

FILED
OCT 1 1973
ROSEMARY PATTERSON, CO. CLERK

CROOKED RIVER RANCH NO. 4

SECTIONS 1 & 2, TWP. 14 S., RGE. 12 E., W.M.

DESCHUTES COUNTY, OREGON

SHEET 1 OF 5
PLAT NO. 154

SURVEYOR'S CERTIFICATE

I, ARNOLD R. KEGEL, A REGISTERED PROFESSIONAL ENGINEER, BEING FIRST DULY SWORN, DISPOSE AND SAY THAT I HAVE CORRECTLY SUBDIVIDED, SURVEYED, AND MARKED WITH LEGAL MONUMENTS THE LANDS REPRESENTED ON THIS PLAT OF CROOKED RIVER RANCH NO. 4, A SUBDIVISION TO DESCHUTES COUNTY, OREGON, LOCATED IN PORTIONS OF SECTIONS 1 AND 2, TOWNSHIP 14 SOUTH, RANGE 12 EAST, W.M.

THE BASIS OF BEARING FOR THIS SURVEY IS THE SOUTH OREGON LAMBERT COORDINATE SYSTEM UTILIZING U.S.C. AND G.S. TRIANGULATION STATIONS "BIG FALLS" AND "JUNI" FOR REFERENCE.

THE INITIAL POINT OF THIS SURVEY IS THAT POINT ON THE JEFFERSON - DESCHUTES COUNTY LINE (ALSO TOWNSHIP LINE) ESTABLISHED DURING THE UNITED STATES SURVEY OF JULY 1871 BY THE GENERAL LAND OFFICE AS THE ONE-QUARTER SECTION CORNER COMMON TO SECTION 35, TOWNSHIP 13 SOUTH, RANGE 12 EAST AND SECTION 2, TOWNSHIP 14 SOUTH, RANGE 12 EAST, W.M. AT THIS LOCATION, I FOUND A STONE CORNER 12x10x6 INS. AS DESCRIBED BY THE SURVEYOR GENERAL. I REMOVED THIS STONE AND PLACED A REINFORCED CONCRETE MONUMENT 24 INS. HIGH WITH A 6x6 INS. BASE TAPERING TO A 4x4 INS. TOP 18 INS. INTO THE GROUND, (HEREINAFTER REFERRED TO AS "STANDARD CONCRETE MONUMENT") AFFIXED WITH A BRASS CAP INSCRIBED WITH PROPER LOCATION DATA AND MARKED "INITIAL POINT CROOKED RIVER RANCH NO. 4, ARK 5792 RFA 7-73". I THEN TRAVELED SOUTH 89°10'56" EAST ALONG SAID COUNTY LINE 30.00 FEET TO THE SOUTHWEST CORNER OF THE SURVEY OF CROOKED RIVER RANCH PHASE I, AS SHOWN ON THE MAP THEREOF RECORDED IN VOLUME 12 OF MISCELLANEOUS RECORDS ON PAGES 18 THROUGH 165, INCLUSIVE, ON FILE IN THE OFFICE OF THE COUNTY CLERK OF JEFFERSON COUNTY, OREGON; I CONTINUED SOUTH 89°10'56" EAST ALONG SAID COUNTY LINE 2634.22 FEET TO AN EXISTING STONE CORNER 14x10x8 INS. WITH TWO BEARING TREES, AS DESCRIBED BY THE SURVEYOR GENERAL, MARKING THE SECTION CORNER COMMON TO SECTIONS 35 AND 36, TOWNSHIP 13 SOUTH, RANGE 12 EAST AND SECTIONS 1 AND 2, TOWNSHIP 14 SOUTH, RANGE 12 EAST OF W.M. I REMOVED THIS STONE AND SET A STANDARD CONCRETE MONUMENT AFFIXED WITH A BRASS CAP AND MARKED FOR LOCATION; I THEN TRAVELED SOUTH 89°46'31" EAST ALONG SAID COUNTY LINE 2786.76 FEET TO THE ONE-QUARTER SECTION CORNER COMMON TO SECTION 36, TOWNSHIP 13 SOUTH, RANGE 12 EAST AND SECTION 1, TOWNSHIP 14 SOUTH, RANGE 12 EAST OF W.M. WHERE I SET A STANDARD CONCRETE MONUMENT BY SINGLE PROPORTIONATE MEASUREMENT, AFFIXED WITH A BRASS CAP AND MARKED FOR LOCATION, HAVING FOUND NO EVIDENCE OF THE ORIGINAL CORNER MONUMENT OR ITS ACCESSORIES; I CONTINUED SOUTH 89°46'31" EAST ALONG SAID COUNTY LINE 2786.76 FEET WHERE I INTERSECTED THE THIRD GUIDE MERIDIAN AND FOUND AN EXISTING STONE CORNER 16x12x9 INS. WITH ONE BEARING TREE, AS DESCRIBED BY THE SURVEYOR GENERAL, MARKING THE EAST SECTION CORNER COMMON TO SAID SECTIONS 1 AND 36. I REMOVED THIS STONE AND SET A STANDARD CONCRETE MONUMENT AFFIXED WITH A BRASS CAP AND MARKED FOR LOCATION; I THEN TRAVELED SOUTH 0°16'53" WEST ALONG SAID THIRD MERIDIAN 858.72 FEET TO A STONE CORNER 15x11x6 INS. AS DESCRIBED BY THE SURVEYOR GENERAL, MARKING THE WEST SECTION CORNER COMMON TO SECTION 31, TOWNSHIP 13 SOUTH, RANGE 13 EAST AND SECTION 6, TOWNSHIP 14 SOUTH, RANGE 13 EAST OF W.M. I REMOVED THIS STONE AND SET A STANDARD CONCRETE MONUMENT AFFIXED WITH A BRASS CAP AND MARKED FOR LOCATION; I THEN TRAVELED SOUTH 0°38'29" EAST ALONG SAID THIRD MERIDIAN 483.78 FEET TO THE SOUTHEAST CORNER OF GOVERNMENT LOT 1 IN SAID SECTION 1; I THEN TRAVELED NORTH 89°40'48" WEST ALONG THE SOUTH LINE OF SAID GOVERNMENT LOT AND ALONG THE SOUTH LINE OF GOVERNMENT LOT 2 A TOTAL DISTANCE OF 2787.90 FEET TO THE SOUTHEAST CORNER OF GOVERNMENT LOT 3 IN SAID SECTION 1; I THEN TRAVELED NORTH 89°40'48" WEST ALONG THE SOUTH LINE OF SAID GOVERNMENT LOT 3 A DISTANCE OF 1398.02 FEET TO THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 1; I THEN TRAVELED SOUTH 0°11'40" WEST ALONG THE EAST LINE OF SAID SUBDIVISION 1326.53 FEET TO THE SOUTH LINE OF SAID SUBDIVISION; I THEN TRAVELED NORTH 89°27'54" WEST ALONG SAID SOUTH LINE 1402.64 FEET TO THE ONE-QUARTER CORNER COMMON TO SAID SECTIONS 1 AND 2, TOWNSHIP 14 SOUTH, RANGE 12 EAST OF W.M. WHERE I SET A STANDARD CONCRETE MONUMENT BY SINGLE PROPORTIONATE MEASUREMENT, AFFIXED WITH A BRASS CAP AND MARKED FOR LOCATION, HAVING FOUND NO EVIDENCE OF THE ORIGINAL CORNER MONUMENT OR ITS ACCESSORIES; I THEN TRAVELED NORTH 88°54'46" WEST ALONG THE SOUTH LINE OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 2 A DISTANCE OF 1329.85 FEET TO THE WEST LINE OF SAID SUBDIVISION; I THEN TRAVELED NORTH 0°20'37" EAST ALONG SAID WEST LINE 1325.27 FEET TO THE SOUTHEAST CORNER OF GOVERNMENT LOT 2 IN SAID SECTION 2; I THEN TRAVELED NORTH 88°44'21" WEST ALONG THE SOUTH LINE OF SAID GOVERNMENT LOT 1331.07 FEET TO THE WEST LINE OF SAID LOT; I THEN TRAVELED NORTH 0°17'36" EAST ALONG SAID WEST LINE 1312.67 FEET TO THE INITIAL POINT OF THIS SURVEY.

