

PETITION FOR VACATION OF A PUBLIC ROAD

TO: THE DESCHUTES COUNTY BOARD OF COMMISSIONERS

We, the undersigned (holding recorded interest or abutting the proposed property or owning improvements constructed on the proposed property for vacation), respectfully request the following described road be vacated.

Description of road to be vacated: Public Segment of Sage Ranch Road also known as Jaqua Road and related right of way

Located in T 15 S, R 11E, Secs. 26, 27, 34, 35, Deschutes County.

Reason for road vacation request: Parcel Consolidation resulting in no need for public road, public interest in wildlife habitat and open space conservation

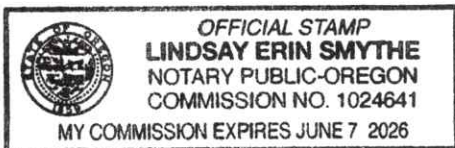
DATED this day of , 2023.

Table with 5 columns: PRINT NAME, SIGNATURE, ADDRESS, CITY, STATE ZIP. Rows include Sage Dorsey and Lynne Dorsey with their respective signatures and addresses.

STATE OF OREGON )
County of DESCHUTES ) ss.

On this 26th day of SEPTEMBER, in the year 2023, before me, a Notary Public, personally appeared SAGE DORSEY personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is(are) subscribed to this instrument, and acknowledged that he (she, they) executed it.

WITNESS my hand and official seal
Notary Public for Oregon.
My Commission expires: JUNE 7, 2026



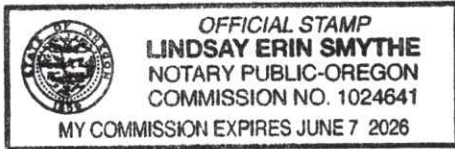
STATE OF OREGON )  
 )  
County of DESCHUTES ) ss.

On this 26<sup>TH</sup> day of SEPTEMBER, in the year 2023, before me, a Notary Public, personally appeared LYNNE DORSEY personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is(are) subscribed to this instrument, and acknowledged that he (she, they) executed it.

WITNESS my hand and official seal

Lindsay Erin Smythe  
Notary Public for Oregon.

My Commission expires: JUNE 7, 2026



I CERTIFY THAT THIS IS THE TRUE AND ORIGINAL PETITION CIRCULATED BY ME.

Lynne Dorsey  
SIGNATURE

67200 Sage Ranch Rd  
ADDRESS

TELEPHONE: 541-629-1467

BEFORE THE DESCHUTES COUNTY  
BOARD OF COUNTY COMMISSIONERS

In the Matter of: ) File No.: \_\_\_\_\_  
 )  
 ) **BURDEN OF PROOF STATEMENT**  
SAGE DORSEY AND LYNNE DORSEY, ) To Accompany Petition  
Applicant ) for Road and Right-of-Way Vacation  
 ) of Sage Ranch Road Public Segment/Jaqua Road  
 )

**APPLICANT/PROPERTY OWNER:** Sage and Lynne Dorsey  
67200 Sage Ranch Rd.  
Bend, OR 97703

**ATTORNEY:** Elizabeth A. Dickson  
Dickson Hatfield, LLP  
400 SW Bluff Dr., Ste. 240  
Bend, OR 97702

**PROPERTY DESCRIPTION:** Map 15-11 Sections 26, 27, 34, 35  
Tax Lots 5900, 5901, 5902  
Parcels 1, 2, and 3 of PP 1991-54  
Consolidated into one tract by  
Instrument No. 2023-17391

**REQUEST:** Approval to vacate dedicated right of way and Sage Ranch  
Road segment/Jaqua Road per PP 1991-54 dedication

**I. INTRODUCTION**

Applicant is the owner of one consolidated parcel measuring approximately 322 acres on Sage Ranch Road/Jaqua Road between Sisters and Redmond in Deschutes County, Oregon. This parcel straddles 4 sections of Township 15E, Range 11S and is legally described as Parcels 1, 2, and 3 of PP 1991-54. This is a legal lot of record by Final Decision 247-23-000062 and Deed recorded as instrument number 2023-17391. Applicant requests approval to eliminate the segment of public road dedicated in 1991 to connect the three previously separate parcels, since it is no longer necessary. Applicant petitions the Board of County Commissioners to order vacation of the dedicated right of way and the segment of road itself, known in some county records as Sage Ranch Road, and by original dedication as Jaqua Road. Applicant's submittal is made by Attorney Elizabeth A. Dickson by authorization letter attached hereto as **Exhibit 1**. All exhibits are incorporated by reference into this Burden of Proof Statement. This Burden of Proof is submitted to accompany and supplement the Application Form in the form of Road Vacation Petition.

## II. APPLICABLE CRITERIA

### Oregon Revised Statutes (ORS)

Chapter 368.326 - .366 Highways, Roads, Bridges and Ferries; Vacation of County Property

Deschutes County Road Department: Procedure for Vacation of Public Roads Under County Jurisdiction  
dated October 15, 2020, interpreting ORS 368.326 - .366 (below)

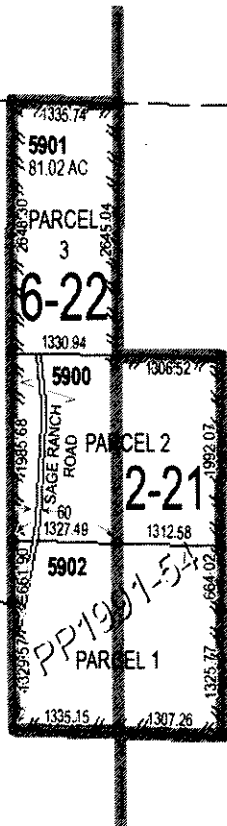
### Deschutes County Code

Title 1 General Provisions, Chapter 1.04 General Provisions  
1.04.010 Definitions – “Road”

Title 8 Health and Safety, Chapter 8.21 Hazardous Vegetative Fuels  
8.21.010 Definitions – “Driveway”

