

BASIS OF BEARING

THE BASIS OF BEARING IS A STRAIGHT LINE BETWEEN THE NORTHEAST CORNER OF SECTION 25 AND THE SOUTHEAST CORNER OF SECTION 25, BEING NORTH 00°26'54" WEST AND IS SHOWN HEREON USING GNSS DERIVED COORDINATE VALUES (SEE HORIZONTAL DATUM NOTE HEREON).

HORIZONTAL DATUM:

OREGON STATE PLANE COORDINATE SYSTEM NORTH ZONE, NAD83 (2011), INTERNATIONAL FEET, BASED ON STATIC GNSS OBSERVATIONS PROCESSED THROUGH THE ONLINE POSITIONING USER SERVICE (OPUS). ALL DISTANCES SHOWN HEREON ARE AT GROUND, SCALED BY A COMBINED FACTOR OF 1.0001195775

PARTITION PLAT NO. 2026-9

A REPLAT OF PARTITION PLAT NO. 2026-02
LOCATED IN SECTION 25 AND 36, TOWNSHIP 2 NORTH,
RANGE 25 EAST, WILLAMETTE MERIDIAN,
MORROW COUNTY, OREGON

SURVEYOR'S CERTIFICATE

I, DANIEL J. RITTER, REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON, DO HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS, THE LAND SHOWN ON THIS REPLAT, TO THE NORMAL STANDARD OF CARE OF PROFESSIONAL LAND SURVEYORS PRACTICING IN OREGON.

SAID LAND BEING ALL OF SECTION 25, TOWNSHIP 2 NORTH, RANGE 25 EAST OF THE WILLAMETTE MERIDIAN, ALSO ALL OF SECTION 36, TOWNSHIP 2 NORTH, RANGE 25 EAST OF THE WILLAMETTE MERIDIAN, COUNTY OF MORROW, STATE OF OREGON, EXCEPTING ALL OF THE LANDS CONVEYED TO MORROW COUNTY BY INSTRUMENT RECORDED DECEMBER 3, 1970, AS MICROFILM NO. M-2895, MICROFILM RECORDS OF MORROW COUNTY.

THE INITIAL POINT OF THIS PLAT BEING THE SOUTHEAST CORNER OF SAID SECTION 25, MARKED BY A 5/8" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "COFFMAN ENGINEERS 88914" PER PARTITION PLAT 2021-20.

DECLARATION:

WE Kelly J. Hale & Deanna Adams, THE AUTHORIZED REPRESENTATIVES OF THE OWNERS IN FEE SIMPLE OF THE LANDS SHOWN ON THIS PLAT, HAVE CAUSED SAID LAND TO BE SURVEYED AND REPLATTED INTO PARCELS 1 AND 2 AS SHOWN ON THIS PLAT

AND DO HEREBY SUBMIT FOR APPROVAL AND RECORD THIS PARTITION PLAT.

KILKENNY LAND COMPANY, LLC.

Deanna Adams, Director
Real Estate Trans-
PACIFICORP

ACKNOWLEDGEMENT:

STATE OF OREGON }
COUNTY OF Clackamas } SS
ON THIS 3rd DAY OF August, 2026,

BEFORE ME PERSONALLY APPEARED Kelly J. Hale AND
ACKNOWLEDGED SAID INSTRUMENT TO A VOLUNTARY ACT AND DEED OF
KILKENNY LAND COMPANY, LLC.

Kathleen Ann Covey
NOTARY PUBLIC

PRINTED NAME: Kathleen Ann Covey
NOTARY PUBLIC - OREGON

COMMISSION NO.: 1054753

MY COMMISSION EXPIRES: 1/1/29

SHEET INDEX:

- SHEET 1 - VICINITY MAP, SURVEYOR'S CERTIFICATE, ACKNOWLEDGEMENT, APPROVALS
SHEET 2 - PLAN VIEW, LEGEND
SHEET 3 - SECTION RESOLUTION DETAIL, NARRATIVE, SURVEY REFERENCES
SHEET 4 - RIGHT-OF-WAY DETAIL

ACKNOWLEDGEMENT:

STATE OF Oregon }
COUNTY OF Multnomah } SS
ON THIS 12th DAY OF August, 2026,

BEFORE ME PERSONALLY APPEARED Deanna Adams AND
ACKNOWLEDGED SAID INSTRUMENT TO A VOLUNTARY ACT AND DEED OF
PACIFICORP.

