

FOR OFFICE USE ONLY

Application #: _____

Date Received: _____



**City of Prineville
Land Partition Application**

PLEASE NOTE: INCOMPLETE APPLICATIONS WILL NOT BE ACCEPTED

PROPERTY OWNER AND APPLICANT INFORMATION

Applicant Name _____ Phone _____ / _____

Address _____ City _____ State ____ Zip Code _____

Email _____

Property Owner _____ Phone _____ / _____

Address _____ City _____ State ____ Zip Code _____

Email _____

PROPERTY DESCRIPTION

Property location (address, intersection of cross street, general area): _____

Map # - Township ____ Range ____ Section _____ Tax Lot(s) _____

Present Zoning _____ Total Land Area _____ (Square Ft.) _____ (acres)

Present Land Use _____

PROJECT DESCRIPTION

Describe Project: _____

PROFESSIONAL SERVICES

Engineer _____ Phone _____ / _____

Address _____ City _____ State ____ Zip Code ____

Email _____

Builder _____ Phone _____ / _____

Address _____ City _____ State ____ Zip Code ____

Email _____

Land Surveyor _____ Phone _____ / _____

Address _____ City _____ State ____ Zip Code ____

Email _____

Attorney _____ Phone _____ / _____

Address _____ City _____ State ____ Zip Code ____

Email _____

**SUBMITTAL REQUIREMENTS
REQUIRED ITEMS TO BE SUBMITTED FOR VARIANCE REVIEW.**

Note: Additional information may be required depending on the actual project.

- Completed Application. The application must be signed by the property owner.
- Title Report or similar identifying property as legal lot or parcel.
- Application Fee
- Tentative Plan – **2 Copies**
 - On a sheet measuring at least 8-1/2” or 11”x17” for public review and notice requirements.
 - A vicinity map locating the proposed partitioning in relation to adjacent subdivisions, roadways, infrastructure, properties and land use patterns.
 - Proposed street access.
 - A plan of the proposed partitioning showing tract boundaries and dimensions, the area of each tract or parcel, and the names, right-of-way widths and improvement standards of existing roads.
 - Names and addresses of the landowner, the partitioner, the mortgagee if applicable, and the land surveyor employed (or to be employed) to make necessary surveys and prepare the final partitioning map.
 - A statement regarding provisions for water supply, sewage disposal, solid waste disposal, fire protection, access, utilities, etc.
 - North-point, scale and date of map, and the property identification by tax lot, map number, section, township and range, subdivision lot and block or other legal descriptions.
 - Statement regarding past, present and proposed use of the parcel(s) to be created, or the use for which the parcel(s) is to be created.

By signing this application, the undersigned certifies that he/she has read and understands the submittal requirements of the City’s land use code. Please note: If the applicant makes a misstatement of fact on the application regarding ownership, authority to submit the application, acreage, or any other fact material relied upon in making a decision the Planning Director may upon notice to the applicant and subject to an applicant’s right to a hearing declare the application void.

Applicant: _____ Date: _____
Signature

Property Owner: _____ Date: _____
Signature

Please note: additional information may be required by the Planning Department prior to the application being deemed complete. Also, if you are an authorized Agent, please attach a letter of authorization signed by the Property Owner allowing you to act in their behalf during this process.

What is a Partition?

PARTITION – To divide a lot, parcel or tract of land into two or three lots or parcels within a calendar year.

MINOR PARTITIONING. A partitioning where each lot or parcel created has access to an existing public road, street, highway or way; that is, a partitioning that does not include the creation of a new road or street for access to one or more of the lots or parcels being created. For the purposes of this definition and this definition only, an easement or public street for access of more than 100 feet in length shall be considered a street or road.

MAJOR PARTITIONING. A partitioning where a new street or road is created for access to one or more of the parcels created by the partitioning.

How much does it cost?

A licensed surveyor must be hired to create a final plat of the proposed partition. This cost is not part of the City fees to process the application. To get current application fees please contact City Planning.

How do I know if I can partition?

1. City water and Sewer services must be available.
2. Find out what zone your property is located in?
3. Find out what the minimum lot size and setbacks are for that zone.
4. Must meet minimum frontage onto a public or private street of 50' or 35' on a curvilinear street.

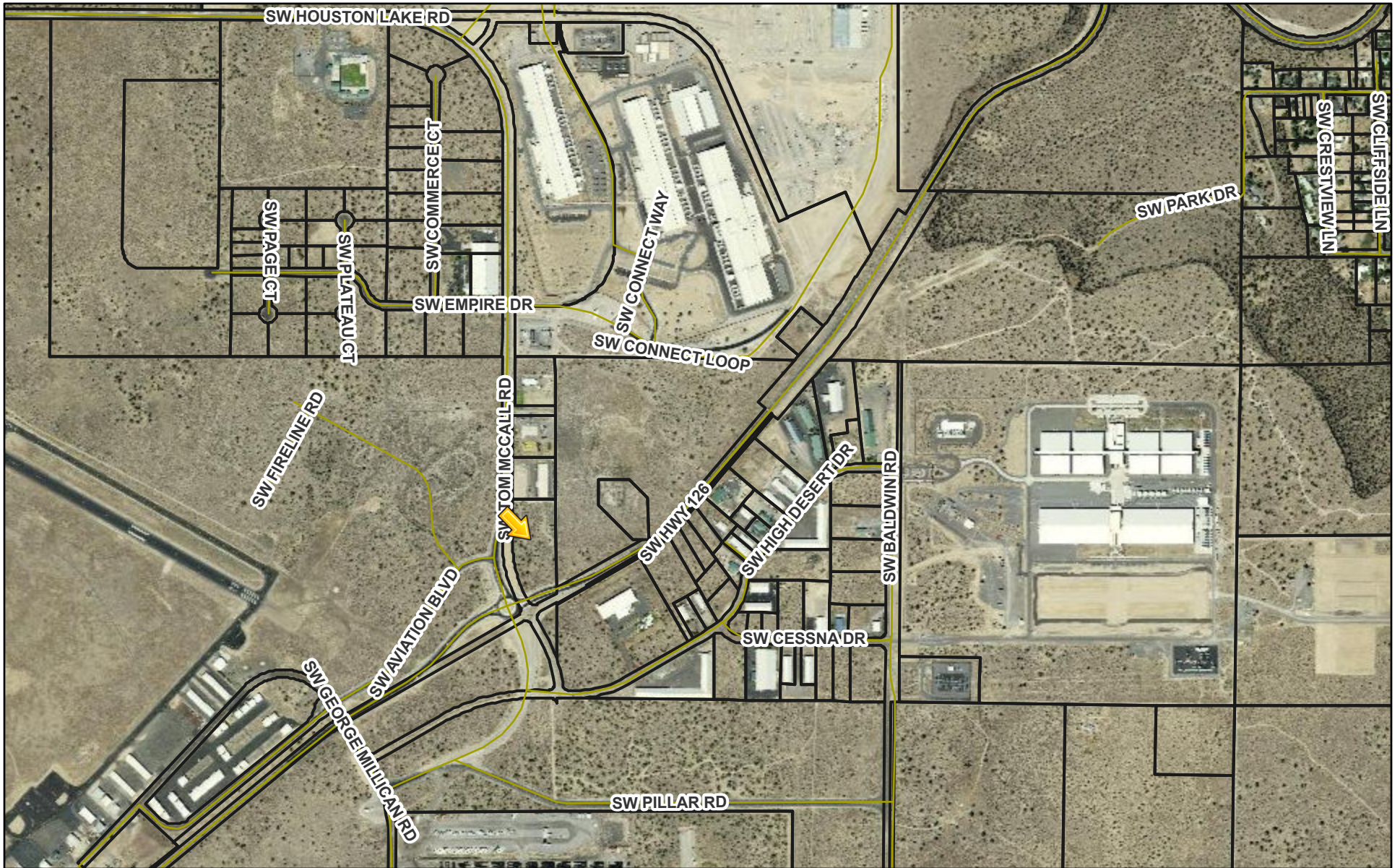
Final Plat Requirements

Per section 153.164 of the City of Prineville Land Use Code; the Final Plat shall be prepared in conformance with the applicable standards of O.R.S. Ch. 92 and the requirements of the Crook County Surveyor and Crook County Clerk. The applicant shall provide a hard copy of the plat to the Planning Department as well as a digital copy of the data as described below; for integration into the County's mapping system.

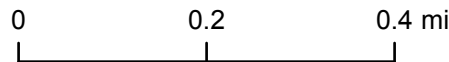
- Submitted data does not need to be the complete information required on the plat plan, but shall include the following:

- **Metadata shall be provided on all layers, fields and their attributes.**
- The data may be submitted as AutoCAD .dwg or .dxf files; or as Arc View Shapefiles (If an ArcView Shapefile is submitted, a coordinate system and projection shall be defined and included in the submittal).
- Provide two PLSS corner points that can be used to orient and place the features within the IGS base map. These points do not need to be physically located on the drawing, they can be referenced by a known point on the drawing provided distance and direction are given from a known point located on the drawing. These can be section, ¼, or 1/16 corners as appropriate. At least one of the following described points will be referenced:
 - 1/16 section boundary points in T14S-R15E Sections 25 and 36 T14S-R16E Sections 28, 29, 30, 31, 32, 33 and 34, T15S-R15E Section 1,2,3,10,11,12,13 and 14, T15S-R16E Sections 4, 5, 6, 7, 8 and 9.
- Line work that shows the outlines of all parcels and easements. The line work should be complete and connected at all corners.
- Line work showing proposed utility lines to be installed as part of the development. The lines need to clearly indicate the type of utility. Until as-built drawings are provided, these will be shown as proposed in the GIS map. The developer shall be responsible for providing as-built drawings for utilities after installation utilizing the above referenced standards.
- Each type of feature, such as parcels, easements, type of utility, will be on a separate CAS layer or clearly identified in the attribute table if submitted as a Shapefile.

