

DRAWING NUMBER  
**8697**

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PLAN HOLD CORPORATION • IRVINE, CALIFORNIA  
RESPONSOR BY NUMBER 07548  
POSITION (EOL OF PRINT ON THIS LINE)

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3697  
4-19-93

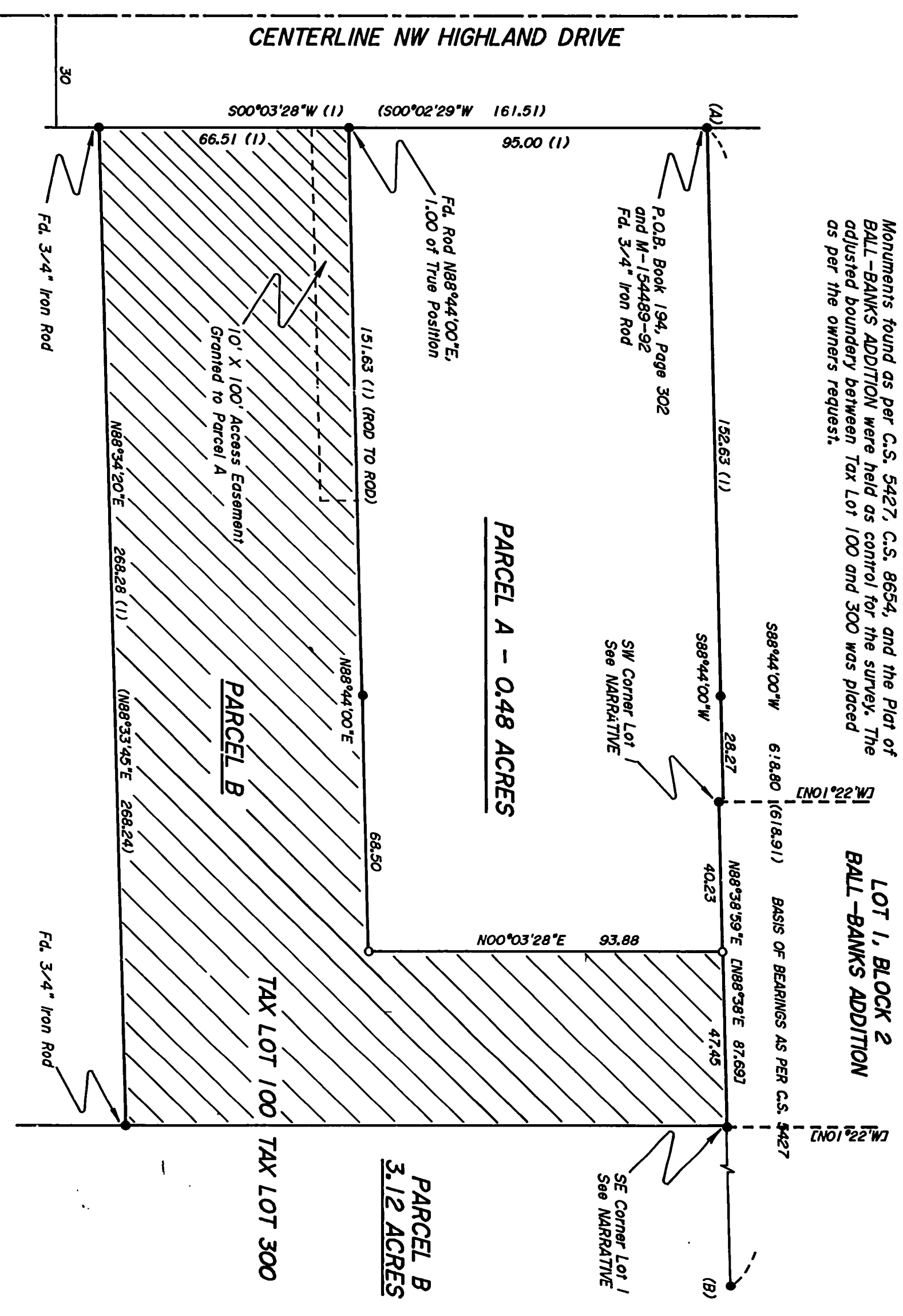
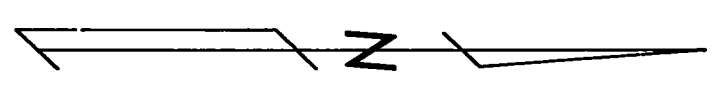
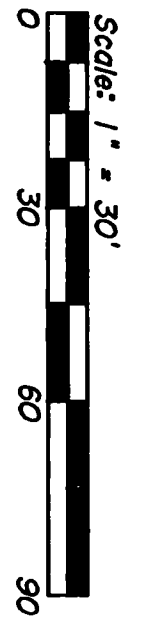
**RECORD OF SURVEY**  
**for JOHN F. MORGAN**  
In the H.C. LEWIS D.L.C. NO. 47  
In the SE1/4 SECTION 23, T11S, R5W, W.M.  
CORVALLIS, BENTON COUNTY, OREGON  
APRIL 15, 1993

