

Benton County Surveyor's Office

C.S. FILE NO. 8813
FILING DATE 3-18-1994
FILE SIZE 18x24

NARRATIVE:

THE PURPOSE OF THIS SURVEY IS TO SATISFY THE SURVEY REQUIREMENTS OF BENTON COUNTY LLA93-0030. THE EAST LINE OF LOT 1, BLOCK 2, SKYLINE WEST SUBDIVISION IS BEING ADJUSTED TO CORRESPOND TO THE WEST LINE OF THE 25 FOOT ACCESS EASEMENT DESCRIBED IN THE DEED RECORDED IN M-115617-89, BENTON COUNTY DEED RECORDS.

BASIS OF BEARINGS N 89°49'44" E BETWEEN FOUND 5/8" IRON RODS SHOWN IN CS 8312. THIS LINE WAS CHOSEN AS IT IS THE LONGEST LINE MEASURED IN BOTH THIS SURVEY AND CS 8312 ALONG THE COMMON PROPERTY LINES. THE NORTH END OF THE CENTERLINE OF THE 25 FOOT ACCESS EASEMENT WAS ESTABLISHED AT RECORD DISTANCE (170.00 FEET) FROM THE 5/8" IRON ROD AT THE NORTHEAST CORNER OF LOT 1, AND ON LINE WITH A 5/8" IRON ROD FOUND ON THE SOUTHERLY RIGHT-OF-WAY LINE OF PONDEROSA AVE AT THE POINT OF CURVATURE. THE CENTERLINE OF THE EASEMENT WAS THEN CALCULATED AT RECORD DIRECTION (S0°11'E). THE NEW PROPERTY LINE WAS MONUMENTED 12.50 FEET WESTERLY OF THIS CENTERLINE. THE EASEMENT WILL ALSO PROVIDE ACCESS TO THE SURVEYED PROPERTY.

ONLY THE EXTERIOR OF LOT 1, BLOCK 2, SKYLINE WEST (TAX LOT 4600), AND THE PORTION OF TAX LOT 1000 TO BE ADDED TO TAX LOT 4600 WAS SURVEYED.

REFERENCES:

PLAT OF SKYLINE WEST; CS 7700; CS 8312
M 58916-84; M 115617-89; M 131208-91, Benton County Deed Records

LEGEND:

- FOUND 5/8" IR, EXCEPT AS NOTED
 - MONUMENT OF RECORD, NOT SEARCHED.
 - SET 5/8"x30" IR W/YPC MARKED "PARSONS PLS1918"
 - IR IRON ROD
 - YPC WITH YELLOW PLASTIC CAP.
 - BCDR BENTON COUNTY DEED RECORDS
 - [] INFORMATION OF RECORD, SKYLINE WEST SUBDIVISION
 - () INFORMATION OF RECORD, CS 8312
 - (()) INFORMATION OF RECORD, M-115617-89, BCDR
- ALL UNDIMENSIONED MEASUREMENTS ARE IN FEET



