

UMATILLA COUNTY

TURNER ADDITION

A SUBDIVISION OF PARCEL 1 OF PARTITION PLAT 2014-02, LOCATED IN THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 32, TOWNSHIP 4 NORTH, RANGE 29 EAST, WILLAMETTE MERIDIAN, CITY OF STANFIELD, UMATILLA COUNTY, OREGON.

APPROVALS PRELIMINARY FOR REVIEW ONLY

UMATILLA COUNTY SURVEYOR

I, DAVID H. KRUMBEIN, UMATILLA COUNTY SURVEYOR, DO HEREBY CERTIFY THAT I HAVE EXAMINED THE ACCOMPANYING PLAT AND THAT IT COMPLIES WITH THE LAWS OF THE STATE OF OREGON WITH RESPECT TO THE FILING AND RECORDING OF SUCH PLATS, AND I DO THEREFORE APPROVE SAID PLAT FOR FILING IN THE RECORDS OF UMATILLA COUNTY, OREGON.

APPROVED THIS DAY OF , 2021.

UMATILLA COUNTY SURVEYOR

UMATILLA COUNTY TAXATION DEPT.

TAXES ARE PAID IN FULL.

THIS DAY OF , 2021.

UMATILLA COUNTY TAX ASSESSOR

UMATILLA COUNTY COMMISSIONERS:

THE ACCOMPANYING PLAT IS HEREBY APPROVED FOR FILING AND RECORDING IN THE RECORD OF PLATS OF UMATILLA COUNTY, OREGON, BY THE UNDERSIGNED, BY IT'S ORDER.

THIS DAY OF , 2021.

CHAIRMAN COMMISSIONER

COMMISSIONER

CITY OF STANFIELD PLANNING COMMISSION & CITY COUNCIL:

THE ACCOMPANYING PLAT HAS BEEN APPROVED BY THE PLANNING COMMISSION AND THE CITY COUNCIL OF STANFIELD, OREGON.

THIS DAY OF , 2021.

CHAIRMAN, STANFIELD PLANNING COMMISSION.

THIS DAY OF , 2021.

MAYOR OF THE CITY OF STANFIELD - CITY COUNCIL.

STANFIELD IRRIGATION DISTRICT:

THE ACCOMPANYING PLAT IS HEREBY APPROVED

THIS DAY OF , 2021.

STANFIELD IRRIGATION DISTRICT

OWNER'S DECLARATION:

WE, MICHAEL E. AND NATALLEE R. TURNER, OWNERS, OF PARCEL 1 OF PARTITION PLAT NO. 2014-02, LOCATED IN THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 32, TOWNSHIP 4 NORTH, RANGE 29, EAST OF THE WILLAMETTE MERIDIAN, CITY OF STANFIELD, UMATILLA COUNTY, OREGON, DO HEREBY ACKNOWLEDGE THAT WE HAVE CAUSED THIS SUBDIVISION TO BE PREPARED AND THIS LAND TO BE SUBDIVIDED IN ACCORDANCE WITH O.R.S. CHAPTER 92, AS REVISED, AND UMATILLA COUNTY ORDINANCE.

MICHAEL E. TURNER, OWNER

NATALLEE R. TURNER, OWNER

OWNER'S DEDICATION:

WE, MICHAEL E. AND NATALLEE R. TURNER, OWNERS OF THE LAND SHOWN ON THE ACCOMPANYING PLAT, DO HEREBY ESTABLISH AND ACKNOWLEDGE THIS PLAT AS THE OFFICIAL MAP AND PLAT OF "TURNER ADDITION", AN ADDITION TO THE CITY OF STANFIELD, OREGON. OWNER HEREBY DEDICATES THE ROAD, STREETS, AND NEW PUBLIC UTILITY EASEMENTS SHOWN, OR NOTED, ON THIS PLAT FOR PUBLIC USE.

MICHAEL E. TURNER, OWNER

NATALLEE R. TURNER, OWNER

ACKNOWLEDGMENT

STATE OF OREGON

S.S.