THE LAND AREA CONTAINED WITHIN THIS PLAT IS 335.10 ACRES.

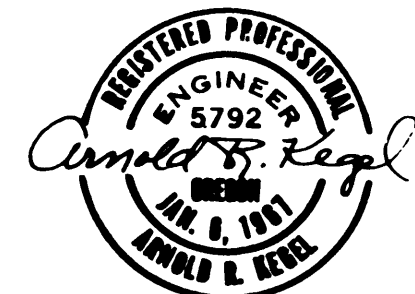
SUPPLEMENTARY RETRACEMENT DATA

THE SURVEY OF CROOKED RIVER RANCH NO. 4 NECESSITATED FURTHER RECOVERY AND RETRACEMENT OF THE GENERAL LAND OFFICE SURVEY OF SECTIONS 1 AND 2, TOWNSHIP 14 SOUTH, RANGE 12 EAST, W.M., AS FOLLOWS:

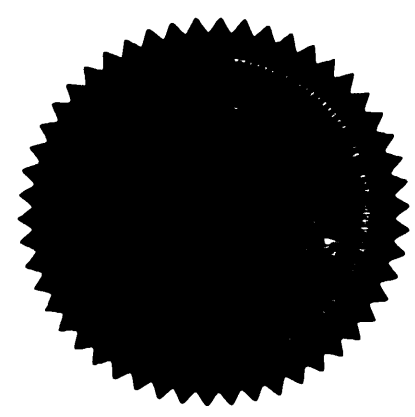
CONTINUING THE SURVEY AT THE PREVIOUSLY LOCATED SOUTHEAST CORNER OF GOVERNMENT LOT 1 IN SECTION 1, I THEN CONTINUED SOUTH 0°38'29" EAST ALONG THE THIRD GUIDE MERIDIAN 1342.50 FEET TO THE EAST ONE-QUARTER CORNER FOR SECTION 1, MARKED BY AN EXISTING WOODEN POST HEVED ON THE NORTH FACE AT THE CORNER OF TWO FENCES WHICH BEAR SOUTH AND EAST. I FOUND IMMEDIATELY WEST OF POST A LOOSE STONE 20x10x8 INS. LYING ON GROUND SURFACE AS A WITNESS, ASSUMED TO BE ORIGINAL CORNER MONUMENT AS DESCRIBED BY THE SURVEYOR GENERAL. THIS POSITION OF THE POST IS RECOGNIZED AS THE CORNER BY ADJACENT LAND OWNERS. WITH THE PERMISSION OF THE LAND OWNER I REMOVED THE CORNER POST AND SET A CONCRETE MONUMENT AFFIXED WITH A BRASS CAP AND MARKED FOR LOCATION. I THEN REPLANTED THE FENCE POST IMMEDIATELY SOUTH OF THE NEW MONUMENT. I THEN TRAVELED SOUTH 0°40'56" EAST 2624.06 FEET TO AN EXISTING ROCK MOUND WITH ONE BEARING TREE AS DESCRIBED BY THE SURVEYOR GENERAL MARKING THE SOUTHEAST CORNER OF SECTION 1. AT THE CORNER I SET A STANDARD CONCRETE MONUMENT AFFIXED WITH BRASS CAP AND MARKED FOR LOCATION. I THEN TRAVELED SOUTH 89°46'21" WEST ALONG THE SOUTH LINE OF SAID SECTION A DISTANCE OF 2833.92 FEET TO A ROCK MOUND, WHICH AFTER PROPER SEARCH, I BELIEVE TO BE THE ORIGINAL CORNER LOCATION AS DESCRIBED BY THE SURVEYOR GENERAL, MARKING THE SOUTH ONE-QUARTER CORNER OF SECTION 1. IN THE CENTER OF THE ROCK MOUND I SET A STANDARD CONCRETE MONUMENT AFFIXED WITH BRASS CAP AND MARKED FOR LOCATION. I THEN TRAVELED NORTH 89°05'10" WEST 2823.86 FEET TO THE CORNER COMMON TO SECTIONS 1, 2, 11 & 12, TOWNSHIP 14 SOUTH, RANGE 12 EAST, W.M. WHERE I SET A STANDARD CONCRETE MONUMENT BY DOUBLE PROPORTIONATE MEASUREMENT, AFFIXED WITH A BRASS CAP MARKED FOR LOCATION. SAID CORNER BEARS NORTH 0°25'00" EAST 2642.53 FEET FROM THE ONE-QUARTER CORNER COMMON TO SECTIONS 11 AND 12 WHERE I FOUND A SCRIBED STAKE IN A ROCK MOUND. I THEN TRAVELED NORTH 0°25'39" EAST