

CITY OF IRRIGON APPROVALS

THE DEDICATION OF ALL PUBLIC EASEMENTS, UTILITIES AND STREETS DEPICTED HEREON IS HEREBY ACCEPTED.

APPROVED THIS 5 DAY OF August, 2026

BY: [Signature]
CITY MANAGER - AS DIRECTED BY IRRIGON CITY COUNCIL
CITY OF IRRIGON PLANNING OFFICIAL

MORROW COUNTY APPROVALS:

I HEREBY CERTIFY THAT I HAVE EXAMINED THE ACCOMPANYING PLAT, THAT COMPLIES WITH THE LAWS OF THE STATE OF OREGON WITH REFERENCE TO THE FILING AND RECORDING OF SUCH PLATS AND I THEREFORE APPROVE SAID PLAT.

APPROVED THIS 5 DAY OF August, 2026

BY: [Signature]
MORROW COUNTY COMMISSIONERS

BY: [Signature]
MORROW COUNTY COMMISSIONERS

BY: [Signature]
MORROW COUNTY COMMISSIONERS

I HEREBY CERTIFY THAT I HAVE EXAMINED THE ACCOMPANYING PLAT, THAT COMPLIES WITH THE LAWS OF THE STATE OF OREGON WITH REFERENCE TO THE FILING AND RECORDING OF SUCH PLATS AND I THEREFORE APPROVE SAID PLAT.

APPROVED THIS 7 DAY OF August, 2026

BY: [Signature]
MORROW COUNTY SURVEYOR

MORROW COUNTY ASSESSOR AND TAX COLLECTOR:

ALL TAXES, FEES, ASSESSMENTS AND OTHER CHARGES AS PROVIDED BY O.R.S. 92.095 HAVE BEEN PAID THROUGH July 30, 2027

APPROVED THIS 7 DAY OF August, 2026

BY: [Signature]
MORROW COUNTY ASSESSOR & TAX COLLECTOR

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JANUARY 9, 2001
KEVIN L. BETHJE
55437

Expires 12-31-2027

7.29.26

SURVEY REFERENCE

- 1) PRIMM PARTITION PLAT 2006-10, FOLDER 1485
- 2) "SWIFT SUBDIVISION" FILE NO. 117531

SURVEYOR'S CERTIFICATE

I KEVIN L. BETHJE, BEING FIRST DULY SWORN, DEPOSE AND SAY THAT I AM A PROFESSIONAL LAND SURVEYOR OF THE STATE OF OREGON, AND THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH LEGAL MONUMENTS THE LAND REPRESENTED ON THIS PLAT, THE EXTERIOR BOUNDARIES OF WHICH ARE DESCRIBED HEREON.

KEVIN L. BETHJE PROFESSIONAL LAND SURVEYOR CERTIFICATE NUMBER 55437

DATED

PREPARED BY: MGS PASCO, INC.
809 S AUBURN ST, KENNEWICK, WA, 99336 509-491-1071

MGS PASCO, INC. MAKES NO WARRANTIES AS TO MATTERS OF UNWRITTEN TITLE SUCH AS ADVERSE POSSESSION, ACQUIESCENCE, ESTOPPLE, ETC.

THIS SURVEY WAS PERFORMED BY TRIMBLE GNSS R12 OR R10 RTK AND TRIMBLE S6 TOTAL STATION. ACCURACY OF MEASUREMENTS MET THE MINIMUM STANDARDS FOR SURVEYS AS DESIGNATED IN WAC 332-130. ALL CORNERS NOTED AS FOUND WERE VISITED IN MARCH 2026

HOLLY HEIGHTS

A SUBDIVISION OF PARCEL 3 OF PARTITION PLAT NO. 2006-10,
LOCATED IN A PORTION OF THE NW 1/4 OF THE SE 1/4 OF SECTION
24, T 5 N, R 26 E
WILLAMETTE MERIDIAN
CITY OF IRRIGON
MORROW COUNTY, OREGON

