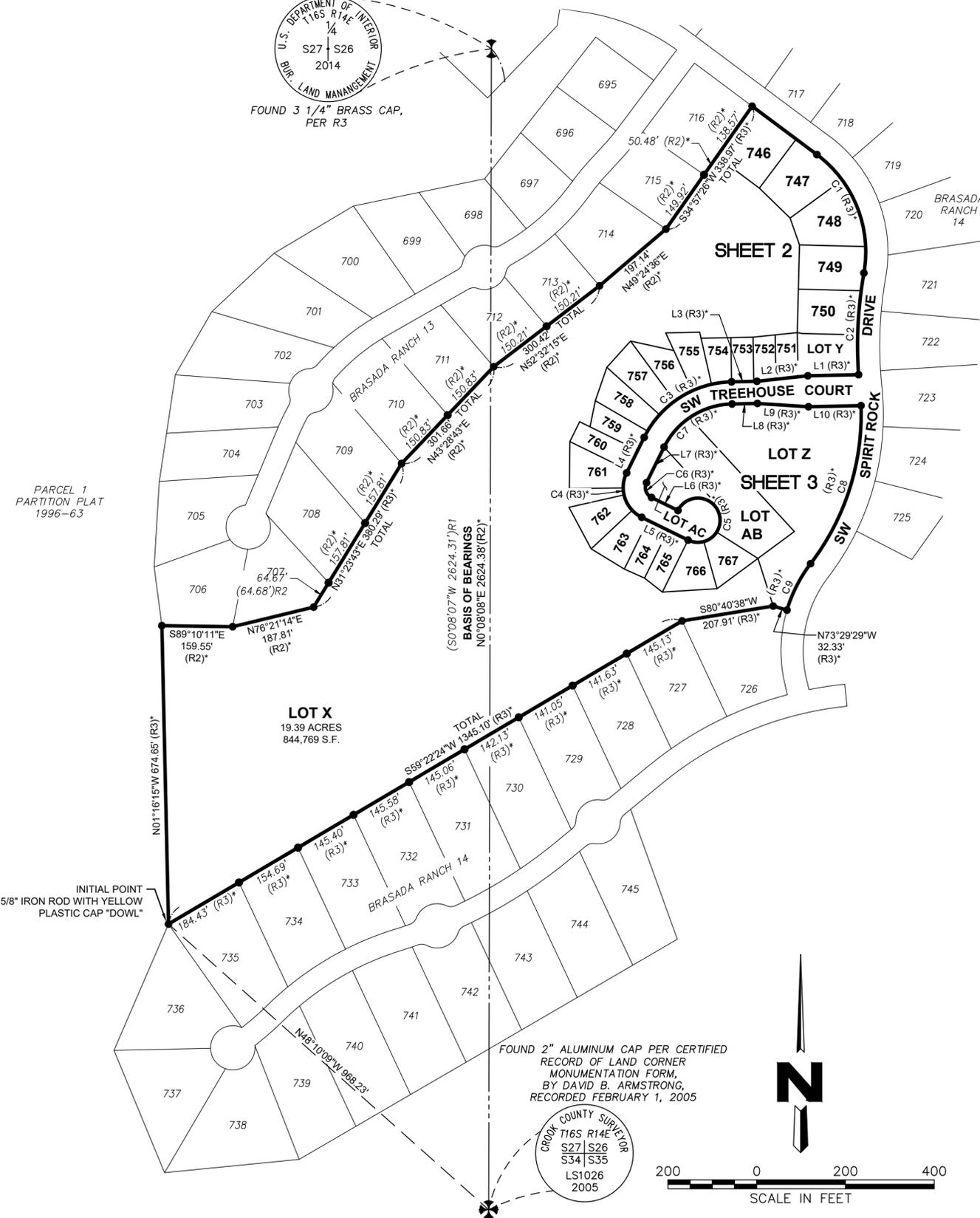


TREEHOUSES AT BRASADA RANCH

A REPLAT OF LOTS 746 THROUGH 767, LOT X, LOT Y, AND LOT Z, BRASADA RANCH 14,
 LOCATED IN THE SOUTHWEST ONE-QUARTER (SW1/4) OF SECTION 26,
 TOWNSHIP 16 SOUTH, RANGE 14 EAST,
 WILLAMETTE MERIDIAN, CROOK COUNTY, OREGON
 217-22-002105-PLNG (C-CU-DES-001-03)
 SEPTEMBER 2022



FOUND 3 1/4" BRASS CAP,
 PER R3



NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO REPLAT A PORTION OF THE LANDS OWNED BY FNF NV BRASADA, LLC, IN ACCORDANCE WITH THE OREGON REVISED STATUTES (O.R.S. CHAPTER 92), AND WITH THE APPROVAL AS GRANTED PER CROOK COUNTY PER APPLICATION C-CU-DES-001-03.

THE BASIS OF BEARINGS IS NORTH 00°08'08" EAST BETWEEN THE SOUTHWEST CORNER OF SECTION 26 AND THE WEST ONE-QUARTER CORNER OF SECTION 26, TOWNSHIP 16 SOUTH, RANGE 14 EAST, WILLAMETTE MERIDIAN; AS SHOWN ON THE PLAT "BRASADA RANCH 13" RECORDED JUNE 24, 2019 AS INSTRUMENT NO. MF 2019-293872 OFFICIAL RECORDS OF CROOK COUNTY, OREGON

THE NORTHWESTERLY BOUNDARY OF THIS PLAT WAS PLACED BY HOLDING FOUND MONUMENTS AND RECORD COURSES AS SHOWN ON THE PLAT OF BRASADA RANCH 13 (REFERENCE 2).

THE WESTERLY, SOUTHERLY, AND EASTERLY BOUNDARY OF THIS PLAT AND THE RIGHT OF WAY OF SW TREEHOUSE COURT WAS PLACED BY HOLDING FOUND MONUMENTS AND RECORD COURSES AS SHOWN ON THE PLAT OF BRASADA RANCH 14 (REFERENCE 3).

THE REMAINING BOUNDARY LINES WERE PLACED AT THE DIRECTION OF THE OWNER AND WITHIN THE FNF NV BRASADA, LLC PROPERTY.

