

PARTITION PLAT NO. 2013-1828

OF PARCEL 3, PARTITION PLAT 11-06-250
IN SECTIONS 10 & 15 T21S, R30E, W.M.
HARNEY COUNTY, OREGON

SURVEYOR'S CERTIFICATE

I, SCOTT D. MONTGOMERY, PROFESSIONAL LAND SURVEYOR REGISTERED IN THE STATE OF OREGON, HEREBY CERTIFY THAT I HAVE SURVEYED AND MONUMENTED THE PARCELS AS SHOWN ON THIS PARTITION PLAT IN ACCORDANCE WITH O.R.S. CHAPTER 92, THE EXTERIOR BOUNDARY OF WHICH IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A TRACT OF LAND SITUATED IN SECTIONS 10 AND 15, TOWNSHIP 21 SOUTH, RANGE 30 EAST, W.M. AND DESCRIBED AND RECORDED IN DEED INSTRUMENT #2011-0771 OF THE HARNEY COUNTY RECORDS, AS FOLLOWS:

PARCEL 3 OF HARNEY COUNTY PARTITION PLAT 11-06-250. I HEREBY DESIGNATE THE INITIAL POINT OF THIS PLAT AS THE SOUTH 1/16TH CORNER BETWEEN SECTIONS 10 AND 11, MARKED BY A 30-INCH LONG #5 REBAR WITH RED PLASTIC CAP MARKED "APES PLS 51324" SET FLUSH WITH GROUND SURFACE.

SAID PARTITION CONTAINS 904.69 AC OF LAND MORE OR LESS, AND IS SUBJECT TO ALL CONDITIONS, RESERVATIONS, AND RESTRICTIONS OF RECORD.



DECLARATION

KNOW ALL MEN BY THESE PRESENTS, THAT RONALD L. AND JENNIFER C. SCHIRM, AS OWNERS OF THE LAND SHOWN ON THIS PARTITION PLAT, THE BOUNDARY OF WHICH IS MORE PARTICULARLY DESCRIBED IN THE SURVEYOR'S CERTIFICATE, HAVE CAUSED THE SAME TO BE SURVEYED, PARTITIONED, AND PLATTED IN ACCORDANCE WITH O.R.S. CHAPTER 92, AS SHOWN HEREON, AND DO HEREBY SUBMIT FOR APPROVAL AND RECORDING.

WE, HEREBY GRANT THE FOLLOWING EASEMENTS:

1) A 60.00' WIDE ACCESS AND UTILITY EASEMENT OVER ACROSS PARCELS 1 AND 2 FOR THE BENEFIT OF PARCEL 3, THE CENTER LINE BEING MORE PARTICULARLY DESCRIBED, AS FOLLOWS:

BEGINNING AT A POINT ON THE EAST LINE OF THE SOUTHEAST QUARTER OF SECTION 10 AND SOUTH 3'36"55" EAST, ALONG SAID EAST LINE, 30.00 FEET FROM THE SOUTH 1/16TH CORNER BETWEEN SECTIONS 10 AND 11; THENCE SOUTH 54'05"37" WEST 132.05 FEET; THENCE SOUTH 10'10"45" EAST 597.71 FEET TO A POINT AT THE CENTER OF AN EXISTING JEEP TRAIL; THENCE SOUTH 29'27"36" WEST, ALONG THE CENTER LINE OF SAID JEEP TRAIL, 251.42 FEET; THENCE SOUTH 47'29"46" WEST, ALONG SAID CENTER LINE, 649.18 FEET TO A POINT ON THE NORTH LINE OF PROPOSED PARCEL 2, AND BEING SOUTH 89'12"35" WEST, ALONG SAID NORTH LINE, 686.66 FEET FROM THE SOUTHEAST CORNER OF SECTION 10; THENCE SOUTH 32'20"15" WEST, ALONG THE CENTER LINE, 325.45 FEET; THENCE SOUTH 20'03"02" WEST, ALONG SAID CENTER LINE, 265.48 FEET TO THE 'POINT OF INTERSECTION' OF TWO JEEP TRAILS, AS SHOWN ON THE EASEMENT DETAIL ON THIS SHEET; THENCE SOUTH 37'44"35" WEST, ALONG SAID CENTER LINE, 460.51 FEET; THENCE SOUTH 19'52"02" WEST, ALONG SAID CENTER LINE, 394.51 FEET; THENCE SOUTH 10'23"11" EAST, ALONG SAID CENTER LINE, 705.52 FEET; THENCE SOUTH 17'43"41" EAST, ALONG SAID CENTER LINE, 814.60 FEET TO A POINT ON THE NORTH LINE OF PROPOSED PARCEL 3 AND BEING SOUTH 87'12"37" WEST, ALONG SAID NORTH LINE, 975.98 FEET FROM THE EAST 1/4 CORNER OF SECTION 15.