Vicinity Map

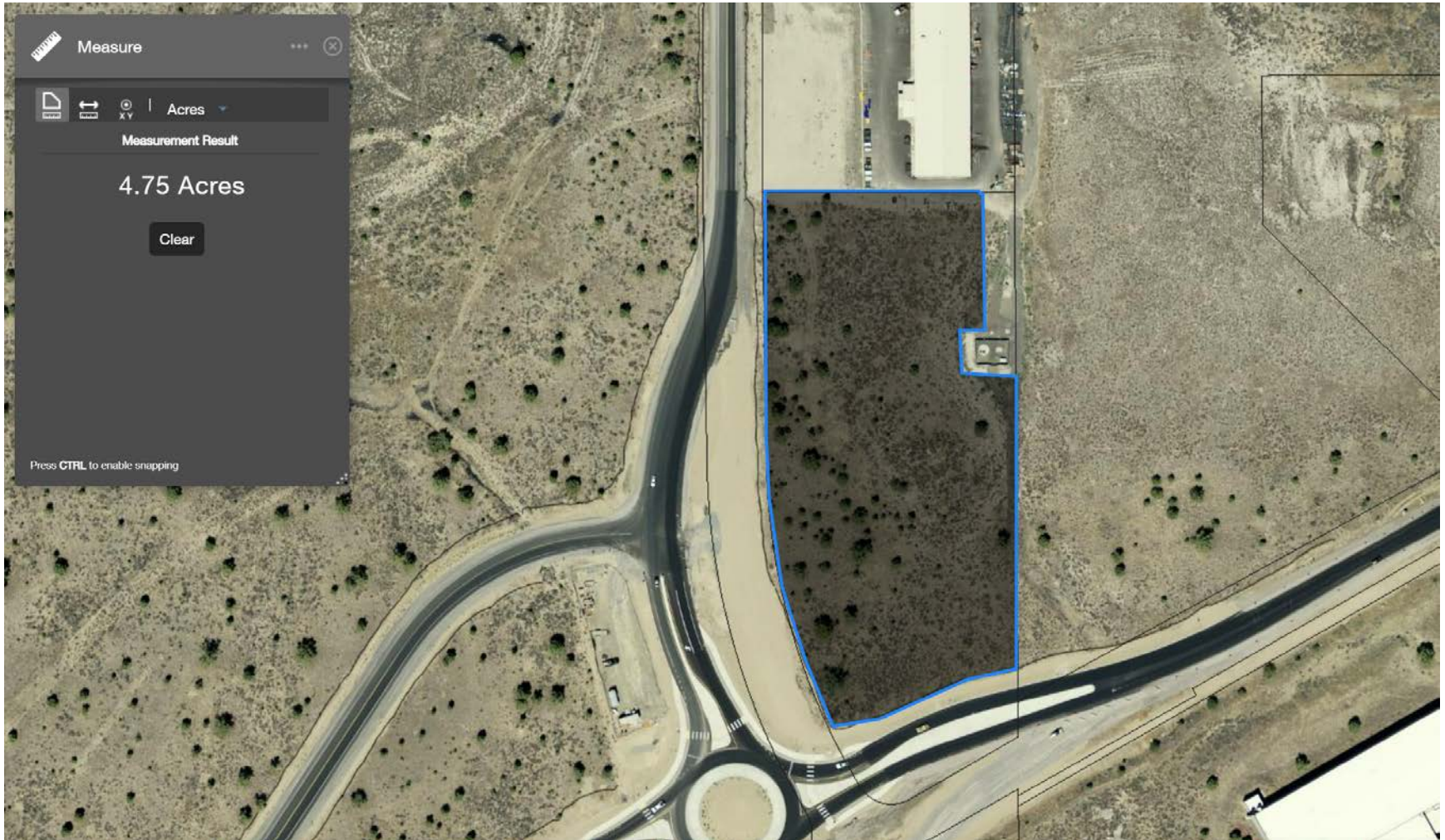


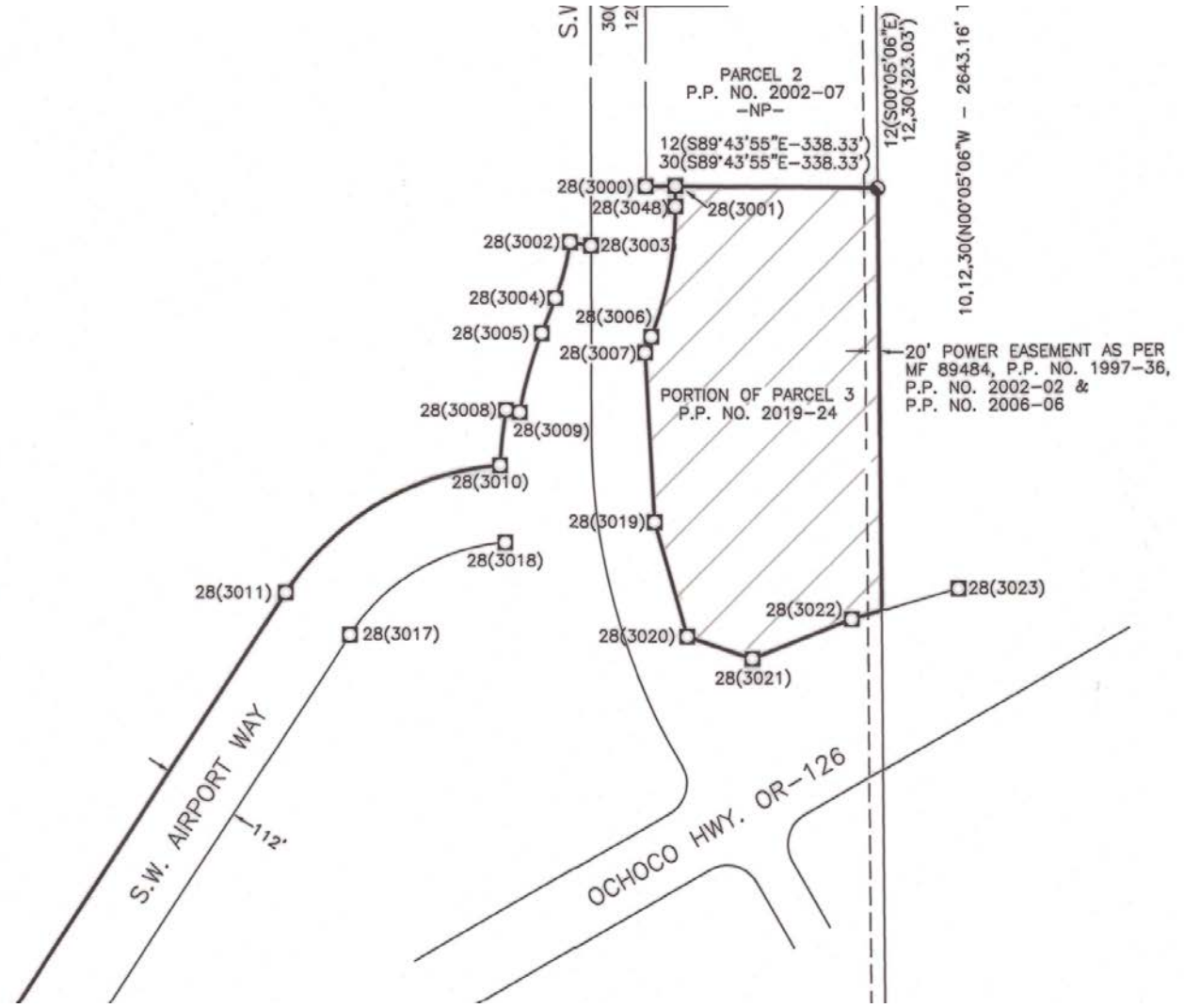
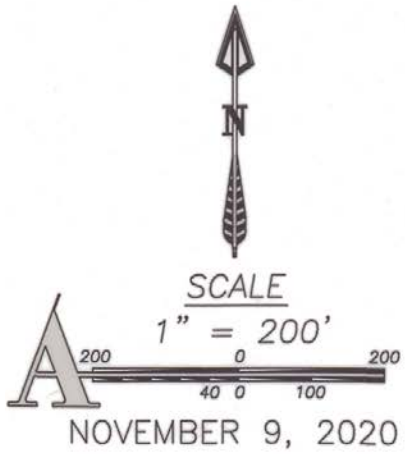
Disclaimer: CROOK COUNTY MAKES NO WARRANTY OF ANY KIND, EXPRESSED OR IMPLIED, INCLUDING ANY WARRANTY OF MERCHANTABILITY, FITNESS FOR A PARTICULAR PURPOSE, OR ANY OTHER MATTER. THE COUNTY IS NOT RESPONSIBLE FOR POSSIBLE ERRORS, OMISSIONS, MISUSE, OR MISINTERPRETATION. COUNTY DIGITAL INFORMATION IS PREPARED FOR REFERENCE PURPOSES ONLY AND SHOULD NOT BE USED, AND IS NOT INTENDED FOR SURVEY OR ENGINEERING PURPOSES OR THE AUTHORITATIVE AND/OR PRECISE LOCATION OF BOUNDARIES, FIXED HUMAN WORKS, AND/OR THE SHAPE AND CONTOUR OF THE EARTH. NO REPRESENTATION IS MADE CONCERNING THE LEGAL STATUS OF ANY APPARENT ROUTE OF ACCESS IDENTIFIED IN DIGITAL OR HARDCOPY MAPPING OF GEOSPATIAL INFORMATION OR DATA. DATA FROM THE CROOK COUNTY ASSESSOR'S OFFICE MAY NOT BE CURRENT. DATA IS UPDATED AS SCHEDULES AND RESOURCES PERMIT. PLEASE NOTIFY CROOK COUNTY GIS OF ANY ERRORS (541) 416-3950.

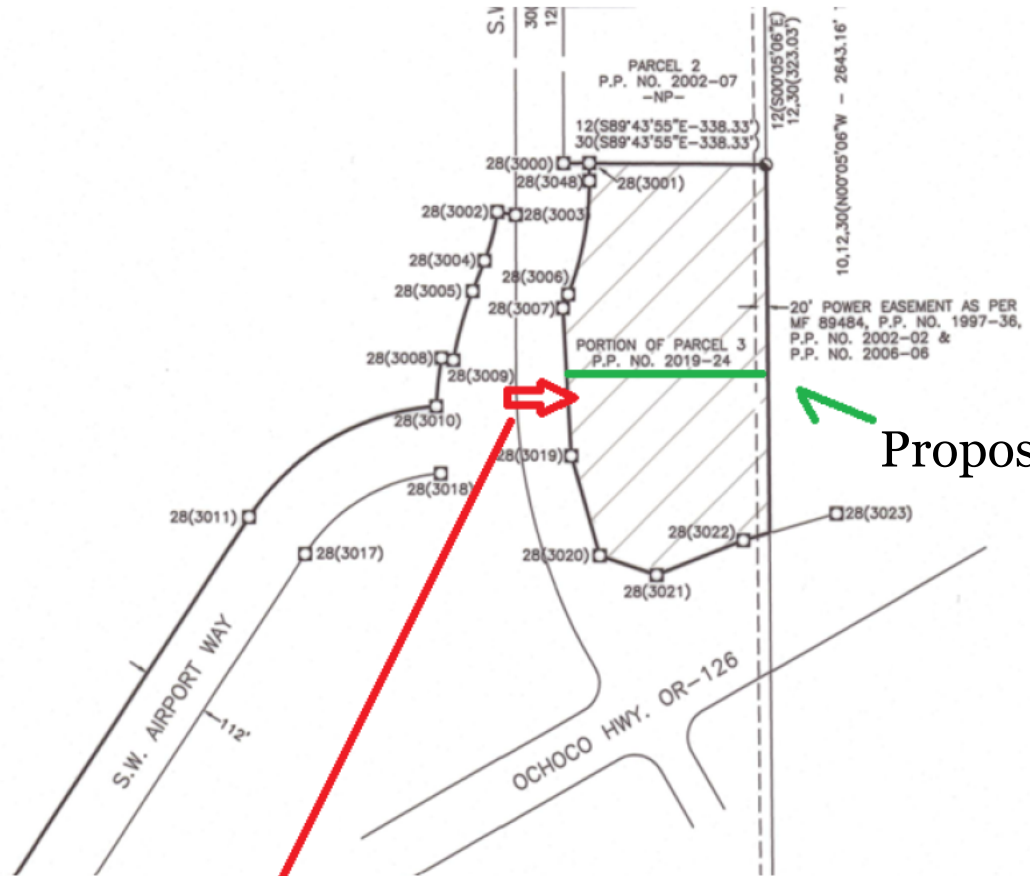
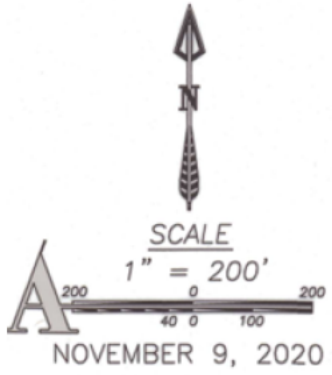


Crook County GIS
GEOGRAPHIC INFORMATION SYSTEMS

1





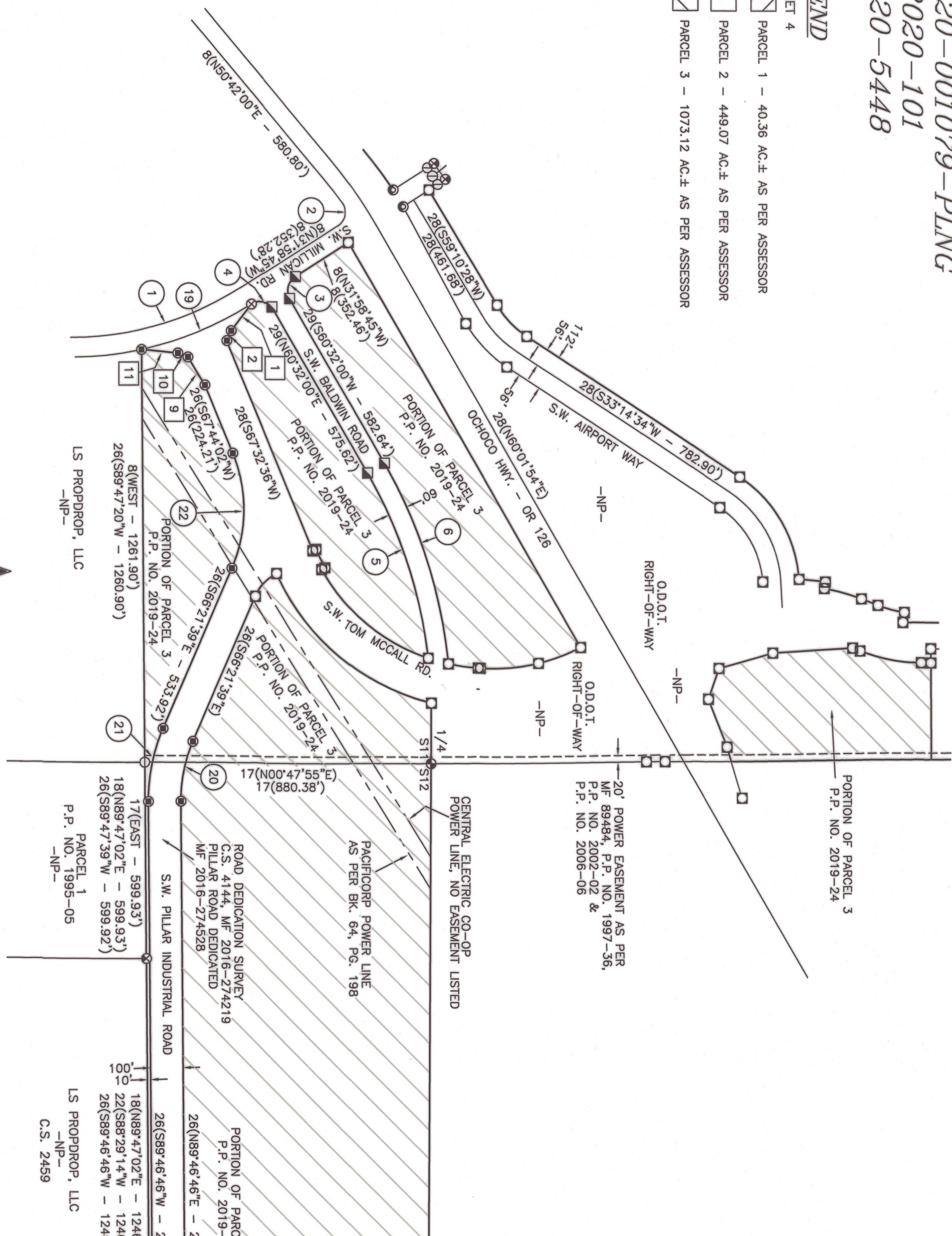


Proposed Division

Proposed Access

PARTITION PLAT NO. 2021-13
PARTITION PLAT OF PARCEL 3 OF PARTITION PLAT NO. 2019-24, LOCATED IN
SECTIONS 1, 2, 3, 10, 11 AND 12, T.15S., R.15E., W.M., CROOK COUNTY, OREGON
LP-2020-101
W.O. 20-5448