CURVE TABLE				
CURVE #	RADIUS	ARC LENGTH	CENTRAL ANGLE	CHORD
C1 (R3)*	275.00'	303.13'	63°09'26"	N21°35'19"W 288.02'
C2 (R3)*	945.00'	230.70'	13°59'15"	N2°59'46"E 230.13'
C3 (R3)*	225.00'	245.59'	62°32'23"	N57°29'41"E 233.58'
C4 (R3)*	75.00'	117.81'	90°00'00"	N18°46'30"W 106.07'
C5 (R3)*	50.00'	235.62'	270°00'00"	S18°46'30"E 70.71'
C6 (R3)*	25.00'	39.27'	90°00'00"	S18°46'30"E 35.36'
C7 (R3)*	175.00'	191.02'	62°32'23"	S57°29'41"W 181.67'
C8 (R3)*	555.00'	382.40'	39°28'37"	N17°38'16"E 374.88'
C9 (R3)*	325.00'	118.37'	20°52'02"	S26°56'34"W 117.71'

LINE TABLE	
LINE #	BEARING AND DISTANCE
L1 (R3)*	S88°45'52"W 114.38'
L2 (R3)*	N83°47'48"E 115.48'
L3 (R3)*	N88°45'52"E 57.09'
L4 (R3)*	N26°13'30"E 89.50'
L5 (R3)*	N63°46'30"W 116.38'
L6 (R3)*	S63°46'30"E 66.38'
L7 (R3)*	S26°13'30"W 89.50'
L8 (R3)*	S88°45'52"W 57.09'
L9 (R3)*	N86°16'03"W 115.48'
L10 (R3)*	S88°45'52"W 118.34'

REFERENCES

- () R1 BOUNDARY SURVEY BY DAVID B. ARMSTRONG, LS 1026 RECORDED FEBRUARY 1, 2005 AS CROOK COUNTY SURVEY NO. 2423
- () R2 BRASADA RANCH 13, BY BRIAN C. COURSEN, LS 86998, RECORDED JUNE 24, 2019 AS INSTRUMENT NO. MF 2019-293872, OFFICIAL RECORDS OF CROOK COUNTY, OREGON.
- () R3 BRASADA RANCH 14, BY BRIAN C. COURSEN, LS 86998, RECORDED JUNE 19, 2021 AS INSTRUMENT NO. MF 2021-310593, OFFICIAL RECORDS OF CROOK COUNTY, OREGON.

LEGEND

- ⊕ FOUND SECTION CORNER MONUMENT (AS NOTED)
- ⊖ FOUND QUARTER SECTION MONUMENT (AS NOTED)
- FOUND 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "DOWL" PER REFERENCED SURVEY
- SET 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "DOWL"
- ⊗ REMOVED EXISTING PIN SET IN (R3). AS APPROVED BY CROOK COUNTY SURVEYOR, PIN IS BEING REMOVED AS TO NOT BE MISTAKEN AS THE RECONFIGURED REAR PROPERTY LINE.
- () * RECORD DATA SAME AS MEASURED PER REFERENCE NOTED(SEE SHEET 1)
- PUE PUBLIC UTILITY EASEMENT
- S.F. SQUARE FEET

AREA SUMMARY

LOTS 746 THRU 767	4.68 ACRES = 203,792 S.F.
LOT AB	0.78 ACRES = 33,878 S.F.
LOT AC	0.23 ACRES = 10,257 S.F.
LOT X	19.39 ACRES = 844,769 S.F.
LOT Y	0.29 ACRES = 12,663 S.F.
LOT Z	2.03 ACRES = 88,388 S.F.
TOTAL PLATTED AREA	27.40 ACRES = 1,193,747 S.F.

SHEET INDEX

- SHEET 1 - BOUNDARY, LOT X, REFERENCES, NARRATIVE, LEGEND, AREA SUMMARY, AND SHEET LAYOUT
- SHEET 2 - LOTS 746-760, LOT X, LOT Y, SW TREEHOUSE COURT, CURVE TABLE
- SHEET 3 - LOTS 762-767, LOT AB, LOT X, LOT Z, SW TREEHOUSE COURT, SEWER AND WATER EASEMENT DETAIL, CURVE TABLE
- SHEET 4 - NOTES
- SHEET 5 - DECLARATION, TAX CERTIFICATIONS, APPROVALS, RECORDATION AND SURVEYORS CERTIFICATE

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

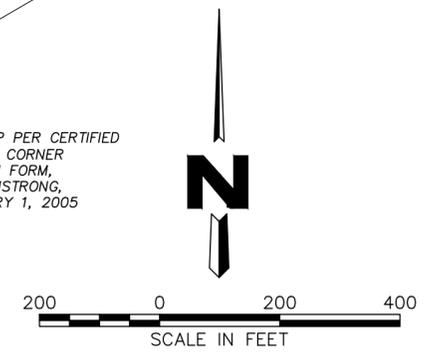
OREGON
 DECEMBER 11, 2012
 BRIAN C. COURSEN
 86998
 RENEWS: 12/31/2023

SHEET 1 OF 5

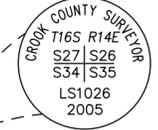
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 541-385-4772