ON THE SECTION LINE COMMON TO SECTIONS 1 AND 2 A DISTANCE OF 2642.52 FEET TO THE ONE-QUARTER CORNER COMMON TO SECTIONS 1 AND 2 WHERE I SET A STANDARD CONCRETE MONUMENT BY SINGLE PROPORTIONATE MEASUREMENT ON THE SOUTH LINE OF THE PLAT OF CROOKED RIVER RANCH NO. 4 AFFIXED WITH A BRASS CAP AND MARKED FOR LOCATION, HAVING FOUND NO EVIDENCE OF THE ORIGINAL CORNER MONUMENT OR ACCESSORIES. (THIS CORNER WAS PREVIOUSLY DESCRIBED IN THE ABOVE BOUNDARY SURVEY OF CROOKED RIVER RANCH NO. 4). THENCE RETURNING TO THE CORNER COMMON TO SECTIONS 1, 2, 11 AND 12, TOWNSHIP 14 SOUTH, RANGE 12 EAST, I THEN TRAVELED NORTH 89°40'40" WEST ALONG THE SOUTH LINE OF SECTION 2 A DISTANCE OF 2654.80 FEET TO THE REMAINS OF AN OLD SCRIBED STAKE IN THE CENTER OF A ROCK MOUND MARKING THE ONE-QUARTER SECTION CORNER COMMON TO SECTIONS 2 AND 11 WHERE I SET A STANDARD CONCRETE MONUMENT AFFIXED WITH A BRASS CAP AND MARKED FOR LOCATION. THENCE I CONTINUED NORTH 87°19'27" WEST 2641.99 FEET TO AN EXISTING ROCK MOUND WITH ONE BEARING TREE AS DESCRIBED BY THE SURVEYOR GENERAL AND A ONE-INCH IRON PIPE (WHICH I REMOVED) MARKING THE SECTION CORNER COMMON TO SECTIONS 2, 3, 10 AND 11. FROM THE BEARING TREE I REESTABLISHED THE CORNER WHICH FALLS IN THE ROCK MOUND. I THEN SET AT THIS POINT A STANDARD CONCRETE MONUMENT AFFIXED WITH A BRASS CAP AND MARKED FOR LOCATION. I THEN TRAVELED NORTH 0°22'58" EAST ALONG THE SECTION LINE BETWEEN SECTIONS 2 AND 3 A DISTANCE OF 2604.72 FEET TO REMAINS OF AN OLD STAKE IN A ROCK MOUND MARKING THE ONE-QUARTER SECTION CORNER COMMON TO SECTION 2 AND 3 WHERE I SET A STANDARD CONCRETE MONUMENT AFFIXED WITH A BRASS CAP AND MARKED FOR LOCATION; THUS COMPLETING THE RECOVERY AND RETRACEMENT WORK NECESSARY TO CORRECTLY SUBDIVIDE SECTIONS 1 AND 2, TOWNSHIP 14 SOUTH, RANGE 12 EAST, W.M. TO SET THE EXTERNAL BOUNDARY OF THE PLAT OF CROOKED RIVER RANCH NO. 4.

ALL ROAD INTERSECTIONS, POINTS OF CURVATURE AND INTERSECTION OF SECTION LINES WITH ROAD CENTERLINES ARE MARKED WITH 5/8x18 INS. IRON ROD MONUMENTS BURIED 6 INS. INTO THE GROUND. ALL LOT CORNERS ARE MARKED WITH 1/2x18 INS. IRON ROD EXTENDING 3 INS. ABOVE THE GROUND WITH 48 IN. HIGH WOODEN WITNESS STAKES. ALL ANGLE POINTS ON THE EXTERNAL BOUNDARY LINE ARE MARKED WITH 5/8x18 INS. IRON ROD EXTENDING 3 INS. ABOVE THE GROUND.

