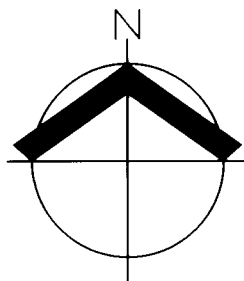


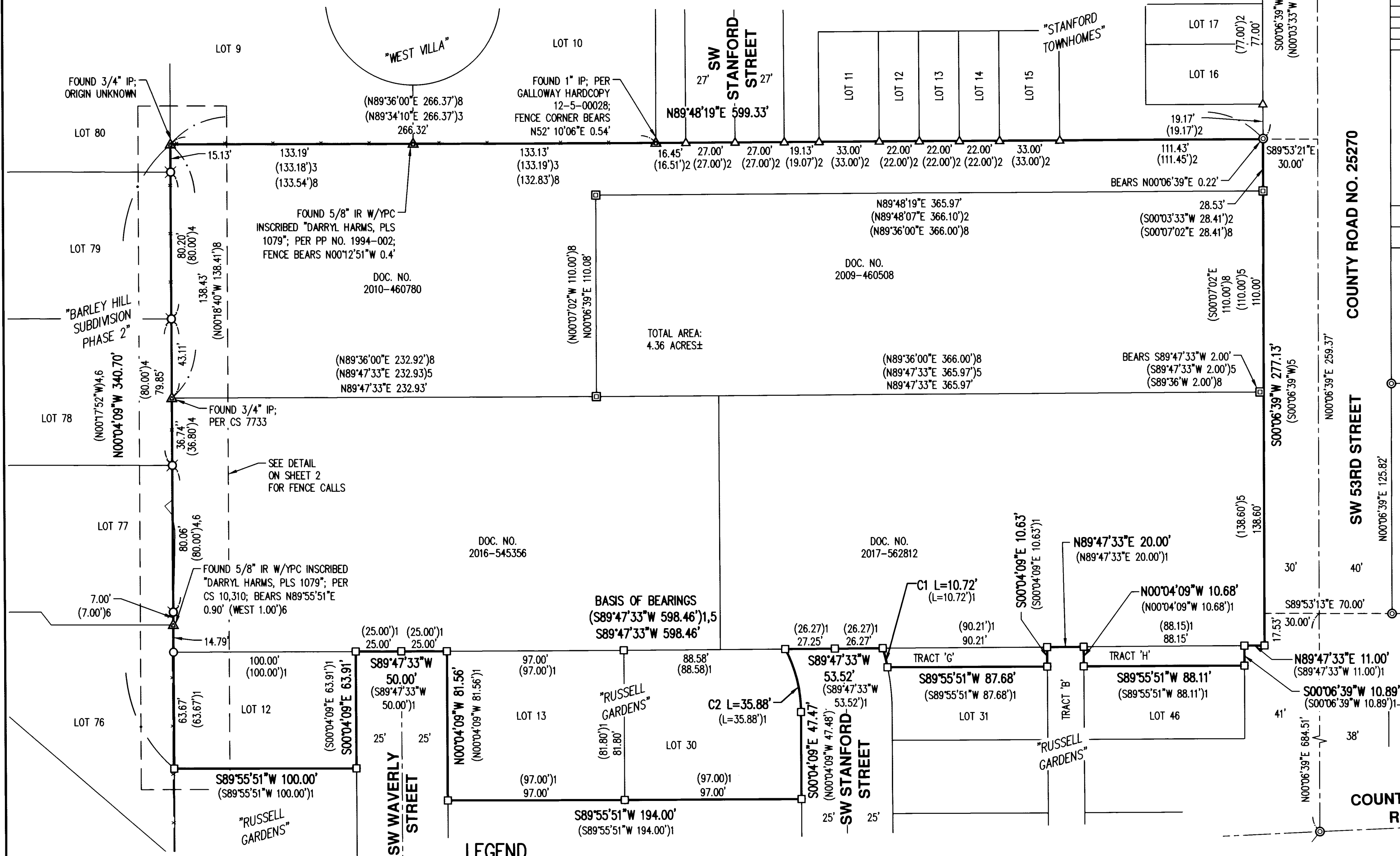
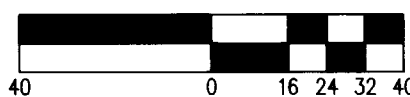
# RECORD OF SURVEY

