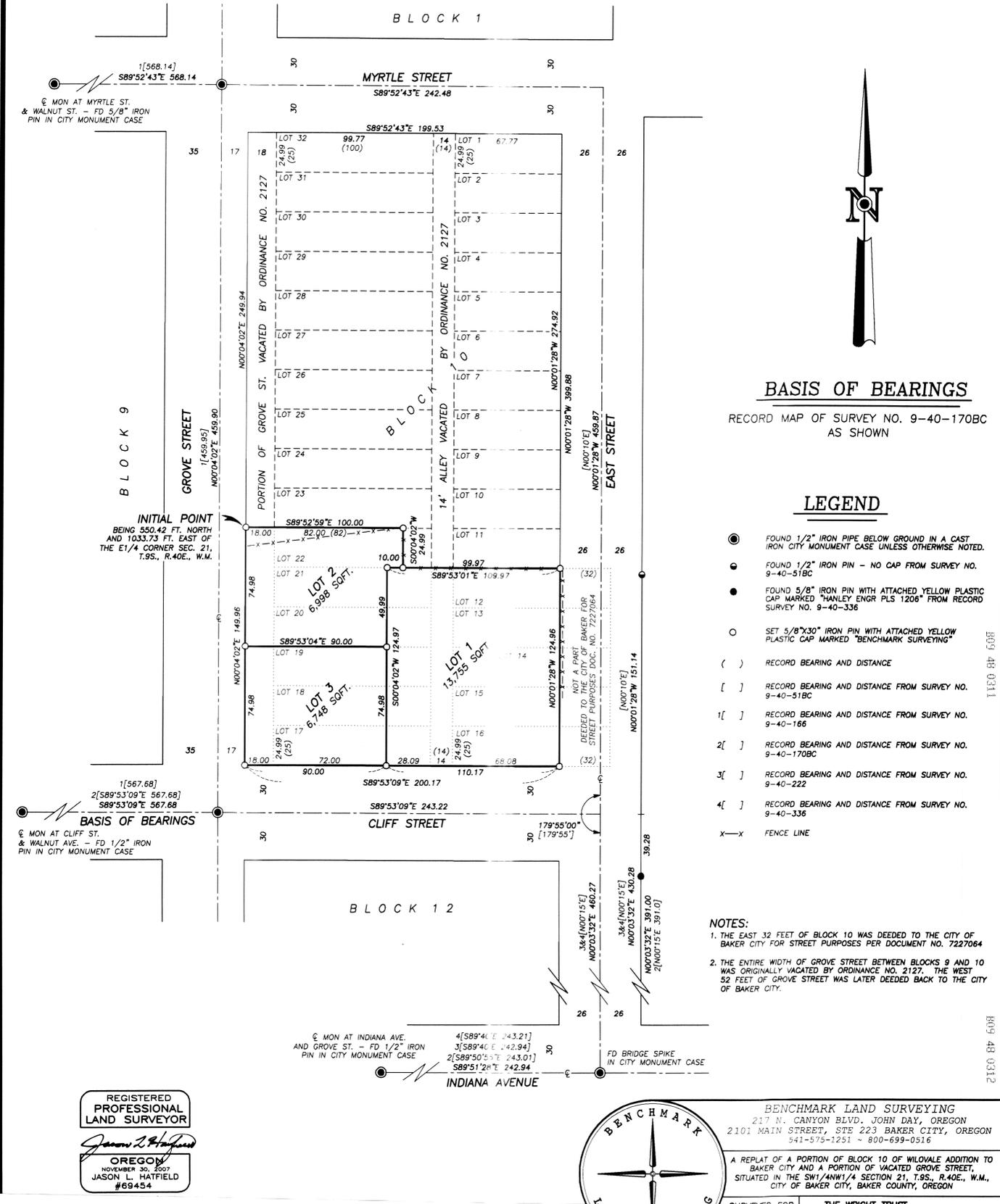


# REPLAT NO. P2009-012

BEING A REPLAT OF A PORTION OF BLOCK 10 OF WILVALE ADDITION TO BAKER CITY AND A PORTION OF VACATED GROVE STREET, SITUATED IN THE SW1/4NW1/4 SECTION 21, T.9S., R.40E., W.M., CITY OF BAKER CITY, BAKER COUNTY, OREGON SURVEY COMPLETED NOVEMBER 6, 2009