- LEGEND**
 SEE SHEET 4
- PARCEL 1 - 40.36 AC.± AS PER ASSESSOR
 - PARCEL 2 - 449.07 AC.± AS PER ASSESSOR
 - PARCEL 3 - 1073.12 AC.± AS PER ASSESSOR



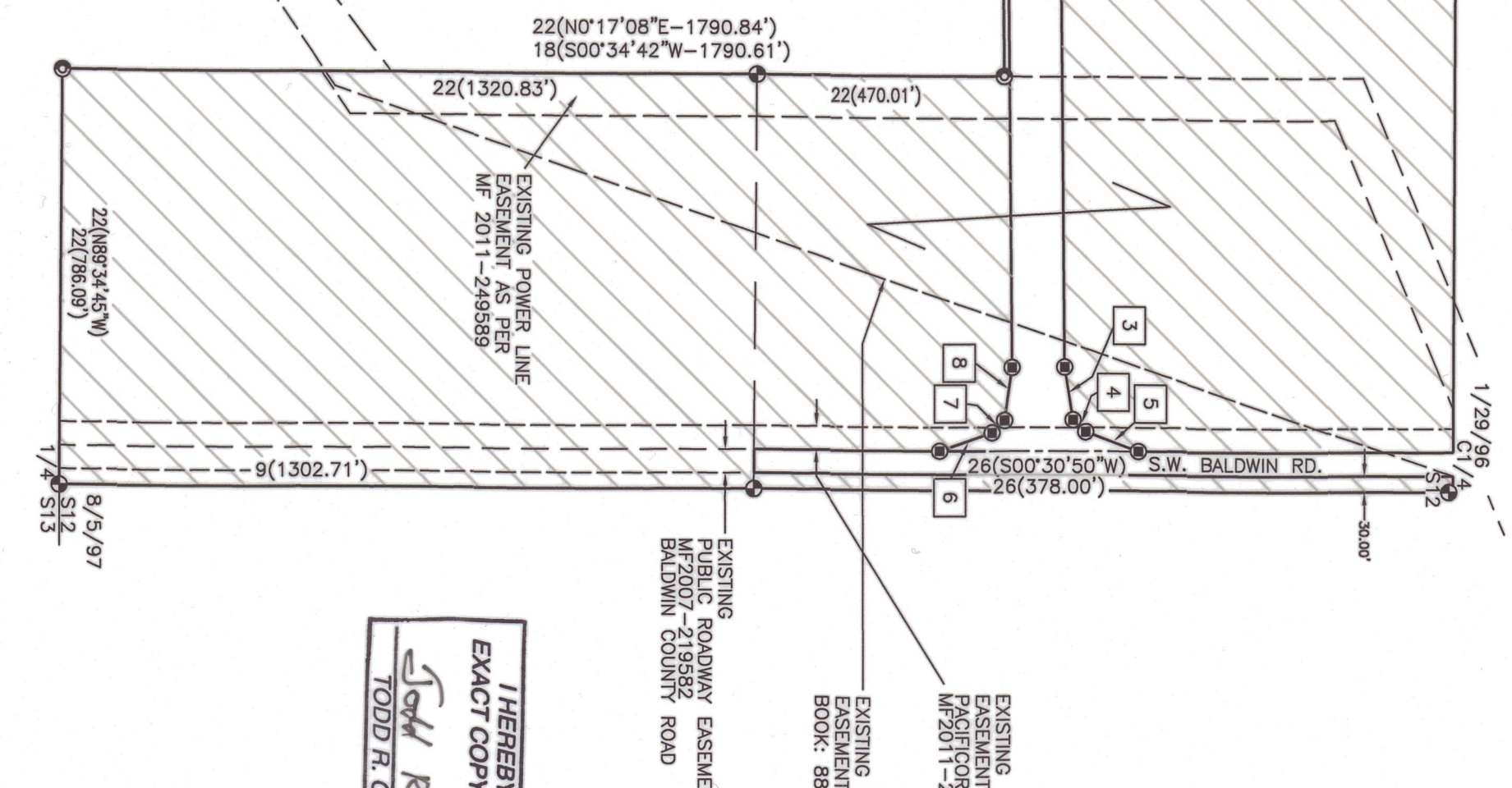
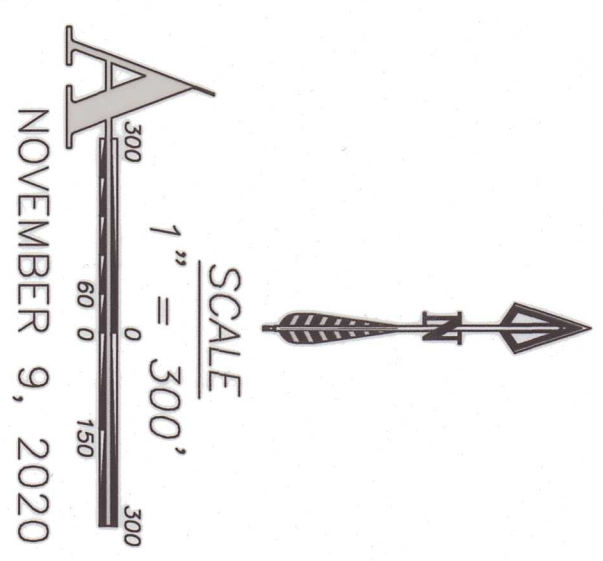
CURVE DATA TABLE

NO.	DELTA	RADIUS	LENGTH	CHORD	BEARING
8(1)	32°41'34"	970.00'	533.48'	546.00'	S05°24'20"E
8(2)	93°27'11"	50.00'	81.56'	72.81'	S78°42'16"E
29(3)	87°29'15"	50.00'	76.35'	69.14'	N75°43'22"W
29(4)	92°29'56"	50.00'	80.72'	72.24'	N14°17'02"E
29(5)		1470.00'			
29(6)		1530.00'			
19(7)	3°47'11"	400.00'	26.43'	26.43'	N33°52'20"W
19(8)	3°47'11"	430.00'	28.41'	28.41'	S33°52'20"E
19(9)	3°47'11"	370.00'	24.45'	24.45'	N33°52'20"W
19(10)	46°54'31"	130.00'	106.43'	103.48'	S34°12'38"W
19(11)	39°56'40"	170.00'	118.52'	116.13'	S30°43'42"E
19(12)	83°17'45"	170.00'	118.52'	116.13'	S30°43'42"E
19(13)	6°12'04"	1532.39'	165.85'	165.77'	N53°48'15"E
19(14)	87°00'34"	50.00'	75.93'	68.84'	N11°31'23"E
19(15)	3°56'28"	1482.39'	101.97'	101.95'	S62°50'14"W
20,35(16)	41°50'41"	320.00'	233.70'	228.55'	S20°52'30"W
20,35(17)	48°01'38"	200.00'	167.65'	162.78'	S65°48'40"W
20,35(18)	90°05'28"	20.00'	31.45'	28.31'	S45°05'33"E
26(19)	20°26'17"	1030.00'	367.41'	365.47'	N21°58'17"W
26(20)	23°51'35"	450.00'	187.39'	186.04'	S78°17'27"E
26(21)	23°51'35"	550.00'	229.04'	227.38'	N78°17'27"W
26(22)	45°54'18"	450.00'	360.54'	350.97'	N89°18'48"W

LINE DATA TABLE

NO.	LENGTH	BEARING
26(1)	102.35'	S52°23'39"E
26(2)	33.24'	S66°02'50"E
26(3)	101.12'	N81°14'55"E
26(4)	33.24'	N43°33'38"E
26(5)	107.11'	N20°47'36"E
26(6)	105.48'	N18°48'16"W
26(7)	33.24'	N44°00'06"W
26(8)	101.12'	N81°41'23"W
26(9)	101.12'	S59°12'12"W
26(10)	33.24'	S21°30'54"W
26(11)	112.36'	S06°01'25"W

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR
Todd R. Catterton
 9/13/21 OREGON
 JAN. 15, 2002
 TODD R. CATTERTON
 58270
 REVIEWS 12/31/21



I HEREBY CERTIFY THIS IS AN
 EXACT COPY OF THE ORIGINAL PLAT.
Todd R. Catterton
 TODD R. CATTERTON, LSS53270

ARMSTRONG
 SURVEYING, INC.
 2000
 1777
 SHEET 4 OF 8
 DRG. NO. 20-5448.DWG
 W.O. 20-5448

NOVEMBER 9, 2020

PARTITION PLAT NO. 2021-13

PARTITION PLAT OF PARCEL 3 OF PARTITION PLAT NO. 2019-24, LOCATED IN SECTIONS 1, 2, 3, 10, 11 AND 12, T.15S., R.15E., W.M., CROOK COUNTY, OREGON 217-20-001079-PLNG