LOTS 12, 13, 30, AND TRACTS 'G' AND 'H' OF "RUSSELL GARDENS", AND OTHER LANDS, LOCATED IN THE NORTHEAST 1/4 OF SECTION 8, AND THE NORTHWEST 1/4 OF SECTION 9, TOWNSHIP 12 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, CITY OF CORVALLIS, BENTON COUNTY, OREGON

APRIL 5, 2019



SCALE: 1" = 40 FEET



TOTAL AREA:  
4.36 ACRES±

COUNTY ROAD NO. 25270

SW 53RD STREET

COUNTRY CLUB ROAD

**PREPARED FOR**

LEGEND HOMES  
615 NW JACKSON AVENUE  
CORVALLIS, OREGON 97330

4/12/2019  
REGISTERED PROFESSIONAL LAND SURVEYOR

*Michael S. Kalina*  
OREGON  
JANUARY 12, 2016  
MICHAEL S. KALINA  
89558PLS  
RENEWS: 6/30/19

**LEGEND**

- FOUND 5/8" IRON ROD W/YPC INSCRIBED "AKS ENGR."; PER PLAT OF "RUSSELL GARDENS"; HELD UNLESS NOTED OTHERWISE
- △ FOUND 5/8" IRON ROD W/O/PC INSCRIBED "COLE SURV LS 51523"; PER PLAT OF "STANFORD TOWNHOMES"; HELD UNLESS NOTED OTHERWISE
- ⊙ FOUND 5/8" IRON ROD W/YPC INSCRIBED "BENTON COUNTY SURVEYOR"; PER CS 10265; HELD UNLESS NOTED OTHERWISE
- ▲ DENOTES FOUND MONUMENT AS NOTED; HELD UNLESS NOTED OTHERWISE
- FOUND 5/8" IRON ROD W/YPC INSCRIBED "AKS ENGR."; PER CS 10,830; HELD UNLESS NOTED OTHERWISE
- ⊗ FOUND 5/8" IRON ROD W/YPC INSCRIBED "D.W. HARMS, PLS 8563; HELD UNLESS NOTED OTHERWISE
- ⊠ FOUND 5/8" IRON ROD; PER CS 7733; HELD UNLESS NOTED OTHERWISE

JOB NAME:	SW 53RD ST	AKS ENGINEERING & FORESTRY, LLC 12965 SW HERMAN RD STE 100 TUALATIN, OR 97062 P: 503.563.6151 F: 503.563.6152 aks-eng.com
JOB NUMBER:	5367	
DRAWN BY:	CC	
CHECKED BY:	MK	
DRAWING NO.:	5367ROS-2	