REGISTERED
PROFESSIONAL
LAND SURVEYOR

Tyler B. Parsons

OREGON
JULY 14, 1980
TYLER B. PARSONS
1918

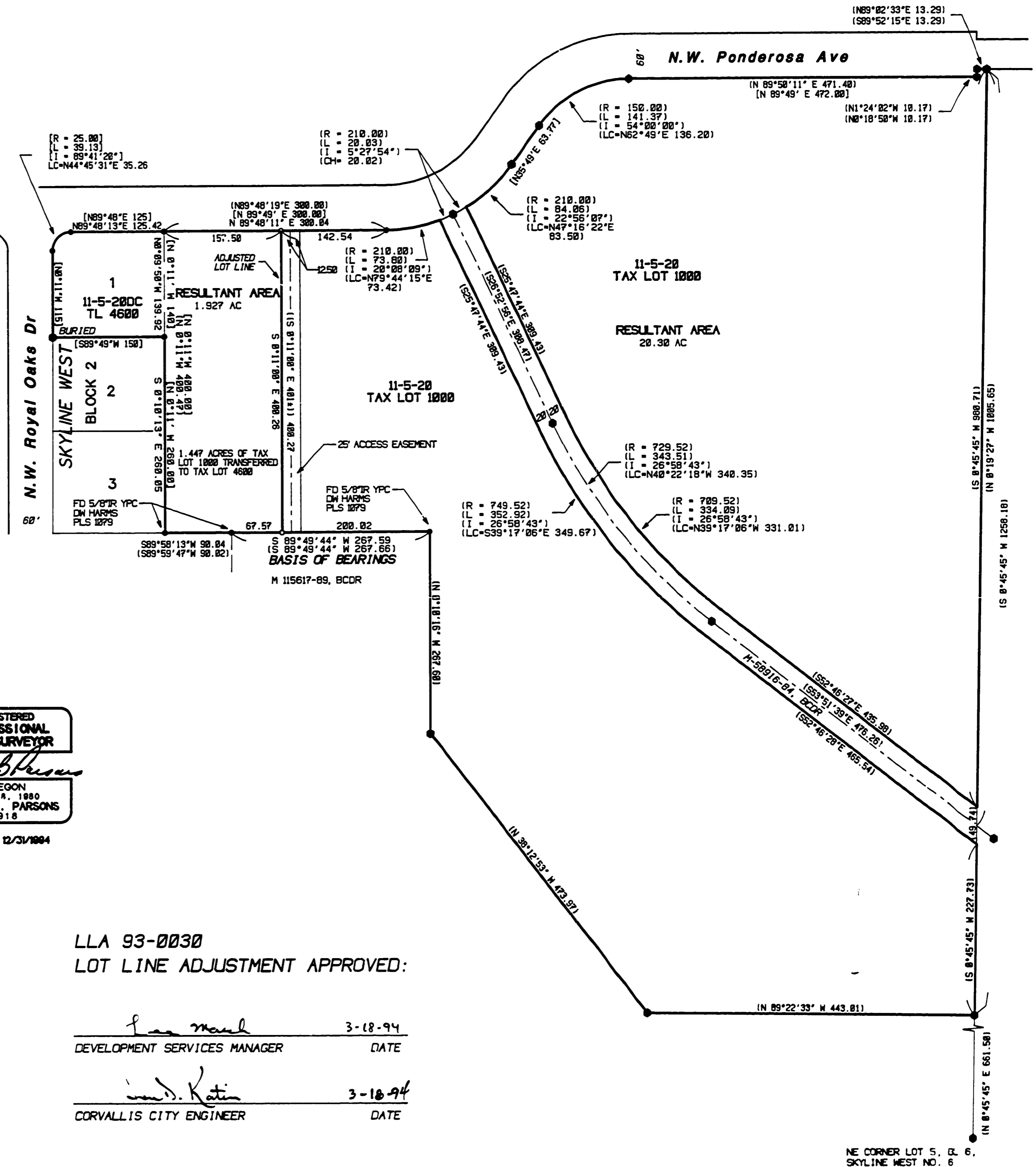
EXPIRES: 12/31/1994

LLA 93-0030
LOT LINE ADJUSTMENT APPROVED:

Tom Marshall 3-18-94
DEVELOPMENT SERVICES MANAGER DATE

David Katin 3-18-94
CORVALLIS CITY ENGINEER DATE

SURVEY FOR ANDREW MARTIN	
LOT 1, BLOCK 2, SKYLINE WEST SUBDIVISION & SE1/4 SECTION 20, T 11 S, R 5 W, W.M. BENTON COUNTY, OREGON	
PARSONS SURVEYING 1915 S.E. Stone Street Corvallis, OR 97333 (503) 752-7515	Scale: 1" = 100' Date: 2/26/1994 Drawn: TBP Project: 9425 Drawing: 9425



NE CORNER LOT 5, BL. 6, SKYLINE WEST NO. 6