Title 16 Addresses and Road Names, Chapter 16.08 Definitions – “Private Road,” “Public Road”

## III. BASIC RESPONSES



**A. LOCATION:** The subject property surrounding the right of way and road segment is one parcel comprising 322.06 acres on Sage Ranch Road/Jaqua Road in Deschutes County, Oregon, and legally described as Parcels 1, 2, and 3 of PP 1991-54. Parcels 1 and 3 are bare land and unirrigated. Parcel 2 contains a home, agricultural buildings, and some pasture. A private airstrip is located on Parcel 1 and a small portion of Parcel 2. The three parcels are surrounded on all sides by BLM land, where tax lot 2500 is estimated to encompass 3560 acres. (See **Exhibit 2**). The road segment and right of way proposed to be vacated runs in a north-south direction somewhat parallel to the western property boundary. See diagram at left. The Dorsey tract is zoned EFU-Sisters Cloverdale subzone, with a Destination Resort overlay (See **Exhibit 7**).

**B. LOT OF RECORD:** The subject property is comprised of one legal lot of record by Final Decision 247-23-000062 and Last Deed recorded as instrument number 2023-17391 (**Exhibit 3**). This action consolidated three parcels into one.

**C. PROPOSAL:** The Applicant requests approval of a Petition to Vacate a public segment of Sage Ranch Road, also known as Jaqua Road per PP 1991-54 and as dedicated, as well as the 60 foot wide right of way dedication. This will essentially complete the reversal of the minor partition approved in 1991, returning the tract to a single parcel of 322.06 acres with no public road dedication through it. The Dorseys wish to conserve the tract, surrounded entirely by BLM lands, without a public road running through it, or a future Destination Resort upon it. No other lands are served by this road segment. It is a “dead end road.”

**D. SITE DESCRIPTION:** Aside from a single residence, a few farm buildings, and a cleared area for an airstrip, the property is undeveloped and scattered with sagebrush and juniper. The parcel is relatively flat. It contains mostly naturally occurring vegetation which supports wildlife, particularly deer and elk.

**E. SURROUNDING LAND USES:** All surrounding land is owned by the BLM. See **Exhibit 2**. The road proposed to be vacated does not serve lands to the north, east, or south, and lands served to the west adjoin a westerly private segment of Sage Ranch Road.

**F. EXHIBIT LIST:** The following documents are submitted with this Burden of Proof Statement and are to be included in the Record:

1. Letter Authorization
2. DIAL Aerial photo evidencing surrounding BLM lands
3. Instrument 2023-17391 Last Deed
4. Partition Plat 1991-54
5. Legal Description and Map of Proposed Road Vacation
6. ODFW 2019 Revised Wildlife Map
7. DIAL Aerial Map of Zoning and Overlay Zone

### **III. COMPLIANCE WITH APPLICABLE CRITERIA AND STANDARDS.**

#### **OREGON REVISED STATUTES**

**ORS 368.326 Purpose of vacation procedures; limitation.** ORS 368.326 to 368.366 establish vacation procedures by which a county governing body may vacate...a public road...or a public easement...under the jurisdiction of the county governing body. The vacation procedures under ORS 368.326 to 368.366:

- (1) **Shall not be used by the county governing body to vacate property or an interest in property that is within a city.**

**RESPONSE:** Applicant requests the Board vacate the publicly dedicated segment of Sage Ranch Road, also known as Jaqua Road, as well as the right of way within which it is located. This is a public road as defined in DCC 16.08.010, as contrasted with a “private road” also defined in the Deschutes County Code section cited here.

#### **DCC 16.08.010 Definitions**

**"Private road" means a private right of way created by a recorded easement or other instrument, not dedicated to or accepted by the County or other public body, and not designated as part of the County road maintenance system.**

**"Public road" means a road over which the public has a right of use that is a matter of public record.**

Sage Ranch Road and underlying right of way was dedicated by PP 1991-54 as Jaqua Road and was accepted by the County (See **Exhibit 4**, Page 2). It satisfies the statutory definition for vacation as a public road. The subject property is located outside of any city limits as depicted in **Exhibit 4**, so complies with paragraph (1) above. This application complies with the above referenced statute.

**ORS 368.331 Limitation on use of vacation proceedings that would eliminate access.** A county governing body shall not vacate public lands under ORS 368.326 to 368.366 if the vacation would

**deprive an owner of a recorded property right of access necessary for the exercise of that property right unless the county governing board has the consent of the owner.**

**RESPONSE:** The public segment of Sage Ranch Road is at the end of the road and travels through only the parcel owned by the Applicant. It goes no further (See Diagram, Page 2). Vacation of the subject public lands (the public portion of Sage Ranch Road and underlying right of way) will still allow the Dorseys to access their parcel and there are no other users, so such action will not deprive an owner of access. This provision is satisfied.

**ORS 368.336 Abutting owners in vacation proceedings. Where the property proposed to be vacated under ORS 368.326 to 368.366 is a public road, a person owning property that abuts either side of the road is an abutting property owner for purposes of ORS 368.326 to 368.366 even when the county governing body proposes to vacate less than the full width of the road.**

**RESPONSE:** The proposed public road segment is surrounded on three sides by Dorsey property (both sides and the northern dead end). See diagram on Page 2 and **Exhibit 4**. U.S. Bureau of the Interior, Bureau of Land Management (“BLM”) owns all land surrounding the Dorsey tract, so technically may be considered to abut the road/right of way at the entrance point on the southwest corner of the Dorsey tract. However, the statute says “abuts either side of the road” implying that the road only has two sides, here the east and the west, in which case the BLM end isn’t “abutting” for purposes of the statute. Applicant’s counsel is advised that BLM is generally not consulted in such matters, by agreement, so this issue likely doesn’t need to be addressed. It’s raised here for completeness.

