRACT OF LAND LOCATED IN BLOCK "G", HERMISTON ORCHARDS, AN ADDITION TO THE TOWN, NOW THE CITY OF HERMISTON, UMATILLA COUNTY, OREGON AND DESCRIBED AS BEGINNING AT THE SOUTHEAST CORNER OF LOT 7 OF SAID BLOCK "G"; THENCE NORTHERLY ALONG THE EAST LINE OF SAID LOT 7, A DISTANCE OF 171 FEET; THENCE SOUTH 89'53'10" WEST, A DISTANCE OF 152 FEET; THENCE NORTH 00"11'39" WEST, A DISTANCE OF 119 FEET TO THE NORTH LINE OF LOT 8 OF SAID BLOCK "G"; THENCE WESTERLY ALONG THE NORTH LINE OF SAID LOT 8, A DISTANCE OF 16.40 FEET; THENCE SOUTHERLY ALONG A LINE PARALLEL WITH THE WEST LINE OF SAID LOT 8, A DISTANCE OF 104 FEET; THENCE WESTERLY ALONG A LINE PARALLEL WITH THE NORTH LINE OF SAID LOT 8, A DISTANCE OF 87 FEET TO THE WEST LINE OF SAID LOT 8: THENCE SOUTHERLY ALONG THE WEST LINE OF SAID LOT 8, A DISTANCE OF 186 FEET TO THE SOUTHWEST CORNER OF SAID LOT 8; THENCE EASTERLY ALONG THE SOUTH LINES OF SAID LOTS 7 AND 8, A DISTANCE OF 255.40 FEET TO THE POINT OF BEGINNING;

ALSO INCLUDING ALL THAT PORTION OF LOTS 13 AND 14 OF SAID BLOCK "G". LYING NORTHERLY OF THE HERMISTON IRRIGATION DISTRICT DRAINAGE CANAL.

THE WEST 87 FEET OF THE NORTH 104 FEET OF LOT 8, BLOCK "G", HERMISTON ORCHARDS, AN ADDITION TO THE TOWN, NOW THE CITY OF HERMISTON, UMATILLA COUNTY, OREGON.

RECEIVED BY

Umatilia County Surveyor Date: 8 1 24

Rec'd By: <u>CT</u> No.: <u>24-067-</u> B

THIS IS A TRUE AND EXACT COPY OF THE ORIGINAL

ACKNOWLEDGEMENT:

STATE OF OrmON

COUNTY OF Umatila

THIS IS TO CERTIFY THAT ON THIS DAY OF JULY PERSONALLY APPE PERSONALLY APPEARED BEFORE ME,

THAT THE SIGNED THIS INSTRUMENT AS HIS VOLUNTARY ACT AND DEED IN WITNESS THEREOF, I HAVE SET MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN

SIGNATURE NOTARY PUBLIC-OREGON

Heatherkp LaBean

PRINTED NAME

COMMISSION NO: 1028674

MY COMMISSION EXPIRES: SEDEMBER 14 2026

ACKNOWLEDGEMENT:

STATE OF O region

COUNTY OF Umatila

THIS IS TO CERTIFY THAT ON THIS 15 DAY OF JULY APPEA PERSONALLY APPEARED BEFORE ME. AND BEING DULY SWORN ACKNOWLEDGED TO ME
THAT SHE SIGNED THIS INSTRUMENT AS HIS VOLUNTARY ACT AND DEED IN WITNESS THEREOF, I HAVE SET MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE, WRITTEN.

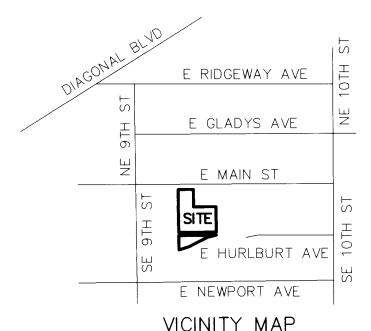
SIGNATURE NOTARY PUBLIC-OREGON

Heather EP Cableau

PRINTED NAME

COMMISSION NO: 1028674

MY COMMISSION EXPIRES: September 14, 2026



NOT TO SCALE

SURVEYORS NARRATIVE:

THIS REPLAT IS INTENDED TO ADJUST THE BOUNDARY LINES BETWEEN TRACT I AND TRACT III AS SHOWN IN WARRANTY DEED-STATUTORY FORM UMATILLA COUNTY RECORDS, INSTRUMENT NUMBER 2019-6860434. IN ORDER TO CONDUCT THIS SURVEY, WE SETUP A TRIMBLE R12 GNSS BASE STATION ON THE FOUND IRON ROD AT THE NORTHWEST CORNER OF TRACT III AND COLLECTED DATA FOR 4 HOURS. THIS DATA WAS SUBMITTED TO TRIMBLE OPUS WEBSITE AND AN OPUS SOLUTION WAS ACQUIRED AT THAT POINT. COMBINED SCALE FACTOR 0.99994496 AS DETERMINED IN THAT OPUS SOLUTION, WAS APPLIED TO COMPUTE TO GROUND DATA. WE TIED THE IRON ROD IN THE MONUMENT CASE AT THE INTERSECTION OF MAIN ST AND SE 9TH STREET AS SHOWN IN SURVEY REFERENCES 1, 3 AND 4. WE THEN TIED THE RAILROAD SPIKE SOUTHERLY 1986.02 FEET ON THE CENTERLINE OF SE 9TH STREET AND HELD THAT. WE THEN TIED SEVERAL IRON RODS THAT ARE SHOWN IN SURVEY REFERENCE NO. 1 AND 3 AND THOSE ARE SHOWN HEREON. MANY OF THOSE IRON RODS WERE HELD, WITH A FEW NOT MATCHING THE POSITION AS SHOWN IN SURVEY REFERENCE NO. 1. THE DISTANCE TO CALCULATED POSITION IS SHOWN HERON, I THEN ANALYZED PRIMM'S NARRATIVE AND DETERMINED HIS SOLUTION TO BREAK DOWN "HERMISTON ORCHARDS" BLOCK G WAS REASONABLE AND HELD HIS BREAKDOWN PER SR NO. 1. THE CENTERLINE OF MAIN STREET WAS COMPUTED FROM FOUND IRON RODS SHOWN IN SURVEY REFERENCE NO. 1. THERE IS A 20.00 FOOT PUBLIC ALLEY WAY SHOWN HEREON, THIS WAS ESTABLISHED IN ORIGINAL PLAT OF 'HERMISTON ORCHARDS" IN 1909.

