

PARTITION PLAT 2025-13

LAND PARTITION OF A PORTION OF BOOK 49, PAGE 50,
LOCATED IN THE NW1/4 OF SECTION 36,
T1N, R26E, W.M., MORROW COUNTY, OREGON

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	1438.51'	101.69'	101.67'	N 32°43'48" E	4°03'01"
C2	206.37'	152.99'	149.51'	S 49°04'36" E	42°28'34"
C3	1362.09'	109.10'	109.07'	S 25°32'39" E	4°35'21"
C4	413.75'	261.39'	257.06'	S 41°20'53" E	36°11'49"

LINE	BEARING	DISTANCE
L1	S 70°18'53" E	61.08'
L2	S 70°18'53" E	25.53'
L3	S 27°50'20" E	107.69'
L4	S 59°26'48" E	175.91'

APPROVALS

I CERTIFY THAT I HAVE EXAMINED AND APPROVED THIS PARTITION PLAT ON THIS

5TH DAY OF SEPTEMBER, 2025.

John R. Catterton
GILLIAM COUNTY SURVEYOR
O.R.S. 92.100(4)

I CERTIFY THAT I HAVE EXAMINED AND APPROVED THIS PARTITION PLAT ON THIS

9TH DAY OF September, 2025.

Jeff Mallatt
MORROW COUNTY PLANNING DIRECTOR

I CERTIFY THAT I HAVE EXAMINED AND APPROVED THIS PARTITION PLAT ON THIS

24 DAY OF October, 2025.

Michael O. ...
MORROW COUNTY ASSESSOR /
MORROW COUNTY TAX COLLECTOR

OWNER'S DECLARATION

WE, FRITZ CUTSFORTH LAND CO., OWNERS OF THE LAND BEING DIVIDED BY THIS PARTITION PLAT, DO HEREBY ACKNOWLEDGE THAT WE HAVE CAUSED THIS PLAT TO BE PREPARED AND THE PROPERTY DIVIDED AS SHOWN HEREON AND IN ACCORDANCE WITH THE PROVISIONS OF ORS CHAPTER 92, AS REVISED, AND THE MORROW COUNTY SUBDIVISION ORDINANCE. WE HEREBY DEDICATE A PERPETUAL, NON-EXCLUSIVE 20-FOOT-WIDE EASEMENT FOR INGRESS-EGRESS AND UTILITY PURPOSES APPURTENANT TO PARCEL 1 OF THIS PLAT. THIS EASEMENT IS CENTERED ON THE EXISTING GRAVEL ROAD AND ABUTS (IS PARALLEL TO) THE NORTHEASTERLY BOUNDARY OF PARCEL 1 OF THIS PLAT, BEING LOCATED BETWEEN THE SOUTHERLY RIGHT-OF-WAY MYERS LANE AND THE NORTHERLY EXTENSION OF THE SOUTHEASTERLY BOUNDARY OF PARCEL 1 OF THIS PLAT, BEING MAPPED WITH HATCHING AS NOTED HEREON.

Todd R. Lindsay Pres.
TODD R. LINDSAY, PRESIDENT
8/20/25
DATE

STATE OF OREGON

COUNTY OF MORROW

ON THE 28 DAY OF AUGUST, 2025, TODD R. LINDSAY APPEARED PERSONALLY BEFORE ME AND IS KNOWN TO ME TO BE THE IDENTICAL INDIVIDUAL WHO EXECUTED THE OWNER'S DECLARATION AND ACKNOWLEDGED THAT THEY DID SO FREELY AND VOLUNTARILY.