2) A 60.00' WIDE ACCESS AND UTILITY EASEMENT OVER ACROSS PARCEL 2 FOR THE BENEFIT OF PARCEL 1, THE CENTER LINE BEING MORE PARTICULARLY DESCRIBED, AS FOLLOWS:

BEGINNING AT THE 'POINT OF INTERSECTION' OF THE CENTER LINE OF TWO JEEP TRAILS, MENTIONED IN DESCRIPTION #1 ABOVE AND SHOWN ON THE EASEMENT DETAIL ON THIS SHEET; THENCE NORTH 84'41"35" WEST, ALONG THE CENTER LINE OF SAID JEEP TRAIL, 1077.18 FEET; THENCE SOUTH 83'11"35" WEST, ALONG SAID CENTER LINE, 237.09 FEET; THENCE SOUTH 49'20"04" WEST, ALONG SAID CENTER LINE, 258.33 FEET; THENCE SOUTH 24'10"51" WEST, ALONG SAID CENTER LINE, 293.66 FEET TO A POINT ON THE WEST LINE OF PROPOSED PARCEL 2 AND BEING SOUTH 2'05"24" EAST, ALONG SAID WEST LINE, 698.23 FEET FROM THE NORTH 1/4 CORNER OF SECTION 15.

Ronald L. Schirm
RONALD L. SCHIRM

Jennifer C. Schirm
JENNIFER C. SCHIRM

ACKNOWLEDGEMENT

STATE OF ARIZONA)
COUNTY OF Maricopa) SS

THIS IS TO CERTIFY THAT ON THE 28 DAY OF December, 2013 BEFORE ME PERSONALLY APPEARED, RONALD L. AND JENNIFER C. SCHIRM, KNOWN TO ME BEING THE SAME INDIVIDUALS WHO SIGNED THE DECLARATION ABOVE, AS A FREE AND VOLUNTARY ACT.

Ronald L. Schirm
RONALD L. SCHIRM

Jennifer C. Schirm
JENNIFER C. SCHIRM

APPROVALS

I HEREBY CERTIFY THAT ALL AD VALOREM TAXES, SPECIAL ASSESSMENTS, FEES, AND OTHER CHARGES REQUIRED BY LAW TO BE PLACED ON THE 2013-2014 TAX ROLL, WHICH BECAME A LIEN ON THIS PARTITION PLAT DURING THIS TAX YEAR, BUT NOT YET CERTIFIED TO THE TAX COLLECTOR FOR COLLECTION, HAVE BEEN PAID.

Karen Sabala
HARNEY COUNTY TAX COLLECTOR 12/31/13
DATE

Scott Montgomery
HARNEY COUNTY SURVEYOR 12/31/13
DATE

Neil McLean
HARNEY COUNTY PLANNER 12/31/13
DATE

RECORDATION

STATE OF OREGON)
COUNTY OF HARNEY) SS

I CERTIFY THAT THE WITHIN INSTRUMENT WAS RECEIVED FOR RECORD ON THE 31 DAY OF December, 2013 AT 11:55 O'CLOCK A.M., AND RECORDED AS PARTITION PLAT NO. 2013-1828 OF THE HARNEY COUNTY PLAT RECORDS.

Deborah K. Korb
HARNEY COUNTY CLERK



NARRATIVE

WE WERE RETAINED BY RON SCHIRM TO SURVEY THE PROPOSED PARCEL LINES APPROVED BY HARNEY COUNTY PLANNING CASE 13-20. THE BOUNDARY OF THE SOUTH HALF OF SECTION 10 AND ALL OF SECTION 15, TOWNSHIP 21 SOUTH, RANGE 30 EAST, W.M. WAS ESTABLISHED BY TYING AND HOLDING MONUMENTS SET BY G. RIGBY FOR THE GENERAL LAND OFFICE IN SEPTEMBER 1938.