B09 48 0310



**BASIS OF BEARINGS**  
RECORD MAP OF SURVEY NO. 9-40-170BC AS SHOWN

### LEGEND

- FOUND 1/2" IRON PIPE BELOW GROUND IN A CAST IRON CITY MONUMENT CASE UNLESS OTHERWISE NOTED.
- FOUND 1/2" IRON PIN - NO CAP FROM SURVEY NO. 9-40-51BC
- FOUND 5/8" IRON PIN WITH ATTACHED YELLOW PLASTIC CAP MARKED "HANLEY ENGR PLS 1208" FROM RECORD SURVEY NO. 9-40-336
- SET 5/8"x30" IRON PIN WITH ATTACHED YELLOW PLASTIC CAP MARKED "BENCHMARK SURVEYING"
- ( ) RECORD BEARING AND DISTANCE
- [ ] RECORD BEARING AND DISTANCE FROM SURVEY NO. 9-40-51BC
- 1[ ] RECORD BEARING AND DISTANCE FROM SURVEY NO. 9-40-166
- 2[ ] RECORD BEARING AND DISTANCE FROM SURVEY NO. 9-40-170BC
- 3[ ] RECORD BEARING AND DISTANCE FROM SURVEY NO. 9-40-222
- 4[ ] RECORD BEARING AND DISTANCE FROM SURVEY NO. 9-40-336
- X-X FENCE LINE

**NOTES:**  
1. THE EAST 32 FEET OF BLOCK 10 WAS DEEDED TO THE CITY OF BAKER CITY FOR STREET PURPOSES PER DOCUMENT NO. 7227064  
2. THE ENTIRE WIDTH OF GROVE STREET BETWEEN BLOCKS 9 AND 10 WAS ORIGINALLY VACATED BY ORDINANCE NO. 2127. THE WEST 52 FEET OF GROVE STREET WAS LATER DEEDED BACK TO THE CITY OF BAKER CITY.

REGISTERED PROFESSIONAL LAND SURVEYOR  
*Jason L. Hatfield*  
OREGON NOVEMBER 30, 2007  
JASON L. HATFIELD #69454



BENCHMARK LAND SURVEYING  
217 N. CANYON BLVD. JOHN DAY, OREGON  
2101 MAIN STREET, STE 223 BAKER CITY, OREGON  
541-575-1251 ~ 800-699-0516  
A REPLAT OF A PORTION OF BLOCK 10 OF WILVALE ADDITION TO BAKER CITY AND A PORTION OF VACATED GROVE STREET, SITUATED IN THE SW1/4NW1/4 SECTION 21, T.9S., R.40E., W.M., CITY OF BAKER CITY, BAKER COUNTY, OREGON  
SURVEYED FOR THE WRIGHT TRUST

# REPLAT NO. P2009-012

BEING A REPLAT OF A PORTION OF BLOCK 10 OF WILVALE ADDITION TO BAKER CITY AND A PORTION OF VACATED GROVE STREET, SITUATED IN THE SW1/4NW1/4 SECTION 21, T.9S., R.40E., W.M., CITY OF BAKER CITY, BAKER COUNTY, OREGON SURVEY COMPLETED NOVEMBER 6, 2009