Stefani M. Workman
NOTARY PUBLIC FOR THE STATE OF OREGON

PRINTED NAME: STEFANI M. WORKMAN

COMMISSION NUMBER: 1044055

MY COMMISSION EXPIRES: JAN. 21, 2028

I CERTIFY THAT THIS IS A TRUE AND EXACT COPY OF THE ORIGINAL

Matthew Patrick Kenny
MATTHEW PATRICK KENNY
89374PLS

AREA NOTES

- NET AREA IS THE TOTAL (GROSS) AREA AFTER SUBTRACTING ALL PUBLIC RIGHT-OF-WAY ENCUMBERING THE PROPERTY.
- THE NW1/4 WAS COMPUTED APPROXIMATELY USING A SECTION BREAKDOWN OF SECTION 36 ACCORDING TO DISTANCES REPORTED IN THE ORIGINAL GOVERNMENT SURVEY (1). THAT PORTION NORTH OF THE COUNTY ROAD WAS THEN REMOVED, ALONG WITH PARCEL 1, TO DETERMINE THE APPROXIMATE PARCEL 2 ACREAGE AS NOTED HEREON. THE COUNTY ROAD OVER PARCEL 2 WAS COMPUTED BY COMBINATION OF SURVEY MEASUREMENT TO EDGE OF EXISTING ASPHALT AND BY AERIAL PHOTOS TRANSLATED TO MEASURED SURVEY DATA. PARCEL 2 IS UNSURVEYED.

RECORDS OF REFERENCE

- RESURVEY OF BASELINE AND SUBDIVISION OF T1N, R26E, BY HAFT, CONTRACT NO. 99, DATED JULY 8, 1861.
- SURVEY FOLDER 1426, DATED APRIL, 2001.
- PARTITION PLAT 2025-3 (SURVEY FOLDER 2093), RECORDED MARCH 25, 2025.

LEGEND

- RAILROAD SPIKE AT THE APPARENT NORTHEAST CORNER OF SECTION 36. SEE SURVEY FOLDER 1426.
- SET 5/8"x24" STEEL REBAR WITH PINK PLASTIC CAP MARKED "KENNY LS 89374".
- CALCULATED POSITION ONLY. NOTHING FOUND OR SET.
- () # RECORD DATA REFERENCE. SEE TABLE FOR CORRESPONDING RECORD.
- PARTITION BOUNDARY LINES
- - - SECTION OR SECTION SUBDIVISION LINES
- COUNTY ROAD RIGHT-OF-WAY
- - - EASEMENT AS NOTED
- - - EXISTING RAVINE OR DITCH

SURVEYOR'S CERTIFICATE & NARRATIVE

I, MATTHEW PATRICK KENNY, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON, DO HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH LEGAL MONUMENTS THE LAND AS SHOWN HEREON IN ACCORDANCE WITH ORS CHAPTER 92, AS REVISED, AND THE MORROW COUNTY SUBDIVISION ORDINANCE. I FURTHER CERTIFY THAT THE INITIAL POINT HAS BEEN IDENTIFIED AS THE SET 5/8" REBAR AT THE EASTERLY MOST CORNER OF PARCEL 1 OF THIS PLAT, AS SHOWN HEREON. TRACT LEGAL DESCRIPTION: THE NORTHWEST QUARTER OF SECTION 36, TOWNSHIP 1 NORTH, RANGE 26 EAST, WILLAMETTE MERIDIAN, MORROW COUNTY, OREGON; EXCEPTING THEREFROM THAT PORTION LYING NORTHERLY OF THE NORTHERLY RIGHT-OF-WAY MARGIN OF THE COUNTY ROAD.

THIS LAND PARTITION HAS BEEN PREPARED AT THE REQUEST OF FRITZ CUTSFORTH LAND CO. AND RYAN AND MADDIE POLASKI. THE PURPOSE IS TO PROVIDE THE SURVEY AND MAPPING REQUIREMENTS OF APPROVED LAND USE DECISION LUD-N-081-25 AND LAND PARTITION LP-N-531-25, MORROW COUNTY PLANNING DEPARTMENT. PARCEL 1 AS MAPPED HEREON HAS BEEN COMPUTED AT THE DIRECTION OF MY CLIENT AND IS FULLY SURVEYED. THE NORTHWEST BOUNDARY WAS COMPUTED ALONG THE NORTHERLY RIGHT-OF-WAY OF THE COUNTY ROAD PER BOOK 48, PAGE 594. THE EDGE OF PAVEMENT WAS MEASURED AND AVERAGED TO DEVELOP THE ROAD ALIGNMENT. THE NORTHEASTERLY BOUNDARY WAS COMPUTED 10 FEET OFFSET THE CENTER OF THE EXISTING GRAVEL ROAD. PARCEL 2 IS "UNSURVEYED" AS ALLOWED UNDER ORS 92.055 AND THE MORROW COUNTY SUBDIVISION ORDINANCE.