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FORESTRY · PLANNING · LANDSCAPE ARCHITECTURE

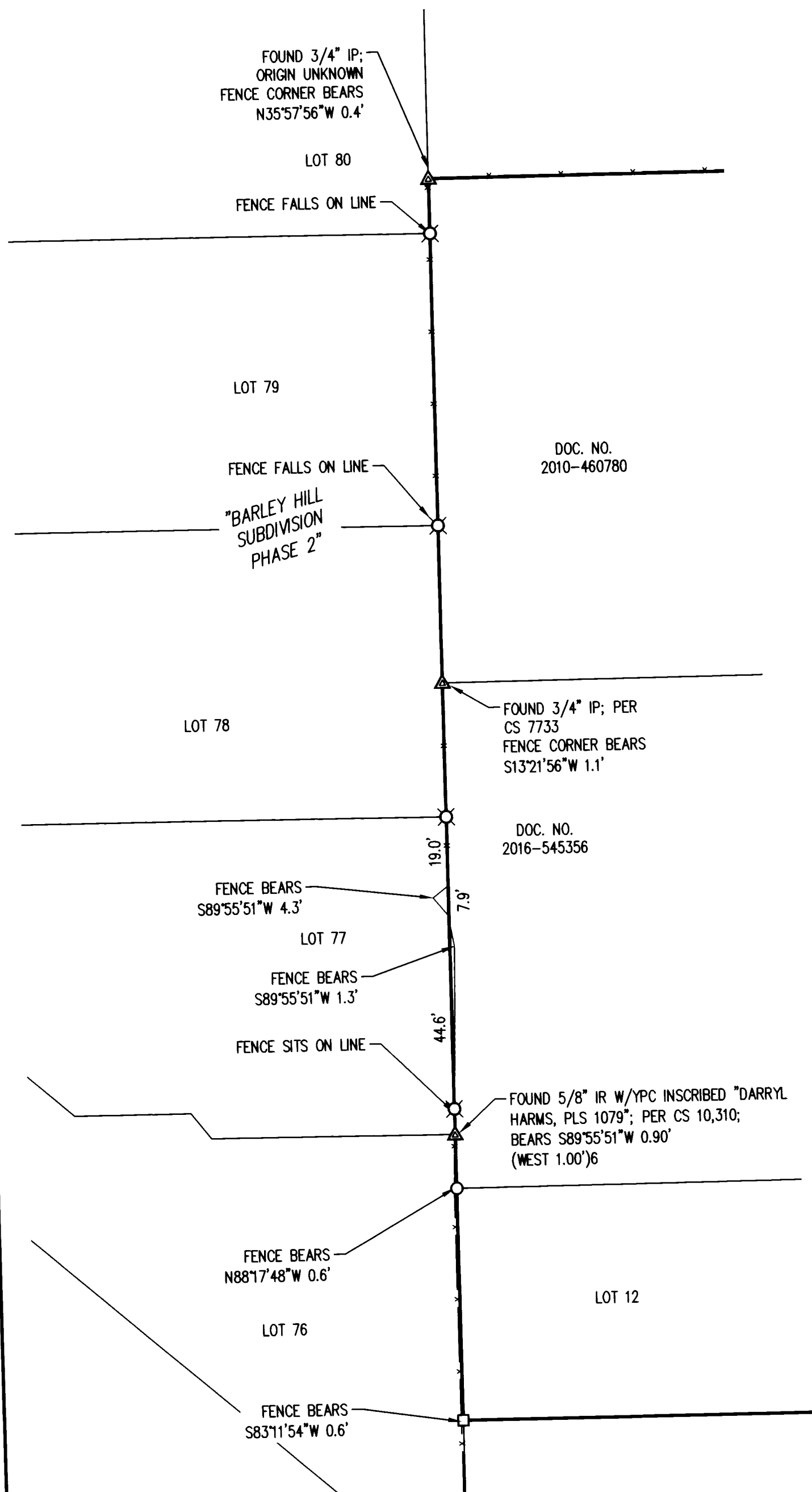
# RECORD OF SURVEY

LOTS 12, 13, 30, AND TRACTS 'G' AND 'H' OF "RUSSELL GARDENS", AND OTHER LANDS, LOCATED IN THE NORTHEAST 1/4 OF SECTION 8, AND THE NORTHWEST 1/4 OF SECTION 9, TOWNSHIP 12 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, CITY OF CORVALLIS, BENTON COUNTY, OREGON  
APRIL 5, 2019

**Benton County  
Surveyor's Office**

C.S. FILE NO. 10955  
FILING DATE 4-15-19  
FILE SIZE 18x24

## WEST FENCE LINE DETAIL



## NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO ESTABLISH THE OUTER BOUNDARY OF THE PROPERTY DESCRIBED IN DOCUMENT NUMBER 2010-460780, DOCUMENT NUMBER 2009-460508, DOCUMENT NUMBER 2016-545356, DOCUMENT NUMBER 2017-562812 AND LOTS 12-13, LOT 30 AND TRACTS 'G' AND 'H' OF THE PLAT OF "RUSSELL GARDENS" FOR A FUTURE SUBDIVISION.

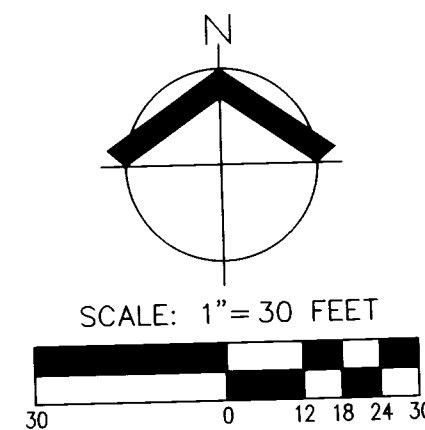
THE BASIS OF BEARINGS WAS ESTABLISHED ALONG THE NORTH LINE OF THE PLAT OF "RUSSELL GARDENS".

THE WEST LINE WAS ESTABLISHED BY HOLDING THE FOUND 5/8-INCH IRON ROD AT THE SW CORNER OF LOT 12 OF "RUSSELL GARDENS" AND BY HOLDING ONE FOUND 3/4-INCH IRON PIPE AT THE SW CORNER OF LOT 9 OF "WEST VILLA".