WE ESTABLISHED THE ALIQUOTE PARTS OF SECTION 10 PER 2009 MANUAL OF SURVEYING INSTRUCTIONS, U.S. DEPARTMENT OF INTERIOR, BUREAU OF LAND MANAGEMENT. PARCELS WERE DIVIDED INTO 160.00 ACRES MINIMUM AREA PER COUNTY LAND USE CODE.

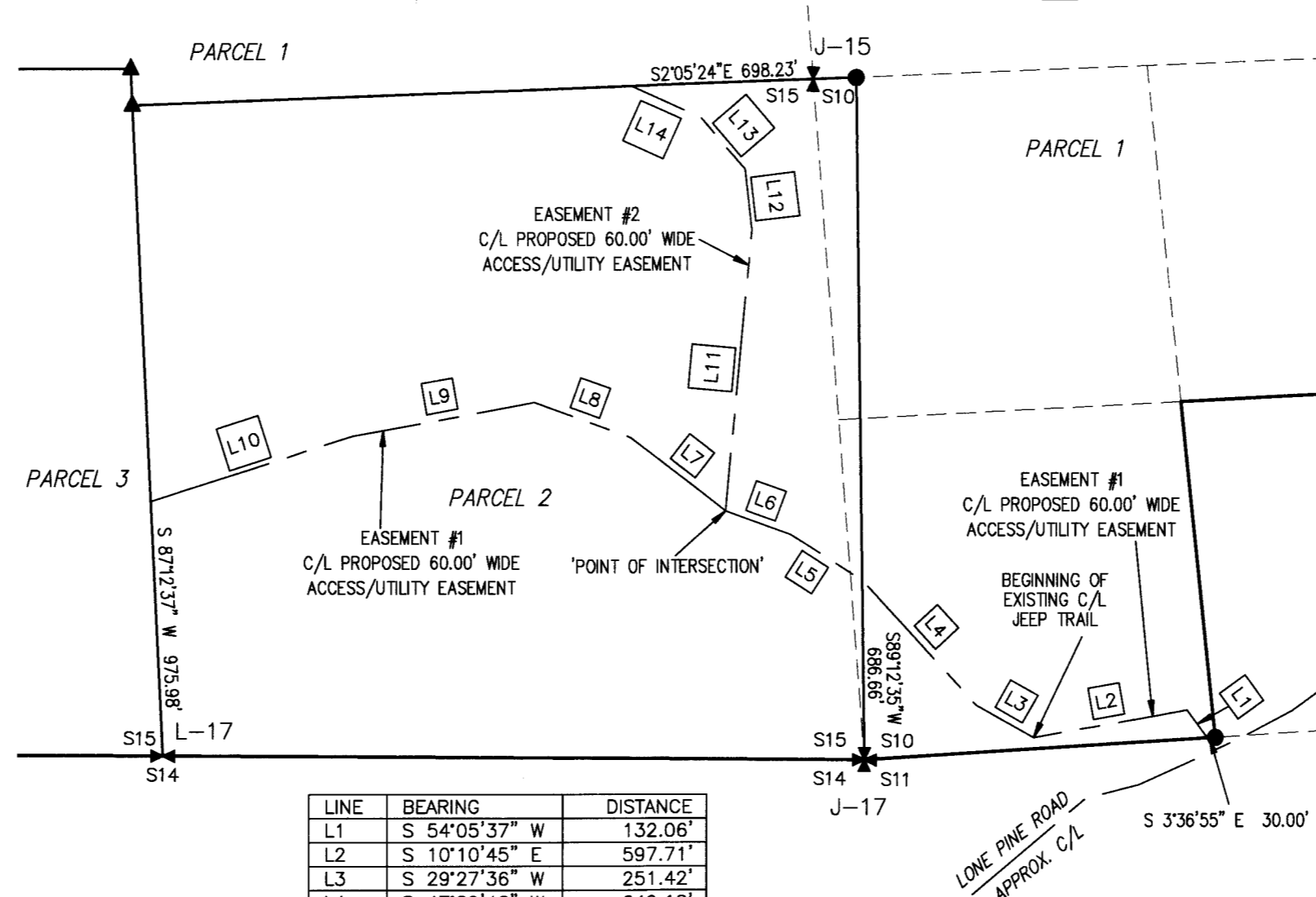
EQUIPMENT AND METHODS USED:
WE ESTABLISHED THE GEODETIC POSITION, NAD83 OREGON SOUTH GRID COORDINATES, AND PROJECT AREA SCALE FACTOR USING STATIC TIES FROM OUR BASE STATION AND CORS DATA FROM 'P392' AND RAPID STATIC TIES TO FOUND MONUMENTS, USING TWO TOPCON HIPER LITE DUAL FREQUENCY GPS RECEIVERS AND POST PROCESSED USING TOPCON TOOLS 7.0 SOFTWARE. SET MONUMENTS WERE LOCATED BY REAL-TIME KINEMATIC METHOD USING THE SAME GPS RECEIVERS, A TDS RANGER 300T DATA COLLECTOR WITH SURVEY PRO SOFTWARE, ALONG WITH A 25-FT AND 100-FT STEEL ENGINEER'S TAPES.

