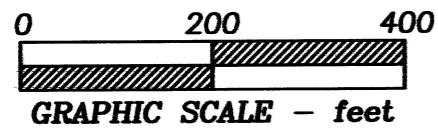


PROPERTY LINE ADJUSTMENT SURVEY
for
GLENN ASHLING
in
ALL QUARTERS of SECTION 21
T 10 S, R 4 W, W.M.
BENTON COUNTY, OREGON
APRIL 27, 2012



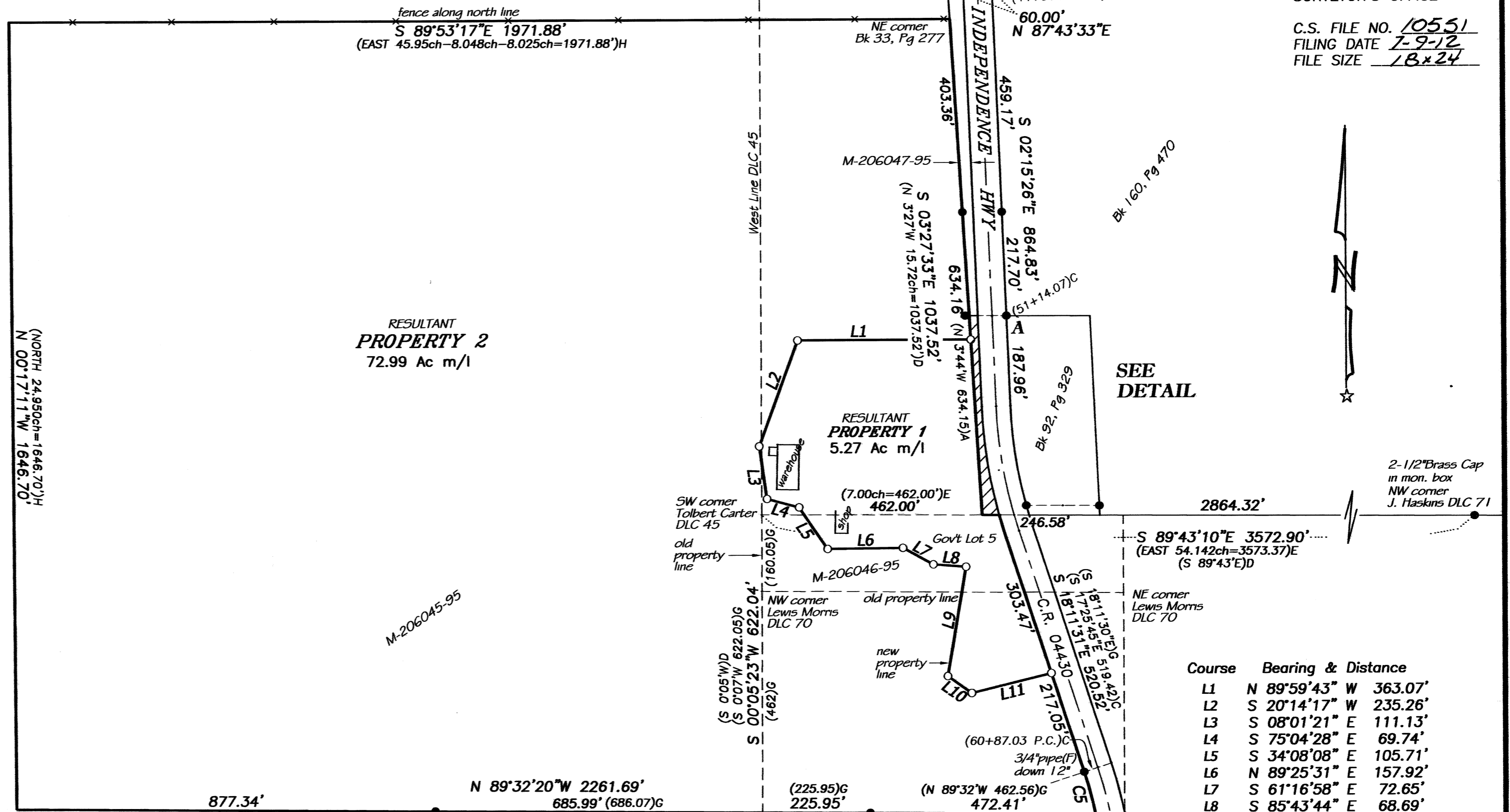
REGISTERED