**ORS 368.341 Initiation of vacation proceedings; requirements for resolution or petition; fees.**

**(1) A county governing body may initiate proceedings to vacate property under ORS 368.326 to 368.366 if:**

- (a) The county governing body adopts a resolution meeting the requirements of this section;**
- (b) The person who holds title to property files with the county governing body a petition meeting the requirements of this section and requesting that the property be vacated; or**
- (c) The owner of the property abutting public property files with the county governing body a petition meeting the requirements of this section and requesting vacation of the public property that abuts the property owned by the person.**

**RESPONSE:** The facts of this case are described in (c) above, where owner (the Dorseys / Applicant) owns the property abutting the public segment of Sage Ranch Road and is filing with this Board a petition meeting the requirements of the Oregon Revised Statutes to request vacation of the Road and right of way. This petition is allowed to be considered under this statute.

**(2) A county governing body adopting a resolution under this section shall include the following in the resolution:**

- (a) A declaration of intent to vacate property;**
- (b) A description of the property proposed to be vacated; and**
- (c) A statement of the reasons for the proposed vacation.**

**RESPONSE:** Applicant has provided a legal description and a map of Sage Ranch Road’s public segment, also known as Jaqua Road. See **Exhibit 5**. This may be used by the Board as a description under (b) above.

The reasons for the proposed vacation are generally that the road will be unneeded now that the separate parcels have been consolidated into one parcel, and the Applicant wishes to ensure that the subject property is preserved as conservation land for benefit of the public as open space and habitat for wildlife, particularly deer and elk. This reasoning is stated in detail below, complying with (c) above.

- (3) Any person filing a petition under this section shall include the following in the petition:**
- (a) A description of the property proposed to be vacated;**
  - (b) A statement of the reasons for requesting the vacation;**
  - (c) The names and addresses of all persons holding any recorded interest in the property proposed to be vacated;**
  - (d) The names and addresses of all persons owning any improvements constructed on public property proposed to be vacated;**
  - (e) The names and addresses of all persons owning any real property abutting public property proposed to be vacated;**
  - (f) Signatures, acknowledged by a person authorized to take acknowledgments of deeds, of either owners of 60 percent of the land abutting the property proposed to be vacated or 60 percent of the owners of land abutting the property proposed to be vacated; and**
  - (g) If the petition is for vacation of property that will be redivided in any manner, a subdivision plan or partitioning plan showing the proposed redivision.**

**RESPONSE:** Applicant has filed a Petition for Vacation with the Deschutes County Road Department, accompanied by this Burden of Proof and incorporated Exhibits. It includes:

- (a) **Exhibit 5**, a legal description of the property to be vacated with a map;
- (b) The reasons for the vacation are generally that the road will be unneeded now that the separate parcels have been consolidated into one parcel, and the Applicant wishes to ensure that the subject property is preserved as conservation land for benefit of the public as open space and habitat for wildlife, particularly deer and elk. These are detailed and substantiated below.
- (c) Applicant owns the property underlying the right of way dedication, such that the property is properly returned to Applicant if vacation is ordered. Applicant's name and address is on the title page of this narrative.
- (d) There are no persons owning improvements on the vacation property. The roadway will serve as a driveway for one single family dwelling, as that term is defined in the Deschutes County Code:

#### **8.21.010 Definitions**

**“Driveway” means the primary, privately-owned vehicle access way that is not a dedicated public road, serves one or more dwellings, subject to control of the owner or occupants of the dwelling(s), and which is longer than 150 feet when measured along the centerline from the nearest intersecting public road to the dwelling.**

- (e) Applicant is the sole owner of property abutting the proposed vacation property. Applicant's name and address is on the title page of this narrative.
- (f) Applicant is the sole owner of the land abutting the property proposed to be vacated, so owns both 100% of the land abutting the vacation area and is 100% of the owners of land abutting it.
- (g) The property is not proposed to be redivided. To the contrary, it's part of a consolidation to one contiguous parcel of 322 +/- acres, surrounded by a BLM tract of over 3,000 acres.

- (4) Any person who does not pay costs as directed by an order under this section is liable for those costs.**

**RESPONSE:** Applicant has paid the required fees to the Road Department for this application.

**ORS 368.366 Vesting of vacated property.** (1) When a county governing body vacates public property under ORS 368.326 to 368.366, the vacated property shall vest as follows:

- (a) If the county holds title to the property in fee, the property shall vest in the county.
- (b) If the property vacated is a public square the property shall vest in the county.
- (c) Unless otherwise described in paragraph (a) or (b) of this subsection, the vacated property shall vest in the rightful owner holding title according to law.
- (d) Except as otherwise provided in this subsection, the vacated property shall vest in the owner of the land abutting the vacated property by extension of the person's abutting property boundaries to the center of the vacated property.

(2) Notwithstanding subsection (1) of this section, a county governing body may determine the vesting of property vacated under ORS 368.326 to 368.366 in the order or resolution that vacates the property.

**RESPONSE:** Applicant's predecessor in interest, Stephen and Patricia Jaqua, dedicated the road right of way by Partition Plat 1991-54 (**Exhibit 4**). The dedication was through the western quarter of Parcels 1 and 2, and was not a centerline dedication straddling a property line. Applicant still holds any remaining interest in the vacation property beneath the right of way as dedicated and is also the abutting owner, so is the party in whom the vacated property should vest.

**DESCHUTES COUNTY ROAD DEPARTMENT MEMO "PROCEDURE FOR VACATION OF PUBLIC ROADS UNDER COUNTY JURISDICTION" Dated October 15, 2020**

Cited criteria included here are items not specifically called out by the state statutes referenced above and are additional requirements of the County.