Arnold R. Kegel
ARNOLD R. KEGEL, ENGINEER CERTIFICATE NO. 5792



Warren E. Aje
NOTARY PUBLIC IN AND FOR THE STATE OF
WASHINGTON RESIDING AT SEATTLE
MY COMMISSION EXPIRES NOV. 22, 1973



RECORDING CERTIFICATE

FILED FOR RECORD AT THE REQUEST OF THE COUNTY COURT THIS 17 DAY OF October 1973, AT 52 MINUTES PAST 3 P.M., AND RECORDED IN VOLUME 13 OF BOOKS, PAGE 24, RECORDS OF THE CLERK OF DESCHUTES COUNTY, OREGON.

Rosemary Patterson
CLERK OF DESCHUTES COUNTY

I CERTIFY THAT THIS IS AN EXACT COPY OF THE ORIGINAL *Arnold R. Kegel*

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, OWNERS IN FEE SIMPLE, CONTRACT PURCHASERS AND OTHER HOLDERS OF INTEREST IN THE LAND BEING PLATTED, HEREBY DECLARE THIS PLAT AND DEDICATE TO THE USE OF THE PUBLIC FOREVER, ALL ROADS, STREETS, AVENUES, AND PLACES, AND THE USE THEREOF FOR ANY HIGHWAY PURPOSE; ALSO THE RIGHT TO MAKE NECESSARY SLOPES FOR CUTS AND FILLS UPON THE LOTS AND THE RIGHTS OF PERPETUAL DRAINAGE FROM THE ROADWAY INTO THEIR NATURAL COURSES ACROSS THE LOTS SHOWN THEREON.

IN WITNESS WHEREOF, WE HAVE HERETO SET OUR HANDS AND SEALS.

William R Mac Pherson
WILLIAM R MAC PHERSON, AUTHORIZED PARTNER
CROOKED RIVER RANCH, A LIMITED PARTNERSHIP

T Graham Bell
T GRAHAM BELL

June L Bell
JUNE L BELL

BY K J Walter BY Joseph C Gander
K J WALTER FIRST NATIONAL BANK OF OREGON, TRUSTEE Joseph C Gander

William R Mac Pherson
WILLIAM R. MAC PHERSON, PRESIDENT OF
CROOKED RIVER RANCH CLUB AND MAINTENANCE ASSOCIATION

ACKNOWLEDGEMENTS

STATE OF WASHINGTON S.S.
COUNTY OF KING

THIS IS TO CERTIFY THAT ON THE 6TH DAY OF AUGUST, 1973, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC, PERSONALLY APPEARED, WILLIAM R. MAC PHERSON, AUTHORIZED PARTNER OF CROOKED RIVER RANCH, A LIMITED PARTNERSHIP, TO ME KNOWN TO BE THE INDIVIDUAL WHO EXECUTED THE WITHIN DEDICATION AND ACKNOWLEDGED TO ME THAT HE SIGNED AND SEALED THE SAME AS HIS VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED. WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

Harvey E. Ayer
NOTARY PUBLIC IN AND FOR THE STATE OF
WASHINGTON, RESIDING AT SEATTLE
MY COMMISSION EXPIRES NOV. 22, 1973

STATE OF ARIZONA S.S.
COUNTY OF SANTA CRUZ

THIS IS TO CERTIFY THAT ON THE 23RD DAY OF July, 1973, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC, PERSONALLY APPEARED, T. GRAHAM BELL AND JUNE L. BELL, HIS WIFE, TO BE KNOWN TO BE THE INDIVIDUALS WHO EXECUTED THE WITHIN DEDICATION AND ACKNOWLEDGED TO ME THAT THEY SIGNED AND SEALED THE SAME AS THEIR VOLUNTARY ACT AND DEED FOR USES AND PURPOSES THEREIN MENTIONED. WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

Louis Norman Carter
NOTARY PUBLIC IN AND FOR THE STATE OF
Arizona, RESIDING AT Phoenix, Arizona
MY COMMISSION EXPIRES January 29, 1976

STATE OF OREGON S.S.
COUNTY OF MULTNOMAH

ON THIS 20TH DAY OF August, 1973, BEFORE ME, PERSONALLY APPEARED K J WALTER AND JOSEPH C. GANDER TO ME KNOWN TO BE THE ASSISTANT VICE PRESIDENT AND ASSISTANT CASHIER, RESPECTIVELY, OF FIRST NATIONAL BANK OF OREGON THAT EXECUTED THE WITHIN DEDICATION AND ACKNOWLEDGED THE SAID DEDICATION TO BE THE FREE AND VOLUNTARY ACT AND DEED OF SAID CORPORATION, FOR THE USES AND PURPOSES THEREIN MENTIONED, AND ON OATH STATED THAT THEY WERE AUTHORIZED TO EXECUTE THE SAID DEDICATION AND THAT THE SEAL AFFIXED IS THE CORPORATE SEAL OF SAID CORPORATION. WITNESS MY HAND AND OFFICIAL SEAL HERETO AFFIXED THE DAY AND YEAR FIRST ABOVE WRITTEN.

Virginia Malley
NOTARY PUBLIC IN AND FOR THE STATE OF
OREGON, RESIDING AT Portland
MY COMMISSION EXPIRES 10-18-76

STATE OF WASHINGTON S.S.
COUNTY OF KING

ON THIS 6TH DAY OF AUGUST, 1973, BEFORE ME, PERSONALLY APPEARED WILLIAM R. MAC PHERSON TO ME KNOWN TO BE THE PRESIDENT OF CROOKED RIVER RANCH CLUB AND MAINTENANCE ASSOCIATION, THE CORPORATION THAT EXECUTED THE WITHIN DEDICATION AND ACKNOWLEDGED THE SAID DEDICATION TO BE THE FREE AND VOLUNTARY ACT AND DEED OF SAID CORPORATION, FOR THE USES AND PURPOSES THEREIN MENTIONED, AND ON OATH STATED THAT HE IS AUTHORIZED TO EXECUTE THE SAID DEDICATION AND THAT THE SEAL AFFIXED IS THE SEAL OF SAID CORPORATION. WITNESS MY HAND AND OFFICIAL SEAL HERETO AFFIXED THE DAY AND YEAR FIRST ABOVE WRITTEN.