J. T. G.
NOTARY PUBLIC

PRINTED NAME: IMOGEN TAYLOR
NOTARY PUBLIC - OREGON

COMMISSION NO.: 1070143

MY COMMISSION EXPIRES: 7/30/2030

I, DANIEL J. RITTER, DO HEREBY CERTIFY THIS TO BE
A TRUE AND EXACT COPY OF THE ORIGINAL MAP.

Daniel J. Ritter
DANIEL J. RITTER, 104493PLS

APPROVALS:

I CERTIFY THAT I HAVE EXAMINED AND APPROVED
THIS PARTITION PLAT IN ACCORDANCE WITH ORS
CHAPTER 92 AND THE MORROW COUNTY
SUBDIVISION ORDINANCE ON THIS

2nd DAY OF September, 2026
Tyler Mallatt
MORROW COUNTY PLANNING DIRECTOR

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

2 DAY OF SEPTEMBER, 2026
[Signature]
MORROW COUNTY SURVEYOR

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

10 DAY OF Sept, 2026
[Signature]
MORROW COUNTY ASSESSOR &
MORROW COUNTY TAX COLLECTOR

MORROW COUNTY CLERK
RECORDING INFORMATION

MORROW COUNTY, OREGON 2026-59121
PLAT-PART 09/11/2026 09:37:26 AM
Cntr=1 Str=23 DR \$20.00 \$11.00 \$30.00 \$80.00 \$491.00



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



RECEIVED BY
Morrow County Surveyor
Date 9-18-2026
By MPK
No. 2026-2144C
Folio # 2144

SHEET 1 OF 4

S&F Land Services

Your Proven Geospatial Partner

901 NW CARLON AVE, SUITE 3
BEND, OR 97703
(541) 797-0954

WWW.SFLANDS.COM

EMAIL: INFO@SFLANDS.COM

DATE	JOB NO.	FIELD	DRAWN	CHECKED
JULY 30, 2026	2022-062-62	TLO	DJR	ANH

SURVEY FOR:

KILKENNY LAND COMPANY
PACIFICORP

SEC. 25 & 36
TOWNSHIP 2 NORTH
RANGE 25 EAST, W.M.
MORROW COUNTY
OREGON

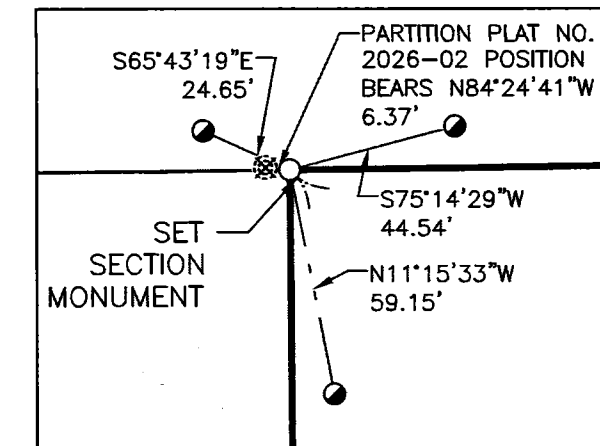
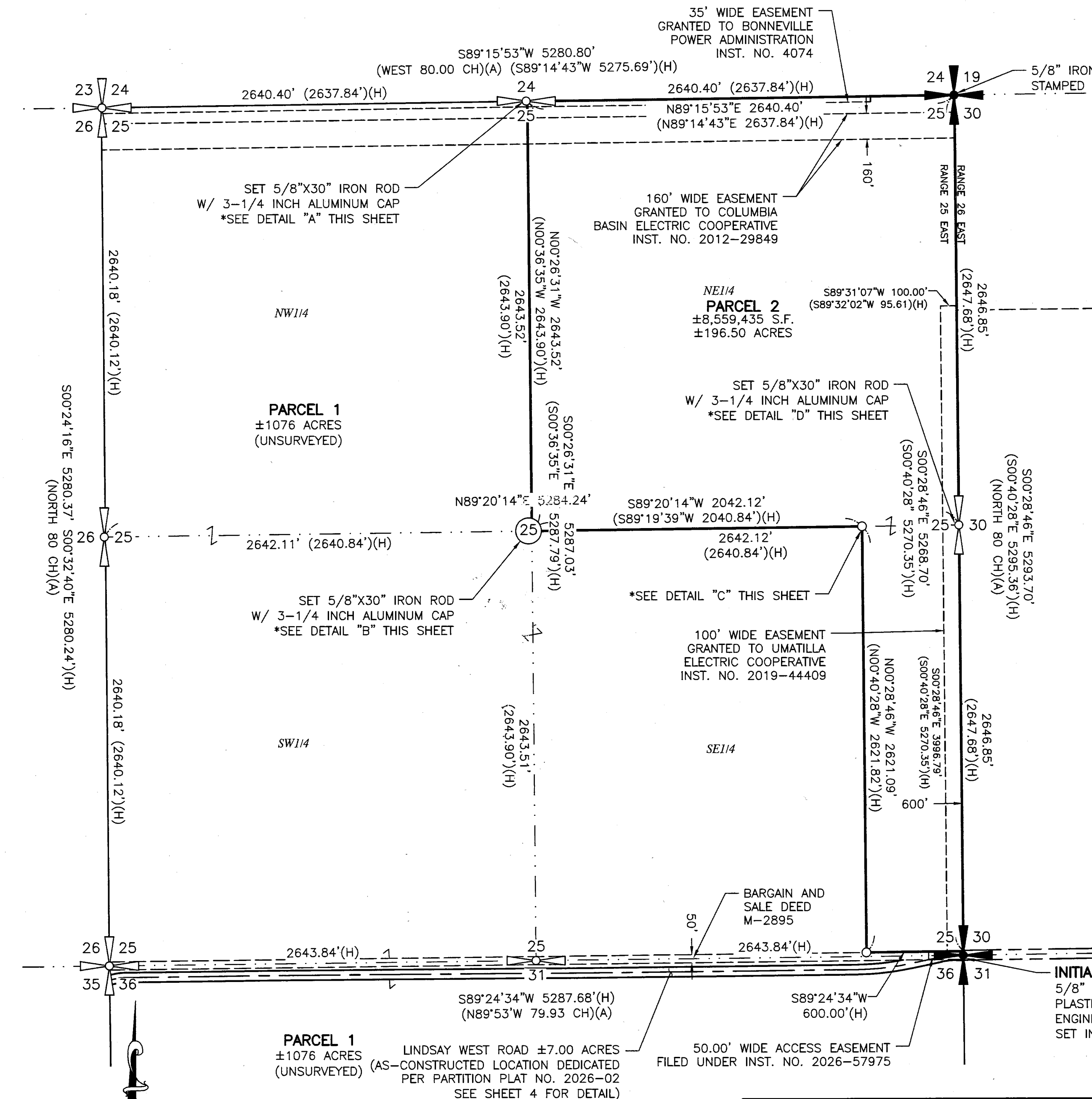
REGISTERED
PROFESSIONAL
LAND SURVEYOR

Daniel J. Ritter
OREGON
JULY 8, 2025
DANIEL J. RITTER
104493PLS
EXPIRES 12/31/26

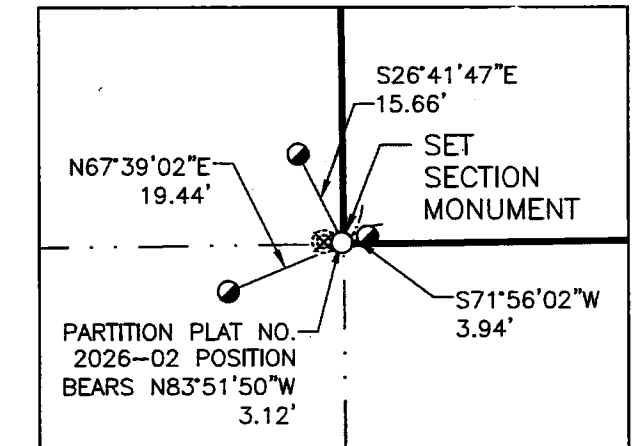
2144

PARTITION PLAT NO. 2026-9

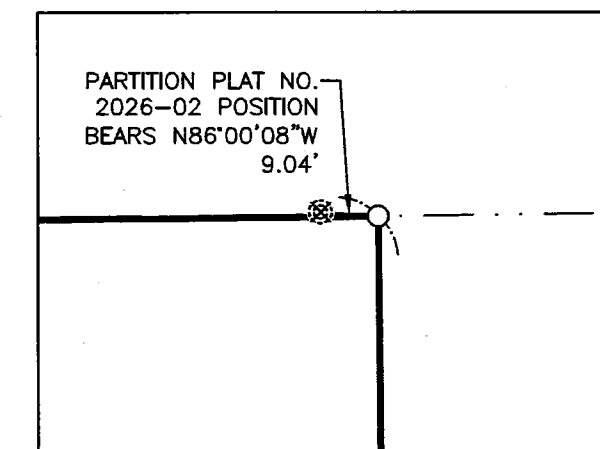
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MORROW COUNTY, OREGON