**Page 2 – Additionally, the following materials must accompany the completed petition form to provide for a complete petition package:...Completed service provider consent forms from all affected utility service providers, irrigation districts, special road districts, and municipalities....**

**Page 2 - SERVICE PROVIDER CONSENT**

**In addition to providing for public travel, public road rights-of-way also provide for utilities which operate within public right-of-way under provisions in State law and County-issued permits....Utility service providers include operators of transmission facilities for power, natural gas, domestic water, irrigation water, wastewater, telephone, internet, cable television, and other services.**

**RESPONSE:** Central Electric Cooperative provides electricity to the subject property. Parnelli Perkins, CEC Engineering Department, has been consulted on the road vacation. He's waiting on a form from the county after the application is submitted. CEC has an easement that will continue to benefit the utility after road vacation. Century Link./Quest provides phone service and is located within the CEC easement as well. Applicant is prepared to grant additional rights to these providers if determined to be necessary.

**Page 3 – A recommendation by the Road Department to the Board of County Commissioners that a proposed vacation is in the public's interest....**

**RESPONSE:** Public interests in this vacation are explained in detail:



Benefit to Wildlife: Applicant purchased the 322-acre parcels in 2004-2007 (3 parcels prior to consolidation) with the express intent to reduce further development and preserve it for wildlife habitat. The tract is zoned with a Destination Resort overlay (See **Exhibit 7**, making it a candidate for intensive development that would be disruptive to wildlife on the subject property and the adjoining BLM lands. Applicant wishes to reduce the likelihood of such development, in the interest of preserving wildlife habitat in the area. Applicant understands that 3 parcels are more valuable as real estate than one, and also that service by a public road increases its value as well. Applicant values the benefit to wildlife more than the monetary value on resale and so petitions this Board to vacate the road.

The Applicant's goal is best understood in context. The site is surrounded by 3560 acres of BLM land, as depicted in the aerial photo attached as **Exhibit 2**. It is also part of the area identified by ODFW in its 2015-2019 analysis as an area that is properly included as Updated Deer Winter Range and Updated Elk Winter Range. See the ODFW revised proposed designation map published by Deschutes County in June of 2019, **Exhibit 6**, with annotation of the subject property location. ODFW's findings match Applicant's observations of wildlife on the subject property, where elk and deer and their droppings are often seen, especially in winter.

Protection of wildlife habitat is in the public interest as defined by Deschutes County's goals. Deschutes County's Comprehensive Plan describes the importance of this goal as part of Chapter 2, Resource Management. Section 2.6 Wildlife on Page 45 identifies the importance of protecting habitats for food, water, shelter, reproduction, and stresses the connectivity between habitats to protect migration routes and avoid isolated wildlife populations. As the ODFW study shows, the subject property is key to achievement of these goals. Section 2.6 Wildlife Policies include Goal 1: Maintain and enhance diversity of wildlife habitats.

- Policy 2.6.4 Support incentives for restoring and/or preserving significant wildlife habitat.

These goals and policies are stated for public benefit and in the public interest.

While Deschutes County elected recently not to incorporate the ODFW study into the County's zoning maps, that decision was not based on the judgment that the ODFW maps were not valid, but rather in acknowledgment of the public's concern regarding the impacts of such a designation on private parcels without owner consent. The ODFW study and findings are relevant here and worthy of consideration.

In this case, the property owner is volunteering to make changes to the subject property in acknowledgment of the ODFW study results. The property owner is willing to reduce the resale value of the tract to benefit wildlife. Applicant asks this Board to vacate the public road segment and underlying right of way in the interest of wildlife and in the public interest.

Benefit of Open Spaces: Deschutes County's Comprehensive Plan Chapter 2, Section 2.7 identifies Open Spaces as desirable as well. It defines these as undeveloped areas that are maintained primarily for some other purpose, such as farms or wildlife habitat. Goal 1 calls out the County need to coordinate with property owners to ensure protection of Open Spaces.

- Policy 2.7.2 Cooperate with stakeholders to establish a comprehensive system of connected open spaces.
- Policy 2.7.3 Protect open spaces between urban areas.
- Policy 2.7.4 Encourage approaches to protect open spaces.

The subject property is zoned EFU/Sisters Cloverdale, as are the BLM acres surrounding it. **See Exhibits 2 and 7.** A Destination Resort or other more intensive development of the Applicant's property is not compatible with these policies. Road vacation would cooperate with Applicant's desire to discourage further development, allowing connectivity with surrounding BLM open space. It would protect the open space between Bend, Sisters, and Redmond, and encourage discouragement of Destination Resorts in the area.

Removal of the public road is a means of reducing the likelihood of further development, and so is in the public interest, in consideration of both Wildlife and Open Space concerns.

**Page 4 – Additional findings for Road Department recommendation that a proposed vacation is in the public's interest may include:**

- **No public road improvements exist within the proposed vacation area.**

**RESPONSE:** The Applicant's property on which the proposed vacation is located contains no public road improvements. It is in the public interest to vacate the public road segment and underlying right of way, based on this criterion.

#### **IV. CONCLUSION**

Vacation of the public portion of Sage Ranch Road/Jaqua Road and underlying right of way surrounded by Dorsey land is in the public interest because it promotes the conservation of approximately 322 acres of scenic open space and the natural resource values and wildlife habitat the site preserves. The Dorseys have committed to reversing the 1991 development plan for the site by first consolidating the three separate parcels into one, and now ask this Board to vacate the public road that serves no public purpose and reduces the site's conservation value.

Vacation of the public portion of Sage Ranch Road/Jaqua Road and the underlying right of way has been demonstrated to meet the statutory requirements as well as the Deschutes County Road Department's policies based on the state's statutes. We ask the Road Department to recommend approval, and we ask this Board to order vacation of the public road and right of way.

DATED this 26<sup>th</sup> day of September, 2023.

