

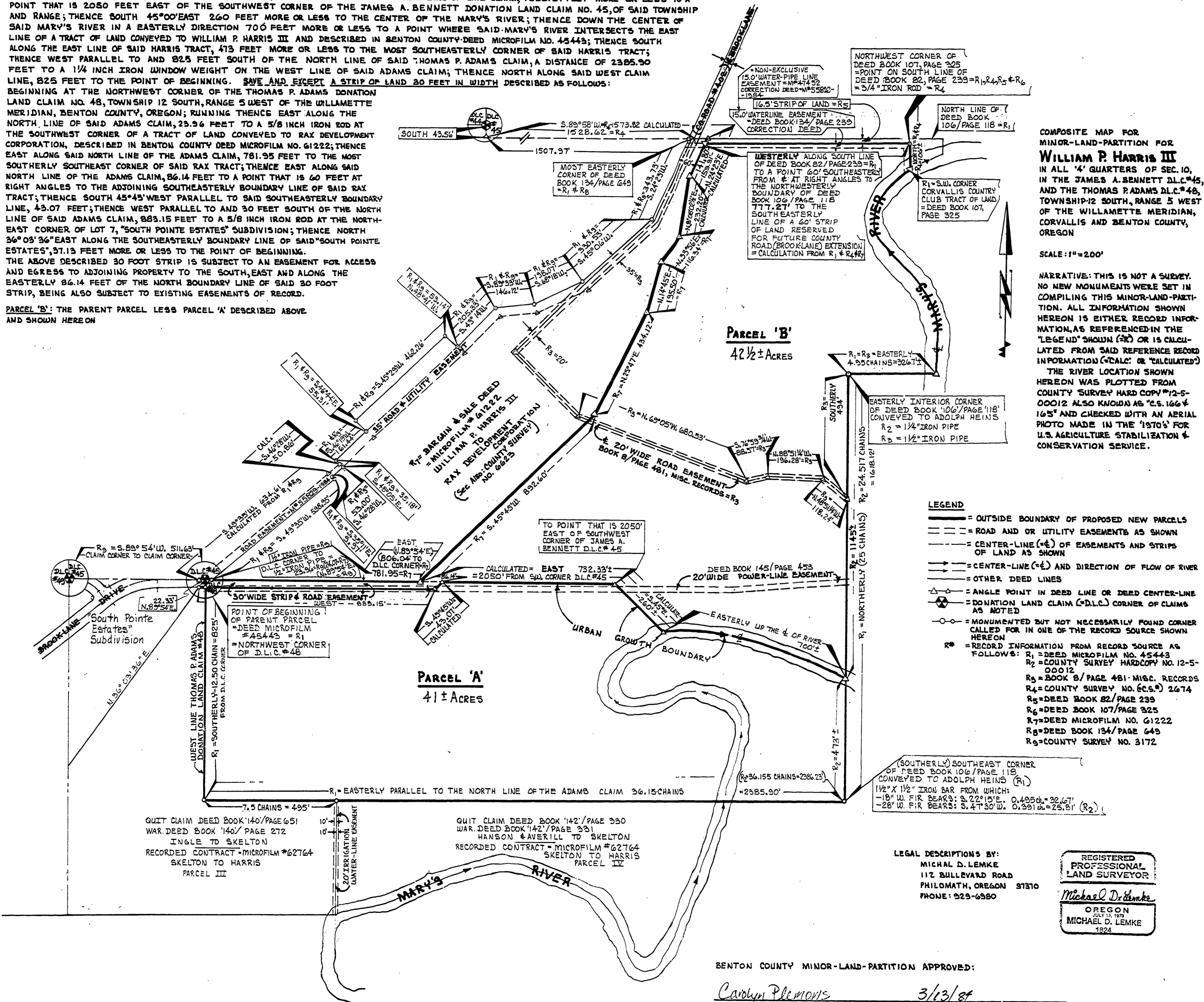
LEGAL DESCRIPTIONS

PARENT PARCEL: THAT CERTAIN TRACT OF LAND CONVEYED TO WILLIAM P. HARRIS III AND DESCRIBED IN MICROFILM NO. 45443, MICROFILM RECORDS OF BENTON COUNTY, OREGON; **SAVE AND EXCEPT** ALL OF THAT PORTION OF SAID HARRIS TRACT LYING NORTH AND WEST OF THE SOUTH AND EAST BOUNDARY LINES OF THAT CERTAIN TRACT OF LAND CONVEYED TO RAX DEVELOPMENT CORPORATION AND DESCRIBED IN MICROFILM NO. 61222, OF SAID RECORDS; **TOGETHER WITH AND SUBJECT TO** THOSE EASEMENTS OF RECORD AS SHOWN HEREON.