POINT DESCRIPTIONS

ALL GLO MONUMENTS FOUND HAD 2-1/2" BC MARKED AS SHOWN ON TYPICAL GLO MONUMENT DETAIL AND MAP BELOW. SECTION CORNER CAPS WERE AFFIXED ONTO 2" IP. QUARTER SECTION CORNER CAPS WERE AFFIXED ONTO 1" IP, UNLESS OTHERWISE NOTED.

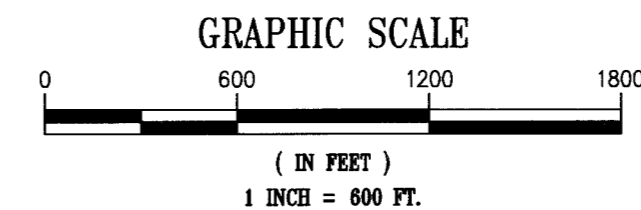
- E-15 FOUND IN CENTER OF 3' STONE MOUND NEXT TO ROCK CRIB CORNER.
- G-13 FOUND ALONG NORTH EDGE OF 3' STONE MOUND.
- G-17 FOUND LOOSE IN CENTER OF 6' STONE MOUND W/SE BEARING TREE VISIBLE.
- J-13 FOUND IN CENTER OF 3' STONE MOUND ALONG EAST SIDE OF DOUBLE JUNIPER W/ NW BEARING TREE VISIBLE.
- J-15 MONUMENT FOUND IN CENTER OF 4' STONE MOUND.
- J-17 FOUND IN CENTER OF 5' STONE MOUND ±2' WEST OF WIRE FENCE.
- L-13 FOUND 16" ABOVE GROUND IN SCATTERED STONES W/SE BEARING TREE VISIBLE.
- L-17 FOUND IN CENTER OF 6' STONE MOUND W/ SW BEARING TREE VISIBLE.
- N-13 FOUND ALONG SOUTH EDGE OF 3' STONE MOUND.
- N-15 FOUND ALONG SOUTH EDGE OF 3' STONE MOUND.
- N-17 FOUND IN CENTER OF 5' STONE MOUND.

EASEMENT DETAIL



LINE	BEARING	DISTANCE
L1	S 54'05"37" W	132.06'
L2	S 10'10"45" E	597.71'
L3	S 29'27"36" W	251.42'
L4	S 47'29"46" W	649.18'
L5	S 32'20"15" W	325.45'
L6	S 20'03"02" W	265.48'
L7	S 37'44"35" W	460.51'
L8	S 19'52"02" W	394.51'
L9	S 10'23"11" E	705.52'
L10	S 17'43"41" E	814.60'
L11	N 84'41"35" W	1077.18'
L12	S 83'11"35" W	237.09'
L13	S 49'20"04" W	258.33'
L14	S 24'10"51" W	293.66'

- NOTES:
- EASEMENTS INTENDED TO FOLLOW EXISTING JEEP TRAILS.
 - S 1/16TH CORNER & POINT OF BEGINNING ARE WITHIN A 60.00' WIDE STRIP CENTERED ON THE EXISTING ROAD, AS TRAVELED.