Harvey E. Ayer
NOTARY PUBLIC IN AND FOR THE STATE OF
WASHINGTON, RESIDING AT SEATTLE
MY COMMISSION EXPIRES NOV. 22, 1973

ASSESSOR'S CERTIFICATE

I HEREBY CERTIFY THAT ALL AD VALOREM TAXES AND SPECIAL ASSESSMENTS, FEES, AND OTHER CHARGES REQUIRED BY THE LAW TO BE PLACED ON THE 19__ TO 19__ TAX ROLL WHICH BECOME A LIEN ON THIS SUBDIVISION OR WILL BECOME A LIEN DURING THIS CALENDAR YEAR, BUT HAVE NOT YET BEEN CERTIFIED TO THE TAX COLLECTOR FOR COLLECTION, HAVE NOW BEEN PAID TO ME, AND I HAVE EXAMINED AND APPROVED THE SUBDIVISION SHOWN ON THIS PLAT.

COUNTY ASSESSOR: T J Roush DATE: 9-11-73

SHERIFF'S CERTIFICATE

I HEREBY CERTIFY THAT ALL TAXES HAVE BEEN PAID IN ACCORDANCE WITH PROVISIONS OF ORS 92-095.

F C Cholea Sheriff
COUNTY SHERIFF: Deanna M. Smith, Deput Sheriff DATE: 8-28-73

APPROVALS - DESCHUTES COUNTY OFFICIALS

Jacky F. Perry
SURVEYOR

David C. Shanning
DIRECTOR OF PUBLIC WORKS

William M. Baulthus
PLANNING COMMISSION CHAIRMAN

John D. Morgan
PLANNING DIRECTOR

Commissioner
Commissioner

Albert A. Young
COMMISSIONER

EXAMINED AND APPROVED
THIS 28th DAY OF August, 1973.

EXAMINED AND APPROVED
THIS 17th DAY OF September, 1973.

EXAMINED AND APPROVED
THIS 4 DAY OF OCTOBER, 1973.

EXAMINED AND APPROVED
THIS 11th DAY OF October, 1973.

EXAMINED AND APPROVED
THIS _____ DAY OF _____, 1973.

EXAMINED AND APPROVED
THIS 11 DAY OF OCTOBER, 1973.

EXAMINED AND APPROVED
THIS 11th DAY OF Oct., 1973.

CROOKED RIVER RANCH

NO. 4

SHEET 2 OF 5
PLAT NO. 154

RESTRICTIONS AND RESERVATIONS

GENERAL

ALL PURCHASERS OF LOTS WITHIN THIS PLAT ARE SUBJECT TO CERTAIN RULES, REGULATIONS, RESTRICTIONS AND RESERVATIONS OF A NON PROFIT CORPORATION ENTITLED, "CROOKED RIVER RANCH CLUB AND MAINTENANCE ASSOCIATION", HEREAFTER KNOWN AS THE "ASSOCIATION". SAID ASSOCIATION IS COMPRISED OF ALL OWNERS OF LOTS WITHIN THIS PLAT, ANY ADDITIONAL PLATS, AND OWNERS OF PARCELS OF CROOKED RIVER RANCH, PHASES I AND II AND LOTS OF NO.3, AS WELL AS SPECIAL OWNERSHIPS BEING OFFERED. SPECIFIC ASSOCIATION DOCUMENTS ARE RECORDED IN VOLUME 50, PAGES 590 AND 591 RECORDS OF THE CLERK OF JEFFERSON COUNTY, OREGON, AND AGAIN IN VOLUME _____ PAGES _____ RECORDS OF THE CLERK OF DESCHUTES COUNTY, OREGON.

ROAD MAINTENANCE

THE OBLIGATION FOR THE COST OF REMOVAL OF SNOW FROM AND THE MAINTAINING OF ALL ROADS, STREETS, AVENUES, AND PLACES WITHIN THIS PLAT SHALL BE THE RESPONSIBILITY OF THE ASSOCIATION, WHICH SHALL KEEP THE ROADS IN GOOD REPAIR AND SHALL RENDER THEM PASSABLE AT ALL TIMES. SAID MAINTENANCE SHALL BE CONDUCTED WITH FUNDS OF THE ASSOCIATION OBTAINED FROM ITS MEMBERS AND SHALL BE AT NO COST TO THE COUNTY.

IN THE EVENT THAT ANY OF THE OWNERS OF ANY OF THE LOTS OF THIS PLAT OR ADDITIONAL PLATS OR SUBDIVISIONS SHALL PETITION THE COUNTY COURT TO INCLUDE ROADS IN THE COUNTY ROAD SYSTEM, IT IS UNDERSTOOD THAT THE ASSOCIATION SHALL FULLY DEVELOP THE ROAD SYSTEM TO ROAD STANDARDS OF DESCHUTES COUNTY AND THAT ALL CONSTRUCTION SHALL BE FREE OF LIENS, COSTS AND OTHER LIABILITIES AND OBLIGATIONS. ACCEPTANCE IS AT EXCLUSIVE OPINION OF COUNTY COURT.