LP-2020-101
W.O. 20-5448

REGISTERED PROFESSIONAL LAND SURVEYOR
TODD R. CATTERSON
JAN. 15, 2002
53270
RENEWS 12/31/21

HEREBY CERTIFY THIS IS AN EXACT COPY OF THE ORIGINAL PLAT.
TODD R. CATTERSON 1/16/21
LS53270

LEGEND

- 1 () RECORD 5/8" IRON ROD WITH YELLOW PLASTIC CAP AS PER C.S. 833 BY JOHN L. HOLLINGSWORTH, LS 691, RECORDED MARCH 6, 1985.
2 () RECORD MONUMENT AS PER CERTIFIED RECORD OF LAND CORNER MONUMENTATION FORM BY TERRY GOODMAN, LS 1989, RECORDED APRIL 18, 1996.
3 () RECORD 3-1/4" ALUMINUM CAP AS PER RECORD OF LAND CORNER MONUMENTATION FORM BY JOHN E. HOLLINGSWORTH, LS 691, RECORDED MARCH 6, 1985.
4 () RECORD MONUMENT AS PER CERTIFIED RECORD OF LAND CORNER MONUMENTATION FORM BY DAVID B. ARMSTRONG, LS 1026, RECORDED ON DATE SHOWN.
5 () RECORD 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "ARMSTRONG LS 1026" AS PER PARTITION PLAT NO. 1995-05, C.S. 1431, BY DAVID B. ARMSTRONG, LS 1026, RECORDED MARCH 23, 1995.
6 () RECORD 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "AS&E LS1026" AS PER C.S. 760 BY DAVID B. ARMSTRONG, LS 1026, RECORDED NOVEMBER 30, 1982.
7 () RECORD 5/8" IRON ROD AS PER C.S. 631 BY RICHARD CLARK, LS 1632, RECORDED SEPTEMBER 8, 1980.
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9 () RECORD 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "ARMSTRONG LS 1026" AS PER C.S. 1605, BY DAVID B. ARMSTRONG, LS 1026, RECORDED OCTOBER 21, 1996.
10 () RECORD 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "ARMSTRONG LS 1026" AS PER C.S. 1720, BY DAVID B. ARMSTRONG, LS 1026, RECORDED DECEMBER 16, 1997.
11 () RECORD 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "ARMSTRONG S&E LS 1026" AS PER PARTITION PLAT NO. 2002-02, C.S. 2124, BY DAVID B. ARMSTRONG, LS 1026, RECORDED JANUARY 17, 2002.
12 () RECORD 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "G&L LAND SURVEYING, INC." AS PER PARTITION PLAT NO. 1996-18, C.S. 1548, BY TERRY GOODMAN, LS 1989, RECORDED APRIL 26, 1996.
13 () RECORD 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "HWA" AS PER PARTITION PLAT NO. 2005-03, C.S. 2421, BY PETER A. MANLEY, LS 2214, RECORDED JANUARY 28, 2005.
14 () RECORD MONUMENT AS PER THE PLAT OF TOM MCCALL BUSINESS PARK BY PETER A. MANLEY, LS 2214, RECORDED MAY 5, 2005.
15 () RECORD 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "ARMSTRONG LS 1026" AS PER C.S. 1468 BY DAVID B. ARMSTRONG, LS 1026, RECORDED AUGUST 17, 1995.
16 () RECORD 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "ARMSTRONG S&E LS 1026" AS PER C.S. 2459 BY DAVID B. ARMSTRONG, LS 1026, RECORDED MAY 20, 2005.
17 () RECORD 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "ARMSTRONG S&E" AS PER C.S. 4095 BY TODD R. CATTERSON, LS 53270, RECORDED AUGUST 4, 2015.
18 () RECORD 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "ARMSTRONG S&E" AS PER C.S. 4230 BY TODD R. CATTERSON, LS 53270, RECORDED AUGUST 18, 2017.
19 () RECORD 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "AS&E LS 1026" AS PER C.S. 673 BY DAVID B. ARMSTRONG, LS 1026, RECORDED MAY 29, 1981.
20 () RECORD 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "AS&E LS 1026" AS PER C.S. 947 BY DAVID B. ARMSTRONG, LS 1026, RECORDED JULY 22, 1987.
21 () RECORD 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "PARAMETRIX" AS PER C.S. 4245 BY ANDREW N. HUSTON, LS 61407, RECORDED DECEMBER 11, 2017.
22 () RECORD 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "ARMSTRONG S&E" AS PER PARTITION PLAT NO. 2019-15, C.S. 4366, BY TODD R. CATTERSON, LS 53270, RECORDED OCTOBER 30, 2019.
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33 () RECORD 5/8" IRON ROD WITH ALUMINUM CAP MARKED "COUNTY SURVEYOR" AS PER RIGHT-OF-WAY SURVEY FOR PILLAR INDUSTRIAL ROAD, C.S. 4144, BY DAVID B. ARMSTRONG, LS 1026, RECORDED MAY 26, 2016.
34 () RECORD 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "ODOT R/W" AS PER C.S. 4337 BY TIMOTHY JOHN HUTCHINSON, LS 72563, RECORDED JUNE 19, 2019.
35 () RECORD 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "ARMSTRONG LS 1026" AS PER C.S. 1593 BY DAVID B. ARMSTRONG, LS 1026, RECORDED AUGUST 30, 1996.
36 () RECORD 5/8" IRON ROD WITH 1-1/2" ALUMINUM CAP MARKED "ARMSTRONG S&E" AS PER PARTITION PLAT NO. 2015-17, C.S. 4117, BY TODD R. CATTERSON, LS 53270, RECORDED NOVEMBER 6, 2015.
37 () RECORD MONUMENT AS PER THE PLAT OF TOM MCCALL INDUSTRIAL PARK SUBDIVISION BY DAVID B. ARMSTRONG, LS 1026, RECORDED SEPTEMBER 16, 2005.
38 () RECORD 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "ODOT R/W" AS PER C.S. 2532, BY PAT MARQUIS, LS 2382, RECORDED JANUARY 25, 2006.

LEGEND CONTINUED

- 1 () RECORD AS PER GENERAL LAND OFFICE SURVEY BY JOHN W. MCCLUNG, DEPUTY SURVEYOR, UNDER JOINT CONTRACT NO. 129, DATED JUNE 7, 1869.
2 () RECORD AS PER C.S. 208 EMILE P. BACHAND, P.E. 3700, RECORDED OCTOBER, 1966.
3 () RECORD AS PER C.S. 551 BY EMILE P. BACHAND, P.E. 3700, RECORDED SEPTEMBER 4, 1979.
4 () RECORD AS PER C.S. 673 BY DAVID B. ARMSTRONG, LS 1026, RECORDED MAY 29, 1981.
5 () RECORD AS PER C.S. 833 BY JOHN E. HOLLINGSWORTH, LS 691, RECORDED MARCH 6, 1985.
6 () RECORD AS PER C.S. 947 BY DAVID B. ARMSTRONG, LS 1026, RECORDED JULY 22, 1987.
7 () RECORD AS PER PARTITION PLAT NO. 1992-21, C.S. 1250, BY DAVID B. ARMSTRONG, LS 1026, RECORDED NOVEMBER 16, 1992.
8 () RECORD AS PER PARTITION PLAT NO. 1995-05, C.S. 1431, BY DAVID B. ARMSTRONG, LS 1026, RECORDED MARCH 23, 1995.
9 () RECORD AS PER PARTITION PLAT NO. 1997-20, C.S. 1688, BY GREGORY R. KELSO, LS 2796, RECORDED SEPTEMBER 3, 1997.
10 () RECORD AS PER PARTITION PLAT NO. 1997-36, C.S. 1720, BY DAVID B. ARMSTRONG, LS 1026, RECORDED DECEMBER 16, 1997.
11 () RECORD AS PER C.S. 631 BY RICHARD CLARK, LS 1632, RECORDED SEPTEMBER 8, 1980.
12 () RECORD AS PER PARTITION PLAT NO. 2002-02, C.S. 2124, BY DAVID B. ARMSTRONG, LS 1026, RECORDED JANUARY 17, 2002.
13 () RECORD AS PER PARTITION PLAT NO. 1996-18, C.S. 1548, BY TERRY GOODMAN, LS 1989, RECORDED APRIL 26, 1996.
14 () RECORD AS PER PARTITION PLAT NO. 2005-03, C.S. 2421, BY PETER A. MANLEY, LS 2214, RECORDED JANUARY 28, 2005.
15 () RECORD AS PER THE PLAT OF TOM MCCALL BUSINESS PARK BY PETER A. MANLEY, LS 2214, RECORDED MAY 5, 2005.
16 () RECORD AS PER PARTITION PLAT NO. 2006-10, C.S. 2545, BY PETER A. MANLEY, LS 2214, RECORDED FEBRUARY 23, 2006.
17 () RECORD AS PER C.S. 1468 BY DAVID B. ARMSTRONG, LS 1026, RECORDED AUGUST 17, 1995.
18 () RECORD AS PER C.S. 2459 BY DAVID B. ARMSTRONG, LS 1026, RECORDED MAY 20, 2005.
19 () RECORD AS PER DEDICATION AND VACATION OF AIRPORT COUNTY ROAD, C.S. 2644 BY DAVID B. ARMSTRONG, LS 1026, RECORDED OCTOBER 20, 2006.
20 () RECORD AS PER C.S. 3923 BY TODD R. CATTERSON, LS 53270, RECORDED SEPTEMBER 8, 2011.
21 () RECORD AS PER WESTWOOD - PHASE 1 BY GEORGE J. COOK, LS 540, RECORDED AUGUST, 1972.
22 () RECORD AS PER C.S. 4095 BY TODD R. CATTERSON, LS 53270, RECORDED AUGUST 4, 2015.
23 () RECORD AS PER C.S. 4230 BY TODD R. CATTERSON, LS 53270, RECORDED AUGUST 18, 2017.
24 () RECORD AS PER C.S. 4245 BY ANDREW N. HUSTON, LS 61407, RECORDED DECEMBER 11, 2017.
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30 () RECORD AS PER PARTITION PLAT NO. 2002-07, C.S. 2134, BY DAVID B. ARMSTRONG, LS 1026, RECORDED MARCH 8, 2002.
31 () RECORD AS PER PARTITION PLAT NO. 2015-17, C.S. 4117, BY TODD R. CATTERSON, LS 53270, RECORDED NOVEMBER 6, 2015.
32 () RECORD AS PER F.A.A. RELEASE LETTER, DATED AUGUST 25, 2015.
33 () RECORD AS PER C.S. 1423 BY DAVID B. ARMSTRONG, LS 1026, RECORDED MARCH 2, 1992.
34 () RECORD AS PER C.S. 2532 BY PAT MARQUIS, LS 2382, RECORDED JANUARY 25, 2006.
35 () RECORD AS PER C.S. 4049 BY TODD R. CATTERSON, LS 53270, RECORDED SEPTEMBER 2, 2014.
1 LINE DATA - SEE SHEET 3
16 CURVE DATA - SEE SHEET 3
-NP- NOT A PART
PARCEL 1 - 40.36 AC.± AS PER ASSESSOR
PARCEL 2 - 449.07 AC.± AS PER ASSESSOR
PARCEL 3 - 1073.12 AC.± AS PER ASSESSOR

SURVEYOR'S CERTIFICATE

I, TODD R. CATTERSON, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON, HEREBY CERTIFY THAT I HAVE SURVEYED AND MARKED WITH PROPER MONUMENTS IN ACCORDANCE WITH OREGON REVISED STATUTES, CHAPTER 92, THE LANDS REPRESENTED ON THIS PLAT, SAID LANDS ARE LOCATED IN PORTIONS OF SECTIONS 1, 2, 3, 10, 11 AND 12, T.15S., R.15E., W.M., CROOK COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS: UNSURVEYED PARCEL 3 OF PARTITION PLAT 2019-24, RECORDED DECEMBER 31, 2019 AS MICROFILM NO. 2019-297467, RECORDS OF CROOK COUNTY, OREGON, CONTAINING XXXX ACRES, MORE OR LESS.

SUBJECT TO ANY EXISTING EASEMENTS & RIGHTS-OF-WAY FOR ROADS, HIGHWAYS AND POLE LINES. SUBJECT TO AN AGREEMENT FOR EASEMENT AND RIGHT-OF-WAY, INCLUDING THE TERMS AND PROVISIONS THEREOF.
RECORDED: JUNE 24, 1942.
BOOK: 53, PAGE: 155. NOT MAPPABLE.
SUBJECT TO AN EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF, DATED AUGUST 1, 1946.
RECORDED: AUGUST 28, 1946.
BOOK: 56, PAGE: 259.
AMENDED BY PARTIAL RELEASE OF EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF.
RECORDED: NOVEMBER 29, 2017.
INSTRUMENT NO.: 2017-283993. NOT MAPPABLE.
SUBJECT TO 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: PACIFIC POWER & LIGHT COMPANY
RECORDED: JUNE 8, 1950.
BOOK: 84, PAGE: 198. NOT MAPPED.
SUBJECT TO 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: PACIFIC POWER & LIGHT COMPANY, A CORPORATION.
RECORDED: JUNE 14, 1966.
BOOK: 88, PAGE: 209. MAPPED.
SUBJECT TO 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: PACIFIC POWER & LIGHT COMPANY, A CORPORATION.
RECORDED: APRIL 19, 1966.
BOOK: 94, PAGE: 188. NOT MAPPABLE.
SUBJECT TO AN EASEMENT AGREEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF.
RECORDED: DECEMBER 3, 1980.
INSTRUMENT NO.: 58185. NOT MAPPED.
SUBJECT TO A RESOLUTION AND EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF.
RECORDED: AUGUST 12, 1987.
INSTRUMENT NO.: 84198. MAPPED.
SUBJECT TO AN EASEMENT AGREEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF.
RECORDED: APRIL 24, 1996.
INSTRUMENT NO.: 127005. MAPPED.
SUBJECT TO EASEMENTS AS SHOWN ON THE PARTITION PLAT NO. 1997-36 RECORDED AS MICROFILM NO. 136028, PARTITION PLAT NO. 2002-02 RECORDED AS MICROFILM NO. 167952, AND PARTITION PLAT NO. 2002-06 RECORDED AS MICROFILM NO. 169150. SOME MAPPED, SOME NOT APPLICABLE.
SUBJECT TO 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: PACIFICORP.
RECORDED: JANUARY 8, 1997.
INSTRUMENT NO.: 131657. NOT MAPPABLE.
SUBJECT TO 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: CENTRAL ELECTRIC COOPERATIVE, INC., A COOPERATIVE CORPORATION.
RECORDED: APRIL 3, 1997.
INSTRUMENT NO.: 133206. NOT APPLICABLE.
SUBJECT TO 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: PACIFICORP.
RECORDED: JUNE 12, 1997.
INSTRUMENT NO.: 134445. MAPPED.
AMENDED BY AMENDMENT OF EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF, RECORDED: MAY 15, 1997.
INSTRUMENT NO.: 151052. MAPPED.
SUBJECT TO A PUBLIC UTILITY EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF.
RECORDED: MAY 19, 1997.
INSTRUMENT NO.: 133736. NOT MAPPED.
SUBJECT TO A DECLARATION OF EASEMENT CREATED BY INSTRUMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF.
RECORDED: JANUARY 29, 1998.
INSTRUMENT NO.: 138446. MAPPED.
SUBJECT TO DEED AND EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF.
RECORDED: JANUARY 29, 1998.
INSTRUMENT NO.: 138688. MAPPED.
BETWEEN: CROOK COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF OREGON AND: CITY OF PRINEVILLE, A POLITICAL SUBDIVISION OF THE STATE OF OREGON.
SUBJECT TO A DECLARATION OF EASEMENT CREATED BY INSTRUMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF.
RECORDED: MAY 14, 1998.
INSTRUMENT NO.: 140988. MAPPED.
SUBJECT TO 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: GROVER C. PALIN AND EDITH E. PALIN, HUSBAND AND WIFE
RECORDED: JULY 25, 2006.
INSTRUMENT NO. 2006-213356. NOT APPLICABLE. RECORDED AUGUST 31, 2007.
INSTRUMENT NO. 2007-223797. NOT APPLICABLE.