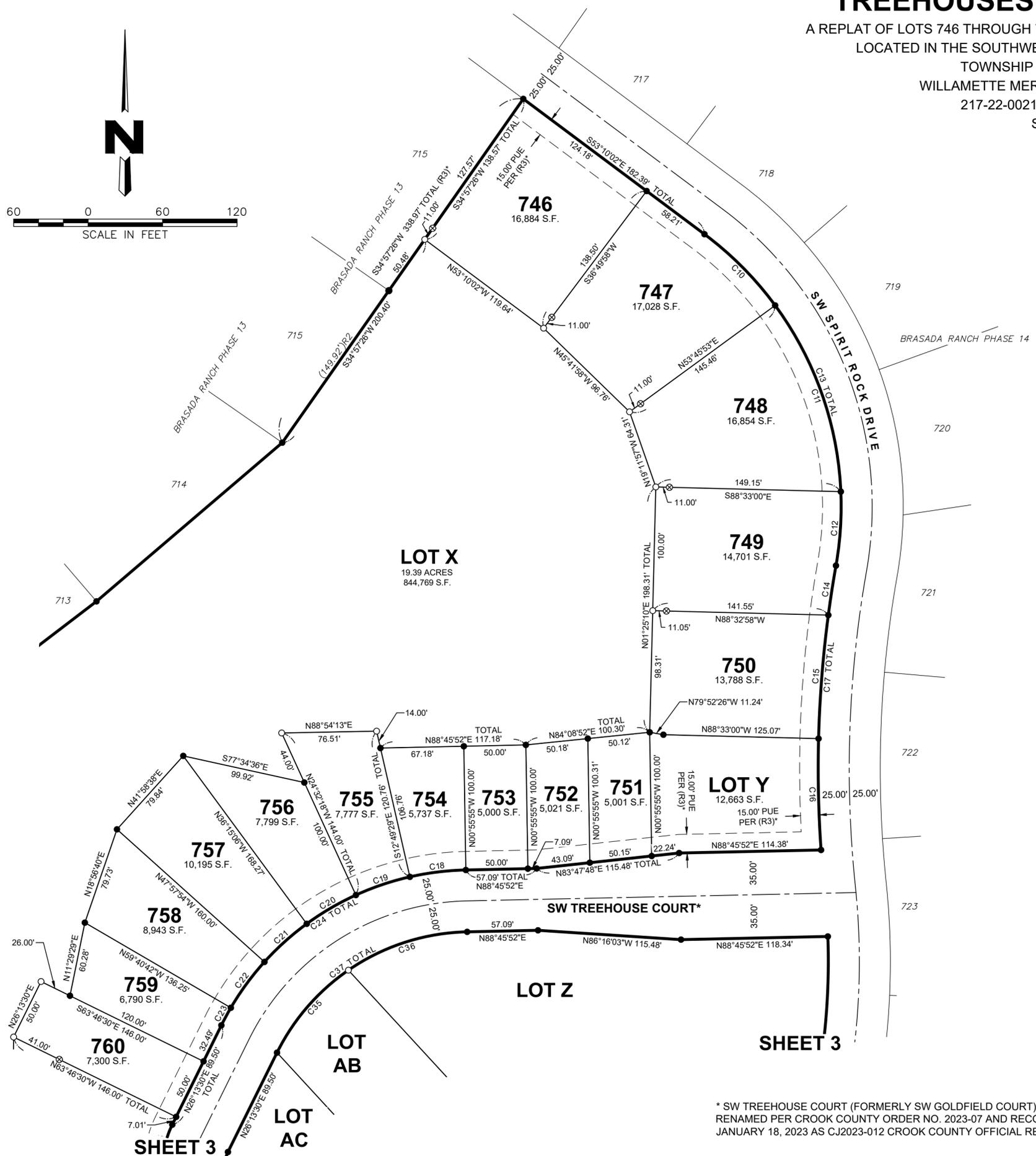
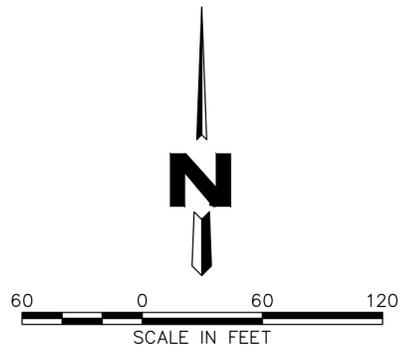
FOUND 2" ALUMINUM CAP PER CERTIFIED
 RECORD OF LAND CORNER
 MONUMENTATION FORM,
 BY DAVID B. ARMSTRONG,
 RECORDED FEBRUARY 1, 2005



PARCEL 1
 PARTITION PLAT
 1996-63

TREEHOUSES AT BRASADA RANCH

A REPLAT OF LOTS 746 THROUGH 767, LOT X, LOT Y, AND LOT Z, BRASADA RANCH 14,
 LOCATED IN THE SOUTHWEST ONE-QUARTER (SW1/4) OF SECTION 26,
 TOWNSHIP 16 SOUTH, RANGE 14 EAST,
 WILLAMETTE MERIDIAN, CROOK COUNTY, OREGON
 217-22-002105-PLNG (C-CU-DES-001-03)
 SEPTEMBER 2022



CURVE TABLE				
CURVE #	RADIUS	ARC LENGTH	CENTRAL ANGLE	CHORD
C10	275.00'	81.27'	16°55'56"	S44°42'05"E 80.97'
C11	275.00'	161.85'	33°43'13"	S19°22'30"E 159.52'
C12	275.00'	60.01'	12°30'17"	S3°44'15"W 59.90'
C13 TOTAL	275.00'	303.13'	63°09'26"	S21°35'19"E 288.02'
C14	945.00'	40.48'	2°27'16"	S8°45'46"W 40.48'
C15	945.00'	100.19'	6°04'28"	S4°29'54"W 100.14'
C16	945.00'	90.03'	5°27'32"	S1°16'06"E 90.00'
C17 TOTAL	945.00'	230.70'	13°59'16"	S2°59'46"W 230.13'
C18	225.00'	45.51'	11°35'22"	S82°58'12"W 45.43'
C19	225.00'	46.00'	11°42'48"	S71°19'07"W 45.92'
C20	225.00'	46.00'	11°42'48"	S59°36'18"W 45.92'
C21	225.00'	46.00'	11°42'48"	S47°53'30"W 45.92'
C22	225.00'	46.00'	11°42'48"	S36°10'42"W 45.92'
C23	225.00'	16.09'	4°05'48"	S28°16'24"W 16.08'
C24 TOTAL	225.00'	245.60'	62°32'22"	S57°29'41"W 233.58'
C35	175.00'	88.95'	29°07'21"	N40°47'10"E 88.00'
C36	175.00'	102.07'	33°25'02"	N72°03'22"E 100.63'
C37 TOTAL	175.00'	191.02'	62°32'23"	S57°29'41"W 181.67'

LEGEND

- ⊗ FOUND SECTION CORNER MONUMENT (AS NOTED)
- ⊙ FOUND QUARTER SECTION MONUMENT (AS NOTED)
- FOUND 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "DOWL" PER REFERENCED SURVEY
- SET 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "DOWL"
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- (*) RECORD DATA SAME AS MEASURED PER REFERENCE NOTED(SEE SHEET 1)
- PUE PUBLIC UTILITY EASEMENT
- S.F. SQUARE FEET

SHEET 1

SHEET 3

SHEET 2 OF 5

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
DECEMBER 11, 2012
BRIAN C. COURSEN
86998