DICKSON HATFIELD, LLP

By:   
Elizabeth A. Dickson  
400 SW Bluff Dr., Ste. 240  
Bend, OR 97702  
(541) 585-2229 (direct)  
[eadickson@dicksonhatfield.com](mailto:eadickson@dicksonhatfield.com)

DICKSON | HATFIELD LLP

400 SW Bluff Drive, Suite 240  
Bend, OR 97702  
541-585-2224

December 12, 2022

Sage and Lynne L. Dorsey  
67200 Sage Ranch Rd.  
Bend, OR 97703

Re: Letter of Authorization

Deschutes County:

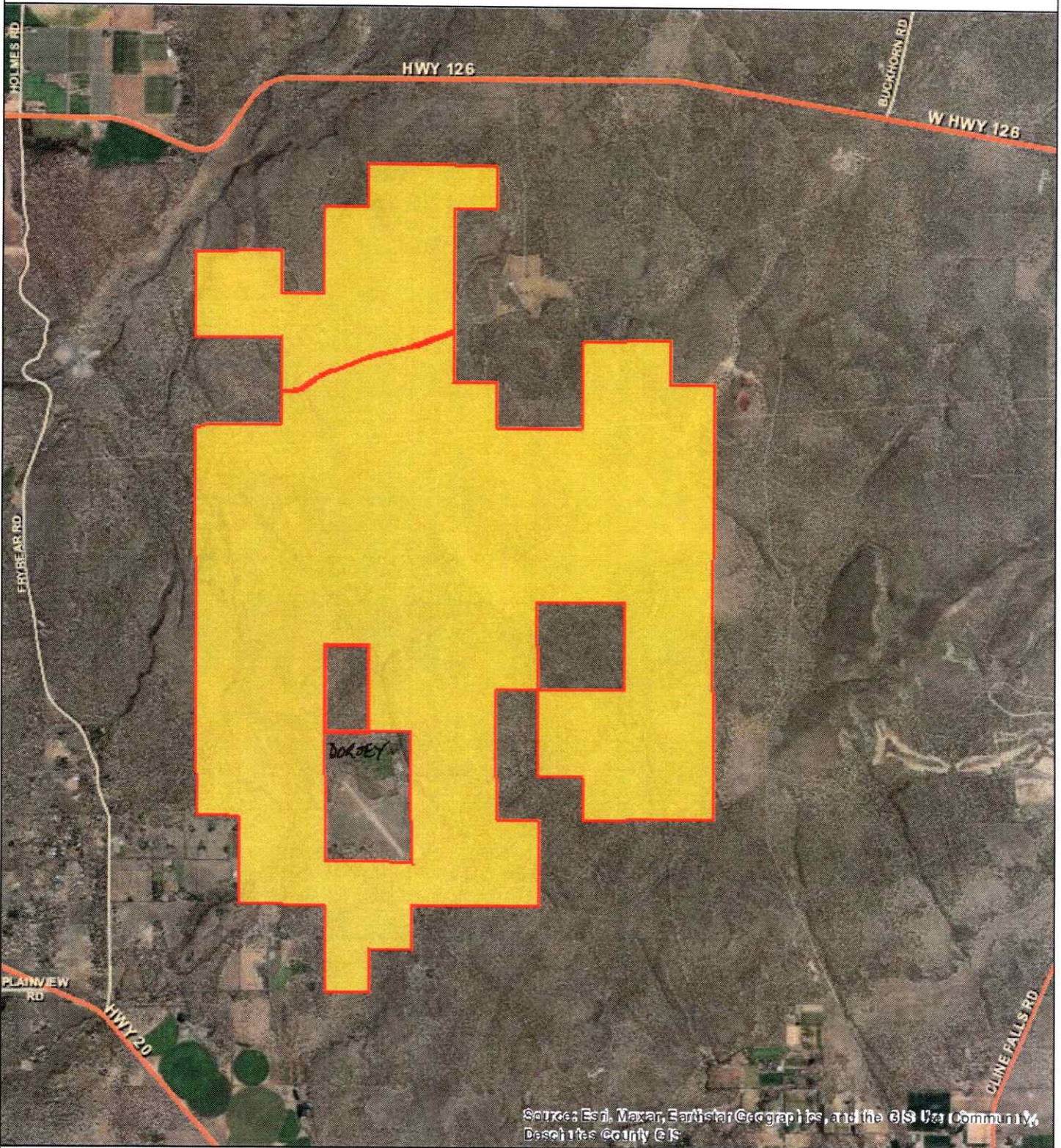
We hereby authorize Liz Dickson of Dickson Hatfield LLP, to act on our behalf regarding all land use matters before Deschutes County to which the undersigned is a party.

Sincerely,

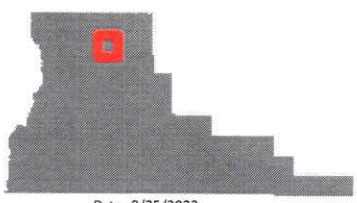
  
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# Dorsey Road Vacation Petition

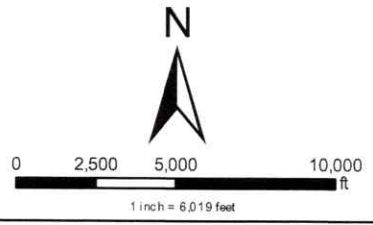
BLM 3560 Acre Tract Surrounding Dorsey 322 Acre Tract



Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community, Deschutes County GIS



Date: 9/25/2023



After recording, return to:  
Elizabeth A. Dickson  
Dickson Hatfield, LLP  
400 SW Bluff Dr., Ste. 240  
Bend, OR 97702

Deschutes County Official Records **2023-17391**  
D-D **07/17/2023 10:57 AM**  
Stn=7 AT  
\$20.00 \$11.00 \$10.00 \$61.00 \$6.00 **\$108.00**

I, Steve Dennison, County Clerk for Deschutes County, Oregon,  
certify that the instrument identified herein was recorded in the  
Official Records.  
Steve Dennison - County Clerk

Unless a change is requested,  
all tax statements shall be sent to:  
Sage and Lynne Dorsey  
67200 Sage Ranch Rd.  
Bend, OR 97701

03  
LD

### BARGAIN AND SALE DEED

The true consideration for this transfer is zero dollars.