CERTIFICATE CONTINUED ON SHEET 6

ARMSTRONG surveying, inc. established 1977
SHEET 5 OF 6
DRG. NO. 20-5448.DWG
W.O. 20-5448

PARTITION PLAT NO. 2021-13
PARTITION PLAT OF PARCEL 3 OF PARTITION PLAT NO. 2019-24, LOCATED IN
SECTIONS 1, 2, 3, 10, 11 AND 12, T.15S., R.15E., W.M., CROOK COUNTY, OREGON
217-20-001079-PLNG
LP-2020-101
W.O. 20-5448

I HEREBY CERTIFY THIS IS AN
EXACT COPY OF THE ORIGINAL PLAT.
Todd R. Catterson 4/16/21
TODD R. CATTERSON, LS53270

CERTIFICATE CONTINUED FROM SHEET 5

SUBJECT TO 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: PACIFICORP, AN OREGON CORPORATION.
RECORDED: JUNE 7, 2007.
INSTRUMENT NO. 2007-221806. NOT MAPPABLE.
SUBJECT TO A DEDICATION AND VERIFICATION OF A PORTION OF AIRPORT COUNTY ROAD CREATED BY INSTRUMENT, SUBJECT TO THE TERMS AND PROVISIONS THEREOF.
RECORDED: JANUARY 30, 2008.
INSTRUMENT NO. 2008-207792.
RECORDED: OCTOBER 23, 2008.
INSTRUMENT NO. 2008-215938. MAPPED.
SUBJECT TO EASEMENTS FOR UTILITIES OVER AND ACROSS THE PREMISES FORMERLY INCLUDED WITHIN THE BOUNDARIES OF AIRPORT ROAD, NOW VACATED, IF ANY SUCH EXIST.
SUBJECT TO 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: CITY OF PRINEVILLE, AN OREGON MUNICIPAL CORPORATION.
RECORDED: FEBRUARY 11, 2009.
INSTRUMENT NO. 2009-232841. MAPPED.
SUBJECT TO 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: PACIFICORP, AN OREGON CORPORATION, ITS SUCCESSORS AND ASSIGNS.
RECORDED: AUGUST 27, 2009.
INSTRUMENT NO. 2009-236314. NOT MAPPABLE.
SUBJECT TO 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: PACIFICORP, AN OREGON CORPORATION, ITS SUCCESSORS AND ASSIGNS.
RECORDED: AUGUST 27, 2009.
INSTRUMENT NO. 2009-236315. NOT MAPPABLE.
SUBJECT TO 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: PACIFICORP, AN OREGON CORPORATION, ITS SUCCESSORS AND ASSIGNS.
RECORDED: AUGUST 29, 2009.
INSTRUMENT NO. 2009-238832. NOT MAPPABLE.
SUBJECT TO 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: PACIFICORP, AN OREGON CORPORATION, ITS SUCCESSORS AND ASSIGNS.
RECORDED: JUNE 2, 2010.
INSTRUMENT NO. 2010-241015. MAPPED.
RECORDED: AUGUST 11, 2010.
INSTRUMENT NO. 2010-242290. NOT MAPPABLE.
SUBJECT TO 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: PACIFICORP, AN OREGON CORPORATION, ITS SUCCESSORS AND ASSIGNS.
RECORDED: JUNE 2, 2010.
INSTRUMENT NO. 2010-244613. MAPPED.
RECORDED: AUGUST 11, 2010.
INSTRUMENT NO. 2010-242289. NOT MAPPABLE.
SUBJECT TO 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: PACIFICORP, AN OREGON CORPORATION, ITS SUCCESSORS AND ASSIGNS.
RECORDED: NOVEMBER 18, 2011.
INSTRUMENT NO. 2011-249588. MAPPED.
SUBJECT TO EASEMENTS AS SHOWN ON THE PARTITION PLAT NO. 2016-11, RECORDED AUGUST 4, 2016 AS MICROFILM NO. 2016-275458. MAPPED.
SUBJECT TO ROAD DEDICATION, AS DISCLOSED IN DOCUMENT.
RECORDED: SEPTEMBER 8, 2011.
INSTRUMENT NO. 2011-246413. MAPPED.
SUBJECT TO MATTERS AS DISCLOSED BY SURVEY BY DAVE B. ARMSTRONG,
PURPOSE: ROAD EASEMENT
RECORDED: MAY 26, 2016.
INSTRUMENT NO. 2016-574219. MAPPED.
SUBJECT TO EFFECT, IF ANY OF A ROAD DEDICATION AS DISCLOSED IN DOCUMENT,
FROM: CROOK COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF OREGON
TO: APPLE INC.
RECORDED: JUNE 16, 2016
INSTRUMENT NO. 2016-45428. MAPPED.
SUBJECT TO EASEMENT RELOCATION AGREEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF.
RECORDED: AUGUST 22, 2017.
INSTRUMENT NO. 2017-280197.
SUBJECT TO EASEMENT RELOCATION AGREEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF,
DATED: SEPTEMBER 9, 2017.
RECORDED: OCTOBER 9, 2017.
INSTRUMENT NO. 2017-283049
BETWEEN: CROOK COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF OREGON AND: BROADWATER, LLP, AN OREGON LIMITED LIABILITY PARTNERSHIP, MAPPED
SUBJECT TO 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: PACIFICORP, AN OREGON CORPORATION, ITS SUCCESSORS AND ASSIGNS
RECORDED: JUNE 25, 2018.
INSTRUMENT NO. 2018-290135. NOT APPLICABLE.

CERTIFICATE CONTINUED

SUBJECT TO 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: PACIFICORP, AN OREGON CORPORATION, ITS SUCCESSORS AND ASSIGNS.
RECORDED: SEPTEMBER 19, 2019.
INSTRUMENT NO. 2019-295497. MAPPED.
SUBJECT TO EASEMENT AGREEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF.
RECORDED: SEPTEMBER 30, 2019.
INSTRUMENT NO. 2019-295730.
BETWEEN: CROOK COUNTY, OREGON AND CROOK COUNTY PARKS AND RECREATION DISTRICT. NOT APPLICABLE.
SUBJECT TO NON-EXCLUSIVE ROAD ACCESS EASEMENT AGREEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF.
RECORDED: NOVEMBER 15, 2019.
INSTRUMENT NO. 2019-296659.
BETWEEN: CROOK COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF OREGON AND PACIFICORP, AN OREGON CORPORATION, MAPPED.
SUBJECT TO AGREEMENT FOR TEMPORARY EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF.
RECORDED: JANUARY 9, 2020
INSTRUMENT NO. 2020-297627
BETWEEN: CROOK COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF OREGON AND THE CITY OF PRINEVILLE, AN OREGON MUNICIPAL CORPORATION.
AMENDED BY FIRST AMENDMENT TO AGREEMENT FOR TEMPORARY EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF.
RECORDED: MARCH 16, 2020.
INSTRUMENT NO. 2020-298894
AMENDED BY SECOND AMENDMENT TO AGREEMENT FOR TEMPORARY EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF.
RECORDED: MAY 8, 2020.
INSTRUMENT NO. 2020-299832. NOT APPLICABLE.

REGISTERED
PROFESSIONAL
LAND SURVEYOR
Todd R. Catterson
TODD R. CATTERSON
JAN 15, 2002
53270
RENEWS 12/31/21

SURVEY NARRATIVE

WE WERE EMPLOYED BY CROOK COUNTY TO COMPLETE THE MAPPING REQUIREMENTS OF THIS APPROVED UNSURVEYED PARTITION. THIS PARTITION IS UNSURVEYED AND MAPPED FROM RECORD INFORMATION ONLY. AREAS SHOWN WERE CALCULATED FROM ASSESSOR'S RECORDS. NO LINES MEASURED, THEREFORE NO NEED FOR BASIS OF BEARINGS STATEMENT.

DECLARATION AND DEDICATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT CROOK COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF OREGON, IS THE OWNER OF THE LANDS REPRESENTED ON THE ANNEXED MAP AND MORE PARTICULARLY DESCRIBED IN THE ACCOMPANYING SURVEYOR'S CERTIFICATE AND BY RESOLUTION OF THE COUNTY COMMISSIONERS HAVE CAUSED SAID LANDS TO BE PLATTED INTO PARCELS AND PUBLIC ROAD RIGHT-OF-WAY FOR S.W. TOM MCCALL ROAD, AS SHOWN HEREON IN ACCORDANCE WITH OREGON REVISED STATUTES, CHAPTER 92. THERE ARE NO IRRIGATION WATER RIGHT APPURTENANT TO THIS PROPERTY.

IN WITNESS WHEREOF, WE HAVE HERELUNTO SET OUR HANDS AND CORPORATE SEAL.
CROOK COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF OREGON.

Todd R. Catterson
SETH CRAWFORD, COUNTY JUDGE
Brian Barney
BRIAN BARNEY, COUNTY COMMISSIONER
Jerry Brummer
JERRY BRUMMER, COUNTY COMMISSIONER

SIGNATURES BY CROOK COUNTY COURT
CONSTITUTE ACCEPTANCE BY THE COUNTY
OF THE LOCATION AND DEDICATION OF THE
ADDITIONAL 20 FOOT STRIP ALONG S.W.
TOM MCCALL ROAD AS DEDICATED TO THE
PUBLIC ON THIS PLAT.

ACKNOWLEDGEMENT

KNOW ALL PEOPLE BY THESE PRESENTS THAT ON THIS 21st DAY OF April, 2021, BEFORE ME, A NOTARY PUBLIC IN AND FOR THE COUNTY OF CROOK, STATE OF OREGON, PERSONALLY APPEARED THE ABOVE NAMED SETH CRAWFORD, BRIAN BARNEY AND JERRY BRUMMER, WHO BEING DULY SWORN DID SAY THAT HE, SETH CRAWFORD, IS COUNTY JUDGE AND HE, BRIAN BARNEY, IS COUNTY COMMISSIONER AND HE, JERRY BRUMMER, IS COUNTY COMMISSIONER OF CROOK COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF OREGON, AND THE SEAL AFFIXED TO THE WITHIN INSTRUMENT IS THE OFFICIAL SEAL OF SAID COUNTY AND THAT SAID INSTRUMENT WAS SIGNED AND SEALED ON BEHALF OF SAID COUNTY BY AUTHORITY OF ITS COUNTY COURT AND SAID SETH CRAWFORD, BRIAN BARNEY AND JERRY BRUMMER DO HEREBY ACKNOWLEDGE SAID INSTRUMENT TO BE A FREE ACT AND DEED.

OFFICIAL STAMP
AMY ALBERT
NOTARY PUBLIC-OREGON
COMMISSION NO. 1000680
MY COMMISSION EXPIRES MAY 29, 2024

Amy Albert
NOTARY PUBLIC FOR
THE STATE OF OREGON

TAX CERTIFICATES

I HEREBY CERTIFY THAT ALL AD VALOREM TAXES, SPECIAL ASSESSMENTS, FEES, AND OTHER CHARGES REQUIRED BY LAW TO BE PLACED ON THE 2020 TAX ROLL WHICH BECAME A LIEN OR WILL BECOME A LIEN ON THIS PARTITION DURING THIS TAX YEAR BUT NOT YET CERTIFIED TO THE TAX COLLECTOR FOR COLLECTION HAVE BEEN PAID TO ME.

Cheryl W. Seely
COUNTY ASSESSOR
DATE: 4/16/21

I HEREBY CERTIFY THAT ALL TAXES ARE PAID AS OF THIS DATE.