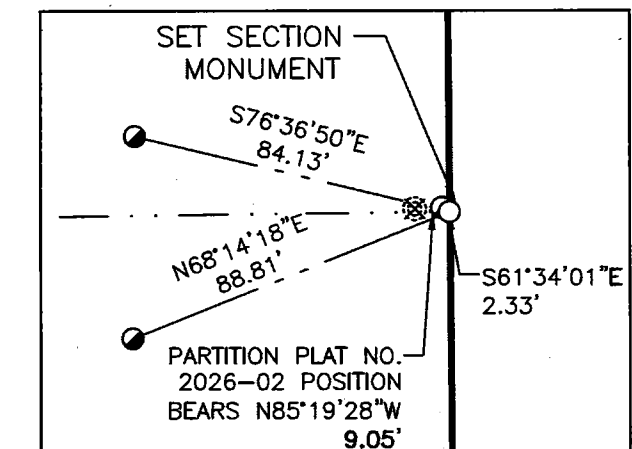
DETAIL "A" 1" = 50'



DETAIL "B" 1" = 30'



DETAIL "C" 1" = 30'



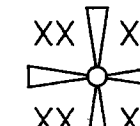
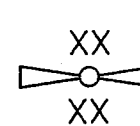
DETAIL "D" 1" = 50'

PARCEL AREA:

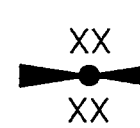
LINDSAY WEST ROAD DEDICATION: ±7.00 ACRES
PARCEL 1 (UNSURVEYED): ±1076 ACRES
PARCEL 2: ±196.50 ACRES

LEGEND:

- SET 5/8"X30" IRON ROD W/ YELLOW PLASTIC CAP STAMPED "S&F LAND SERVICES"
- SET 5/8" IRON ROD W/ RED PLASTIC CAP STAMPED "SF LANDS CONTROL" AS REFERENCE
- FOUND 5/8" IRON ROD W/ YELLOW PLASTIC CAP PER PARTITION PLAT NO. 2026-02
- ⊗ REMOVED 5/8" IRON ROD W/ YELLOW PLASTIC CAP PER PARTITION PLAT NO. 2026-02
- PARCEL LINE
- - - EXISTING EASEMENT
- - - CENTERLINE ROAD
- - - RIGHT OF WAY LINE
- - - LOT/PARCEL LINE
- - - SECTION LINE

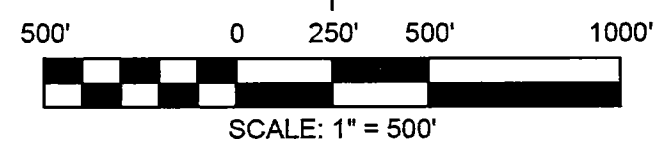


CALCULATED SECTION CORNER/QUARTER CORNER



RECOVERED SECTION CORNER/QUARTER CORNER

SHEET 2 OF 4



BLANKET EASEMENTS/ENCUMBRANCES AFFECTING PROPOSED PARCEL 2:

BOOK Q, PAGE 289
INST. NO. 2007-18364
INST. NO. 2013-32535
INST. NO. 2019-44336
INST. NO. 2020-47743
INST. NO. 2020-47745

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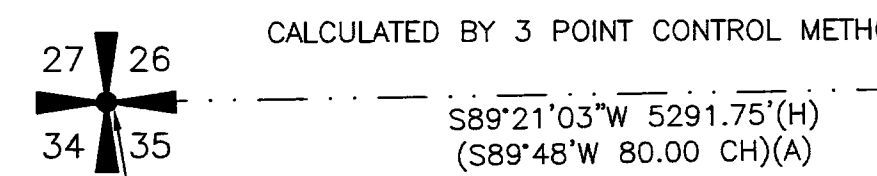
OREGON
JULY 8, 2025
DANIEL J. RITTER
104493PLS
EXPIRES 12/31/26