SECTION 36 WAS ORIGINALLY GIVEN TO THE STATE OF OREGON UPON STATEHOOD ON 2-14-1859. THE NORTHWEST QUARTER OF SECTION 36 WAS THEN CONVEYED PER THE FOLLOWING: STATE OF OREGON TO LOUIS ANDERSON, BOOK F, PAGE 378; LOUIS ANDERSON TO AJ ANDERSON, BOOK C, PAGE 182; AJ ANDERSON TO ALEXANDER ANDERSON, BOOK D, PAGE 250, ALEXANDER ANDERSON TO WHITMAN COLLEGE, BOOK H, PAGE 260, AND WHITMAN COLLEGE TO HYND BROTHERS, BOOK M, PAGE 5. THE REMAINDER OF SECTION 36 WAS CONVEYED FROM THE STATE BY OTHER VARIOUS ALIQUOT PART DESCRIPTIONS OVER THE YEARS. BY 1915, THE HYND BROTHERS OWNED ALL OF SECTION 36. ON MARCH 14, 1945 UNDER BOOK 48, PAGE 594 THE HYND BROTHERS SOLD TO CLAUD WHITE THAT PORTION OF THE NORTHWEST QUARTER OF SECTION 36 LYING NORTH OF THE COUNTY ROAD (AMONG OTHER SECTIONS). THE REMAINDER OF THE NORTHWEST QUARTER OF SECTION 36 LEFT AFTER THIS CONVEYANCE IS THE LAWFULLY ESTABLISHED UNIT OF LAND BEING UTILIZED FOR THIS LAND PARTITION. THIS REPRESENTS THE LAST LAND UNIT CHANGE BEFORE BEING COMBINED WITH OTHER UNITS BY LATER CONVEYANCES (SEE BOOK 49, PAGE 50, DOCUMENT NO. 1973-5365, AND DOCUMENT NO. 1976-9809). DOCUMENT NO. 1976-9809 IS THE VESTING DEED.

THIS SURVEY WAS PERFORMED USING TWO TOPCON HIPER HR GNSS UNITS OPERATED USING RTK METHODS. THE BASIS OF BEARING IS NAD 83(2011) OREGON NORTH STATE PLANE AS DETERMINED BY GNSS MEASUREMENT. DISTANCES ARE GROUND, INTERNATIONAL FEET.

Matthew Patrick Kenny
MATTHEW PATRICK KENNY, PLS
CERTIFICATE NO. 89374
8-25-2025
DATE

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JAN 12, 2016
MATTHEW PATRICK KENNY
89374PLS

RENEWS: 6-30-27

APPROXIMATE
CENTER 1/4
S36

MORROW COUNTY CLERK

MORROW COUNTY, OREGON 2025-57317
PLAT-PART 10/24/2025 01:29:15 PM
Cnt=1 Str=23 DR \$5.00 \$11.00 \$30.00 \$90.00 \$80.00 \$476.00



00057121202500573170010015
I, Bobbi Childers, County Clerk for Morrow County, Oregon, certify that the instrument identified herein was recorded in the Clerk records.
Bobbi Childers - County Clerk

Matthew Patrick Kenny
KENNY LAND SURVEYING

P.O. BOX 447, HEPNER, OR 97836
541-379-0242
www.kennylandsurveying.com

LOCATED IN THE NW1/4 OF SECTION 36
TOWNSHIP 1 NORTH, RANGE 26 EAST, W.M., MORROW COUNTY, OR.

CLIENT: RYAN AND MADDIE POLASKI

PROJECT: 2547 DATE: AUGUST 25, 2025 SHEET 1 OF 1

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