FILED IN THE OFFICE
OF THE HARNEY COUNTY SURVEYOR
THIS 31 DAY OF Dec., 2013.
AS COUNTY SURVEY # 2013-1828

Scott Montgomery
HARNEY COUNTY SURVEYOR

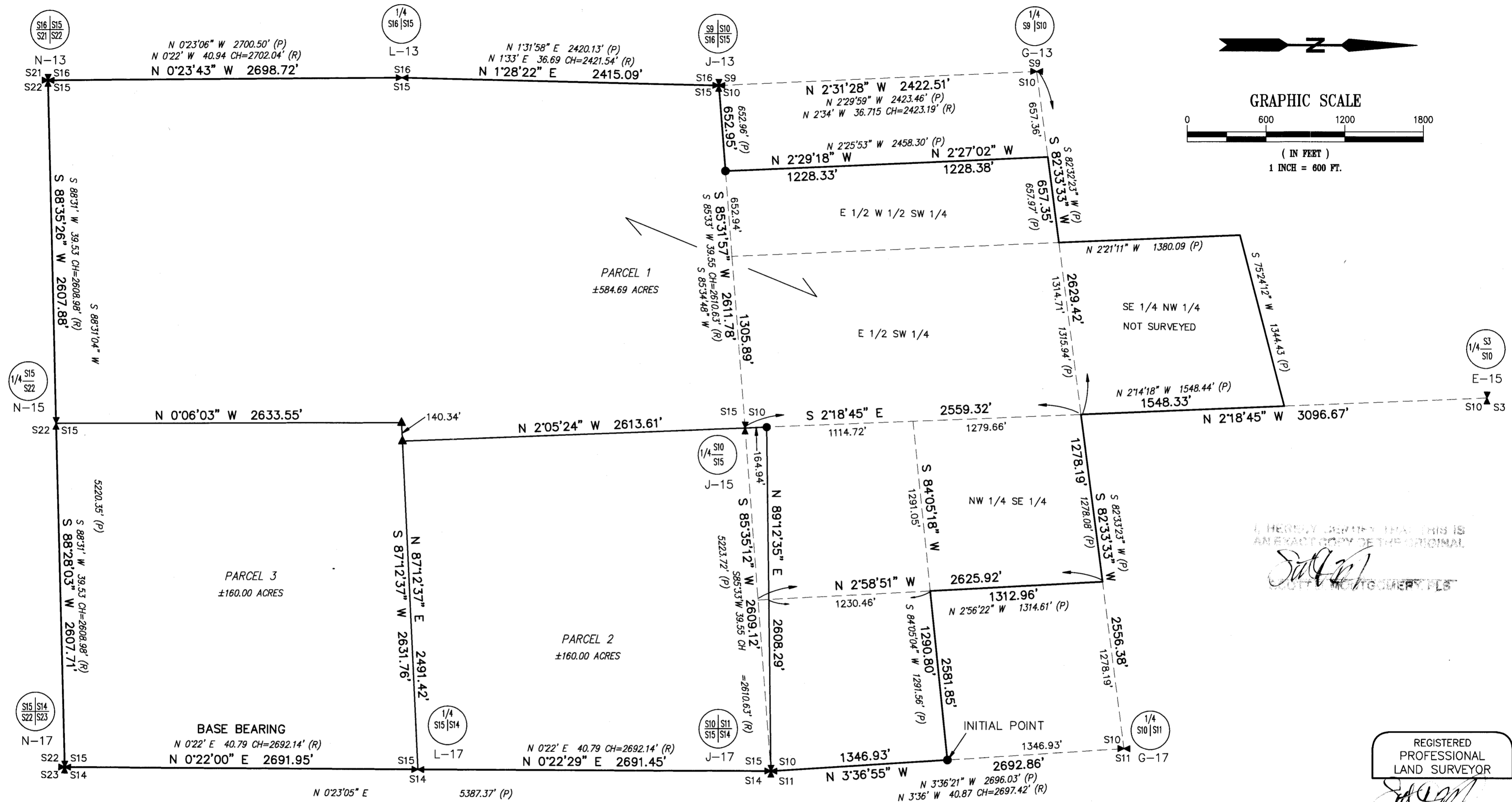
PLANNING CASE 13-20

DRAWING: 13063\PLAT.dwg		FOR: RON SCHIRM
DRAWN: sdm	DATE 12/23/2013	P.O. BOX 1004 BURNS, OR 97720
SCALE: AS SHOWN	SHEET 2 OF 2	PROJECT NO. 13063