PROFESSIONAL
LAND SURVEYOR

W. Lauer

OREGON
JULY 21, 1992
W. L. LAUER
2558
RENEWS 12/31/2012

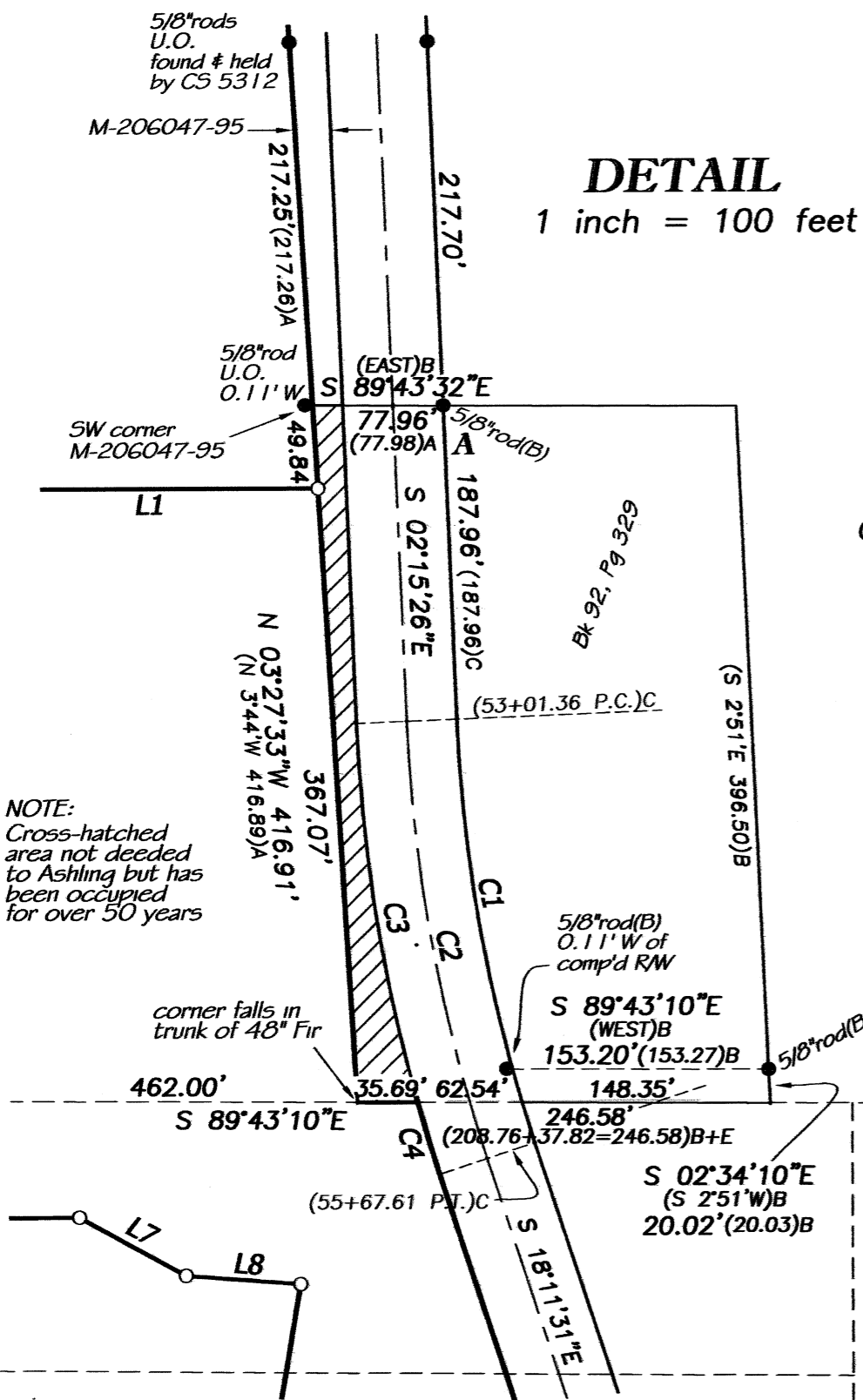
NORTHSTAR SURVEYING, INC.
720 N.W. 4th Street
Corvallis, Oregon 97330
Phone: 541-757-9050