JULY 29, 2026

JOB NO. 25-251

SHEET 1 OF 2

CERTIFICATE OF OWNERSHIP AND DEDICATION:

WE, OLIN HOMES (OR) LLC, OWNER OF THE TRACT OF LAND DESCRIBED ON THE ACCOMPANYING SUBDIVISION, DO HEREBY ACKNOWLEDGE THAT WE HAVE CAUSED THIS SUBDIVISION TO BE PREPARED AND HEREBY DEDICATE THE STREETS AND EASEMENTS AS SHOWN FOR PUBLIC USE. WE ESTABLISH AND ACKNOWLEDGE THIS PLAT AS THE OFFICIAL MAP AND SUBDIVISION OF "HOLLY HEIGHTS"

DATE 7/29/2026
DEAN OUN OWNER

ACKNOWLEDGEMENT:

STATE OF WA

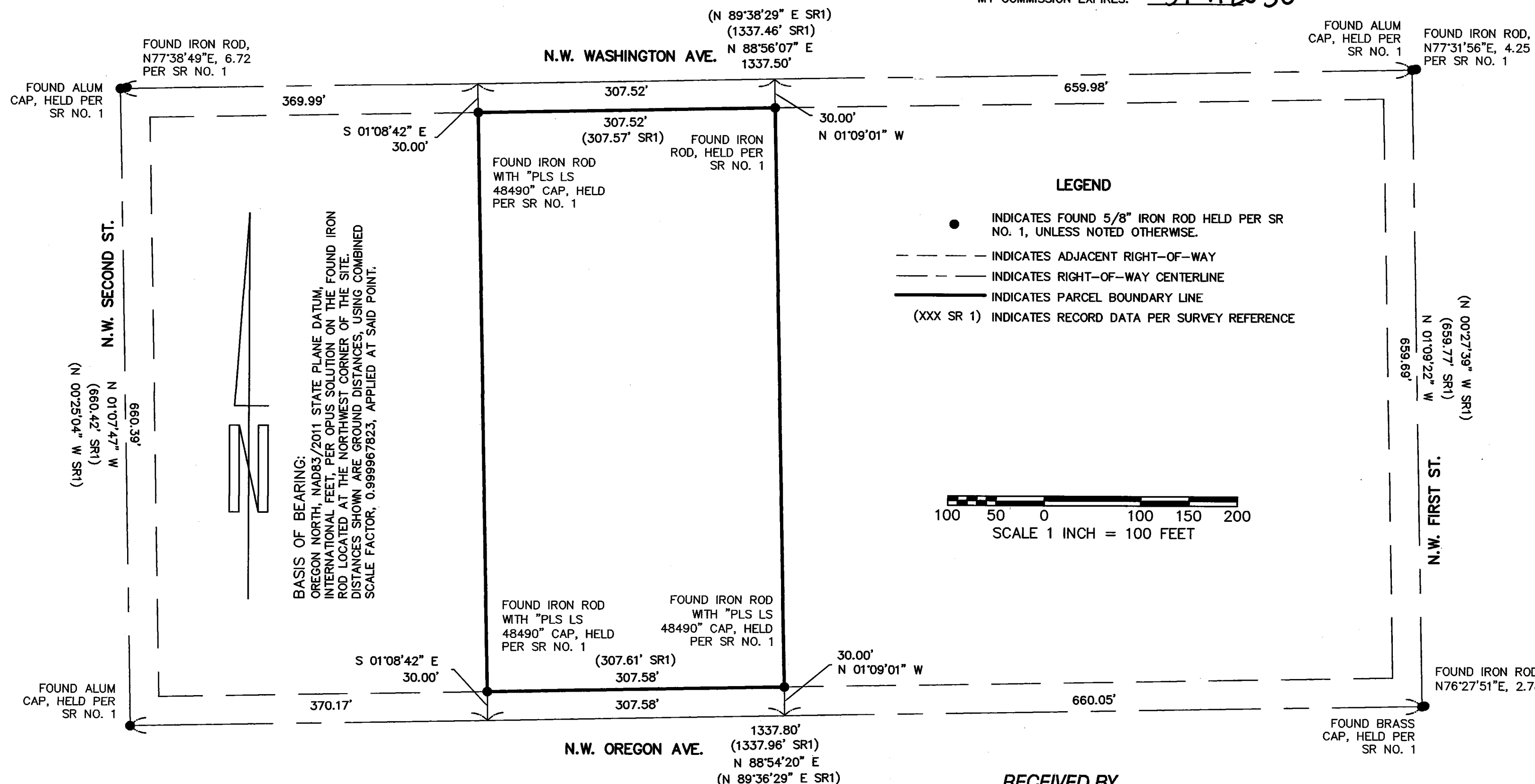
COUNTY OF Franklin

THIS IS TO CERTIFY THAT ON THIS 29 DAY OF July, 2026 PERSONALLY APPEARED BEFORE ME, AND BEING DULY SWORN, ACKNOWLEDGED TO ME THAT HE SIGNED THIS INSTRUMENT AS HIS VOLUNTARY ACT AND DEED IN WITNESS THEREOF, I HAVE SET MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

[Signature]
SIGNATURE NOTARY PUBLIC - OREGON WA DATE 7/29/26
Jenessa Ruiz
PRINTED NAME

COMMISSION NO: 200760

MY COMMISSION EXPIRES: 5/7/2030



LEGAL DESCRIPTION:

PARCEL 3 OF PARTITION PLAT 2006-10 AS RECORDED UNDER FILE NO. 2006-18075. RECORDS OF UMATILLA COUNTY, OREGON.

SURVEYOR NARRATIVE:

TO PERFORM THIS SURVEY WE VISITED, SETUP A BASE STATION AT THE NORTHWEST CORNER OF THE SITE AND STARTED AN OPUS SESSION. THAT DATA WAS SENT TO THE TRIMBLE OPUS PROCESSING SITE. WE THEN FOUND THE IRON RODS