ALL POINTS ENGINEERING & SURVEYING
P.O. BOX 767 TERREBONNE, OREGON 97760
PHONE (541) 548-5833 www.APEandS.com

PARTITION PLAT NO. _____

OF PARCEL 3, PARTITION PLAT 11-06-250
IN SECTIONS 10 & 15 T21S, R30E, W.M.
HARNEY COUNTY, OREGON



I HEREBY CERTIFY THAT THIS IS
AN EXACT COPY OF THE ORIGINAL
Scott D. Montgomery
SCOTT D. MONTGOMERY, PLS

REGISTERED
PROFESSIONAL
LAND SURVEYOR
Scott D. Montgomery
OREGON
JANUARY 11, 2005
SCOTT D. MONTGOMERY
51,324
RENEWAL: 12/31/2014

REFERENCES

- (R) = DEPENDENT RESURVEY OF TOWNSHIP 21 SOUTH, RANGE 30 EAST, W.M. BY G. RIGBY 9/1938.
- (P) = CS LF 1193, PARTITION PLAT 11-06-250 BY C. PALMER 6/2011.

BASIS OF BEARINGS

BASE STATIONS:
2-INCH SQUARE X 6-INCH WOODEN HUB AND TACK SET ONSITE.

OPUS SOLUTION FOR BASE STATION POST PROCESSED INTO NAD83 (GEOID2009) OREGON SOUTH (OR-3602) GRID COORDINATES, AS FOLLOWS:

N: 232,645.513 METERS E: 1,612,003.885 METERS
ELL. HEIGHT = 1,541.437 METERS ORTH HEIGHT = 1,560.038 METERS
SCALE FACTOR = 1.00029556

CORS STATION USED FOR POST PROCESSING: NGS STATION "P392"

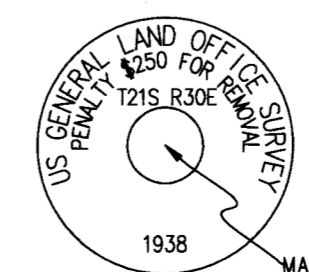
COURSES SHOWN HEREON ARE CALCULATED FROM GROUND COORDINATES AND ROTATED TO THE EAST LINE OF THE SOUTHEAST 1/4 OF SECTION 15, AS NOTED ON GENERAL LAND OFFICE PLAT UNDER GROUP #191 BY G. RIGBY, UNLESS OTHERWISE NOTED.

LEGEND

- ✕ = FOUND SECTION CORNER, AS NOTED IN POINT DESCRIPTIONS.
- ✦ = FOUND QUARTER SECTION CORNER, AS NOTED IN POINT DESCRIPTIONS.
- = SET 30" LONG #5 RB W/ RPC STAMPED "APES PLS 51324"
- ▲ = SET 24" LONG #5 RB W/ RPC STAMPED "APES PLS 51324"

CS = COUNTY SURVEY
GLO = GOVERNMENT LAND OFFICE
MF# = MICROFILM NUMBER
RB = REBAR
IP = IRON PIPE
AC = ACRES
M/L = MORE OR LESS
C/L = CENTER LINE
R/W = RIGHT OF WAY
RPC = RED PLASTIC CAP
BC = BRASS CAP

TYPICAL GLO MONUMENT CAP



MARKED AS SHOWN ON MAP AT EACH MONUMENT FOUND

PLANNING CASE 13-20

DRAWING: 13063\PPLAT.dwg		FOR: RON SCHIRM
DRAWN: sdm	DATE: 12/23/2013	P.O. BOX 1004 BURNS, OR 97720
SCALE: AS SHOWN	SHEET: 1 OF 2	PROJECT NO. 13063

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SIGNED: 12/24/2013