BENTON COUNTY
SURVEYOR'S OFFICE
C.S. FILE NO. 10551
FILING DATE 7-9-12
FILE SIZE 18x24



Course	Bearing & Distance
L1	N 89°59'43" W 363.07'
L2	S 20°14'17" W 235.26'
L3	S 08°01'21" E 111.13'
L4	S 75°04'28" E 69.74'
L5	S 34°08'08" E 105.71'
L6	N 89°25'31" E 157.92'
L7	S 61°16'58" E 72.65'
L8	S 85°43'44" E 68.69'
L9	S 09°42'27" W 231.84'
L10	S 54°37'29" E 61.12'
L11	N 76°17'14" E 171.88'

DETAIL
1 inch = 100 feet



Curve	Radius	Length	Delta	Chord
C1	924.93' (924.93)	211.36' (211.34)	13°05'34" (13°05'30")	S 08°48'13" E 210.90' (S 9°03'45" E 210.87)B
C2	954.93' (954.93)	265.58' (266.25)	15°56'05" (15°58'30")	S 10°13'28" E 264.72' (S 9°26'30" E 265.39)C
C3	984.93'	229.05'	13°19'28"	S 08°55'10" E 228.54'
C4	984.93'	44.87'	2°36'37"	S 16°53'13" E 44.87'
C5	924.93'	91.08'	5°38'32"	S 15°22'15" E 91.05'

- LEGEND**
-Found survey monument as noted
 -Set monument: 5"/x 30" rebar with red plastic cap stamped "NORTHSTAR SURVEYING"
 - U.O.....Unknown Origin
 - ().....Record data stated on, or computed from, the following source:
- (A) - CS 5312
 - (B) - CS 3685
 - (C) - Oregon State Highway Dept. right-of-way map 6B-26-2
 - (D) - Galloway Hardcopy 10-4-00012
 - (E) - " " 10-4-00008
 - (F) - " " 10-4-00018
 - (G) - " " 10-4-00011
 - (H) - M-206045-95

NOTE: pipe dimension is inside diameter

NARRATIVE

This survey is the result of Benton County Community Development Department File No. LU-12-001. It effects a re-configuration of the lines between 2 contiguous properties owned by the Dorothy I. Ashling Revocable Living Trust, recorded as M-206045-95 and M-206046-95, Benton County Deed Records. The properties are on the west side of County Road 04430 (Independence Highway), but North of the south line of DLC 45, there is a narrow strip of land between the property and the highway. Verle Moore surveyed this strip in 1972 per CS 5312. Richard Fail surveyed property on the east side of the highway in 1962 per CS 3685, and showed the relationship of that property to the highway and the south line of DLC 45. I found monuments from these surveys and the State Highway Department's 1947 right-of-way survey (Dwg.6B-26-02), and used them, together with the monument at the NW corner of DLC 71, to compute the SW corner of DLC 45, the highway R/W North of the DLC line, and the SW corner of the strip of land on the west side of the highway. I computed the point of curvature (Stn 53+01.36 P.C.) at the CS 3685 record distance (187.96 ft) from the rod at point "A." then computed the curve's radius point at the record radius (924.93 ft) at 90° to the R/W from this point of curvature. South of the DLC line, I found the westerly pipe at Station 60+87.03 that the County Surveyor, W.C. Galloway, found and held as part of his 1949 survey, CS 353 (Hardcopy Survey 10-4-00011). I held this pipe and computed the tangent portion of the R/W South of the DLC line as the line from the pipe through a point 984.93 feet (the record radius), measured perpendicular, from the curve's radius point.

I searched for, but did not find, monuments at the SE, SW, NW and NE corners of the resultant Property 2. I computed the SE corner by intersecting the highway R/W with a projection of the line between the 2 pipes to the West. I projected this same line Westerly 877.34 ft, computed from references D, H and G. I computed the NE corner at the record distance 1037.52 ft from the SW corner of the narrow strip on the west side of the highway, then computed the NW corner of Property 2 by distance - distance intersection from the computed NE and SW corners, holding record deed distances.

LU-12-001
PROPERTY LINE ADJUSTMENT
APPROVED
Greg Vermet 7/3/2012
Benton County Planning Official date