AT ALL FOUR CORNERS OF PARCEL 3, PARTITION PLAT 2006-10. WE ALSO FOUND THE ROADWAY MONUMENTS LOCATED AT THE INTERSECTION OF NW 2ND ST, NW WASHINGTON AVE, NW 1ST ST AND NW OREGON AVE. ALL THOSE MONUMENTS WERE HELD AND ARE SHOWN HEREON. WE SEARCHED FOR MONUMENTS SHOWN IN THE "SWIFT SUBDIVISION" EAST OF OUR PARCEL, WE DID NOT FIND ANY MONUMENTS THAT MATCHED THAT PLAT, WE DID FIND THE IRON RODS SHOWN ON THE PARTITION PLAT AT OUR NE AND SE CORNERS AS SHOWN ON SAID PLAT AS BEING NOT AT THE COMPUTED LOCATION. WE ANALYZED THOSE AND AGREE WITH THE SURVEYOR PRIMM ON THE SHOWN LOCATION. SAID PARCEL 3 WAS THEN SUBDIVIDED AS SHOWN HEREON AND 8\"/>

THIS IS A TRUE AND EXACT COPY OF THE ORIGINAL DOCUMENT

[Signature] 7.29.26
KEVIN L. BETHJE DATE

RECEIVED BY

Morrow County Surveyor

Date: 8-12-2026

Rec'd By: MPK

No.: 2026-2139

Folder No.: 2139

COUNTY CLERK

MORROW COUNTY, OREGON 2026-58935
PLAT-SUB 08/07/2026 11:11:12 AM
Cnt=1 Sln=23 DR \$10.00 \$200.00 \$100.00 \$300.00 \$856.00



00059198202500589350010016

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

Bobbi Childers - County Clerk

2139

2139

HOLLY HEIGHTS

A SUBDIVISION OF PARCEL 3 OF PARTITION
PLAT NO. 2006-10, LOCATED IN A PORTION OF
THE NW 1/4 OF THE SE 1/4 OF SECTION 24,
T 5 N, R 26 E
WILLAMETTE MERIDIAN
CITY OF IRRIGON
MORROW COUNTY, OREGON