THE NORTH LINE WAS ESTABLISHED BY HOLDING THE FOUND 3/4-INCH IRON PIPE AT THE SW CORNER OF LOT 9 OF "WEST VILLA" BY HOLDING THE FOUND 5/8-INCH IRON ROD AT THE SE CORNER OF "STANFORD TOWNHOMES" AND BY EXTENDING THE LINE EASTERLY TO THE WESTERLY RIGHT-OF-WAY LINE OF SW 53RD STREET.

THE EAST LINE, BEING A PORTION OF THE WESTERLY RIGHT-OF-WAY LINE OF SW 53RD STREET, WAS ESTABLISHED BY HOLDING THE FOUND 5/8-INCH IRON ROD AT THE SOUTHEAST CORNER OF LOT 16 OF "STANFORD TOWNHOMES" AND BY HOLDING THE FOUND 5/8-INCH IRON ROD AT THE NORTHEAST CORNER OF THE PLAT OF "RUSSELL GARDENS".

THE SOUTHERLY LINES WERE ESTABLISHED BY HOLDING THE FOUND PLAT MONUMENTS, RECORD BEARINGS AND DISTANCES, AND RECORD CURVE INFORMATION PER THE PLAT OF "RUSSELL GARDENS".



CURVE TABLE				
CURVE	RADIUS	DELTA	LENGTH	CHORD
C1	125.00'	4°54'44"	10.72'	N13°42'35"W 10.71'
	(125.00')1	(4°54'44")1	(10.72')1	(N13°42'35"W 10.71')1
C2	75.00'	27°24'40"	35.88'	S13°46'29"E 35.54'
	(75.00')1	(27°24'40")1	(35.88')1	(S13°46'29"E 35.54')1

## REFERENCES

- ( )1 RECORD INFORMATION PER PLAT OF "RUSSELL GARDENS" (PLAT BOOK 12 PAGE 23)
- ( )2 RECORD INFORMATION PER PLAT OF "STANFORD TOWNHOMES" (PLAT BOOK 10 PAGE 79)
- ( )3 RECORD INFORMATION PER PLAT OF "WEST VILLA" (PLAT BOOK 9 PAGE 58)
- ( )4 RECORD INFORMATION PER PLAT OF "BARLEY HILLS SUBDIVISION PHASE 2" (PLAT BOOK 9 PAGE 41)
- ( )5 RECORD INFORMATION PER CS 10,830
- ( )6 RECORD INFORMATION PER CS 10,310
- ( )7 RECORD INFORMATION PER CS 10,265
- ( )8 RECORD INFORMATION PER CS 7,733
- ( )9 RECORD INFORMATION PER DEED M-95093-87 (DOYLE)

## LEGEND

- FOUND 5/8" IRON ROD W/YPC INSCRIBED "AKS ENGR."; PER PLAT OF "RUSSELL GARDENS"; HELD UNLESS NOTED OTHERWISE
- FOUND 5/8" IRON ROD W/YPC INSCRIBED "AKS ENGR."; PER CS 10,830; HELD UNLESS NOTED OTHERWISE
- △ FOUND 5/8" IRON ROD W/OPC INSCRIBED "COLE SURV LS 51523"; PER PLAT OF "STANFORD TOWNHOMES"; HELD UNLESS NOTED OTHERWISE
- ⊗ FOUND 5/8" IRON ROD W/YPC INSCRIBED "D.W. HARMS, PLS 8563; HELD UNLESS NOTED OTHERWISE
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- ⊙ FOUND 5/8" IRON ROD W/YPC INSCRIBED "BENTON COUNTY SURVEYOR"; PER CS 10265; HELD UNLESS NOTED OTHERWISE
- ▲ DENOTES FOUND MONUMENT AS NOTED; HELD UNLESS NOTED OTHERWISE
- DOC. NO. DOCUMENT NUMBER PER BENTON COUNTY DEED RECORDS
- IP IRON PIPE, INSIDE DIAMETER
- IR IRON ROD
- W/OPC WITH A ORANGE PLASTIC CAP
- W/YPC WITH A YELLOW PLASTIC CAP
- PP NO. PARTITION PLAT NUMBER PER BENTON COUNTY SURVEY RECORDS
- CS COUNTY SURVEY PER BENTON COUNTY SURVEY RECORDS
- PUE PUBLIC UTILITY EASEMENT

PREPARED FOR

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