Carol Annan
COUNTY TAX COLLECTOR
DATE: 04/16/21

APPROVALS

Todd R. Catterson
CROOK COUNTY SURVEYOR
DATE: 4/16/21

A. Bin
CROOK COUNTY PLANNING DIRECTOR
DATE: 4/20/21

John Smith
CITY OF PRINEVILLE PLANNING DIRECTOR
DATE: 4/16/21

RECORDATION - SURVEYOR

STATE OF OREGON } SS
COUNTY OF CROOK }
I CERTIFY THAT THE WITHIN INSTRUMENT WAS
RECEIVED FOR RECORD ON THE 21st DAY OF
April, A.D. 2021, AND
RECORDED IN SURVEYS # 4479, AND
OF SAID COUNTY
BY: *Todd R. Catterson*
COUNTY SURVEYOR

RECORDATION - CLERK

STATE OF OREGON } SS 2021-308487
COUNTY OF CROOK }
I CERTIFY THAT THE WITHIN INSTRUMENT WAS
RECEIVED FOR RECORD ON THE 21st DAY OF
April, A.D. 2021, AT 10:31 A.M.,
AND RECORDED IN 217-20-001079-PLNG
RECORDS OF SAID COUNTY MF NO. 308487
BY: *Cheryl W. Seely* CROOK COUNTY CLERK
DEPUTY

ARMSTRONG
surveying, inc.
established 1977
SHEET 6 OF 6
DRG. NO. 20-5448.DWG
W.O. 20-5448



150 NE Court St., Prineville, OR 97754
PHONE (541)447-5181 FAX (541)447-3371

To: Crook County Community Development
Attn: Planning Division, 300 NE 3rd St.,
Room 12
Prineville, OR 97754
Attn: Will Van Vactor

Date: August 31, 2022
Order No. 559905AM

Reference: Portion of Parcel 3, Partition
Plat 2019-24, Crook County
Prineville, OR 97754

We have enclosed our SORT Report pertaining to order number 559905AM.

Thank you for the opportunity to serve you. Your business is appreciated!

If you have any questions or need further assistance, please do not hesitate to contact your Title Officer listed below.

Sincerely,

Erin Harrison

erin.harrison@amerititle.com
Title Officer

NOTICE: Please be aware that, due to the conflict between federal and state laws concerning the legality of the cultivation, distribution, manufacture or sale of marijuana, the Company is not able to close or insure any transaction involving land that is associated with these activities.



150 NE Court St., Prineville, OR 97754
 PHONE (541)447-5181 FAX (541)447-3371

STATUS OF RECORD TITLE

Will Van Vactor	August 31, 2022
Crook County Community Development	Title Number: 559905AM
Attn: Planning Division, 300 NE 3rd St., Room 12	Title Officer: Erin Harrison
Prineville, OR 97754	Fee: \$200.00
Your Reference No.	

We have searched the status of record title as to the following described property:

Located in Crook County, Oregon:

A portion of unsurveyed Parcel 3 of Partition Plat 2019-24, recorded December 31, 2019 as Microfilm No: 2019-297467 records of Crook County Oregon.

Vestee:

Crook County, a Political Subdivision of the State of Oregon

and dated as of **August 22, 2022** at 7:30 a.m.

Said property is subject to the following on record matters:

1. Taxes assessed under Code No. 02 Account No. 20415 Map No. 1515000000300
The 2022-2023 Taxes: A lien not yet due or payable.
2. Personal property taxes, if any.
3. 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: Pine Products Corporation
Recorded: December 2, 1988
Instrument No.: [89484](#)
4. Easements as shown on the Partition Plat No. 1997-36 recorded as Microfilm No: [138028](#), Partition Plat No. 2002-02 recorded as Microfilm No: [167952](#), and Partition Plat No. 2002-06 recorded as Microfilm No: [169150](#).
5. 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: Central Electric Cooperative, In., a cooperative corporation
Recorded: April 3, 1997
Instrument No.: [133208](#)

6. 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: PacifiCorp
Recorded: June 12, 1997
Instrument No.: [134445](#)

Amended by Amendment of Easement, including the terms and provisions thereof,
Recorded: September 14, 1999
Instrument No.: [151052](#)
7. A Public Utility Easement, including the terms and provisions thereof,
Recorded: May 1, 1997
Instrument No.: [133738](#)
8. A Declaration of Easement created by instrument, including the terms and provisions thereof,
Recorded: January 15, 1998
Instrument No.: [138446](#)
9. Deed and Easement, including the terms and provisions thereof,
Recorded: January 29, 1998
Instrument No.: [138688](#)
Between: Crook County, a political subdivision of the State of Oregon
And: City of Prineville, a political subdivision of the State of Oregon
10. A Declaration of Easement created by instrument, including the terms and provisions thereof,
Recorded: May 14, 1998
Instrument No.: [140988](#)
11. Limited access provisions contained in Deed from Crook County, a political subdivision of the State of Oregon to State of Oregon, by and through its State Highway Commission, which provided that no right or easement of right of access to, from or across the State Highway other than expressly therein provided for shall attach to the abutting property,
Recorded: April 18, 2003
Instrument No.: [179299](#)
12. 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: PacifiCorp, an Oregon corporation, its successors and assigns
Recorded: August 27, 2009
Instrument No.: [2009-236314](#)
13. 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: PacifiCorp, an Oregon corporation, its successors and assigns
Recorded: August 27, 2009
Instrument No.: [2009-236315](#)
14. 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: PacifiCorp, an Oregon corporation, its successors and assigns
Recorded: August 29, 2009
Instrument No.: [2009-236832](#)
15. Easements as shown on the Partition Plat No. 2016-11, recorded August 4, 2016 as Microfilm No: [2016-275458](#).

16. The right of first refusal to lease/purchase disclosed by recitals set forth in document:

Dated: January 16, 2019

Recorded: January 25, 2019

Instrument No.: [2019-291407](#)

In favor of: Ochoco Solar,LLC, an Oregon Limited Liability Company

17. Agreement for Temporary Easement, including the terms and provisions thereof,

Dated: January 8, 2020

Recorded: January 9, 2020

Instrument No.: [2020-297627](#)

Between: Crook County, a political subdivision of the State of Oregon

And: City of Prineville, an Oregon Municipal Corporation

Amended by First Amendment to Agreement for Temporary Easement, including the terms and provisions thereof,

Recorded: March 16, 2020

Instrument No.: [2020-298894](#)

Amended by Second Amendment to Agreement for Temporary Easement, including the terms and provisions thereof,

Recorded: May 8, 2020

Instrument No.: [2020-299832](#)

Amended by Third Amendment to Agreement for Temporary Easement, including the terms and provisions thereof,

Recorded: October 27, 2021

Instrument No.: [2021-312697](#)

18. Relinquishment Deed, including the terms and provisions thereof,

Dated: February 22, 2017

Recorded: January 24, 2020

Instrument No.: [2020-297892](#)

Between: Oregon Dept. of Transportation, Right of Way Section

And: City of Prineville

19. Public Road Easement as shown on the Partition Plat No. [2019-24](#).

20. Easement Agreement, including the terms and provisions thereof,

Recorded: September 30, 2019

Instrument No.: [2019-295730](#)

Between: Crook County, Oregon

And: Crook County Parks and Recreation District

Amended by Amendment of Easement Agreement, including the terms and provisions thereof,

Recorded: December 28, 2021

Instrument No.: [2021-313935](#)

21. Relinquishment Deed, including the terms and provisions thereof,

Recorded: January 12, 2022

Instrument No.: [2022-314303](#)

22. Relinquishment Deed, including the terms and provisions thereof,

Recorded: January 12, 2022

Instrument No.: [2022-314304](#)

23. The legal description contained herein refers to an unsurveyed parcel and therefore is not insurable in its present form. The Company will require a surveyor's legal description covering the specific property that is the subject of this transaction. Upon receipt of a correct surveyor's legal description, this preliminary title report will be amended to reflect said legal description.

The Company reserves the right to add additional exceptions or make further requirements as may be necessary after review of the requested surveyor's legal description.

24. Rights of tenants under existing leases or tenancies.

NOTE: Any map or sketch enclosed as an attachment herewith is furnished for information purposes only to assist in property location with reference to streets and other parcels. No representation is made as to accuracy and the company assumes no liability for any loss occurring by reason of reliance thereon.

N/A

THIS IS NOT A TITLE REPORT, A COMMITMENT TO ISSUE TITLE INSURANCE OR A GUARANTEE OF ANY KIND. No liability is assumed with this report. The fee charged for this service does not include supplemental reports or other services. Further dissemination of the information in this report in a form purporting to insure title to the herein described land is prohibited by law.

"Superior Service with Commitment and Respect for Customers and Employees"

IN THE COUNTY COURT OF THE STATE OF OREGON
FOR THE COUNTY OF CROOK

IN THE MATTER OF FORMALIZING)
A POLICY FOR THE APPOINTMENT)
OF MEMBERS OF COUNTY ADVISORY) ORDER NO. 2022-__
COMMITTEES)

WHEREAS, Crook County may from time to time establish committees, boards, commissions, and panels of citizens to advise the County or perform specified public services (hereinafter “County committees”); and

WHEREAS, in order to attract potential committee members and obtain a wide-range of expertise, experience, and qualifications, it is helpful to establish practices for how the public might be made aware of openings on such County committees, how someone might apply to be appointed to a committee, and how such appointments will be made.

NOW, THEREFORE, the Crook County Court adopts the recitals above as its Findings of Fact, and ORDERS and DIRECTS, based upon the above recitals, that:

Section One: Subject to Applicable Law: In the event of conflict between the provisions of this Order and applicable law regarding the appointment of members to County committees, the provisions of applicable law will control. By way of illustration and not limitation, the provisions of CCC 18.172.080(1) will govern the appointment of

members of the Crook County Planning Commission, regardless of the provisions of this Order.

Section Two: List of County committees: The County will create a link on its website listing County committees. The website will list the committees' titles, current members, the date members' terms expire, and a method to contact the committee. The website will also include a downloadable application form, which may either be generic or tailored for specific County committees. Applications will be fillable from the website.

Section Three: Vacancy advertising procedure: As used in this Order, "vacancy" means either a currently open, available position on a County committee, or an opening that will occur in the relatively near future due to the conclusion of a current County committee member's term of service or other expected reason. When a County committee has ~~an opening or a~~ vacancy, the Administration office will advertise for applicants in the *Roundup*, the *Central Oregonian*, or any other source as may be found useful. The position will normally remain open a minimum of one month. If the position must be or may be benefitted by advertised-advertising for longer than one month, the County committee will notify the County Administration office, which will continue to advertise for the position. Where possible, vacancies will be advertised so that new committee members can apply, be selected, be appointed, and begin their term as soon as reasonably practicable after the expiration of an existing committee member's term.

Section Four: Application procedures: Applications may be turned in to either the Administration Office or the specific County committee for which the individual is applying. Once received, Applications will be date stamped.

Once the requisite amount of time necessary to advertise for applications has run, the members of the County committee will meet to discuss the available candidates. The committee will thereafter submit a recommendation to the County Court regarding the vacancy, including, if applicable, whether to continue advertising for more applications, or whether to recommend an individual be appointed to the County committee. If applicable, the County Administration office will create an Order of appointment to be added to the next Regular Meeting Consent Agenda. The County Court will consider whether to accept the recommendation.

If the Order of appointment is approved by the County Court and recorded by the County Clerk's Office, the Administration Office will send a letter of appointment and a copy of the Order to the successful applicant (hereinafter "appointee.") The letter will notify the appointee if they need to take an Oath of Office, and how to schedule a time to do so.

It will be the responsibility of both the appointee, and the individual County committee, to ensure that the appointee swears or affirms the Oath of Office.

Section Five: *Renewal of existing committee members:* When an existing committee member is interested in continuing for another term, he or she will also complete the application process as described above subject to the following additional procedures:

-An existing committee member who wishes to apply for another term of service will recuse him-or-herself from participation in the interviews of any other candidates and the recommendation process for the County committee.

In the event that this recusal would deprive the County committee of a quorum in which to make a recommendation, the County committee may elect to undertake either of the following options: (1) alert the County Court to this circumstance and request instructions on how to proceed; or (2) have each non-recused committee member submit a personal recommendation to the County Court, conspicuously stating that the committee member is speaking as an individual and that no quorum was able to act.

Section Six: The County Court retains authority to adopt different appointment practices, either for individual committees, or in an individual instance.

Section Seven: The effect of this Order is prospective only. The current members of County committees continue in their positions, regardless of whether the methods used to appoint them to their committee conformed to these practices.

[REMAINDER OF THIS PAGE INTENTIONALLY LEFT BLANK]

Section Eight: Complaint procedure: If any member of the public believes that a County committee opening was filled in contravention of this Order, he or she may submit a complaint to the County Administration Office.

DATED this ____ day of _____, 2022.

CROOK COUNTY COURT

Judge Seth Crawford

Commissioner Jerry Brummer

Commissioner Brian Barney

<u>Vote:</u>	Aye	Nay	Abstain	Excused
Seth Crawford	_____	_____	_____	_____
Jerry Brummer	_____	_____	_____	_____
Brian Barney	_____	_____	_____	_____

Crook County Counsel's Office

300 NE 3rd St., Ste 200 • Prineville, Oregon 97754 • (541) 416-3919 • FAX (541) 313-5964

MEMO

For Work Session
October 18, 2022

TO: Crook County Court

FROM: Eric Blaine, County Counsel

DATE: October 12, 2022

RE: Advantages / Disadvantages of SRS entity types

At the October 11 work session, the County Court asked for a list of bullet points articulating the advantages and disadvantages of the three types of entities which could be formed to receive Secure Rural Schools funds: either an intergovernmental entity formed under ORS chapter 190, or either a Chapter 371 or 451 district formed under Chapter 198. Neither formation process is necessarily difficult, where (as here) the entity would not have taxing authority.