B09 48 0313

## SURVEYOR'S CERTIFICATE

I, JASON L. HATFIELD, PROFESSIONAL LAND SURVEYOR, REGISTERED IN THE STATE OF OREGON, HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LAND REPRESENTED AS SHOWN ON THIS REPLAT, SAID REPLAT BEING SITUATED IN THE SW1/4NW1/4 SECTION 21, T.9S., R.40E., W.M., CITY OF BAKER CITY, BAKER COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LAND IN BLOCK 10 OF WILVALE ADDITION TO BAKER CITY AS FOLLOWS:  
LOTS 12, 13, 14, 15 AND 16, EXCEPTING THEREFROM THE EAST 32 FEET;  
ALL OF LOTS 17, 18, 19, 20 AND 21 AND THE WEST 82 FEET OF LOT 22.  
TOGETHER WITH ALL THAT PORTION OF THE VACATED ALLEY THROUGH SAID BLOCK LYING ADJACENT TO LOTS 12 THROUGH 16, SAID ALLEY BEING VACATED BY ORDINANCE NO. 2127, RECORDED APRIL 17, 1938, IN BOOK 125, PAGE 252, DEED RECORDS OF BAKER COUNTY, OREGON.  
ALSO TOGETHER WITH 18 FEET OF VACATED GROVE STREET LYING ADJACENT TO LOTS 17 THROUGH 22, VACATED BY ORDINANCE NO. 2127, RECORDED APRIL 17, 1938, IN BOOK 125, PAGE 252, DEED RECORDS OF BAKER COUNTY, OREGON.  
SAID REPLAT CONTAINING 27,501 SQUARE FEET, MORE OR LESS.

I DO HEREBY DESIGNATE THE NW CORNER OF LOT 2 OF THIS REPLAT AS THE INITIAL POINT, SAID POINT BEING 550.42 FEET NORTH AND 1033.73 FEET EAST OF THE MONUMENTED EAST 1/4 CORNER OF SECTION 21, T.9S., R.40E., W.M.

*Jason L. Hatfield*  
JASON L. HATFIELD, PLS #69454  
BENCHMARK LAND SURVEYING

**SUBJECT TO THE FOLLOWING:**  
1. RIGHTS OF THE PUBLIC IN AND TO ANY PORTION OF THE HEREIN DESCRIBED PREMISES LYING WITHIN THE BOUNDARIES OF STREETS, ROADS OR ALLEYS.  
2. EASEMENTS, RIGHTS OF WAY OR RESERVATIONS AS THE SAME MAY EXIST OR APPEAR OF RECORD.

## NARRATIVE

THIS SURVEY WAS PERFORMED AT THE REQUEST OF ROD WRIGHT, ON BEHALF OF THE WRIGHT TRUST. THE PURPOSE OF THIS SURVEY WAS TO MARK WITH PROPER MONUMENTS, LOTS 1, 2 AND 3 OF THIS REPLAT, AS SHOWN HEREON.

A SEARCH WAS MADE OF THE AVAILABLE RECORDS PERTAINING TO THIS SURVEY. WE MADE FIELD MEASUREMENTS TO LOCATE APPURTENANT MONUMENTS SHOWN ON RECORD MAP OF SURVEY NO.'S 9-40-51BC, 9-40-166, 9-40-170BC, 9-40-222 AND 9-40-336.

MY RESEARCH DISCLOSED THAT EAST STREET WAS ORIGINALLY 20 FEET WIDE. THE EAST 32 FEET OF BLOCK 10 WAS DEDICATED TO THE CITY OF BAKER CITY FOR STREET PURPOSES PER DOCUMENT NO. 7227064, INCREASING THE WIDTH OF EAST STREET TO 52 FEET. RECORD MAP OF SURVEY NO.'S 9-40-170BC, 9-40-222 AND 9-40-336 SHOW A FOUND MONUMENT MARKING THE CENTERLINE INTERSECTION OF THE 52 FOOT WIDE EAST STREET AND INDIANA AVENUE. MAP OF SURVEY NO. 9-40-170BC NOTES THAT A RAILROAD SPIKE WAS FOUND, WHILE THE OTHER TWO MAPS NOTE THAT A STEEL PIN WAS FOUND. WE FOUND A BRIDGE SPIKE AT THIS LOCATION 12' UNDER THE PAVED SURFACE. THE BRIDGE SPIKE IS IN HARMONY WITH THE RECORD SURVEY DATA. THE FOUND MONUMENTS ALONG EAST STREET AND THE IMPROVEMENTS IN THE AREA, THEREFOR I ACCEPT IT. I ACCEPT ALL THE OTHER FOUND CONTROLLING MONUMENTS OF RECORD, AS SHOWN HEREON.