Sage Dorsey and Lynne L. Dorsey as tenants by the entirety, together as Grantor, convey to Sage Dorsey and Lynne L. Dorsey as tenants by the entirety, together as Grantee, the real property located in Deschutes County, Oregon, as described on Exhibit A, attached and incorporated by reference.

This conveyance is authorized by a property line adjustment/lot consolidation decision approved by Deschutes County on March 29, 2023, under file no. 247-23-000062-LL. The decision authorizes a lot consolidation subject to conditions of approval, including the recording of this deed.

The properties being consolidated are Parcels 1, 2, and 3 as described in Exhibit A. Parcels 1 and 3 were last conveyed by Statutory Warranty Deed recorded September 16, 2004, as Deschutes County Official Records 2004-55692. Parcel 2 was last conveyed by Statutory Warranty Deed recorded March 15, 2007, as Deschutes County Official Records 2007-15388. The consolidated property is described in Exhibit A, attached and incorporated by reference.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND

195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

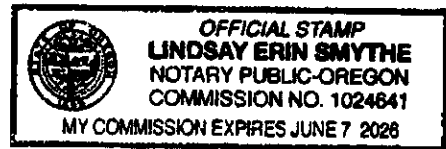
DATED this 17<sup>th</sup> day of July, 2022.

[Signature]  
Sage Dorsey

[Signature]  
Lynne Dorsey (also known as Lynne L. Dorsey)

State of Oregon       )  
                                  ) ss.  
County of Deschutes )

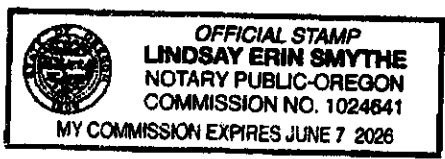
On this 17<sup>th</sup> day of JULY, 2023, before me personally appeared Sage Dorsey and acknowledged the foregoing instrument to be his voluntary act and deed.



[Signature]  
Notary Public for Oregon

State of Oregon       )  
                                  ) ss.  
County of Deschutes )

On this 17<sup>th</sup> day of JULY, 2023, before me personally appeared Lynne Dorsey and acknowledged the foregoing instrument to be her voluntary act and deed.



[Signature]  
Notary Public for Oregon

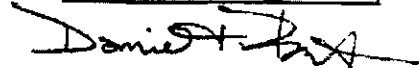
**EXHIBIT A –**

7/13/2023  
SCES # 9383

**CONSOLIDATION OF T/L 5900, 5901, 5902  
T15, R11, W.M. DESCHUTES CO. OR**

Parcels 1, 2, and 3 of Partition Plat 1991-54

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR



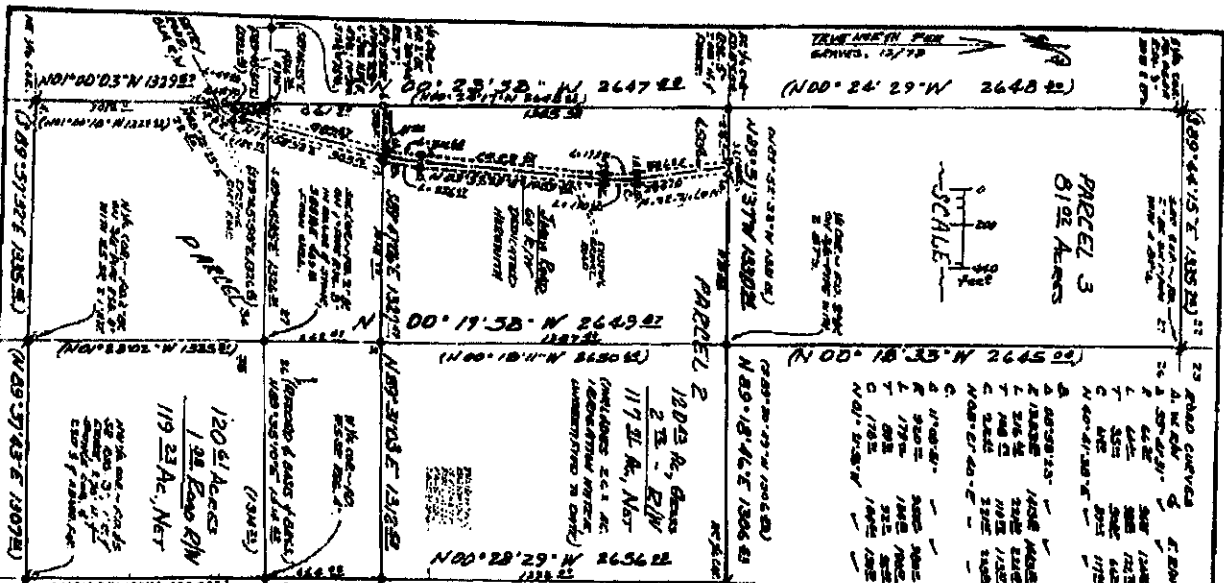
OREGON  
JANUARY 15, 1987  
DANIEL T. BURTON  
#2248

RENEWS 12/31/23

**Sun Country Engineering & Surveying, Inc.**

Exhibit 3  
Page 3 of 4

CS04839



**ABSTRACT:** (Recorded Deeds) ...  
 PARCEL 1: 120.81 Acres, 1.98 Road E/W, 119.33 Ac. Net  
 PARCEL 2: 180.23 Ac. Gross, 2.78 Ac. E/W, 117.31 Ac. Net  
 PARCEL 3: 61.92 Acres

**FILED**  
 9-3-91  
 BAYMOND E. OMAN  
 LAND SURVEYOR  
 4888 RIDGE DRIVE  
 DENVER, CO 80231  
 91-878

**VERIFICATION:** (Recorded Deeds) ...  
 PARCEL 1: 120.81 Acres, 1.98 Road E/W, 119.33 Ac. Net  
 PARCEL 2: 180.23 Ac. Gross, 2.78 Ac. E/W, 117.31 Ac. Net  
 PARCEL 3: 61.92 Acres

**APPROVALS:**  
 [Signatures and Dates]

**PRETTION R AT NE 199 L 64**  
 HSP-91-03, Bureau of the Division of the Law  
 15-11-5900, Surveyor's Office 24273  
 835, T. 65S, R. 11E, W. 4N, District  
 County, Oregon, Case 3225, Acres

**APPROVALS:**  
 [Signatures and Dates]

IF THIS DOCUMENT IS LOST, LEGIBLE, IT IS DUE TO THE QUALITY OF THE ORIGINAL DOCUMENT.