RENEWS: 12/31/2023

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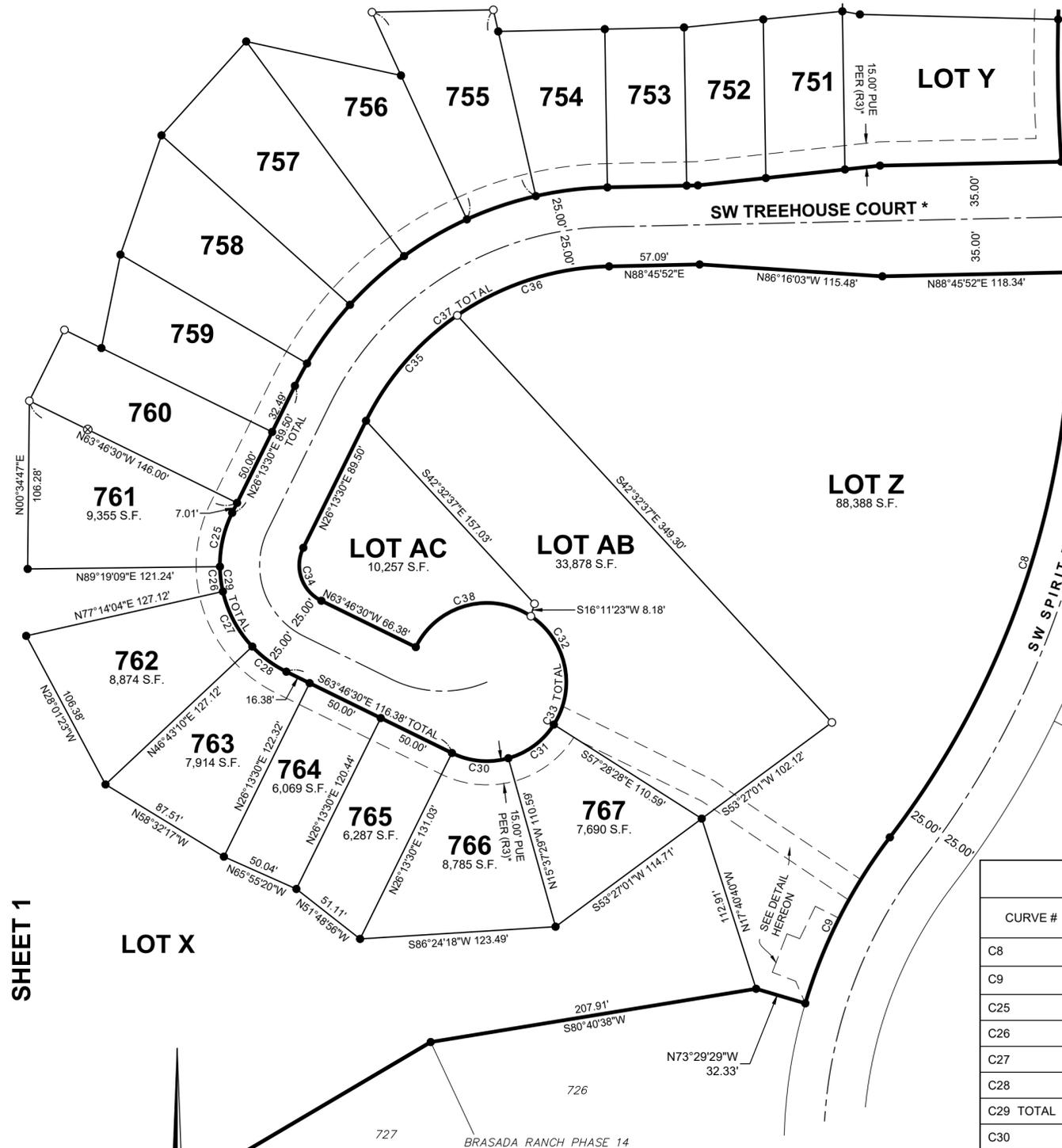
963 SW Simpson Avenue, #200
Bend, Oregon 97702
541-385-4772

* SW TREEHOUSE COURT (FORMERLY SW GOLDFIELD COURT) WAS RENAMED PER CROOK COUNTY ORDER NO. 2023-07 AND RECORDED JANUARY 18, 2023 AS CJ2023-012 CROOK COUNTY OFFICIAL RECORDS

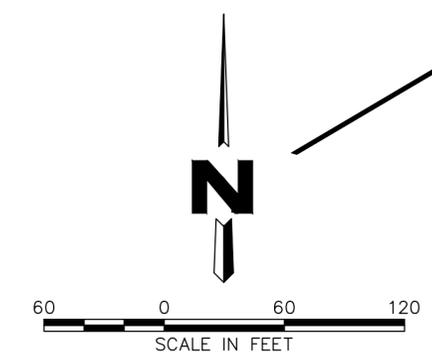
TREEHOUSES AT BRASADA RANCH

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 217-22-002105-PLNG (C-CU-DES-001-03)
 SEPTEMBER 2022

SHEET 2

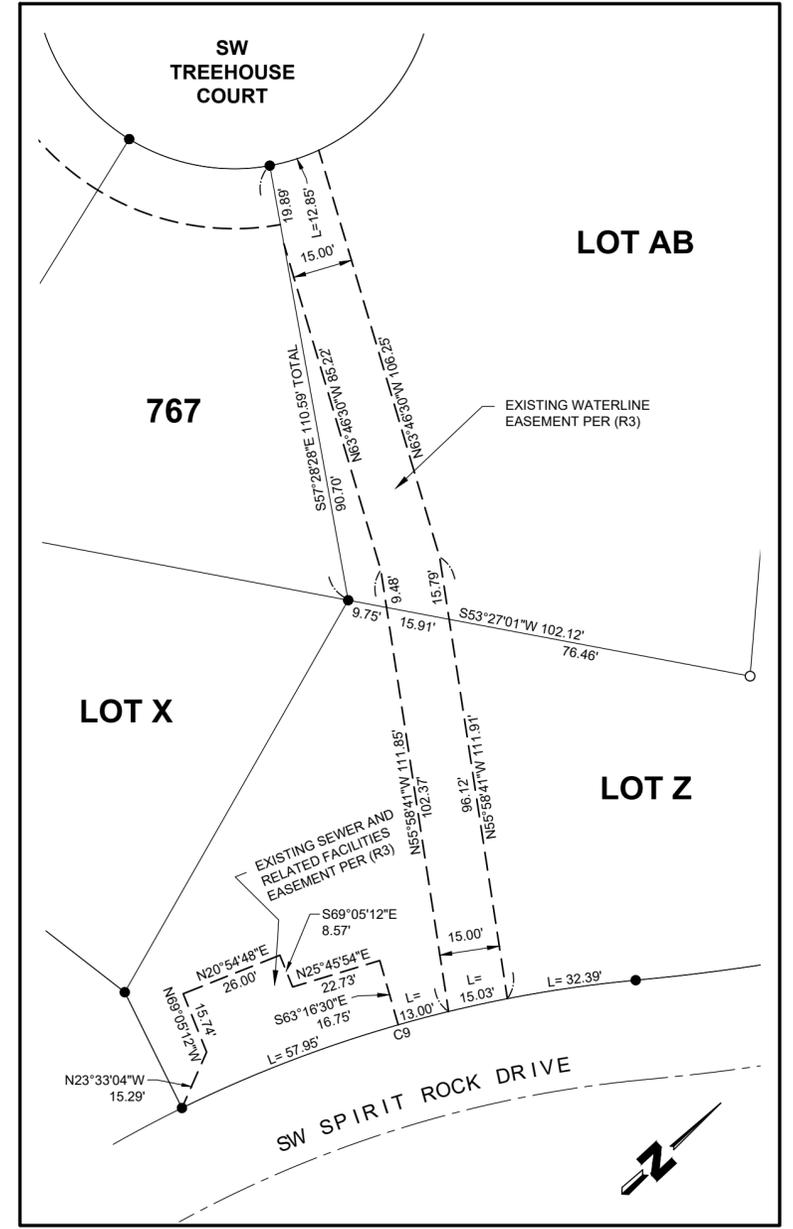


SHEET 1



* SW TREEHOUSE COURT (FORMERLY SW GOLDFIELD COURT) WAS
 RENAMED PER CROOK COUNTY ORDER NO. 2023-07 AND RECORDED
 JANUARY 18, 2023 AS CJ2023-012 CROOK COUNTY OFFICIAL RECORDS