JULY 29, 2026
JOB NO. 25-251

SHEET 2 OF 2

THIS IS A TRUE AND EXACT COPY OF THE ORIGINAL
DOCUMENT
KEVIN L. BETHJE DATE 7.29.26

- LEGEND**
- ⊙ INDICATES SET 5/8" X 30" IRON ROD WITH "BETHJE LS 55437" YELLOW PLASTIC CAP
 - INDICATES FOUND 5/8" IRON ROD HELD PER SR NO. 1, UNLESS NOTED OTHERWISE.
 - [XXX] INDICATES ADDRESS
 - INDICATES CALCULATED POSITION, NOTHING FOUND OR SET.
 - INDICATES ADJACENT RIGHT-OF-WAY
 - INDICATES RIGHT-OF-WAY CENTERLINE
 - INDICATES EASEMENT LINE
 - INDICATES PARCEL BOUNDARY LINE
 - (XXX SR 1) INDICATES RECORD DATA PER SURVEY REFERENCE

SURVEY REFERENCE

- PRIMM PARTITION PLAT 2006-10, FOLDER 1485
- "SWIFT SUBDIVISION" FILE NO. 117531

PREPARED BY: MGS PASCO, INC.
809 S AUBURN ST, KENNEWICK, WA, 99336 509-491-1071

MGS PASCO, INC. MAKES NO WARRANTIES AS TO MATTERS OF UNWRITTEN TITLE SUCH AS ADVERSE POSSESSION, ACQUIESCENCE, ESTOPPLE, ETC.

THIS SURVEY WAS PERFORMED BY TRIMBLE GNSS R12 OR R10 RTK AND TRIMBLE S6 TOTAL STATION. ACCURACY OF MEASUREMENTS MET THE MINIMUM STANDARDS FOR SURVEYS AS DESIGNATED IN WAC 332-130. ALL CORNERS NOTED AS FOUND WERE VISITED IN MARCH 2026

SURVEYOR'S CERTIFICATE

I KEVIN L. BETHJE, BEING FIRST DULY SWORN, DEPOSE AND SAY THAT I AM A PROFESSIONAL LAND SURVEYOR OF THE STATE OF OREGON, AND THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH LEGAL MONUMENTS THE LAND REPRESENTED ON THIS PLAT, THE EXTERIOR BOUNDARIES OF WHICH ARE DESCRIBED HEREON.

KEVIN L. BETHJE PROFESSIONAL LAND SURVEYOR CERTIFICATE NUMBER 55437.

DATED 7.29.26

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JANUARY 9, 2001
KEVIN L. BETHJE
55437

Expires 12-31-2027

7.29.26

COUNTY CLERK

MORROW COUNTY, OREGON 2026-58935
PLAT-SUB 08/07/2026 11:11:12 AM
Cn=1 Srm=23 DR \$856.00
\$10.00 \$200.00 \$100.00 \$300.00