1 2 3 4 5 6 7 8 9 10 11 12 OCTOBER 2 1992

Exhibit

Page 4 of 4









**ROAD VACATION LEGAL DESCRIPTION**

ALL OF JAQUA ROAD, AS SHOWN ON PARTITION PLAT 1991-54, RECORDED AS SURVEY CS04829, DESCHUTES COUNTY SURVEY RECORDS, AND DOCUMENT NO. 1991-24941, ON AUGUST 26, 1991, DESCHUTES COUNTY OFFICIAL RECORDS, SAID PARTITION PLAT LYING IN SECTIONS 26, 27, 34 AND 35, TOWNSHIP 15 SOUTH, RANGE 11 EAST, OF THE WILLAMETTE MERIDIAN, DESCHUTES COUNTY, OREGON, AND SAID ROAD LYING IN THE SOUTHEAST ONE-QUARTER OF SAID SECTION 27 AND THE NORTHEAST ONE-QUARTER OF SAID SECTION 34.



# ROAD VACATION EXHIBIT

JAQUA ROAD AS DEDICATED ON PARTITION PLAT 1991-54  
LOCATED IN THE SE 1/4 OF SECTION 27 AND THE NE 1/4 OF SECTION 34  
TOWNSHIP 15 SOUTH, RANGE 11 EAST, WILLAMETTE MERIDIAN, DESCHUTES COUNTY, OREGON

PREPARED BY:  
SUN COUNTRY ENGINEERING  
& SURVEYING, INC.  
920 SE ARMOUR RD  
BEND, OR 97702  
(541) 382-8882

SECTION 27  
SECTION 26

(TAX LOT 5901  
MAP 151100)  
PARCEL 3  
PP 1991-54

JAQUA ROAD  
60' R/W AS  
DEDICATED ON  
PARTITION PLAT  
1991-54

(TAX LOT 5900  
MAP 151100)  
PARCEL 2  
PP 1991-54

JAQUA ROAD  
60' R/W AS  
DEDICATED ON  
PARTITION PLAT  
1991-54

SECTION 27  
SECTION 34

(TAX LOT 5902  
MAP 151100)  
PARCEL 1  
PP 1991-54

SECTION 26  
SECTION 35

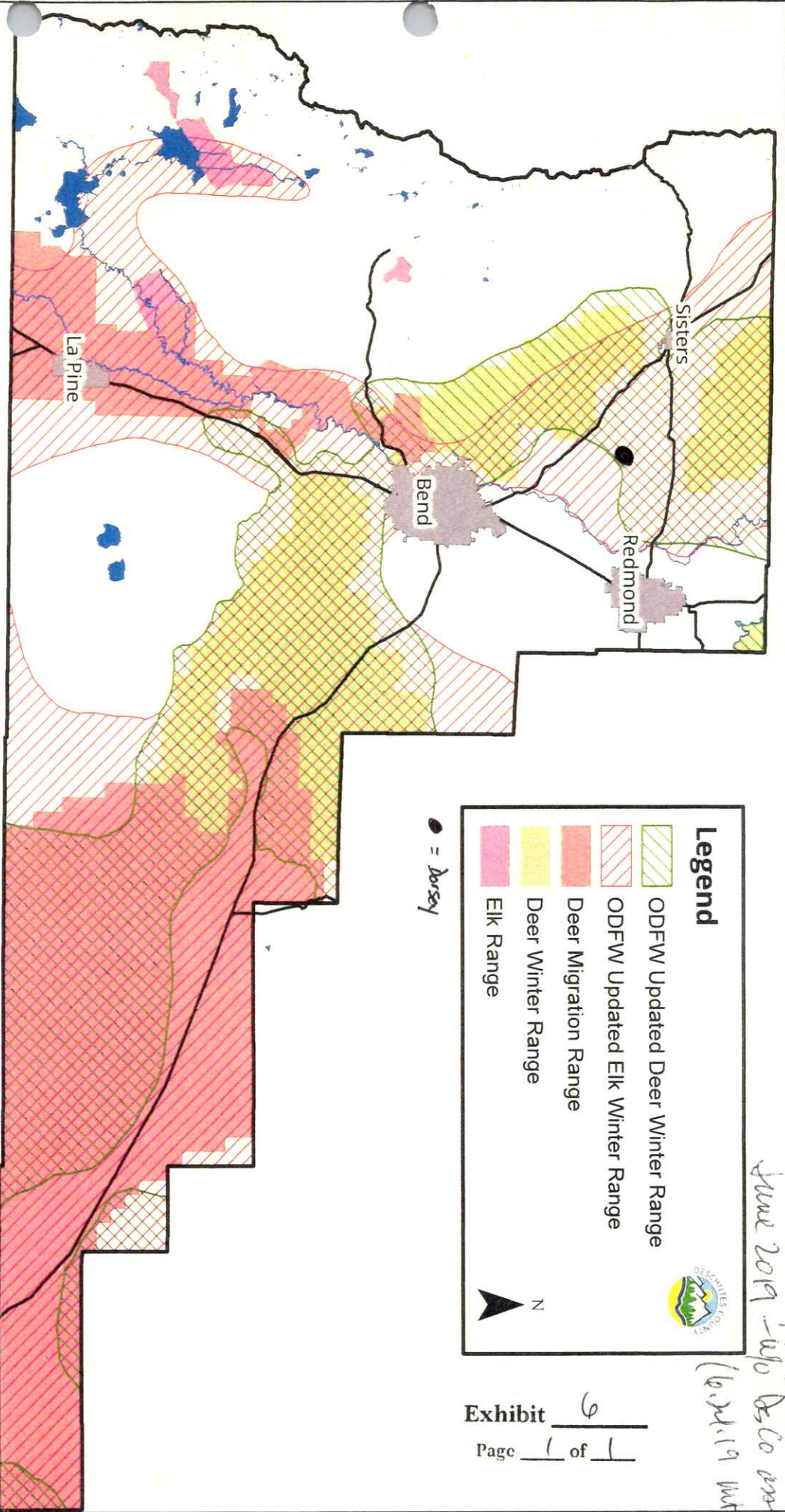
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WO# 10243  
DATE: 8/19/23