CURVE TABLE				
CURVE #	RADIUS	ARC LENGTH	CENTRAL ANGLE	CHORD
C8	555.00'	382.40'	39°28'37"	N17°38'16"E 374.88'
C9	325.00'	118.37'	20°52'02"	S26°56'34"W 117.71'
C25	75.00'	35.22'	26°54'21"	S12°46'19"W 34.90'
C26	75.00'	15.82'	12°05'05"	S6°43'23"E 15.79'
C27	75.00'	39.94'	30°30'54"	S28°01'23"E 39.47'
C28	75.00'	26.83'	20°29'40"	S53°31'40"E 26.68'
C29 TOTAL	75.00'	117.81'	90°00'00"	S18°46'30"E 106.07'
C30	50.00'	36.52'	41°50'59"	S84°42'00"E 35.71'
C31	50.00'	36.52'	41°50'59"	N53°27'01"E 35.71'
C32	50.00'	77.60'	88°55'22"	N11°56'09"W 70.04'
C33 TOTAL	50.00'	235.62'	270°00'00"	N18°46'30"W 70.71'
C34	25.00'	39.27'	90°00'00"	N18°46'30"W 35.36'
C35	175.00'	88.95'	29°07'21"	N40°47'10"E 88.00'
C36	175.00'	102.07'	33°25'02"	N72°03'22"E 100.63'
C37 TOTAL	175.00'	191.02'	62°32'23"	S57°29'41"W 181.67'
C38	50.00'	84.98'	97°22'40"	S74°54'50"W 75.11'



SEWER AND WATER EASEMENTS
 1" = 30'

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

OREGON
 DECEMBER 11, 2012
 BRIAN C. COURSEN
 86998
 RENEWS: 12/31/2023

SEE LEGEND - SHEET 1
 SHEET 3 OF 5

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TREEHOUSES AT BRASADA RANCH

A REPLAT OF LOTS 746 THROUGH 767, LOT X, LOT Y, AND LOT Z, BRASADA RANCH 14,
LOCATED IN THE SOUTHWEST ONE-QUARTER (SW1/4) OF SECTION 26,
TOWNSHIP 16 SOUTH, RANGE 14 EAST,
WILLAMETTE MERIDIAN, CROOK COUNTY, OREGON
217-22-002105-PLNG (C-CU-DES-001-03)
SEPTEMBER 2022

NOTES

THIS PROPERTY IS SUBJECT TO THE FOLLOWING, AS DISCLOSED ON PUBLIC RECORD REPORT FOR NEW SUBDIVISION ORDER NO. W0243976 BY WESTERN TITLE AND ESCROW, DATED JANUARY 31, 2023:

1. REGULATIONS, INCLUDING LEVIES, LIENS, ASSESSMENTS, WATER AND IRRIGATION RIGHTS AND EASEMENTS FOR DITCHES AND CANALS OF CENTRAL OREGON IRRIGATION DISTRICT.
2. THE EXISTENCE OF ROADS, RAILROADS, IRRIGATION DITCHES AND CANALS, TELEPHONE, TELEGRAPH AND POWER TRANSMISSION FACILITIES.
3. IMPROVEMENT AGREEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF,
RECORDING DATE: APRIL 22, 2005
RECORDING NO.: 199244
4. COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS BUT OMITTING ANY COVENANTS OR RESTRICTIONS, IF ANY, INCLUDING BUT NOT LIMITED TO THOSE BASED UPON RACE, COLOR, RELIGION, SEX, SEXUAL ORIENTATION, FAMILIAL STATUS, MARITAL STATUS, DISABILITY, HANDICAP, NATIONAL ORIGIN, ANCESTRY, SOURCE OF INCOME, GENDER, GENDER IDENTITY, GENDER EXPRESSION, MEDICAL CONDITION OR GENETIC INFORMATION, AS SET FORTH IN APPLICABLE STATE OR FEDERAL LAWS, EXCEPT TO THE EXTENT THAT SAID COVENANT OR RESTRICTION IS PERMITTED BY APPLICABLE LAW, AS SET FORTH IN THE DOCUMENT
RECORDING DATE: JUNE 2, 2005
RECORDING NO: 200430
(LOT X, BRASADA RANCH 14)

AMENDMENT(S)/MODIFICATION(S) OF SAID COVENANTS, CONDITIONS AND RESTRICTIONS, INCLUDING THE TERMS AND PROVISIONS THEREOF,
RECORDED OCTOBER 10, 2005 AS DOCUMENT NO. 204549; RECORDED JUNE 6, 2006 AS DOCUMENT NO. 211805; RECORDED JUNE 6, 2006 AS DOCUMENT NO. 211807; RECORDED JUNE 6, 2006 AS DOCUMENT NO. 211808; RECORDED JULY 25, 2006 AS DOCUMENT NO. 213355; RECORDED OCTOBER 25, 2006 AS DOCUMENT NO. 216045; RECORDED OCTOBER 26, 2006 AS DOCUMENT NO. 216115; RECORDED OCTOBER 26, 2006 AS DOCUMENT NO. 216116; RECORDED JULY 25, 2007 AS DOCUMENT NO. 222906; RECORDED JULY 30, 2007 AS DOCUMENT NO. 223000; RECORDED DECEMBER 4, 2008 AS DOCUMENT NO. 231875; RECORDED DECEMBER 2, 2009 AS DOCUMENT NO. 237871; RECORDED APRIL 2, 2012 AS DOCUMENT NO. 251521; RECORDED AUGUST 16, 2013 AS DOCUMENT NO. 259549; RECORDED AUGUST 30, 2013 AS DOCUMENT NO. 259755; RECORDED JUNE 19, 2014 AS DOCUMENT NO. 263501; RECORDED JUNE 19, 2014 AS DOCUMENT NO. 263503; RECORDED JULY 21, 2015 AS DOCUMENT NO. 269420; RECORDED JULY 30, 2015 AS DOCUMENT NO. 269583; RECORDED FEBRUARY 12, 2016 AS DOCUMENT NO. 272589; RECORDED JUNE 23, 2016 AS DOCUMENT NO. 274682; RECORDED JULY 7, 2016 AS DOCUMENT NO. 274894; RECORDED AUGUST 19, 2016 AS DOCUMENT NO. 275731; RECORDED AUGUST 19, 2016 AS DOCUMENT NO. 275732; RECORDED FEBRUARY 24, 2017 AS DOCUMENT NO. 278852; RECORDED FEBRUARY 27, 2017 AS DOCUMENT NO. 278907; RECORDED MARCH 6, 2017 AS DOCUMENT NO. 279025; RECORDED JUNE 22, 2017 AS DOCUMENT NO. 281045 AND RE-RECORDED JULY 12, 2017 AS DOCUMENT NO. 281417; RECORDED JULY 28, 2017 AS DOCUMENT NO. 281794; RECORDED NOVEMBER 14, 2017 AS DOCUMENT NO. 283784; RECORDED AUGUST 3, 2018 AS DOCUMENT NO. 288586; RECORDED NOVEMBER 29, 2018 AS DOCUMENT NO. 290549; RECORDED JULY 10, 2019 AS DOCUMENT NO. 294171; RECORDED SEPTEMBER 17, 2019 AS DOCUMENT NO. 295482; RECORDED JUNE 2, 2020 AS DOCUMENT NO. 300264; RECORDED JUNE 9, 2020 AS DOCUMENT NO. 300398; RECORDED JULY 21, 2021 AS DOCUMENT NO. 310627.

