

7230

DRAWING NUMBER

7230

PLAN HOLD CORPORATION • IRVINE, CALIFORNIA

REORDER BY NUMBER 075AR

POSITION: EDGE OF PRINT ON THIS LINE

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F.A. to L.T. - FIRST ADD TO LAKESHORE TERRACE

Distance (C) to (D) 12.67
" (E) to (F) 11.76
Area (A)(D)(F)(G) = 0.026 Acre

BRACKETED INFORMATION ADDED ON APRIL 8, 1982. V.C.M.

["A"- INFORMATION FROM SURVEY FOR DAVID PERKINS 12-19-1970]

C.S. 5003

U.C.M. 4-22-82

MINOR PARTITION FOR DAVID PERKINS IN THE

A.M. RAINWATER D.L.C. No. 39

WB & M

SCALE 1" = 50' FEBRUARY 26, 1981

-SEE ALSO NARRATIVE-

Parentheses indicate information from County Survey records or deeds.

Revised 8-26-81

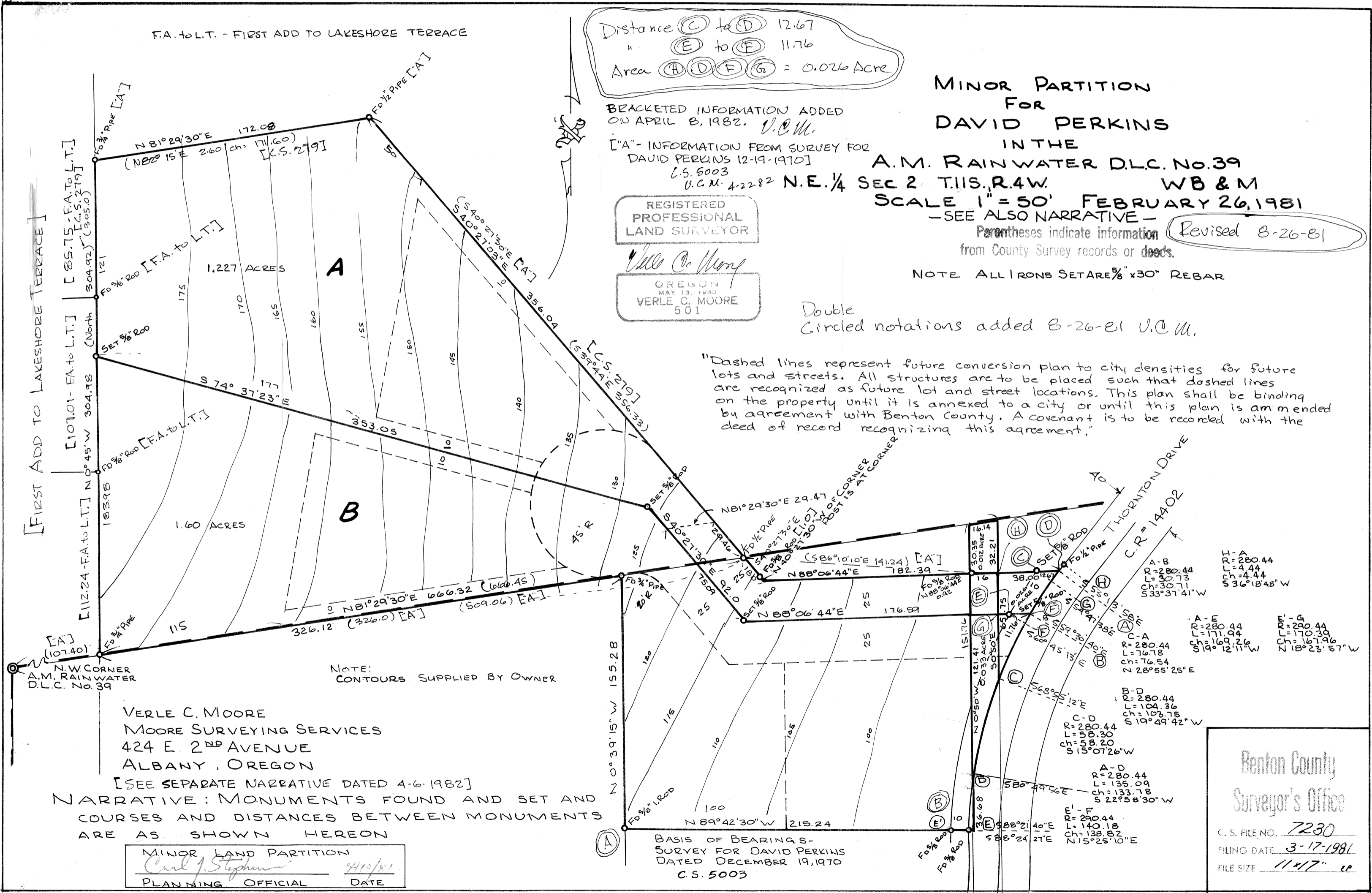
NOTE ALL IRONS SET ARE 5/8" x 30" REBAR

REGISTERED PROFESSIONAL LAND SURVEYOR

VERLE C. MOORE
MAY 13, 1940
OREGON
MAY 13, 1940
VERLE C. MOORE
501

Double Circled notations added 8-26-81 V.C.M.

"Dashed lines represent future conversion plan to city densities for future lots and streets. All structures are to be placed such that dashed lines are recognized as future lot and street locations. This plan shall be binding on the property until it is annexed to a city or until this plan is amended by agreement with Benton County. A covenant is to be recorded with the deed of record recognizing this agreement."



[FIRST ADD TO LAKESHORE TERRACE]

VERLE C. MOORE
MOORE SURVEYING SERVICES
424 E. 2ND AVENUE
ALBANY, OREGON

[SEE SEPARATE NARRATIVE DATED 4-6-1982]
NARRATIVE: MONUMENTS FOUND AND SET AND COURSES AND DISTANCES BETWEEN MONUMENTS ARE AS SHOWN HEREON

MINOR LAND PARTITION
Carl J. Stephens 4/10/81
PLANNING OFFICIAL DATE

BASIS OF BEARINGS - SURVEY FOR DAVID PERKINS DATED DECEMBER 19, 1970 C.S. 5003

I - A
R = 280.44
L = 4.44
Ch = 4.44
S 36° 18' 48" W

A - E
R = 280.44
L = 171.04
Ch = 169.26
S 19° 12' 11" W

B - D
