

**RECORD OF SURVEY**

FOR

**MONTGOMERY BROTHERS CONSTRUCTION, INC.**

IN LOT 17, 18 AND 19 OF "LILLY TRACTS" AND A PORTION OF LOT 1 OF "RICHLAND ACRES" IN THE JOSEPH C. ALEXANDER D.L.C. NO. 46 IN THE N.W. 1/4 OF SECTION 11 OF TOWNSHIP 12 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN

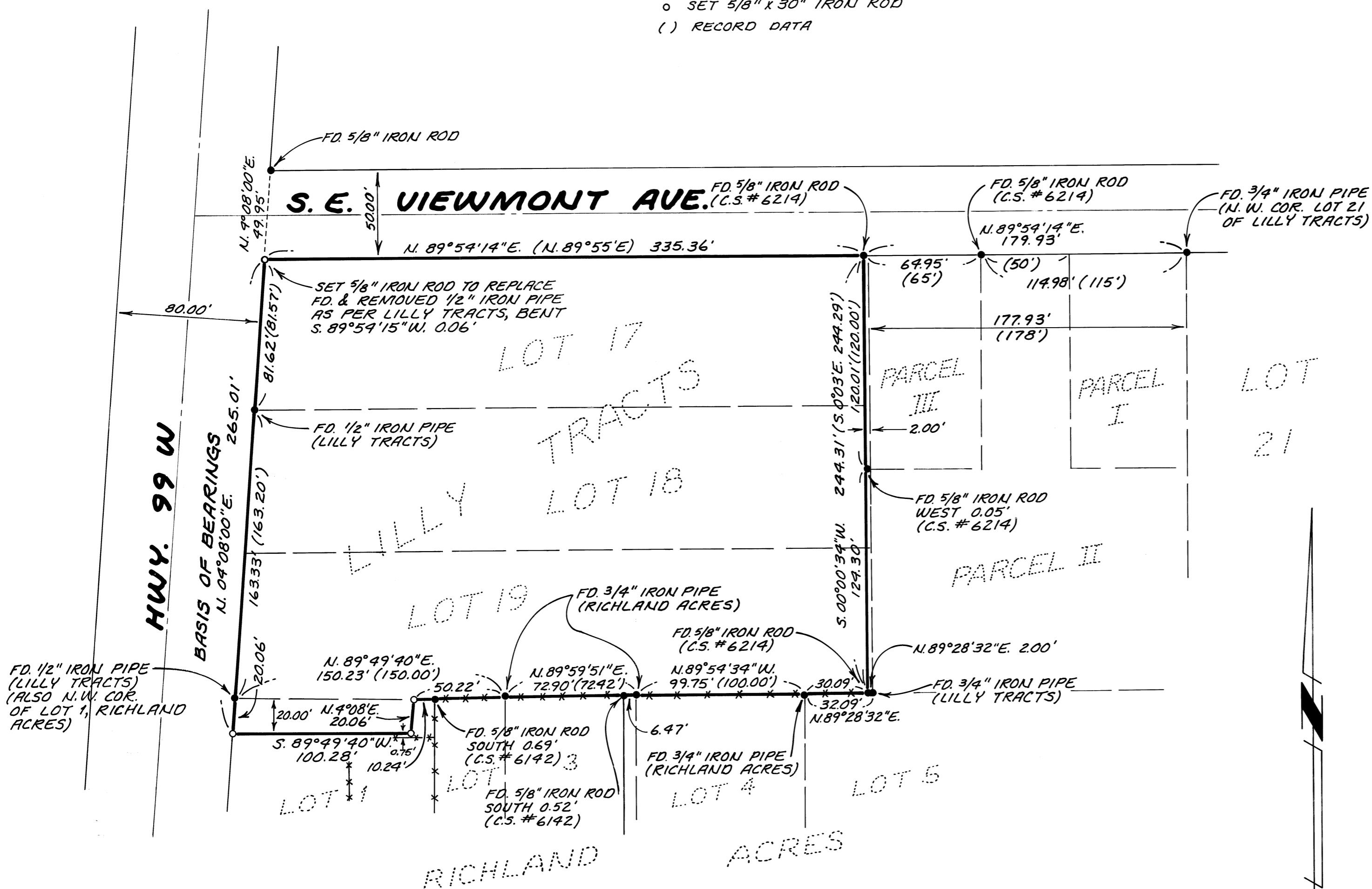
BENTON COUNTY, OREGON

SCALE: 1" = 50'