ASSIGNMENT OF DECLARANT'S RIGHTS AND OBLIGATIONS UNDER THE DECLARATION OF COVENANTS AND EASEMENTS FOR BRASADA RANCH RESIDENTIAL AREAS, EASEMENTS, CONDITIONS, INCLUDING THE TERMS AND PROVISIONS THEREOF,
RECORDING DATE: FEBRUARY 1, 2016
RECORDING NO.: 272406
RE-RECORDED: FEBRUARY 10, 2016
RECORDING NO.: 272548
LIENS AND ASSESSMENTS, IF ANY, BY THE BRASADA RANCH RESIDENTIAL OWNER'S ASSOCIATION.

5. BY-LAWS OF BRASADA RANCH RESIDENTIAL ASSOCIATION
RECORDING DATE: JUNE 2, 2005
RECORDING NO.: 200430
(LOT X)

AMENDMENT(S)/MODIFICATION(S) OF SAID BY-LAWS, INCLUDING THE TERMS AND PROVISIONS THEREOF,
RECORDING DATE: DECEMBER 4, 2008
RECORDING NO: 231875

6. AN IRRIGATION CONTRACT (FOR WATER SERVICES) AGREEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF,
RECORDED: MARCH 2, 2006
INSTRUMENT NO.: 2006-208697
(NOT MAPPABLE)
7. AN IRRIGATION CONTRACT (FOR WATER SERVICES) AGREEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF,
RECORDED: APRIL 14, 2009
INSTRUMENT NO.: 2009-234014
(NOT WITHIN THE BOUNDARY OF THIS SUBDIVISION)

SHEET 4 OF 5

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REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
DECEMBER 11, 2012
BRIAN C. COURSEN
86998

RENEWS: 12/31/2023

NOTES (CONTINUED)

8. A FIRST LIEN DEED OF TRUST, ASSIGNMENT OF LEASES AND RENTS, SECURITY AGREEMENT AND FIXTURE FILING TO SECURE AN INDEBTEDNESS IN THE AMOUNT SHOWN BELOW,
AMOUNT: NOT STATED
DATED: JANUARY 29, 2016
TRUSTOR/GRANTOR: FNF NV BRASADA, LLC, AN OREGON LIMITED LIABILITY COMPANY
TRUSTEE: AMERITITLE INC., A DELAWARE CORPORATION
BENEFICIARY: BANK OF THE CASCADES, AN OREGON STATE-CHARTERED COMMERCIAL BANK
LOAN NO.: NOT STATED
RECORDING DATE: FEBRUARY 1, 2016
RECORDING NO.: 272407
RECORDING NO.: 272409
(COVERS ADDITIONAL PROPERTY)

AN AGREEMENT RECORDED JUNE 23, 2016 AS RECORDING NO. 274670, AND RECORDED AUGUST 20, 2018 AS RECORDING NO. 2018-288821 WHICH STATES THAT THIS INSTRUMENT WAS SUBORDINATED TO THE DOCUMENT OR INTEREST DESCRIBED IN THE INSTRUMENT.
RECORDING DATE: FEBRUARY 1, 2016
RECORDING NO.: 272409

A SUBSTITUTION OF TRUSTEE UNDER SAID DEED OF TRUST WHICH NAMES, AS THE SUBSTITUTED TRUSTEE, THE FOLLOWING TRUSTEE: FIRST AMERICAN TITLE COMPANY OF OREGON
RECORDING DATE: AUGUST 25, 2016
RECORDING NO: 275816
RECORDING NO: 275820

AN AGREEMENT TO MODIFY THE TERMS AND PROVISIONS OF SAID DEED OF TRUST AS THEREIN PROVIDED EXECUTED BY: FNF NV BRASADA, LLC, AN OREGON LIMITED LIABILITY COMPANY
RECORDING DATE: SEPTEMBER 22, 2016
RECORDING NO: 276287

AN AGREEMENT TO MODIFY THE TERMS AND PROVISIONS OF SAID DEED OF TRUST AS THEREIN PROVIDED, EXECUTED BY: FNF NV BRASADA, LLC AN OREGON LIMITED LIABILITY COMPANY
RECORDING DATE: AUGUST 20, 2018
RECORDING NO: 288820

AN ASSIGNMENT OF ALL MONEYS DUE, OR TO BECOME DUE AS RENTAL OR OTHERWISE FROM SAID LAND, TO SECURE PAYMENT OF AN INDEBTEDNESS, SHOWN BELOW AND UPON THE TERMS AND CONDITIONS THEREIN
AMOUNT: \$3,597,000.00
ASSIGNED TO: FIRST INTERSTATE BANK
ASSIGNED BY: FNF NV BRASADA, LLC, AN OREGON LIMITED LIABILITY COMPANY
RECORDING DATE: AUGUST 20, 2018
RECORDING NO: 288823