TRAIL EASEMENT

A NON-EXCLUSIVE EASEMENT IS HEREBY GRANTED TO THE ASSOCIATION FOR THE BENEFIT OF OWNERS OF ALL LOTS OF THIS OR ANY ADDITIONAL PLATS OF CROOKED RIVER RANCH, THEIR INVITEES AND LICENSEES, AND OTHER ASSOCIATION MEMBERS, FOR PURPOSES OF INGRESS AND EGRESS OVER, ACROSS AND ALONG THE REAR AND SIDELINES OF THOSE LOTS AS SHOWN ON THE FACE OF THE PLAT AND IDENTIFIED THEREON AS "RIDING & WALKING TRAILS". THIS EASEMENT SHALL BE FOR PURPOSES OF: (1) RIDING AND WALKING TRAILS (2) UTILITIES. THE USE OF MOTORIZED VEHICLES IS EXPRESSLY PROHIBITED WITH EXCEPTION OF EMERGENCY EQUIPMENT OF PROTECTION, MEDICAL, OR FIREFIGHTING AGENCIES ON SUCH TERMS AND CONDITIONS AS MAY BE DEEMED ADVISABLE.

BUILDING RESTRICTIONS

ALL BUILDING PLANS FOR STRUCTURES TO BE BUILT IN THIS PLAT MUST BE SUBMITTED TO AND RECEIVE APPROVAL FROM THE ARCHITECTURAL CONTROL COMMITTEE OF THE ASSOCIATION. PARTICULAR EMPHASIS IS PLACED UPON THE TYPE OF STRUCTURE, SETBACKS, COMPATIBILITY AND SPECIAL CONSIDERATION FOR METHODS OF SEWAGE DISPOSAL.

SANITATION RESTRICTIONS

PHYSICAL CONDITIONS WITHIN THIS PLAT REQUIRE SPECIAL CONSIDERATION ON THE PART OF THE LOT OWNER IN FORMULATING A TOTAL BUILDING PLAN THAT INCLUDES A SATISFACTORY METHOD OF SEWAGE DISPOSAL. IN ORDER TO AID IN THIS CONSIDERATION, THE OWNER SHALL SUBMIT HIS PLAN TO THE ARCHITECTURAL CONTROL COMMITTEE FOR REVIEW AND CONCURRENCE PRIOR TO SUBMITTAL TO THE COUNTY AUTHORITIES. THE COMMITTEE RESERVES THE RIGHT TO REJECT THE PLAN AND TO PREVENT CONSTRUCTION IF THE PLAN DOES NOT MEET CRITERIA FOR PREVENTION OF A PUBLIC HEALTH HAZARD OR POSSIBILITY OF A NUISANCE.

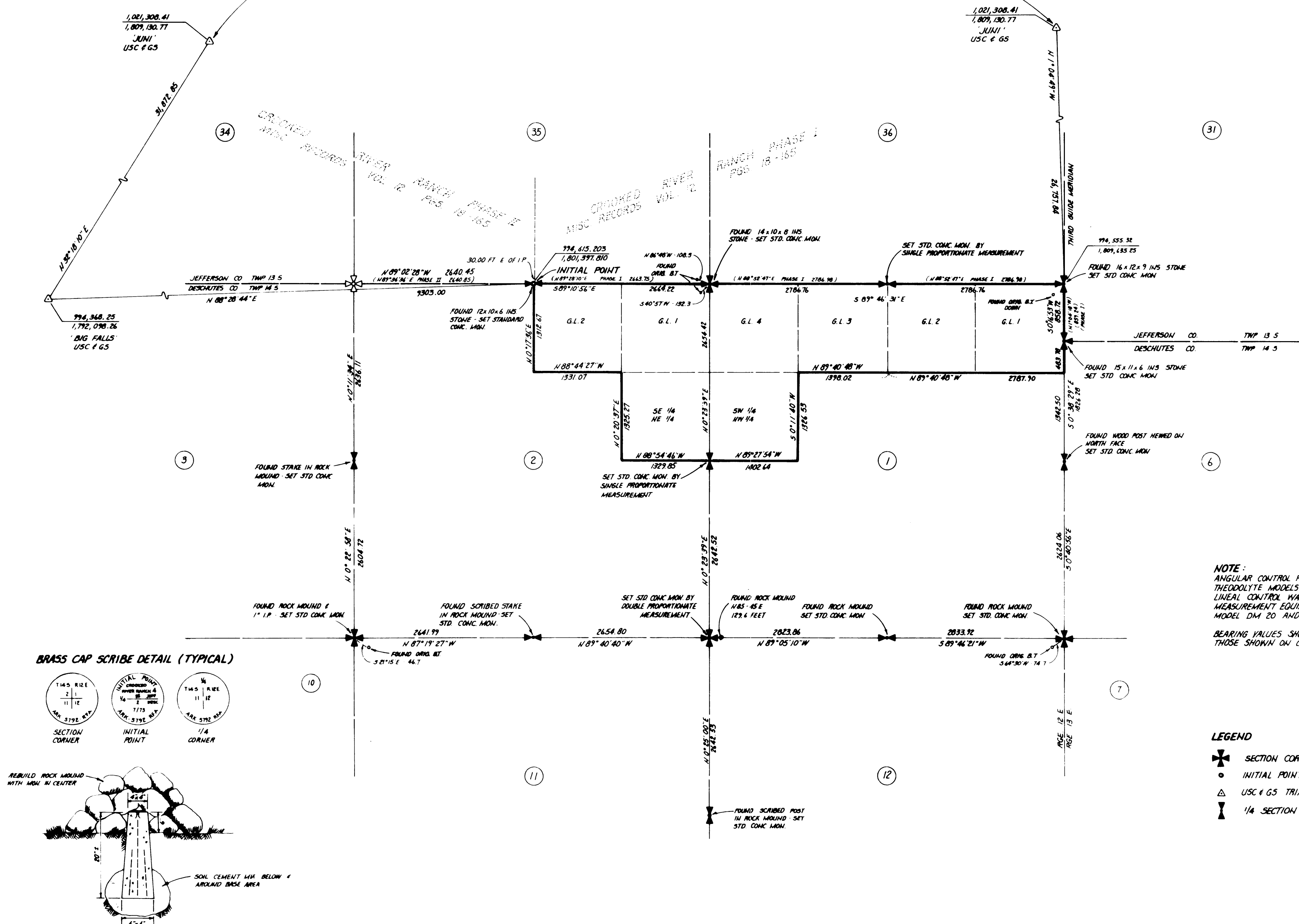
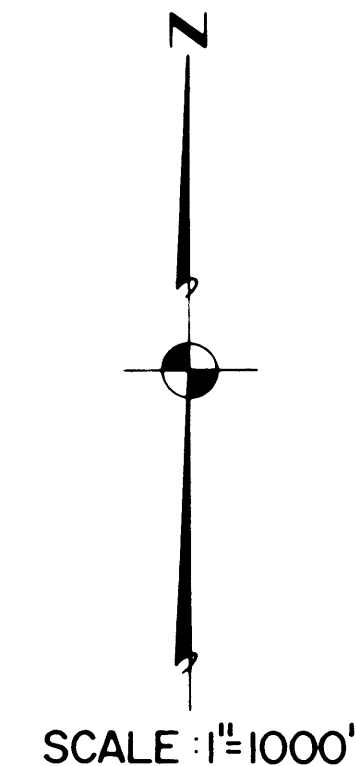
ACCEPTANCE OF THIS PLAT BY DESCHUTES COUNTY DOES NOT GIVE APPROVAL TO EACH INDIVIDUAL LOT. A SEPARATE PERMIT IS REQUIRED PRIOR TO CONSTRUCTION. ISSUANCE IS BASED UPON SUITABILITY OF THE INDIVIDUAL BUILDING PLAN WITH RESPECT TO THE PARTICULAR SITE CONDITIONS.