Many of the differences are of such modest effect that I have not mentioned them. For instance, the formation of a Chapter 190 entity requires notifying the Secretary of State's office, whereas the formation of a district involves notifying the Secretary of State's office, the Department of Revenue, and two elected County officials. The extra work required by forming a district is too small to really be worth mentioning.

There are frequent examples where all three types of entities have the same features. For instance, all three can be formed with either permanent or limited durations, and all three can be empowered to (as would be relevant here) assist in the repairs and maintenance of roads.

One important question to ask with this process is *who does the work*. Who, for instance, at the new entity will contact the State about receiving payments; who will maintain the financial records and other documents for the entity; and who would schedule and manage any necessary public meetings, maintain minutes, and correspond with constituents.

Either districts or intergovernmental entities may employ their own employees in addition to board members. It is also common for such bodies to contract with other larger public entities to complete such activities.

Intergovernmental Entity formed under ORS Chapter 190

Advantages

Disadvantages

Can be formed without most of the statutorily prescribed timeframes required of districts. ¹	Requires the agreement of at least one other public entity.
Allows for flexibility in establishing the structures of the entity (example: deciding to have five board members instead of a statutorily prescribed three).	Would likely require a resolution in support by the City under ORS 190.083, even if they weren't the other forming public entity.
Can allow for other public entities to join into the agreement at a later date.	

County Service District for Roads formed under ORS Chapter 451

Advantages

Disadvantages

Allows for greater public involvement through at least two public hearings before the district is formed.	Requires the payment of a deposit of \$100.00 per precinct in case there must be an election.
Allows for a purely "internal" County process, without the need for bargaining with other public entities.	If an election is required, such an election would not occur for several months.
Districts are familiar to members of the public, which would assist with public engagement and transparency.	Requires the creation of an "economic feasibility study," including first and third-year budgets.
	Requires a resolution of approval from the City under 198.720.
	Requires <i>comparatively</i> lengthy findings regarding 199.462 criteria and 197.225 planning goals.

County Road District formed under ORS Chapter 371

Advantages

Disadvantages

All of the advantages for Chapter 451 districts.	Would be potentially in conflict with existing 371 districts and ORS 198.720 (regarding "overlap").
--------------------------------------------------	-----------------------------------------------------------------------------------------------------

¹ The forming entities would still need to adopt ratifying ordinances, which absent an emergency means two hearings each at least 13 days apart.

Crook County Counsel's Office

300 NE 3rd St., Ste 200 • Prineville, Oregon 97754 • (541) 416-3919 • FAX (541) 313-5964

MEMO

TO: Crook County Court

FROM: Crook County Legal Counsel's Office

DATE: County Counsel

RE: *ODOT Property Inspections*
Our File No.: CT. REAL ESTATE 198

**For Work Session
(October 18, 2022)**

ODOT has sent the attached notices regarding an appraisal visit for three properties – the Courthouse lot, the Hans Pharmacy lot, and the Main St./Third St. corner next to the Museum. As they state, ODOT is interested in temporary easements for future roadwork along Third St./Hwy 26.

The County could decide to skip the appraisal visit or send one or more representatives to attend. Such representatives would engage with the ODOT appraiser but would not necessarily need authority to make commitments.

Given that the areas described are nearby and the proposed easements are rather small (the largest being 431 sq. ft.), I would propose the County attend. The site visit would occur Friday, October 21, 2022.



Oregon

Kate Brown, Governor

Department of Transportation

Technical Leadership Center

Right of Way Section – MS 2

4040 Fairview Industrial Dr SE

Salem, OR 97302-1142

Phone: (503) 986-3600

Fax: (503) 986-3625

www.oregon.gov/odot/hwy/row

Date: October 5, 2022

Crook County
246 N Main St.
Prineville, Oregon 97754

File No.: 9560-044

Grantor: Crook County, Oregon a Municipal Corporation

Section: US26: Meadow Lakes Dr.-Combs Flat Rd. (Prineville)

Highway: 041 – Ochoco Highway

County: Crook

FAP No.: S041(031) e.d. 12/31/24

I have been assigned to appraise the portion of your property that is located along US26: Meadow Lakes Dr. – Combs Flat Rd. Section of the Ochoco Highway in Prineville, Crook County, referenced above and described in the included description and sketch map. Oregon Statutes require a 15-day advance notice prior to the appraisal inspection, however, you may waive this requirement if you choose. I would also like to invite you, or your designated representative, to accompany me on the appraisal inspection, if you so desire.

If you or your representative would like to be present during my appraisal inspection, and waive the 15-day requirement, or if you have any questions, please contact me directly at (503) 871-5576. If you leave a message, please include your telephone number and the best time to contact you.

Unless otherwise arranged, it is my intention to inspect the proposed acquisition area on or after Friday, October 21, 2022.

Sincerely,

Preston Miller

Preston Miller
ODOT Senior Right of Way Agent
OR Certified General No.: C000876

P.S. Please Note that the Project Manager is Mary Henderson, Land Rights, LLC, for any project related questions, and can be reached at: (360) 609-4689, or Email: landrights1@gmail.com.

Enclosures:

- The undersigned waives the requirement of a 15-day notice prior to an inspection of the property;
- A return envelope for mailing back the 15-day notice to 4040 Fairview Industrial Dr. SE, Salem, OR 97302-1142;
- Description of Acquisition including Exhibit A and Sketch Map.

Signature: _____

(Owner)

Approved and agreed this: _____ day of _____ 2022.

*Please call and schedule a date and time if you wish to meet before **Friday, October 21, 2022.**

Temporary Easement For Work Area (3 years or duration of Project, whichever is sooner)

A parcel of land lying in Lot 1, Block 3 of FIRST ADDITION TO PRINEVILLE, Crook County, Oregon and being a portion of that property described in that Warranty Deed to Crook County, Oregon, a Municipal Corporation, recorded September 7, 1971 on MF No. 15389, Crook County Record of Deeds, the said parcel being that portion of said property included in a strip of land variable in width, lying on the Southerly side of the center line of Ochoco Highway No. 41 (US 26), which center line is described as follows:

Beginning at center line Station 768+84.00 P.T., said station being 814.47 feet South and 492.96 feet West of the North one-quarter Section Corner of Section 6, Township 15 South, Range 16 East, W.M.; thence North 89°36'19" East 3138.12 feet to center line Equation Station 800+22.12 Back equals 0+19.00 Ahead; thence North 89°43'39" East 3342.40 feet to center line Station 33+61.40 P.C.; thence on an 84637.48 foot radius curve left (the long chord of which bears North 89°41'37" East 100.00 feet) 100.00 feet to center line Station 34+61.40 P.T.; thence North 89°39'35" East 2938.59 feet to center line Station 63+99.99 P.O.T. and the terminus of this description.

The width in feet of said strip of land is as follows:

Station	to	Station	Width on Southerly Side of Center Line
0+45.00		0+73.00	42.00
0+73.00		0+98.00	41.00

Bearings are based upon the Oregon Coordinate Reference System, Bend-Redmond-Prineville Zone, NAD83 (2011) epoch 2010.00.

EXCEPT therefrom that portion of said parcel lying within the existing building.

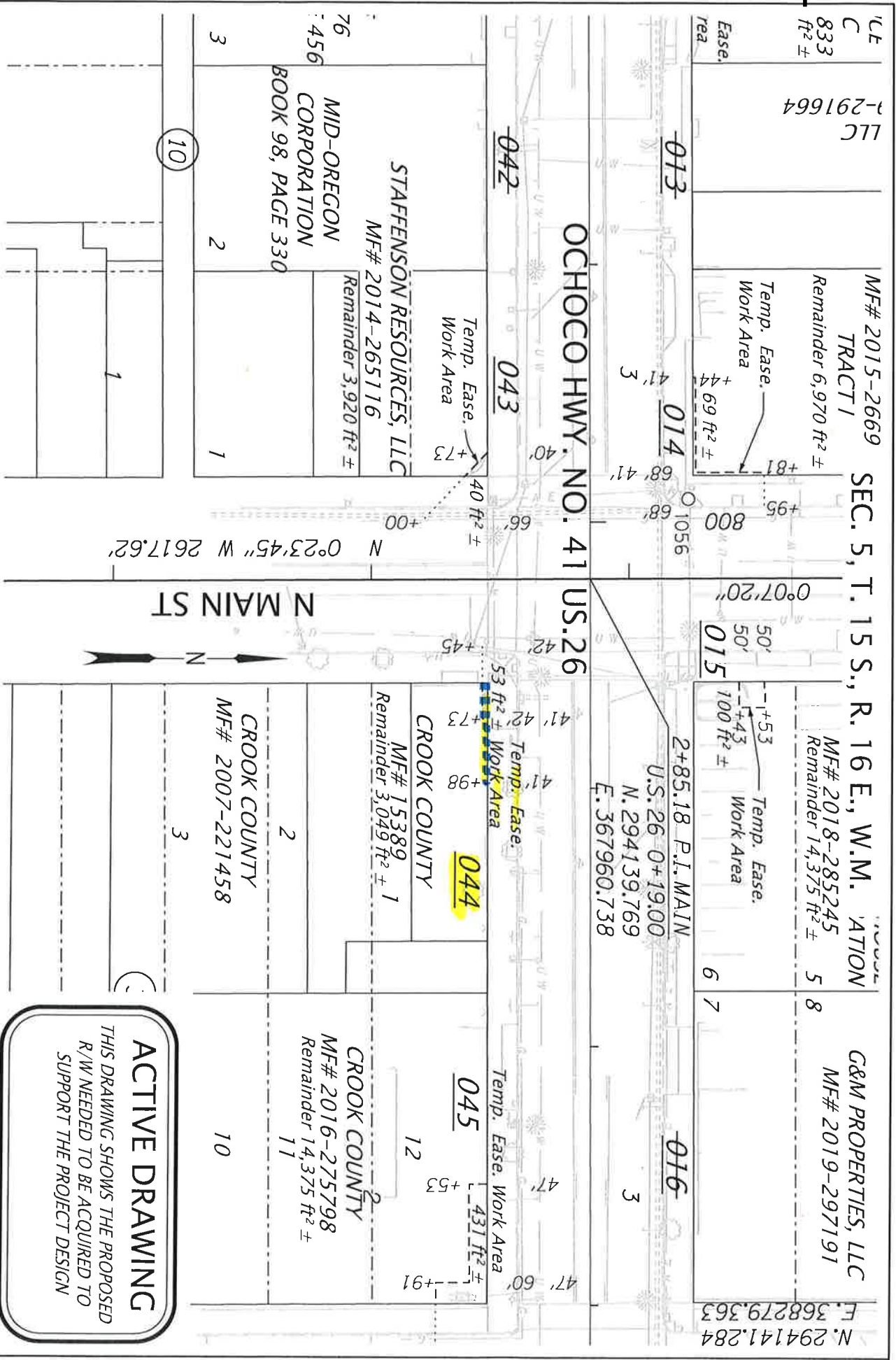
This parcel of land contains 53 square feet, more or less, outside the existing right of way.

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

Digitally Signed 2022.06.15
 15:10:37 -07'00'

OREGON
 JAN. 14, 2003
 JOSEPH W. HURLIMAN
 58960LS

RENEWAL: 7/01/2023



ACTIVE DRAWING

THIS DRAWING SHOWS THE PROPOSED R/W NEEDED TO BE ACQUIRED TO SUPPORT THE PROJECT DESIGN

OREGON DEPARTMENT OF TRANSPORTATION

RIGHT OF WAY ENGINEERING

SKETCH MAP

SECTION	US 26: MEADOW LAKES RD - COMBS FLAT RD	SCALE	1" = 50'
HIGHWAY	UCHOCO HWY NO. 41	DATE	JUNE, 2022
COUNTY	CROOK COUNTY	FILE	9560044
PURPOSE	TEMPORARY EASEMENT FOR WORK AREA	SEE DRAWING	RW9560M



Oregon

Kate Brown, Governor

Department of Transportation

Technical Leadership Center
Right of Way Section – MS 2
4040 Fairview Industrial Dr SE
Salem, OR 97302-1142

Phone: (503) 986-3600

Fax: (503) 986-3625

www.oregon.gov/odot/hwy/row

Date: October 5, 2022

Crook County
300 NE 3rd St.
Prineville, Oregon 97754

File No.: 9560-051
Grantor: Crook County, a Public Corporation Organized
Existing Under the Laws of the State of Oregon
Section: US26: Meadow Lakes Dr.-Combs Flat Rd. (Prineville)
Highway: 041 – Ochoco Highway
County: Crook
FAP No.: S041(031) e.d. 12/31/24

I have been assigned to appraise the portion of your property that is located along US26: Meadow Lakes Dr. – Combs Flat Rd. Section of the Ochoco Highway in Prineville, Crook County, referenced above and described in the included description and sketch map. Oregon Statutes require a 15-day advance notice prior to the appraisal inspection, however, you may waive this requirement if you choose. I would also like to invite you, or your designated representative, to accompany me on the appraisal inspection, if you so desire.

