

RECORD OF SURVEY FOR VINEYARD MOUNTAIN INC.

LOCATED IN THE NW 1/4 OF SECTION 11,
NE 1/4 OF SECTION 10, AND THE SW 1/4
OF SECTION 2, TOWNSHIP 11 SOUTH, RANGE
5 WEST, W.M. AND OSCAR F. CLARK DLC NO. 42,
BENTON COUNTY, OREGON

JULY 28, 1988 SCALE 1" = 100'

NARRATIVE

PURPOSE

THE PURPOSE OF THIS SURVEY IS TO MONUMENT A TRACT OF LAND IN CONJUNCTION WITH THE PROPOSED PLAT OF VINEYARD MOUNTAIN SEVENTH ADDITION.

BASIS OF BEARING

THE BASIS OF BEARING FOR THIS SURVEY IS THE FOUND 5/8" ROD AT THE NORTHEAST CORNER OF THE PARCEL AND THE FOUND 1" PIPE AT THE SOUTHEAST CORNER. THE BEARING OF N00°03'00"W IS FROM COUNTY SURVEY NO. 4764 AS SHOWN.

BOUNDARY DETERMINATION

THE EASTERLY LINE WAS DETERMINED FROM THE FOUND MONUMENTS AS SHOWN. THE SOUTHERLY LINE WAS DETERMINED FROM THE FOUND RIGHT-OF-WAY MONUMENTS ALONG LEWISBURG ROAD (COUNTY ROAD NO. 15360) AND SULPHUR SPRINGS ROAD (COUNTY ROAD NO. 15360) AND THE PLAN AND PROFILE FOR BENTON COUNTY ROUTE 37 SEC. B (SULPHUR SPRINGS ROAD), SHEET 5 OF 5, DATED SEPTEMBER 1967. TO DETERMINE THE TRUE RIGHT-OF-WAY POSITION FOR CONCORD DRIVE (PUBLIC ROAD NO. P-15220) THE FOUND 2" IRON PIPE WAS HELD FOR LINE AND POSITION AND THE FOUND 5/8" IRON ROD (POINT "A") WAS HELD FOR LINE. THE DIFFERENCE IN RECORD VINEYARD MOUNTAIN PLAT BEARINGS AND THE FOUND BEARINGS BETWEEN THE HELD POINTS IS 00° 03' 35". THE NORTHERLY LINE WAS DETERMINED FROM THE TRUE RIGHT-OF-WAY OF CONCORD DRIVE AND THE 5/8" IRON ROD.