SETBACK RESTRICTIONS

ALL STRUCTURES TO BE SETBACK 50 FEET FROM FRONT PROPERTY LINE.

I CERTIFY THAT THIS IS AN EXACT COPY OF THE ORIGINAL Arnold R. Regel

CROOKED RIVER RANCH

NO. 4
SHEET 3 OF 5
PLAT NO. 154

NOTE:
ANGULAR CONTROL FOR THIS SURVEY WAS BY THEODOLITE MODELS DKM-1 AND DKM-2
LINEAL CONTROL WAS BY ELECTRONIC MEASUREMENT EQUIPMENT: ELECTRO TAPE MODEL DM 20 AND CUBI TAPE MODEL DM 60
BEARING VALUES SHOWN IN PARENTHESIS ARE FROM THOSE SHOWN ON CROOKED RIVER RANCH PHASES I AND II

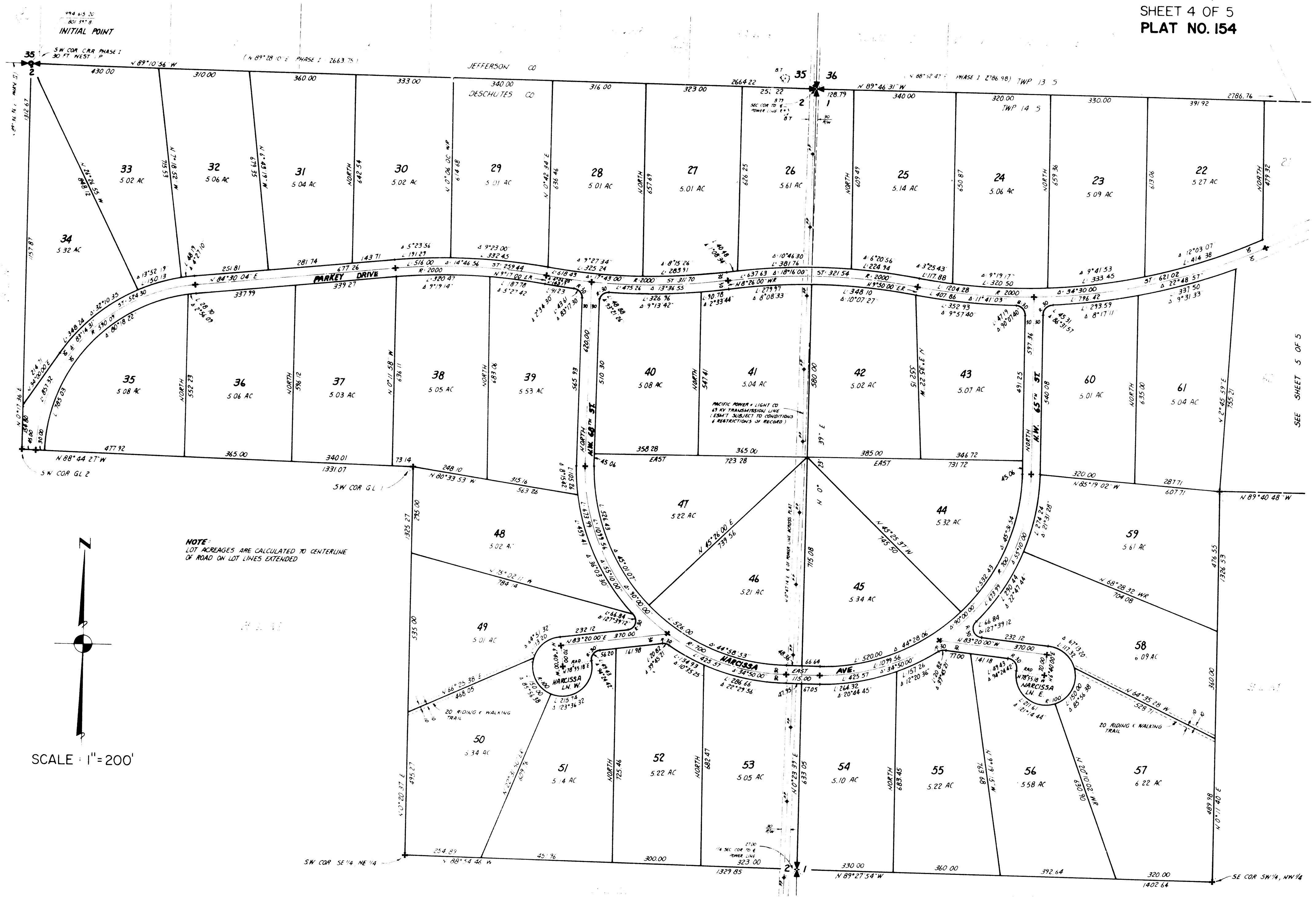