DATE: APRIL 21, 1981

**LEGEND**

- FOUND MONUMENT AS SHOWN
- SET 5/8" x 30" IRON ROD
- ( ) RECORD DATA



**NARRATIVE**

**PURPOSE:** THE PURPOSE OF THIS SURVEY IS TO DETERMINE THE BOUNDARY OF LOTS 17, 18 AND 19 OF LILLY TRACTS AND ALSO THE NORTHERLY 20.00 FEET OF THE WESTERLY 100.00 FEET OF LOT 1 OF RICHLAND ACRES.

**BOUNDARY DETERMINATION:**  
**NORTH LINE:** IS THE SOUTHERLY RIGHT-OF-WAY LINE OF VIEWMONT AVENUE. MONUMENTS FOUND THEREON AS SHOWN WERE ALL IN STRAIGHT ALIGNMENT AND USED TO DETERMINE THE LOCATION OF THE NORTH LINE.  
**WEST LINE:** IS THE EASTERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY 99 W. EXCEPT FOR THE NORTHWEST CORNER OF LOT 17 OF LILLY TRACTS, ALL MONUMENTS FOUND THEREON AS SHOWN WERE IN STRAIGHT ALIGNMENT AND HELD TO DETERMINE THE WEST LINE. THE NORTHWEST CORNER OF LOT 17 WAS ESTABLISHED AT THE INTERSECTION OF THE SOUTH RIGHT-OF-WAY LINE OF VIEWMONT AVE WITH THE EASTERLY RIGHT-OF-WAY LINE OF HWY. 99 W.  
**EAST LINE:** IS LOCATED 2.00 FEET WESTERLY FROM THE ORIGINAL EASTERLY LINES OF LOTS 17, 18 AND 19 OF LILLY TRACTS. OUR EAST LINE WAS MONUMENTED BY COUNTY SURVEY NO. 6214. THESE MONUMENTS AGREED WITH THE ORIGINAL MONUMENTATION AS SET IN LILLY TRACTS.  
**SOUTH LINE:** THE SOUTHEAST AND SOUTHWEST CORNERS OF LOT 19 WERE FOUND. IF THESE CORNERS WERE USED TO ESTABLISH THE SOUTH LINE OF LOT 19, THERE WOULD BE A SERIES OF GAPS OR ENCROACHMENTS BY THE ORIGINAL MONUMENTS THAT WERE SET FOR THE NORTH LINE OF RICHLAND ACRES LOTS. TO ESTABLISH THE SOUTH LINE OF LOT 19, I HELD ORIGINAL FOUND CORNERS FOR LILLY TRACTS AND ORIGINAL FOUND CORNERS FOR RICHLAND ACRES, THUS CREATING A SOUTH LINE WITH SEVERAL ANGLE POINTS. TO DO OTHERWISE WOULD DISRUPT MONUMENTS AND POSSESSION LINES THAT HAVE BEEN LONGSTANDING SINCE THE YEAR 1945 WHEN RICHLAND ACRES WAS PLATTED ALONG THE SOUTH LINE OF LILLY TRACTS.  
 A MINOR LAND PARTITION OF LOTS 3 AND 4 IN RICHLAND ACRES WAS MONUMENTED BY C.S. #6142 AND BY C.S. #6347. MONUMENTS SET BY C.S. #6142 WERE FOUND TO BE SOUTH 0.52 FEET TO SOUTH 0.69 FEET FROM THE NORTH LINE OF LOTS 3 AND 4 AS ORIGINALLY PLATTED.

JACK R. BURRELL  
 LING, GREEN & ASSOC., INC.  
 1879 N.W. NINTH ST.  
 CORVALLIS, OR. 97330  
 (503) 757-8771

REGISTERED  
 PROFESSIONAL  
 LAND SURVEYOR

Jack R. Burrell

OREGON  
 JACK R. BURRELL

Benton County  
 Surveyor's Office

C. S. FILE NO. 7263  
 FILING DATE 5-5-1981  
 FILE SIZE 18x24" ce