

MINOR LAND PARTITION
for:
LEONARD SCHOOLCRAFT
SCALE: 1" = 100'
MAY 28, 1985

LOCATION
S.W. 1/4 SECTION 30, T.11S., R.5 W., W.M.
BENTON COUNTY, OREGON

- LEGEND**
- 5/8" IRON ROD FOUND (EXCEPT AS NOTED)
 - 5/8" X 30" IRON ROD WITH YELLOW PLASTIC CAP (D.W. HARMS, P.L.S. 1079 ON CAP) SET
 - CALCULATED POINT (NO MONUMENT FOUND OR SET)
 - () RECORD INFORMATION (SOURCE NOTED)
 - EXISTING ROAD OR DRIVEWAY

LEGAL DESCRIPTIONS

(0.55 E. OF LINE) ON SEPARATE SHEET
(S 39° 45' W 39.25)
(S 40° 14' 18" W 39.28

NARRATIVE

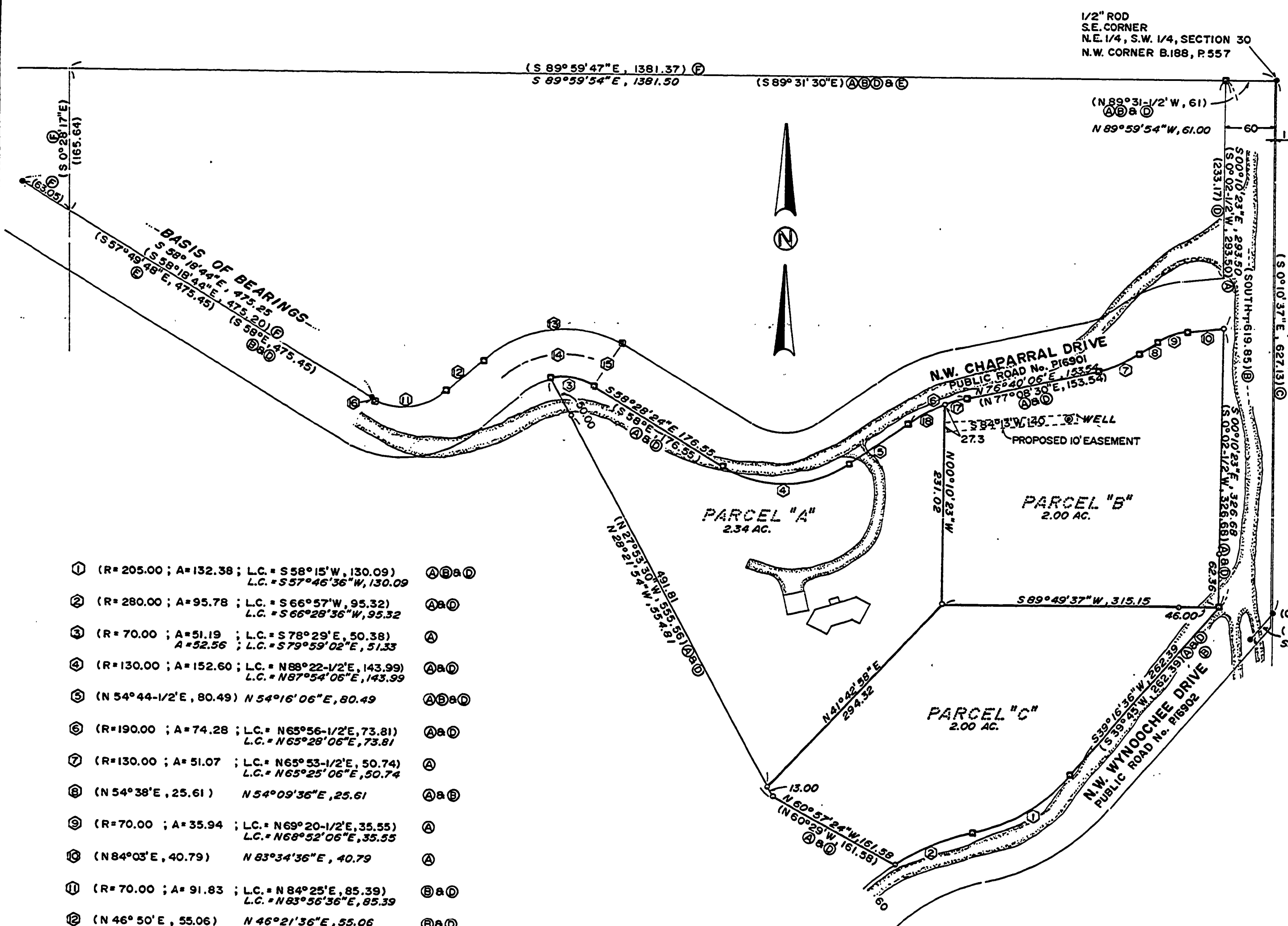
I CHOSE THE BASIS OF BEARINGS FOR THIS SURVEY (S 58° 18' 44" E PER C.S. 7645) IN ORDER TO MAINTAIN CONTINUITY BETWEEN C.S. 7645, THIS SURVEY AND C.S. 7502. ALTHOUGH THE C.S. 7502 NARRATIVE STATES THAT CHAPARRAL DRIVE AND WYNOOCHEE DRIVE WERE CONSTRUCTED PRIOR TO THEIR BEING SURVEYED AND DESCRIBED (M-36451), THEREFORE THE EXISTING SUBGRADE SHOULD SERVE AS AS IT'S OWN MONUMENT (I AGREE), I HAVE USED THE DESCRIBED RIGHTS-OF-WAY IN ORDER TO MAINTAIN SOME RESEMBLANCE BETWEEN THE PARENT PARCEL DESCRIPTION (M-84365) AND THE PARCEL "A", "B" & "C" DESCRIPTIONS. CHAPARRAL DRIVE AND WYNOOCHEE DRIVE COURSES WERE ROTATED 0° 28' 24" COUNTERCLOCKWISE TO COINCIDE WITH THE S 89° 59' 54" E VS. S 89° 31' 30" E OF THE S. LINE OF THE N.E. 1/4, S.W. 1/4, SEC. 30. A TYPICAL CLOSED RANDOM TRAVERSE WAS RUN AROUND THE PARENT PARCEL WITH SIDE SHOTS TO TIE FOUND MONUMENTS, IMPROVEMENTS AND TO SET NEW MONUMENTS.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Darryl W. Harms