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Daniel T. Burton*  
OREGON  
JANUARY 15, 1987  
DANIEL T. BURTON  
2248

RENEWS 12/31/23

ODFW Weekly Progress Report  
June 2019 - up to Dec 2017  
10.21.19 WMTg



**Legend**

- ODFW Updated Deer Winter Range
- ODFW Updated Elk Winter Range
- Deer Migration Range
- Deer Winter Range
- Elk Range

● = Jersey

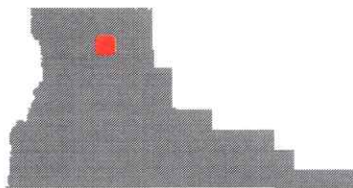
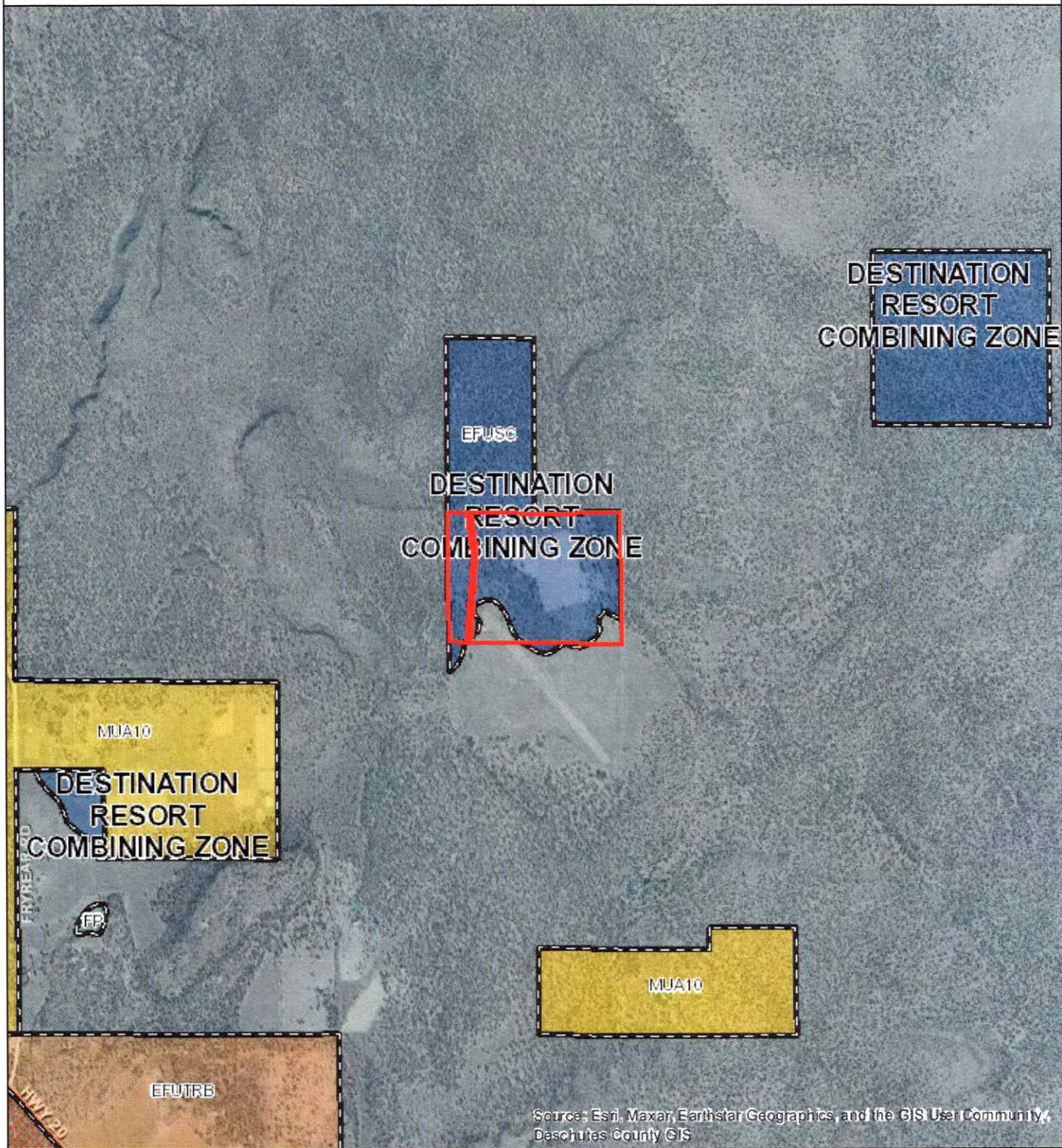
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Exhibit 6  
Page 1 of 1

- Notes:
- County Elk Range Inventory: 52,063 acres / ODFW Updated Inventory: 1,122,467 acres.
  - County Deer Winter Range: 288,480 acres / ODFW Updated Inventory: 650,494 acres.
  - ODFW is not proposing updates to Sage Grouse or Antelope habitat.
  - See separate Spotted Frog critical habitat map for update.

# Dorsey Consolidation

## Area Zoning and Relevant Overlays



Date: 1/25/2023