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

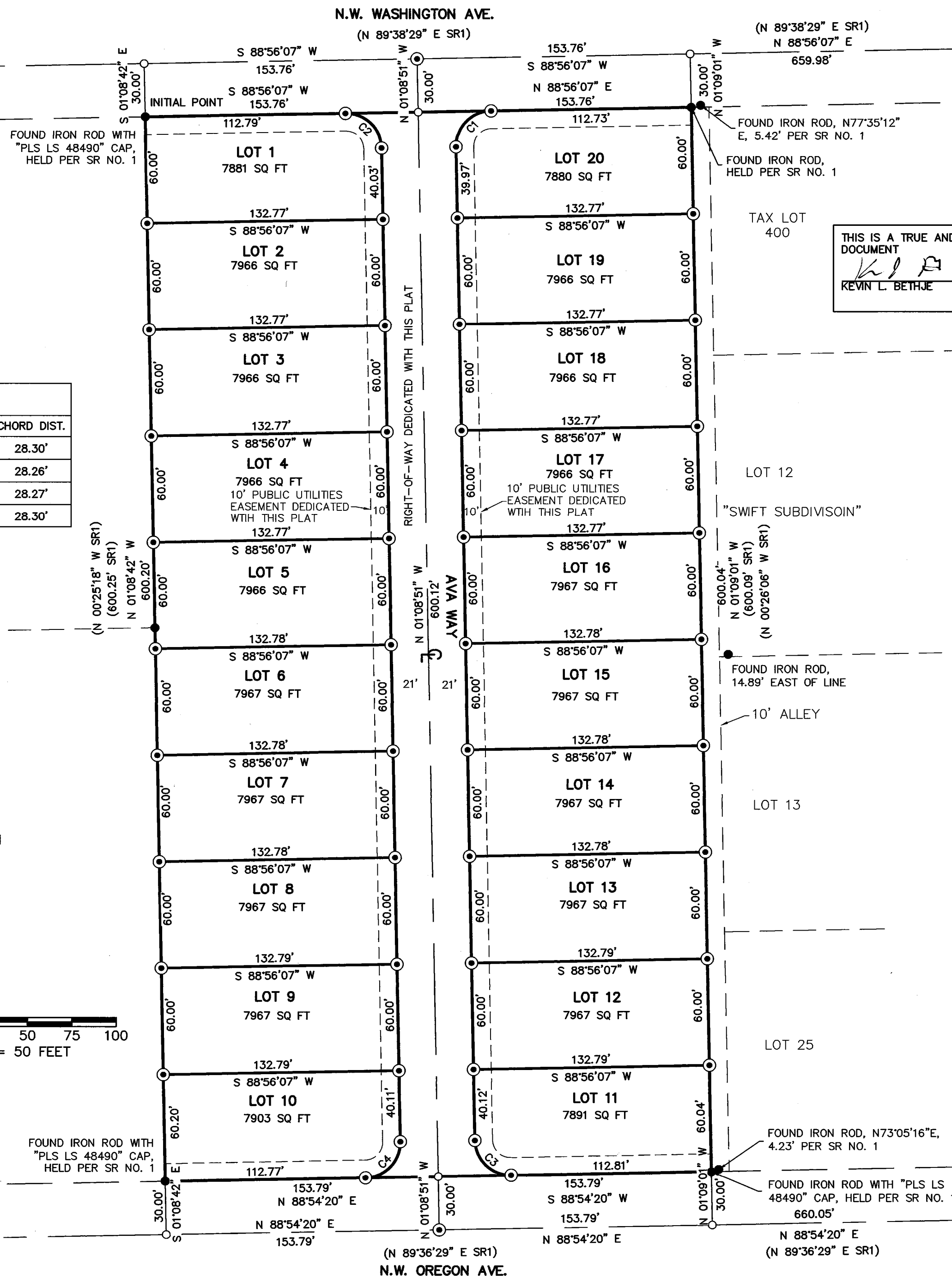
CURVE TABLE					
CURVE	RADIUS	DELTA	ARC DIST.	CHORD BEARING	CHORD DIST.
C1	20.00'	90°04'59"	31.44'	S 43°53'38" W	28.30'
C2	20.00'	89°55'01"	31.39'	N 46°06'22" W	28.26'
C3	20.00'	89°56'48"	31.40'	S 46°07'16" E	28.27'
C4	20.00'	90°03'12"	31.43'	N 43°52'44" E	28.30'

TAX LOT 300
PARCEL 1
PP 2006-10

TAX LOT 301
PARCEL 2
PP 2006-10

50 25 0 50 75 100
SCALE 1 INCH = 50 FEET

BASIS OF BEARING:
OREGON NORTH, NAD83/2011 STATE PLANE DATUM,
INTERNATIONAL FEET, PER OPUS SOLUTION ON THE FOUND IRON
ROD LOCATED AT THE NORTHWEST CORNER OF THE SITE.
DISTANCES SHOWN ARE GROUND DISTANCES, USING COMBINED
SCALE FACTOR, 0.999967823, APPLIED AT SAID POINT.



2139

2139