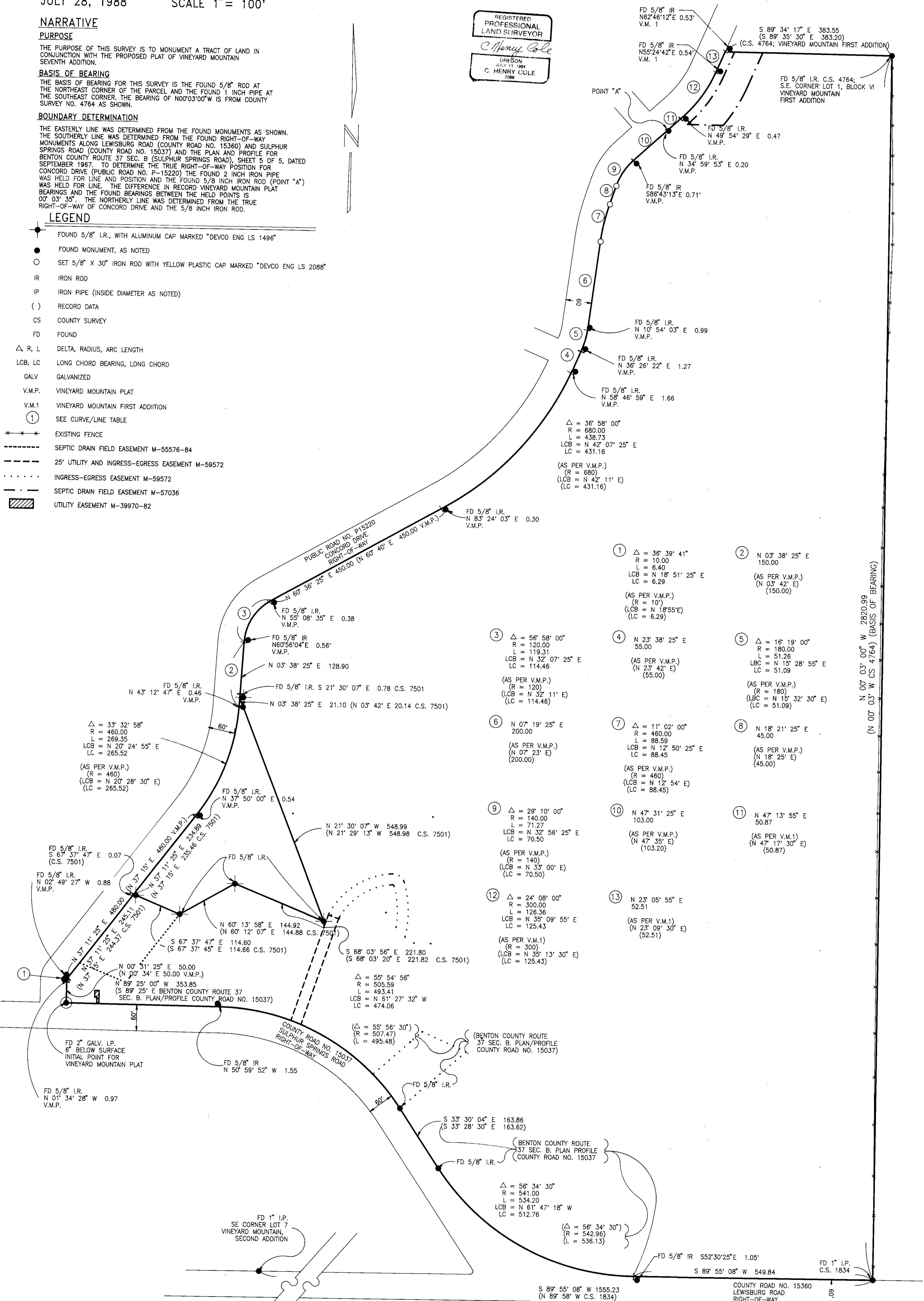
LEGEND

- FOUND 5/8" I.R., WITH ALUMINUM CAP MARKED "DEVCO ENG LS 1496"
- FOUND MONUMENT, AS NOTED
- SET 5/8" X 30" IRON ROD WITH YELLOW PLASTIC CAP MARKED "DEVCO ENG LS 2088"
- IR IRON ROD
- IP IRON PIPE (INSIDE DIAMETER AS NOTED)
- () RECORD DATA
- CS COUNTY SURVEY
- FD FOUND
- △, R, L DELTA, RADIUS, ARC LENGTH
- LCB, LC LONG CHORD BEARING, LONG CHORD
- GALV GALVANIZED
- V.M.P. VINEYARD MOUNTAIN PLAT
- V.M.1 VINEYARD MOUNTAIN FIRST ADDITION
- ① SEE CURVE/LINE TABLE
- EXISTING FENCE
- - - - SEPTIC DRAIN FIELD EASEMENT M-55576-84
- - - - 25' UTILITY AND INGRESS-EGRESS EASEMENT M-59572
- INGRESS-EGRESS EASEMENT M-59572
- - - - SEPTIC DRAIN FIELD EASEMENT M-57036
- ▨ UTILITY EASEMENT M-39970-82

DEVCO ENGINEERING, INC.
P.O. BOX 1211
CORVALLIS, OREGON

REGISTERED
PROFESSIONAL
LAND SURVEYOR
C. Henry Cole
OREGON
JULY 13 1984
C. HENRY COLE
7088

Benton County
Surveyor's Office
C.S. FILE NO. 8151
FILING DATE 8-31-1988
FILE SIZE 24" x 36" R32



N 00° 03' 00" W 2820.99
(N 00° 03' 00" W CS 4764) (BASIS OF BEARING)

①	△ = 36° 39' 41" R = 10.00 L = 6.49 LCB = N 18° 51' 25" E LC = 6.29 (AS PER V.M.P.) (R = 10) (LCB = N 18° 55' E) (LC = 6.29)	②	N 03° 38' 25" E 150.00 (AS PER V.M.P.) (N 03° 42' E) (150.00)
③	△ = 56° 58' 00" R = 120.00 L = 119.31 LCB = N 32° 07' 25" E LC = 114.46 (AS PER V.M.P.) (R = 120) (LCB = N 32° 11' E) (LC = 114.46)	④	N 23° 38' 25" E 55.00 (AS PER V.M.P.) (N 23° 42' E) (55.00)
⑤	△ = 16° 19' 00" R = 180.00 L = 51.26 LCB = N 15° 28' 55" E LC = 51.09 (AS PER V.M.P.) (R = 180) (LCB = N 15° 32' 30" E) (LC = 51.09)	⑥	N 07° 19' 25" E 200.00 (AS PER V.M.P.) (N 07° 23' E) (200.00)
⑦	△ = 11° 02' 00" R = 460.00 L = 88.59 LCB = N 12° 50' 25" E LC = 88.45 (AS PER V.M.P.) (R = 460) (LCB = N 12° 54' E) (LC = 88.45)	⑧	N 18° 21' 25" E 45.00 (AS PER V.M.P.) (N 18° 25' E) (45.00)
⑨	△ = 29° 10' 00" R = 140.00 L = 71.27 LCB = N 32° 56' 25" E LC = 70.50 (AS PER V.M.P.) (R = 140) (LCB = N 33° 00' E) (LC = 70.50)	⑩	N 47° 31' 25" E 103.00 (AS PER V.M.P.) (N 47° 35' E) (103.20)
⑪	△ = 24° 08' 00" R = 300.00 L = 126.36 LCB = N 35° 09' 55" E LC = 125.43 (AS PER V.M.1) (R = 300) (LCB = N 35° 13' 30" E) (LC = 125.43)	⑫	N 23° 05' 55" E 52.51 (AS PER V.M.1) (N 23° 09' 30" E) (52.51)