2144

h1h12

21
28

N89°23'16"E 13205.80'
(N89°23'17"E 13192.89')(H)



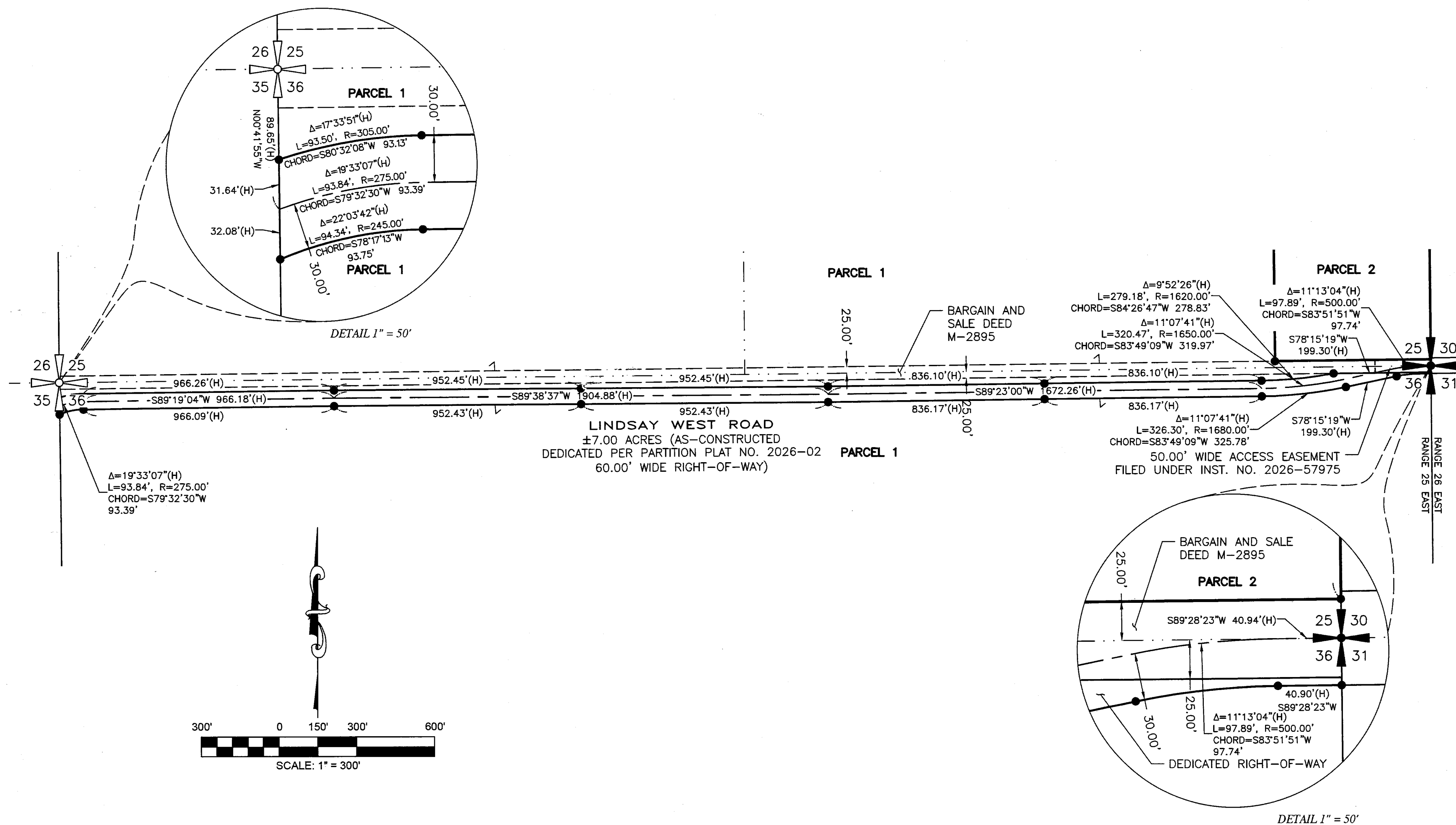
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2nd September
Z. J. Munk

21412



SHEET 4 OF 4

S&F Land Services

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