OREGON
JULY 30, 1979
DARRYL W. HARMS
1079

DARRYL W. HARMS, P.L.S.
P.O. BOX 1051
CORVALLIS, OR. 97339
(503) 758-5579



- | | |
|--|---------|
| ① (R=205.00 ; A=132.38 ; L.C. = S 58° 15' W, 130.09)
L.C. = S 57° 46' 36" W, 130.09 | Ⓐ Ⓑ Ⓒ Ⓓ |
| ② (R=280.00 ; A=95.78 ; L.C. = S 66° 57' W, 95.32)
L.C. = S 66° 28' 36" W, 95.32 | Ⓐ Ⓑ Ⓓ |
| ③ (R=70.00 ; A=51.19 ; L.C. = S 78° 29' E, 50.38)
A=52.56 ; L.C. = S 79° 59' 02" E, 51.33 | Ⓐ |
| ④ (R=130.00 ; A=152.60 ; L.C. = N 88° 22' 1/2" E, 143.99)
L.C. = N 87° 54' 06" E, 143.99 | Ⓐ Ⓑ Ⓓ |
| ⑤ (N 54° 44' 1/2" E, 80.49) N 54° 16' 06" E, 80.49 | Ⓐ Ⓑ Ⓒ Ⓓ |
| ⑥ (R=190.00 ; A=74.28 ; L.C. = N 65° 56' 1/2" E, 73.81)
L.C. = N 65° 28' 06" E, 73.81 | Ⓐ Ⓑ Ⓓ |
| ⑦ (R=130.00 ; A=51.07 ; L.C. = N 65° 53' 1/2" E, 50.74)
L.C. = N 65° 25' 06" E, 50.74 | Ⓐ |
| ⑧ (N 54° 38' E, 25.61) N 54° 09' 36" E, 25.61 | Ⓐ Ⓑ Ⓓ |
| ⑨ (R=70.00 ; A=35.94 ; L.C. = N 69° 20' 1/2" E, 35.55)
L.C. = N 68° 52' 06" E, 35.55 | Ⓐ |
| ⑩ (N 84° 03' E, 40.79) N 83° 34' 36" E, 40.79 | Ⓐ |
| ⑪ (R=70.00 ; A=91.83 ; L.C. = N 84° 25' E, 85.39)
L.C. = N 83° 56' 36" E, 85.39 | Ⓑ Ⓒ Ⓓ |
| ⑫ (N 46° 50' E, 55.06) N 46° 21' 36" E, 55.06 | Ⓑ Ⓒ Ⓓ |
| ⑬ (R=130.00 ; A=170.55 ; L.C. = N 84° 25' E, 158.58)
L.C. = N 83° 56' 36" E, 158.58 | Ⓑ Ⓒ Ⓓ |
| ⑭ (R=100.00 ; A=136.14 ; L.C. = N 84° 25' E, 125.86)
R=100.00 ; A=131.19 ; L.C. = N 83° 56' 36" E, 121.98 | Ⓑ |
| ⑮ (N 32° E, 60.00) N 31° 31' 36" E, 60.00 | Ⓑ Ⓒ Ⓓ |
| ⑯ N 20° 51' 20" W, 3.71 | |
| ⑰ R=190.00 ; A=26.05 ; L.C. = N 72° 44' 24" E, 26.03 | |
| ⑱ R=190.00 ; A=48.23 ; L.C. = N 61° 32' 24" E, 48.10 | |

- REFERENCES**
- Ⓐ DEED M-84365
 - Ⓑ DEED M-36451
 - Ⓒ C.S. 7502
 - Ⓓ "EARL WEGER DEVELOPMENT MAP"
 - Ⓔ C.S. 6609
 - Ⓕ C.S. 7645
 - Ⓖ C.S. 6356

MINOR LAND PARTITION APPROVED

BENTON COUNTY PLANNING OFFICIAL _____ DATE _____

Benton County
Surveyor's Office
C.S. FILE NO. 7755
FILING DATE 7-11-85
FILE SIZE 18" x 24"
R.M.D.