SURVEYOR'S CERTIFICATE
I KEVIN L. BETHJE, BEING FIRST DULY SWORN, DEPOSE AND SAY THAT I AM A PROFESSIONAL LAND SURVEYOR OF THE STATE OF OREGON, AND THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH LEGAL MODUMENTS THE LAND REPRESENTED ON THIS REPLAT, THE EXTERIOR BOUNDARIES OF WHICH ARE DESCRIBED HEREON.

Kt to

KEVIN L. BETHJE

7-11-24 DATED

PROFESSIONAL LAND SURVEYOR CERTIFICATE NUMBER 55437.

CERTIFICATE OF OWNERSHIP AND DEDICATION:

WE, BRIAN OWENS AND CAROLYN OWENS, ARE OWNERS OF THE TRACT OF LAND DESCRIBED ON THE ACCOMPANYING REPLAT, AND DO HEREBY ACKNOWLEDGE THAT WE HAVE CAUSED THIS REPLAT TO BE PREPARED. WE ESTABLISH AND ACKNOWLEDGE THIS REPLAT AS THE OFFICIAL MAP OF OWENS REPLAT. ALSO, ACKNOWLEDGE EXISTING STREETS AND ALLEYS WILL NOT BE ALTERED FROM THE ORIGINAL "HERMISTON ORCHARDS" PLAT, AND THE FIRE, ACCESS AND UTILITIES EASEMENT AS SHOWN HEREON IS DEDICATED FOR USE AS DESCRIBED.

UMATILLA COUNTY SURVEYOR:

I, DAVID H. KRUMBEIN, UMATILLA CO. SURVEYOR, DO HEREBY CERTIFY THAT I HAVE EXAMINED THE ACCOMPANYING REPLAT, THAT IT COMPLIES WITH THE LAWS OF THE STATE OF OREGON WITH REFERENCE TO THE FILING AND RECORDING OF SUCH REPLATS, AND I THEREFORE APPROVE SAID REPLAT FOR THE APPROVAL OF THE COUNTY COMMISSIONERS OF UMATILLA

CITY OF HERMISTON PLANNING COMMISSION

I DO HEREBY CERTIFY THAT I HAVE EXAMINED THE ACCOMPANYING REPLAT AND THAT IT COMPLIES WITH THE CITY OF HERMISTON REGULATIONS WITH REFERENCE TO SUCH REPLATS, AND I THEREFORD APPROVE SAME REPLAT.

HERMISTON CITY COUNCIL

I DO HERBY_CERTIFY THAT I HAVE EXAMINED THE ACCOMPANYING PLAT AND IT IS APPROVED FOR FILING AND RECORDING BY MY AUTHORITY

HERMISTON IRRIGATION DISTRICT

I DO HEREBY CERTIFY THAT I HAVE EXAMINED THE ACCOMPANYING REPLAT AND IT IS APPROVED FOR FILING AND RECORDING BY MY AUTHORITY.

UMATILLA COUNTY COMMISSIONERS:

THIS IS TO CERTIFY THAT THE ACCOMPANYING REPLAT IS APPROVED FOR FILING AND RECORDING IN THE "RECORD OF TOWN PLATS" OF UMATILLA COUNTY, OREGON, BY THE UNDERSIGNED BY ITS ORDER. DATED THIS 76 DAY OF 90 2024.

ASSESSOR AND TAX COLLECTOR:

WE. THE ASSESSOR AND TAX COLLECTOR OF UMATILLA COUNTY, OREGON, DE HEREBY CERTIFY THAT WE HAVE EXAMINED THE TAX RECORDS RELATIVE TO THE LAND COVERED BY THE ACCOMPANYING REPLAT AND THAT ALL MONIES DUE FOR STATE AND COUNTY TAXES AND ASSESSMENTS THAT COULD CONSTITUTE A LIEN ON SAID LAND HAVE BEEN PAID ADN WE

DATED THIS DAY OF

REGISTERED **PROFESSIONAL** LAND SURVEYOR

OREGÓN JANUARY 9, 2001 KEVIN L. BETHJE 55437

Expires 12-31-2025

7.11.24

State of Oregon 2024-0005157 County of Umatilla 07/26/2024 01:50:13 PM REC-DE-TP \$5.00 \$24.00 \$11.00 \$10.00 \$10.00 \$120.00





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