If you or your representative would like to be present during my appraisal inspection, and waive the 15-day requirement, or if you have any questions, please contact me directly at (503) 871-5576. If you leave a message, please include your telephone number and the best time to contact you.

Unless otherwise arranged, it is my intention to inspect the proposed acquisition area on or after Friday, October 21, 2022.

Sincerely,

Preston Miller

Preston Miller
ODOT Senior Right of Way Agent
OR Certified General No.: C000876

P.S. Please Note that the Project Manager is Mary Henderson, Land Rights, LLC, for any project related questions, and can be reached at: (360) 609-4689, or Email: landrights1@gmail.com.

Enclosures:

- The undersigned waives the requirement of a 15-day notice prior to an inspection of the property;
- A return envelope for mailing back the 15-day notice to 4040 Fairview Industrial Dr. SE, Salem, OR 97302-1142;
- Description of Acquisition including Exhibit A and Sketch Map.

Signature: _____
(Owner)

Approved and agreed this: _____ day of _____ 2022.

*Please call and schedule a date and time if you wish to meet before **Friday, October 21, 2022.**

Parcel 1 - Temporary Easement For Work Area (3 years or duration of Project, whichever is sooner)

A parcel of land lying in Block 11 of FIRST ADDITION TO PRINEVILLE, Crook County, Oregon and being a portion of that property described in that Deed to County of Crook, a public corporation organized existing under the laws of the State of Oregon, recorded September 8, 1885 in Book 1 Page 526, Crook County Record of Deeds, the said parcel being that portion of said property included in a strip of land variable in width, lying on the Southerly side of the center line of Ochoco Highway No. 41 (US 26), which center line is described as follows:

Beginning at center line Station 768+84.00 P.T., said station being 814.47 feet South and 492.96 feet West of the North one-quarter Section Corner of Section 6, Township 15 South, Range 16 East, W.M.; thence North 89°36'19" East 3138.12 feet to center line Equation Station 800+22.12 Back equals 0+19.00 Ahead; thence North 89°43'39" East 3342.40 feet to center line Station 33+61.40 P.C.; thence on an 84637.48 foot radius curve left (the long chord of which bears North 89°41'37" East 100.00 feet) 100.00 feet to center line Station 34+61.40 P.T.; thence North 89°39'35" East 2938.59 feet to center line Station 63+99.99 P.O.T. and the terminus of this description.

The width in feet of said strip of land is as follows:

Station	to	Station	Width on Southerly Side of Center Line
6+75.00		7+01.00	65.00
7+01.00		7+15.00	45.00

Bearings are based upon the Oregon Coordinate Reference System, Bend-Redmond-Prineville Zone, NAD83 (2011) epoch 2010.00.

This parcel of land contains 187 square feet, more or less, outside the existing right of way.

Parcel 2 - Temporary Easement For Work Area (3 years or duration of Project, whichever is sooner)

A parcel of land lying in Block 11 of FIRST ADDITION TO PRINEVILLE, Crook County, Oregon and being a portion of that property described in that Deed to County of Crook, a public corporation organized existing under the laws of the State of Oregon, recorded September 8, 1885 in Book 1 Page 526, Crook County Record of Deeds, the said parcel being that portion of said property included in a strip of land variable in width, lying on the Southerly side of the center line of Ochoco Highway No. 41 (US 26, which center line is described in Parcel 1:

The width in feet of said strip of land is as follows:

Station	to	Station	Width on Southerly Side of Center Line
9+03.00		9+15.00	45.00
9+15.00		9+55.00	54.00

This parcel of land contains 342 square feet, more or less, outside the existing right of way.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Digitally Signed 2022.06.15
15:11:06 -07'00'

OREGON
JAN. 14, 2003
JOSEPH W. HURLIMAN
58960LS

RENEWAL: 7/01/2023



Oregon

Kate Brown, Governor

Department of Transportation

Technical Leadership Center
 Right of Way Section – MS 2
 4040 Fairview Industrial Dr SE
 Salem, OR 97302-1142
 Phone: (503) 986-3600
 Fax: (503) 986-3625
www.oregon.gov/odot/hwy/row

Date: October 5, 2022

Crook County
 300 NE 3rd St.
 Prineville, Oregon 97754

File No.: 9560-045
 Grantor: Crook County, a Political Subdivision of the State of Oregon
 Section: US26: Meadow Lakes Dr.-Combs Flat Rd. (Prineville)
 Highway: 041 -- Ochoco Highway
 County: Crook
 FAP No.: S041(031) e.d. 12/31/24

I have been assigned to appraise the portion of your property that is located along US26: Meadow Lakes Dr. – Combs Flat Rd. Section of the Ochoco Highway in Prineville, Crook County, referenced above and described in the included description and sketch map. Oregon Statutes require a 15-day advance notice prior to the appraisal inspection, however, you may waive this requirement if you choose. I would also like to invite you, or your designated representative, to accompany me on the appraisal inspection, if you so desire.

If you or your representative would like to be present during my appraisal inspection, and waive the 15-day requirement, or if you have any questions, please contact me directly at (503) 871-5576. If you leave a message, please include your telephone number and the best time to contact you.

Unless otherwise arranged, it is my intention to inspect the proposed acquisition area on or after Friday, October 21, 2022.

Sincerely,

Preston Miller

Preston Miller
 ODOT Senior Right of Way Agent
 OR Certified General No.: C000876

P.S. Please Note that the Project Manager is Mary Henderson, Land Rights, LLC, for any project related questions, and can be reached at: (360) 609-4689, or Email: landrights1@gmail.com.

Enclosures:

- The undersigned waives the requirement of a 15-day notice prior to an inspection of the property;
- A return envelope for mailing back the 15-day notice to 4040 Fairview Industrial Dr. SE, Salem, OR 97302-1142;
- Description of Acquisition including Exhibit A and Sketch Map.

Signature: _____

(Owner)

Approved and agreed this: _____ day of _____ 2022.

*Please call and schedule a date and time if you wish to meet before **Friday, October 21, 2022.**

Temporary Easement For Work Area (3 years or duration of Project, whichever is sooner)

A parcel of land lying in Lot 12, Block 3 of FIRST ADDITION TO PRINEVILLE, Crook County, Oregon and being a portion of that property described in that Statutory Warranty Deed to Crook County, a political subdivision of the State of Oregon, recorded August 24, 2016 on MF No. 2016-275798, Crook County Record of Deeds, the said parcel being that portion of said property included in a strip of land variable in width, lying on the Southerly side of the center line of Ochoco Highway No. 41 (US 26), which center line is described as follows:

Beginning at center line Station 768+84.00 P.T., said station being 814.47 feet South and 492.96 feet West of the North one-quarter Section Corner of Section 6, Township 15 South, Range 16 East, W.M.; thence North 89°36'19" East 3138.12 feet to center line Equation Station 800+22.12 Back equals 0+19.00 Ahead; thence North 89°43'39" East 3342.40 feet to center line Station 33+61.40 P.C.; thence on an 84637.48 foot radius curve left (the long chord of which bears North 89°41'37" East 100.00 feet) 100.00 feet to center line Station 34+61.40 P.T.; thence North 89°39'35" East 2938.59 feet to center line Station 63+99.99 P.O.T. and the terminus of this description.

The width in feet of said strip of land is as follows:

Station	to	Station	Width on Southerly Side of Center Line
2+53.00		2+91.00	47.00
2+91.00		3+25.00	60.00

Bearings are based upon the Oregon Coordinate Reference System, Bend-Redmond-Prineville Zone, NAD83 (2011) epoch 2010.00.

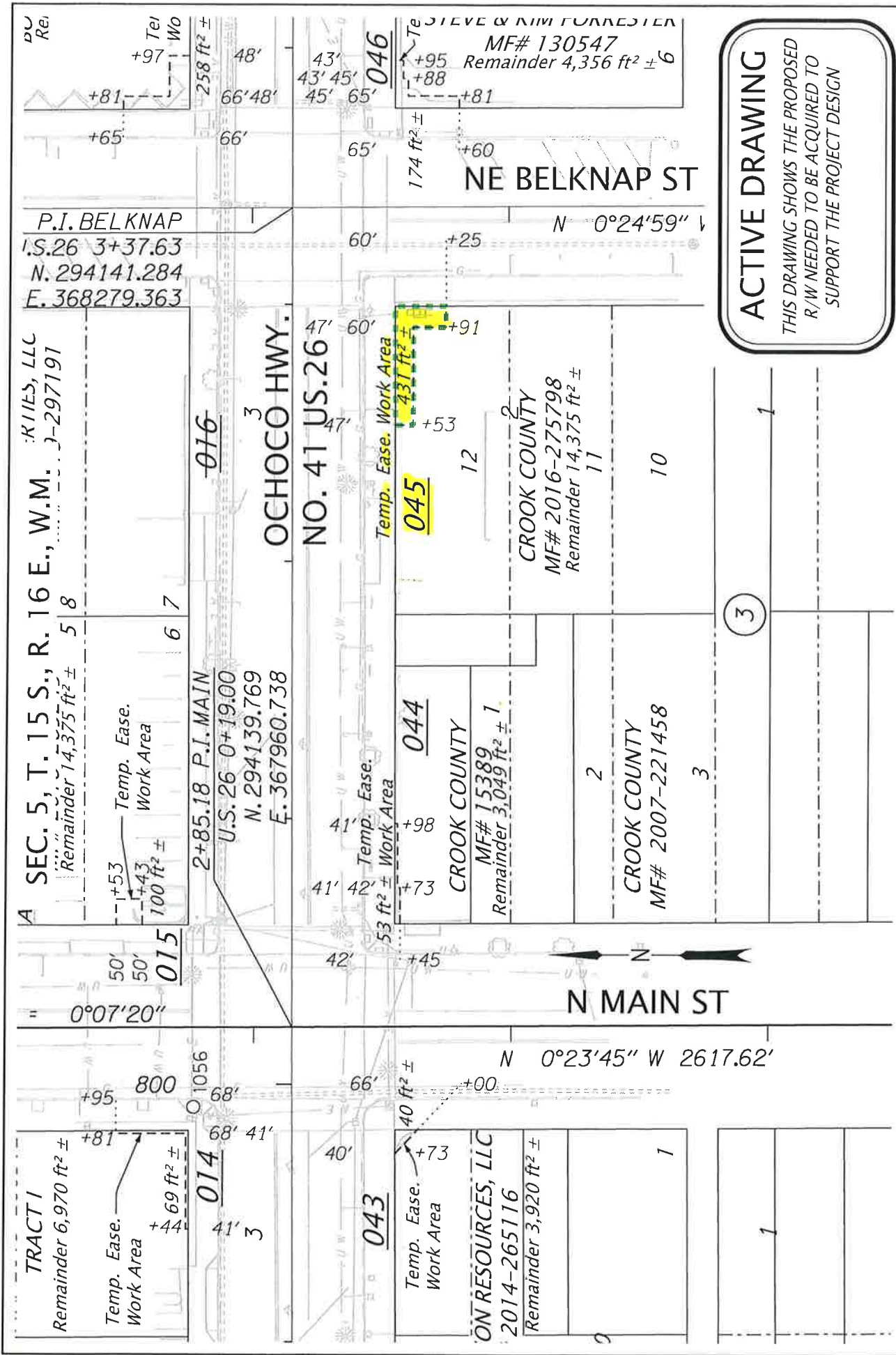
This parcel of land contains 431 square feet, more or less, outside the existing right of way.

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

Digitally Signed 2022.06.15
 15:10:11 -07'00'

OREGON
 JAN. 14, 2003
 JOSEPH W. HURLIMAN
 58960LS

RENEWAL: 7/01/2023



ACTIVE DRAWING
 THIS DRAWING SHOWS THE PROPOSED
 R/W NEEDED TO BE ACQUIRED TO
 SUPPORT THE PROJECT DESIGN

OREGON DEPARTMENT OF TRANSPORTATION	SECTION	US 26: MEADOW LAKES RD - COMBS FLAT RD	SCALE	1" = 50'
RIGHT OF WAY	HIGHWAY	OCHOCHO HWY NO. 41	DATE	JUNE, 2022
ENGINEERING	COUNTY	CROOK COUNTY	FILE	9560045
SKETCH MAP	PURPOSE	TEMPORARY EASEMENT FOR WORK AREA	SEE DRAWING RW9560M	