**LOT LINE ADJUSTMENT APPROVAL**

*Neil Morgan*  
Corvallis City Engineer  
4-19-93  
Development Services Manager

Surveyed by:  
Peterson & Associates  
8155 NW Mitchell Drive  
Corvallis, Oregon 97330  
Phone: 757-1794

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR  
JIM S. PETERSON  
OREGON  
JULY 31, 1976  
1084  
EXPIRES 12-31-94



**NARRATIVE**  
The purpose of this survey is to define the adjusted boundaries of Tax Lots 100 and 300 of Tax Map 11-S-230C as per City of Corvallis Lot Line Adjustment No. LL493-0006. Tax Lot 100 is being reduced in size to 0.48 acres. Tax Lot 300 is being enlarged to include the remaining portion of the current Tax Lot 100. A previous Lot Line Adjustment (LL492-0016) as per C.S. 86547 was approved on these Tax Lots, but was abandoned. A small overlap of the South line of Lot 1, Block 2, BALL-BANKS ADDITION with the North line of Tax Lot 100 exists (as per C.S. 8654) Due to the long term occupation by said Lot 1, I feel that the North line of Tax Lot 100 should be controlled by the monuments found along the South line of Lot 1. This will create a small jog in the North line of Tax Lot 100 at the Southwest corner of said Lot 1. (see also NARRATIVE of C.S. 8654)

At the SW corner of Lot 1 we found a 1/2" iron rod which is N88°44'00"E, 180.90 feet and S00°01'00"E, 1.18 feet of point (A). At the SE corner of Lot 1 we found a 1/2" iron rod which is S88°44'00"W, 350.24 feet and S01°22'00"E, 1.05 feet of point (B).

Monuments found as per C.S. 5427, C.S. 8654, and the Plat of BALL-BANKS ADDITION were held as control for the survey. The adjusted boundary between Tax Lot 100 and 300 was placed as per the owners request.

**LOT 1, BLOCK 2 BALL-BANKS ADDITION**  
BASIS OF BEARINGS AS PER C.S. 8427

Found 5/8" iron rod with plastic cap (LS1084), except as noted Set 5/8" X 30" iron rod with plastic cap (LS1084)

( ) Data of record as per C.S. 5427  
( ( ) ) Same as data of record as per C.S. 8654  
[ ] Data of record as per Plat of BALL-BANKS Addition of Tax Lot 100 being transferred to Tax Lot 300

----- Access easement boundary  
A 5'-8" X 30" iron rod was set 1.18 feet, N00°01'00"W of the SW corner of Lot 1, Block 2, BALL-BANKS ADDITION

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Benton County  
Surveyor's Office  
C.S. FILE NO. **8697**  
FILING DATE **4-23-1993**  
FILE SIZE **14x17**