PARCEL 'A': BEGINNING AT THE NORTHWEST CORNER OF THE THOMAS P. ADAMS DONATION LAND CLAIM NO. 48, TOWNSHIP 12 SOUTH, RANGE 5 WEST OF THE WILLAMETTE MERIDIAN, BENTON COUNTY, OREGON; THENCE EAST ALONG THE NORTH LINE OF SAID CLAIM, 1338.37 FEET MORE OR LESS TO A POINT THAT IS 2050 FEET EAST OF THE SOUTHWEST CORNER OF THE JAMES A. BENNETT DONATION LAND CLAIM NO. 45, OF SAID TOWNSHIP AND RANGE; THENCE SOUTH 45°00' EAST 260 FEET MORE OR LESS TO THE CENTER OF THE MARY'S RIVER; THENCE DOWN THE CENTER OF SAID MARY'S RIVER IN AN EASTERLY DIRECTION 700 FEET MORE OR LESS TO A POINT WHERE SAID MARY'S RIVER INTERSECTS THE EAST LINE OF A TRACT OF LAND CONVEYED TO WILLIAM P. HARRIS III AND DESCRIBED IN BENTON COUNTY DEED MICROFILM NO. 45443; THENCE SOUTH ALONG THE EAST LINE OF SAID HARRIS TRACT, 413 FEET MORE OR LESS TO THE MOST SOUTHEASTERLY CORNER OF SAID HARRIS TRACT; THENCE WEST PARALLEL TO AND 82.5 FEET SOUTH OF THE NORTH LINE OF SAID THOMAS P. ADAMS CLAIM, A DISTANCE OF 2385.90 FEET TO A 1/4 INCH IRON WINDOW WEIGHT ON THE WEST LINE OF SAID ADAMS CLAIM; THENCE NORTH ALONG SAID WEST CLAIM LINE, 82.5 FEET TO THE POINT OF BEGINNING. **SAVE AND EXCEPT A STRIP OF LAND 30 FEET IN WIDTH DESCRIBED AS FOLLOWS:**

BEGINNING AT THE NORTHWEST CORNER OF THE THOMAS P. ADAMS DONATION LAND CLAIM NO. 48, TOWNSHIP 12 SOUTH, RANGE 5 WEST OF THE WILLAMETTE MERIDIAN, BENTON COUNTY, OREGON; RUNNING THENCE EAST ALONG THE NORTH LINE OF SAID ADAMS CLAIM, 23.96 FEET TO A 5/8 INCH IRON ROD AT THE SOUTHWEST CORNER OF A TRACT OF LAND CONVEYED TO RAX DEVELOPMENT CORPORATION, DESCRIBED IN BENTON COUNTY DEED MICROFILM NO. 61222; THENCE EAST ALONG SAID NORTH LINE OF THE ADAMS CLAIM, 781.95 FEET TO THE MOST SOUTHERLY SOUTHEAST CORNER OF SAID RAX TRACT; THENCE EAST ALONG SAID NORTH LINE OF THE ADAMS CLAIM, 86.14 FEET TO A POINT THAT IS 60 FEET AT RIGHT ANGLES TO THE ADJOINING SOUTHEASTERLY BOUNDARY LINE OF SAID RAX TRACT; THENCE SOUTH 45°45' WEST PARALLEL TO SAID SOUTHEASTERLY BOUNDARY LINE, 43.07 FEET; THENCE WEST PARALLEL TO AND 30 FEET SOUTH OF THE NORTH LINE OF SAID ADAMS CLAIM, 883.15 FEET TO A 5/8 INCH IRON ROD AT THE NORTH-EAST CORNER OF LOT 7, "SOUTH POINTE ESTATES" SUBDIVISION; THENCE NORTH 26°09'36" EAST ALONG THE SOUTHEASTERLY BOUNDARY LINE OF SAID "SOUTH POINTE ESTATES", 37.13 FEET MORE OR LESS TO THE POINT OF BEGINNING. THE ABOVE DESCRIBED 30 FOOT STRIP IS SUBJECT TO AN EASEMENT FOR ACCESS AND EGRESS TO ADJOINING PROPERTY TO THE SOUTH, EAST AND ALONG THE EASTERLY 86.14 FEET OF THE NORTH BOUNDARY LINE OF SAID 30 FOOT STRIP, BEING ALSO SUBJECT TO EXISTING EASEMENTS OF RECORD.