9. DEED OF TRUST, ASSIGNMENT OF LEASES AND RENTS, SECURITY AGREEMENT AND FIXTURE FILING TO SECURE AN INDEBTEDNESS IN THE AMOUNT SHOWN BELOW,
AMOUNT: NOT STATED
DATED: JANUARY 29, 2016
TRUSTOR/GRANTOR: FNF NV BRASADA, LLC, AN OREGON LIMITED LIABILITY COMPANY
TRUSTEE: AMERITITLE INC., A DELAWARE CORPORATION
BENEFICIARY: BANK OF THE CASCADES, AN OREGON STATE-CHARTERED COMMERCIAL BANK
LOAN NO.: NOT STATED
RECORDING DATE: FEBRUARY 1, 2016
RECORDING NO.: 272408
RECORDING NO.: 272410
(COVERS ADDITIONAL PROPERTY)

AN AGREEMENT RECORDED JUNE 23, 2016 AS RECORDING NO. 274670, AND RECORDED AUGUST 20, 2018 AS RECORDING NO. 2018-288821 WHICH STATES THAT THIS INSTRUMENT WAS SUBORDINATED TO THE DOCUMENT OR INTEREST DESCRIBED IN THE INSTRUMENT.
RECORDING DATE: FEBRUARY 1, 2016
RECORDING NO.: 272409

A SUBSTITUTION OF TRUSTEE UNDER SAID DEED OF TRUST WHICH NAMES, AS THE SUBSTITUTED TRUSTEE, THE FOLLOWING TRUSTEE: FIRST AMERICAN TITLE COMPANY OF OREGON
RECORDING DATE: AUGUST 25, 2016
RECORDING NO: 275818
RECORDING NO: 275822

AN AGREEMENT TO MODIFY THE TERMS AND PROVISIONS OF SAID DEED OF TRUST AS THEREIN PROVIDED EXECUTED BY: FNF NV BRASADA, LLC, AN OREGON LIMITED LIABILITY COMPANY
RECORDING DATE: SEPTEMBER 22, 2016
RECORDING NO: 276287

NOTES (CONTINUED)

10. LINE OF CREDIT TRUST DEED, ASSIGNMENT OF LEASES AND RENTS, SECURITY AGREEMENT AND FIXTURE FILING TO SECURE AN INDEBTEDNESS IN THE AMOUNT SHOWN BELOW,
AMOUNT: \$1,500,000.00
DATED: JANUARY 29, 2016
TRUSTOR/GRANTOR: FNF NV BRASADA, LLC, AN OREGON LIMITED LIABILITY COMPANY
TRUSTEE: AMERITITLE INC., A DELAWARE CORPORATION
BENEFICIARY: BANK OF THE CASCADES, AN OREGON STATE-CHARTERED COMMERCIAL BANK
LOAN NO.: NOT STATED
RECORDING DATE: FEBRUARY 1, 2016
RECORDING NO.: 272411
(COVERS ADDITIONAL PROPERTY)

A SUBSTITUTION OF TRUSTEE UNDER SAID DEED OF TRUST WHICH NAMES, AS THE SUBSTITUTED TRUSTEE, THE FOLLOWING TRUSTEE: FIRST AMERICAN TITLE COMPANY OF OREGON
RECORDING DATE: AUGUST 25, 2016
RECORDING NO: 275824

AN AGREEMENT TO MODIFY THE TERMS AND PROVISIONS OF SAID DEED OF TRUST AS THEREIN PROVIDED EXECUTED BY: FNF NV BRASADA, LLC, AN OREGON LIMITED LIABILITY COMPANY
RECORDING DATE: SEPTEMBER 22, 2016
RECORDING NO: 276287

AN AGREEMENT TO MODIFY THE TERMS AND PROVISIONS OF SAID DEED OF TRUST AS THEREIN PROVIDED EXECUTED BY: FNF NV BRASADA, LLC, AN OREGON LIMITED LIABILITY COMPANY
RECORDING DATE: FEBRUARY 23, 2018
RECORDING NO: 285532

AN AGREEMENT TO MODIFY THE TERMS AND PROVISIONS OF SAID DEED OF TRUST AS THEREIN PROVIDED EXECUTED BY: FNF NV BRASADA, LLC, AN OREGON LIMITED LIABILITY COMPANY
RECORDING DATE: MAY 31, 2018
RECORDING NO: 287365

AN AGREEMENT TO MODIFY THE TERMS AND PROVISIONS OF SAID DEED OF TRUST AS THEREIN PROVIDED EXECUTED BY: FNF NV BRASADA, LLC, AN OREGON LIMITED LIABILITY COMPANY
RECORDING DATE: SEPTEMBER 11, 2020
RECORDING NO: 302793

AN AGREEMENT TO MODIFY THE TERMS AND PROVISIONS OF SAID DEED OF TRUST AS THEREIN PROVIDED EXECUTED BY: FNF NV BRASADA, LLC, AN OREGON LIMITED LIABILITY COMPANY
RECORDING DATE: MARCH 23, 2022
RECORDING NO: 315803

11. IMPROVEMENT AGREEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF,
RECORDING DATE: JULY 19, 2021
RECORDING NO.: 310592
12. EASEMENTS, CONDITIONS, RESTRICTIONS AND NOTES AS DELINEATED ON THE RECORDED PLAT PLAT: BRASADA RANCH 14
RECORDING DATE: JULY 19, 2021
RECORDING NO: 310593
(PLOTTED - SHEET 2 & SHEET 3)
13. DECLARATION OF COVENANT FOR WAIVER OF REMONSTRANCE - AGRICULTURAL PRACTICES, INCLUDING THE TERMS AND PROVISIONS THEREOF,
RECORDING DATE: JULY 21, 2021
RECORDING NO.: 310629
(LOTS 746-767)
14. DECLARATION OF COVENANT FOR WAIVER OF REMONSTRANCE - WILDLIFE DAMAGE CONTROL ACTIVITIES, INCLUDING THE TERMS AND PROVISIONS THEREOF,
RECORDING DATE: JULY 21, 2021
RECORDING NO.: 310630
(LOTS 746-767)
15. A DEED OF TRUST TO SECURE AN INDEBTEDNESS IN THE AMOUNT SHOWN BELOW,
AMOUNT: \$4,200,000.00
DATED: OCTOBER 5, 2022
TRUSTOR/GRANTOR: FNF NV BRASADA, LLC, AN OREGON LIMITED LIABILITY COMPANY
TRUSTEE: BRAD L. WILLIAMS, AN OREGON ATTORNEY
BENEFICIARY: FIRST INTERSTATE BANK
RECORDING DATE: OCTOBER 19, 2022
RECORDING NO.: 2022-319491