COUNTY OF UMATILLA

ON THIS DAY OF , IN THE YEAR , BEFORE ME THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED TYLER BRANDT, PROVED TO ME BY MEANS OF SATISFACTORY EVIDENCE TO BE THE PERSONS WHO EXECUTED THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY, AS LEGAL REPRESENTATIVES, EXECUTED IT.

NOTARY SIGNATURE

NOTARY PUBLIC OF OREGON (PRINT)

COMMISSION NO.

MY COMMISSION EXPIRES:

LEGEND

- SET 5/8"X30" IRON REBAR WITH RED PLASTIC CAP, MARKED ORPLS43406LS/WAPLS44338
- ⊙ FOUND 5/8" IRON REBAR WITH YELLOW PLASTIC CAP FROM PARTITION PLAT 2014-02, OR AS NOTED.
- x CALCULATED POINT - NOTHING FOUND OR SET.
- XXX(R#) RECORD AND REFERENCE TO SURVEY
- PROPERTY LINE
- - - EASEMENTS CALLED ON PP 2014-02, NOT CALLED ON DEED.
- EXISTING OVERHEAD POWER AND POLES
- EXISTING GRAVEL DRIVEWAYS
- EXISTING ASPHALT ON SLOAN STREET
- EXISTING SANITARY SEWER/MANHOLES
- EXISTING PHONE PEDESTALS
- EXISTING FENCES

REGISTERED PROFESSIONAL LAND SURVEYOR

ROBERT D. ENGLISH

OREGON JANUARY 11, 2005 ROBERT DOUGLAS ENGLISH 43406LS

RENEWAL DATE: 12/31/21

PRELIMINARY FOR REVIEW ONLY

DATE: 03/15/21

DWN.BY: RDE

SCALE: 1"=60'

CHK. BY: RDE

JOB NO. 2021-003

REV.DATE: XX/XX/XX

DWG NO. TURNERADD.DWG

RECORD OF SURVEY FOR:

MIKE & NATALIE TURNER 71501 GATEWAY LANE STANFIELD, OR 97875

SURVEY ONE,LLC

P.O. BOX 382 PENDLETON OR, 97801 PH:541-276-2055 FAX:541-276-3480

PRELIMINARY FOR REVIEW ONLY



SCALE 1"=60'

BASIS OF BEARING

NORTH LINE OF PARCEL 1, PP 2014-02

BRAITHWAITE PARCEL 1 PP2016-01 SEE DEED 20XX-XXXXXXX

BROWN PARCEL 2 LEMON BROWN REPLAT SEE DEED 2019-6880007

REESER PARCEL 1 LEMON BROWN REPLAT SEE DEED 2018-6680349

BROWN PARCEL 3 LEMON BROWN REPLAT SEE DEED 2017-6610381

SURVEYOR'S NOTE:

FIRE HYDRANT LOCATION TO BE AGREED UPON BY OWNER AND CITY.

NE COR. SW1/4, NE1/4, S32

SLOAN STREET

RENTERIA CURRENT TAX LOT 300 & 500 SEE DEED REEL 182, PAGE 1273

LOT 4 AREA : 35802.49SF 0.822AC

LOT 3 AREA : 35125.54SF 0.806AC

LOT 2 AREA : 32764.77SF 0.752AC

LOT 1 AREA : 9767.52SF 0.224AC

LOT 7 AREA : 10921.24SF 0.251AC

LOT 5 AREA : 34464.26SF 0.791AC

LOT 6 AREA : 32196.45SF 0.739AC

LOT 8 AREA : 10850.33SF 0.249AC

ZUMWALT CURRENT TAX LOT 600 ASSESSOR'S MAP 4N2932AC SEE DEED 2003-4430203

BROWN PARCEL 2 PP2013-19 SEE DEED 2014-6180435

SURVEYOR'S CERTIFICATE:

I, ROBERT D. ENGLISH, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON, DO HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH LEGAL MONUMENTS, IN ACCORDANCE WITH O.R.S. CHAPTER 92, AS REVISED, THE LANDS SHOWN IN THE ACCOMPANYING PLAT OF "TURNER ADDITION". THE INITIAL POINT FOR THIS SUBDIVISION IS THE EXISTING 5/8" IRON REBAR AT THE NORTHEAST CORNER OF LOT 1.