DURING THE COURSE OF THIS SURVEY, THE CITY OF BAKER PUBLIC WORKS DEPARTMENT PLACED CITY MONUMENT CASE AROUND THE FOUND BRIDGE SPIKE.

NEW MONUMENTS WERE SET AT POSITIONS APPROVED BY ROD WRIGHT AND ACCORDING TO THE EVIDENCE FOUND, AS SHOWN HEREON.

## REFERENCES

- RECORD MAP OF SURVEY NO.'S 9-40-51BC, 9-40-166, 9-40-170BC, 9-40-222 & 9-40-336
- PLAT OF WILVALE ADDITION TO BAKER CITY
- ELKHORN PRELIMINARY TITLE REPORT FILE NO. 00018688
- BAKER CITY ORDINANCE NO. 2127
- DEED DOCUMENT NO.'S 9615096, 7227064 AND B0940014

REGISTERED PROFESSIONAL LAND SURVEYOR  
*Jason L. Hatfield*  
OREGON NOVEMBER 30, 2007  
JASON L. HATFIELD #69454  
EXPIRES: 6/30/2011

## APPROVALS

APPROVED THIS 12 DAY OF DECEMBER, 2009  
*Steve Van Pelt* PLS 2162  
BAKER CITY SURVEYOR

APPROVED THIS 1 DAY OF DECEMBER, 2009  
*Mike*  
BAKER CITY PLANNING DIRECTOR

ALL AD VALOREM AND SPECIAL ASSESSMENTS DUE PURSUANT TO LAW HAVE BEEN ASSESSED AND COLLECTED.  
*Alan*  
BAKER COUNTY TAX COLLECTOR  
DATE: 12/1/09

I DO HEREBY CERTIFY THAT THIS PLAT WAS RECEIVED ON THE 12 DAY OF DECEMBER, 2009 AT 3:32:00 O'CLOCK P.M., AND RECORDED AS REPLAT NO. P2009-012, BAKER COUNTY RECORDS.  
*Samara J. Green Co. Clerk*  
BAKER COUNTY CLERK  
By *Karen Phillips, Deputy*

## DECLARATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT I, DAVID L. WRIGHT, TRUSTEE OF THE WRIGHT TRUST U/A/D JUNE 5, 1986, DO HEREBY DECLARE THAT SAID TRUST IS THE OWNER OF THE LAND DESCRIBED IN THE SURVEYOR'S CERTIFICATE, AND HAS CAUSED THE SAME TO BE REPLATTED IN ACCORDANCE WITH THE PROVISIONS OF ORS CHAPTER 92, AS SHOWN ON THE ANNEXED PLAT.

*David L. Wright trustee*  
DAVID L. WRIGHT, TRUSTEE

## ACKNOWLEDGMENT

STATE OF OREGON  
COUNTY OF BAKER } SS  
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON Dec. 1, 2009, BY DAVID L. WRIGHT, TRUSTEE OF THE WRIGHT TRUST U/A/D JUNE 5, 1986

*Nancy H. Basche*  
NOTARY PUBLIC FOR OREGON  
MY COMMISSION EXPIRES Feb 2, 2011



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SURVEYED FOR THE WRIGHT TRUST  
SURVEYED BY JLH & MCS 11/6/2009  
Scale: 1"=40' Drawn by: JLH SHEET 2 OF 2

B09 48 0315