THE DEED OF TRUST SET FORTH ABOVE IS PURPORTED TO BE A "CREDIT LINE" DEED OF TRUST. IT IS A REQUIREMENT THAT THE TRUSTOR/GRANTOR OF SAID DEED OF TRUST PROVIDE WRITTEN AUTHORIZATION TO CLOSE SAID CREDIT LINE ACCOUNT TO THE LENDER WHEN THE DEED OF TRUST IS BEING PAID OFF THROUGH THE COMPANY OR OTHER SETTLEMENT/ESCROW AGENT OR PROVIDE A SATISFACTORY SUBORDINATION OF THIS DEED OF TRUST TO THE PROPOSED DEED OF TRUST TO BE RECORDED AT CLOSING.
16. ASSIGNMENT OF RENTS
RECORDING DATE: OCTOBER 19, 2022
RECORDING NO.: 2022-319492

TREEHOUSES AT BRASADA RANCH

A REPLAT OF LOTS 746 THROUGH 767, LOT X, LOT Y, AND LOT Z, BRASADA RANCH 14,
LOCATED IN THE SOUTHWEST ONE-QUARTER (SW1/4) OF SECTION 26,
TOWNSHIP 16 SOUTH, RANGE 14 EAST,
WILLAMETTE MERIDIAN, CROOK COUNTY, OREGON
217-22-002105-PLNG (C-CU-DES-001-03)
SEPTEMBER 2022

DECLARATION & DEDICATION

KNOW ALL PERSONS BY THESE PRESENTS THAT FNF NV BRASADA, LLC, AN OREGON LIMITED LIABILITY COMPANY, IS THE OWNER IN FEE SIMPLE OF THE LAND SHOWN ON THIS PLAT, HAS CAUSED SAID LAND TO BE SURVEYED AND SUBDIVIDED INTO PRIVATE LOTS, LOT AB, LOT AC, LOT X, LOT Y, AND LOT Z AS SHOWN ON THIS PLAT;

THERE ARE NO C.O.I.D. WATER RIGHTS APPURTENANT TO THE LAND SHOWN ON THIS PLAT.

AND DOES HEREBY SUBMIT FOR APPROVAL AND RECORD SAID PLAT OF "TREEHOUSES AT BRASADA RANCH", HENCEFORTH TO BE SO KNOWN.

BY: _____ DATE _____
SIMON HALLGARTEN, AUTHORIZED SIGNATORY,
FNF NV BRASADA, LLC, AN OREGON LIMITED LIABILITY COMPANY

ACKNOWLEDGEMENT

STATE OF CONNECTICUT)
COUNTY OF FAIRFIELD) SS

ON THIS ____ DAY OF _____, 2023,

BEFORE ME, PERSONALLY APPEARED SIMON HALLGARTEN, FNF NV BRASADA, LLC AND ACKNOWLEDGED SAID INSTRUMENT TO BE HIS VOLUNTARY ACT AND DEED ON BEHALF OF FNF NV BRASADA, LLC.

NOTARY PUBLIC
PRINTED NAME: _____
NOTARY PUBLIC - CONNECTICUT
COMMISSION NO: _____
MY COMMISSION EXPIRES _____

SURVEYORS CERTIFICATE

I, BRIAN C. COURSEN, PLS NO. 86998, DO HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS, IN ACCORDANCE WITH OREGON REVISED STATUTES, CHAPTER 92, THE LANDS SHOWN ON THIS PLAT OF "TREEHOUSES AT BRASADA RANCH", BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOCATED IN THE SOUTHEAST ONE-QUARTER (SE1/4) OF SECTION 27 AND THE SOUTHWEST ONE-QUARTER OF SECTION 26, TOWNSHIP 16 SOUTH, RANGE 14 EAST, WILLAMETTE MERIDIAN, CROOK COUNTY, OREGON;

LOTS 746 THROUGH 767, LOT X, LOT Y AND LOT Z OF BRASADA RANCH 14.

THE INITIAL POINT BEING A 5/8" IRON ROD WITH YELLOW PLASTIC CAP LOCATED AT THE NORTHWEST CORNER OF LOT 735, BRASADA RANCH 14.

SAID PLAT CONTAINS 27.40 ACRES, MORE OR LESS

ASSESSORS CERTIFICATES

I HEREBY CERTIFY THAT ALL AD VALOREM TAXES, SPECIAL ASSESSMENTS, FEES AND OTHER CHARGES, AS REQUIRED BY ORS 92.095 TO BE PLACED ON THE 2022-2023 TAX ROLLS, WHICH HAVE BECOME A LIEN OR WILL BECOME A LIEN DURING THIS TAX YEAR, HAVE BEEN PAID TO ME.

CROOK COUNTY ASSESSOR _____, 2023

I HEREBY CERTIFY THAT ALL TAXES HAVE BEEN PAID AS OF THIS DATE.

CROOK COUNTY TAX COLLECTOR _____, 2023

APPROVALS

CROOK COUNTY PLANNING COMMISSION _____, 2023

CROOK COUNTY TAX COLLECTOR _____, 2023

CROOK COUNTY ASSESSOR _____, 2023

CROOK COUNTY FIRE DISTRICT _____, 2023

CROOK COUNTY ROAD MASTER _____, 2023

CROOK COUNTY ENVIRONMENTAL HEALTH _____, 2023

CROOK COUNTY SURVEYOR _____, 2023

CROOK COUNTY PLANNER _____, 2023

CENTRAL OREGON IRRIGATION DISTRICT _____, 2023

CROOK COUNTY COMMISSIONER _____, 2023

CROOK COUNTY COMMISSIONER _____, 2023

CROOK COUNTY JUDGE _____, 2023

SIGNATURE BY THE COUNTY COURT CONSTITUTES ACCEPTANCE OF ANY DEDICATIONS TO THE PUBLIC AS SURVEYED AND PLATTED HEREON.

RECORDATION - CLERK

STATE OF OREGON)
COUNTY OF CROOK) SS

I CERTIFY THAT THE WITHIN INSTRUMENT WAS RECEIVED FOR RECORD ON THE ____ DAY OF _____, 2023 AT ____ M.

AND RECORDED IN _____ RECORDS OF SAID COUNTY MF NO. _____
CHERYL W. SEELY, CROOK COUNTY CLERK

BY: _____ DEPUTY

RECORDATION - SURVEYOR

STATE OF OREGON)
COUNTY OF CROOK) SS

I CERTIFY THAT THE WITHIN INSTRUMENT WAS RECEIVED FOR RECORD ON THE ____ DAY OF _____, 2023, AND RECORDED IN SURVEYS # _____ OF SAID COUNTY.

GREGORY R. KELSO

CROOK COUNTY SURVEYOR

REGISTERED PROFESSIONAL LAND SURVEYOR

OREGON
DECEMBER 11, 2012
BRIAN C. COURSEN
86998
RENEWS: 12/31/2023

SHEET 5 OF 5

DOWL

WWW.DOWL.COM

963 SW Simpson Avenue, #200
Bend, Oregon 97702
541-385-4772