PARCEL 'B': THE PARENT PARCEL LESS PARCEL 'A' DESCRIBED ABOVE AND SHOWN HEREON



COMPOSITE MAP FOR MINOR-LAND-PARTITION FOR WILLIAM P. HARRIS III IN ALL 1/4 QUARTERS OF SEC. 10, IN THE JAMES A. BENNETT D.L.C. #45, AND THE THOMAS P. ADAMS D.L.C. #48, TOWNSHIP 12 SOUTH, RANGE 5 WEST OF THE WILLAMETTE MERIDIAN, CORVALLIS AND BENTON COUNTY, OREGON

SCALE: 1"=200'

NARRATIVE: THIS IS NOT A SURVEY. NO NEW MONUMENTS WERE SET IN COMPILING THIS MINOR-LAND-PARTITION. ALL INFORMATION SHOWN HEREON IS EITHER RECORD INFORMATION, AS REFERENCED IN THE "LEGEND" SHOWN (R*) OR IS CALCULATED FROM SAID REFERENCE RECORD INFORMATION ("CALC." OR "CALCULATED"). THE RIVER LOCATION SHOWN HEREON WAS PLOTTED FROM COUNTY SURVEY HARD COPY #12-5-00012 ALSO KNOWN AS "C.S. 166 & 165" AND CHECKED WITH AN AERIAL PHOTO MADE IN THE '1970'S FOR U.S. AGRICULTURE STABILIZATION & CONSERVATION SERVICE.

LEGEND

- = OUTSIDE BOUNDARY OF PROPOSED NEW PARCELS
- - - = ROAD AND OR UTILITY EASEMENTS AS SHOWN
- - - = CENTER-LINE (C-L) OF EASEMENTS AND STRIPS OF LAND AS SHOWN
- → → = CENTER-LINE (C-L) AND DIRECTION OF FLOW OF RIVER
- = OTHER DEED LINES
- △ = ANGLE POINT IN DEED LINE OR DEED CENTER-LINE
- ⊙ = DONATION LAND CLAIM (D.L.C.) CORNER OF CLAIMS AS NOTED
- = MONUMENTED BUT NOT NECESSARILY FOUND CORNER CALLED FOR IN ONE OF THE RECORD SOURCE SHOWN HEREON
- R* = RECORD INFORMATION FROM RECORD SOURCE AS FOLLOWS: R1 = DEED MICROFILM NO. 45443
R2 = COUNTY SURVEY HARD COPY NO. 12-5-00012
R3 = BOOK B / PAGE 481 - MISC. RECORDS
R4 = COUNTY SURVEY NO. (C.S.) 2674
R5 = DEED BOOK 82 / PAGE 239
R6 = DEED BOOK 107 / PAGE 325
R7 = DEED MICROFILM NO. 61222
R8 = DEED BOOK 134 / PAGE 649
R9 = COUNTY SURVEY NO. 3172

LEGAL DESCRIPTIONS BY:
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REGISTERED PROFESSIONAL LAND SURVEYOR
Michael D. Lemke
OREGON
JULY 19, 1979
MICHAEL D. LEMKE
1824

BENTON COUNTY MINOR-LAND-PARTITION APPROVED:
Carolyn Plemons 3/13/87
PLANNING OFFICIAL DATE