R = 280.44
L = 104.36
Ch = 103.75
S 19° 49' 42" W

C - A
R = 280.44
L = 76.78
Ch = 76.84
S 28° 55' 25" E

A - D
R = 280.44
L = 135.09
Ch = 133.78
S 22° 58' 30" W

E - F
R = 290.44
L = 140.18
Ch = 138.82
N 15° 25' 10" E

Benton County Surveyor's Office

C.S. FILE NO. 7230
FILING DATE 3-17-1981
FILE SIZE 11x17" 1P

PERKINS, DAVID 19-22A

MOORE SURVEYING SERVICES
Verle c. Moore
424 East Second Avenue
P. O. Box 752
Albany, Oregon

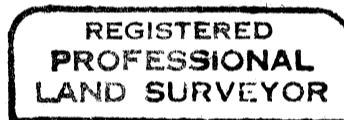
Telephone 928-3878

April 6, 1982

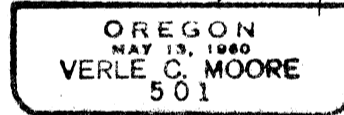
SEE SEPARATE SURVEY
DATED 2-26-1981

NARRATIVE for DAVID PERKINS for survey dated February 26, 1981 in the
A. M. Rainwater D.L.C. 39 and the northeast quarter of Section 2,
T.11 S., R.4 W., W.B. & M., Benton County, Oregon.

This survey was for the purpose of creating a Minor Partition in which
the owner desired to create three parcels out of one and to stake a minor
change in a portion of his north line. We had previously done a boundary
survey on this property and therefore had coordinates on the various
points on this survey. The owner had done the work of obtaining the pre-
liminary approval of the Minor Land Partition and told me how he wanted
the property divided and the shape of the parcels to be exchanged with the
neighbor to the north. We then proceeded to compute the various parcels
as shown on the plat and went to the field to stake the parcels.
Descriptions were then written for my client so that he may prepare the
necessary documents for transfer of title. The basis of bearings was
the found monuments along the south end of this survey which is a division
line of the former survey for David Perkins dated December 19, 1970.



Verle C. Moore



Benton County
Surveyor's Office

E. & FILE NO. 7230
FILING DATE 4-8-82
FILE SIZE 15" x 18" +
narrative P.H.

ORIGINAL

PERKINS DAVID