PLAT BOUNDARY DESCRIPTION: FROM DOCUMENT NO. 2020-6970205, UMATILLA CO. DEED RECORDS. PARCEL 1, PARTITION PLAT NO. 2014-02 (OFFICE OF UMATILLA COUNTY RECORDS) LOCATED IN THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 32, TOWNSHIP 4 NORTH, RANGE 29, EAST OF THE WILLAMETTE MERIDIAN, CITY OF STANFIELD, UMATILLA, OREGON.

ROBERT D. ENGLISH

ROBERT D. ENGLISH, ORPLS 43406LS

SURVEYOR'S NARRATIVE:

THIS SURVEY FOR SUBDIVISION WAS MADE WITH REFERENCE TO PARTITION PLAT 2014-02 TO DETERMINE EXTERIOR BOUNDARIES OF THE THIS SUBDIVISION. I FOUND ALL THE CORNERS AS SHOWN. PLAT MONUMENTS WERE ESTABLISHED USING CARLSON BRX7 RTK GPS SYSTEM, LOCALIZED TO PLAT BEARINGS AND DISTANCES.

ROBERT D. ENGLISH

ROBERT D. ENGLISH, ORPLS 43406LS

SURVEYOR'S EXACT COPY STATEMENT

I, ROBERT D. ENGLISH, REGISTERED OREGON SURVEYOR NO. 43406LS DO HEREBY CERTIFY THAT THE ANNEXED TRACING IS AN EXACT COPY OF SAID SUBDIVISION AS THE SAME IS ON FILE IN UMATILLA COUNTY RECORDS, AND SAID EXACT COPY IS SUBMITTED AS PER O.R.S. 92.120.

ROBERT D. ENGLISH

ROBERT D. ENGLISH, ORPLS 43406LS

REFERENCES: NOTE: UMATILLA COUNTY DEED RECORDS = UCDR

- (R1) ASSESSOR'S MAP 4N2932AC
- (R2) PARTITION PLAT 2001-35, EDWARDS FOR BROWN, 2001.
- (R3) PARTITION PLAT 2013-19, EDWARDS FOR LEMMON, 2013.
- (R4) PARTITION PLAT 2014-02, EDWARDS FOR LEMMON, 2014.
- (R5) PARTITION PLAT 2016-11, PRIMM FOR LEMMON, 2016.
- (R6) LEMMON BROWN REPLAT, BOOK 16, PAGE 46 PLAT RECORDS.
- (D1) WARRANTY DEED, REEL 182, PAGE 1273, RODDA TO RENTERIA, 1989.
- (D2) ESTOPPEL DEED, DOC. NO. 2003-4430203, POLLOCK TO ZUMWALT, 2003.
- (D3) WARRANTY DEED, DOC. NO. 2003-4460467, BROWN TO MCCALLISTER, 2003.
- (D4) DEED OF PERSONAL REPRESENTATIVE, DOC. NO. 2014-6180435, LEMMON TO BROWN, 2014.
- (D5) WARRANTY DEED, DOC. NO. 2017-6610381, LEMMON TO LEMMON, 2017.
- (D6) STATUTORY WARRANTY DEED, DOC. NO. 2018-6680349, LEMMON TO REESER, 2018.
- (D7) STATUTORY WARRANTY DEED, DOC. NO. 2019-6880007, LEMMON TO BROWN, 2019.
- (D8) STATUTORY WARRANTY DEED, DOC. NO. 2020-6970205, SEVERNS TO TURNER, 2020.