LEGEND

- ✕ SECTION CORNER FOUND OR SET
- INITIAL POINT
- △ USC & GS TRIANGULATION STATION
- ⌵ 1/4 SECTION CORNER FOUND OR SET

I CERTIFY THAT THIS IS AN EXACT COPY OF THE ORIGINAL

CROOKED RIVER RANCH NO. 4 SHEET 4 OF 5 PLAT NO. 154

CS06487

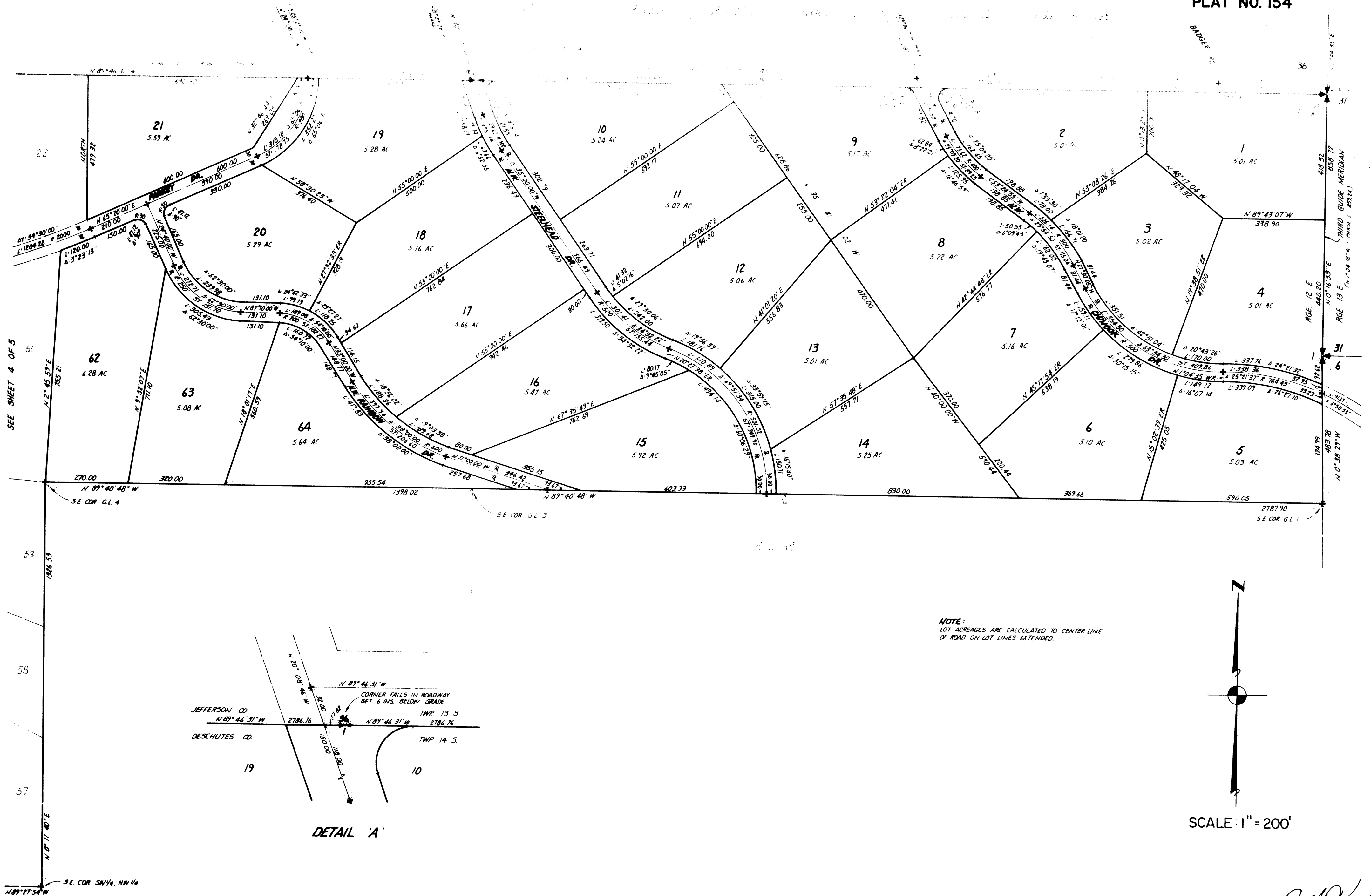


SEE SHEET 5 OF 5

I CERTIFY THAT THIS IS AN EXACT COPY OF THE ORIGINAL *Arnold R. Kegel*

CS06487

CROOKED RIVER RANCH
NO. 4
SHEET 5 OF 5
PLAT NO. 154



I CERTIFY THAT THIS IS AN EXACT COPY OF THE ORIGINAL *Amelia Regal*