

PARTITION PLAT NO. 90-25
SITUATED WITHIN THE NE & NW 1/4
OF SEC.36, T.11S, R.6W, W.M.
AND A PORTION OF THE WILLIAM
WYATT D.L.C. NO. 40
BENTON CO. OREGON

FOR: LEOLA RICHARDS
DATE: OCTOBER 10, 1990
SCALE: 1" = 300'
P.C. 90-13

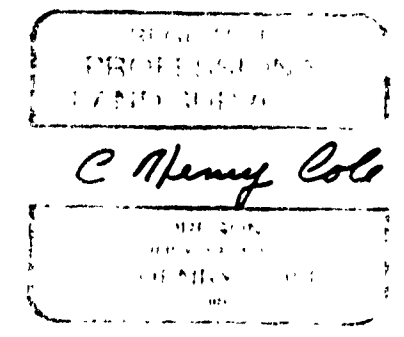
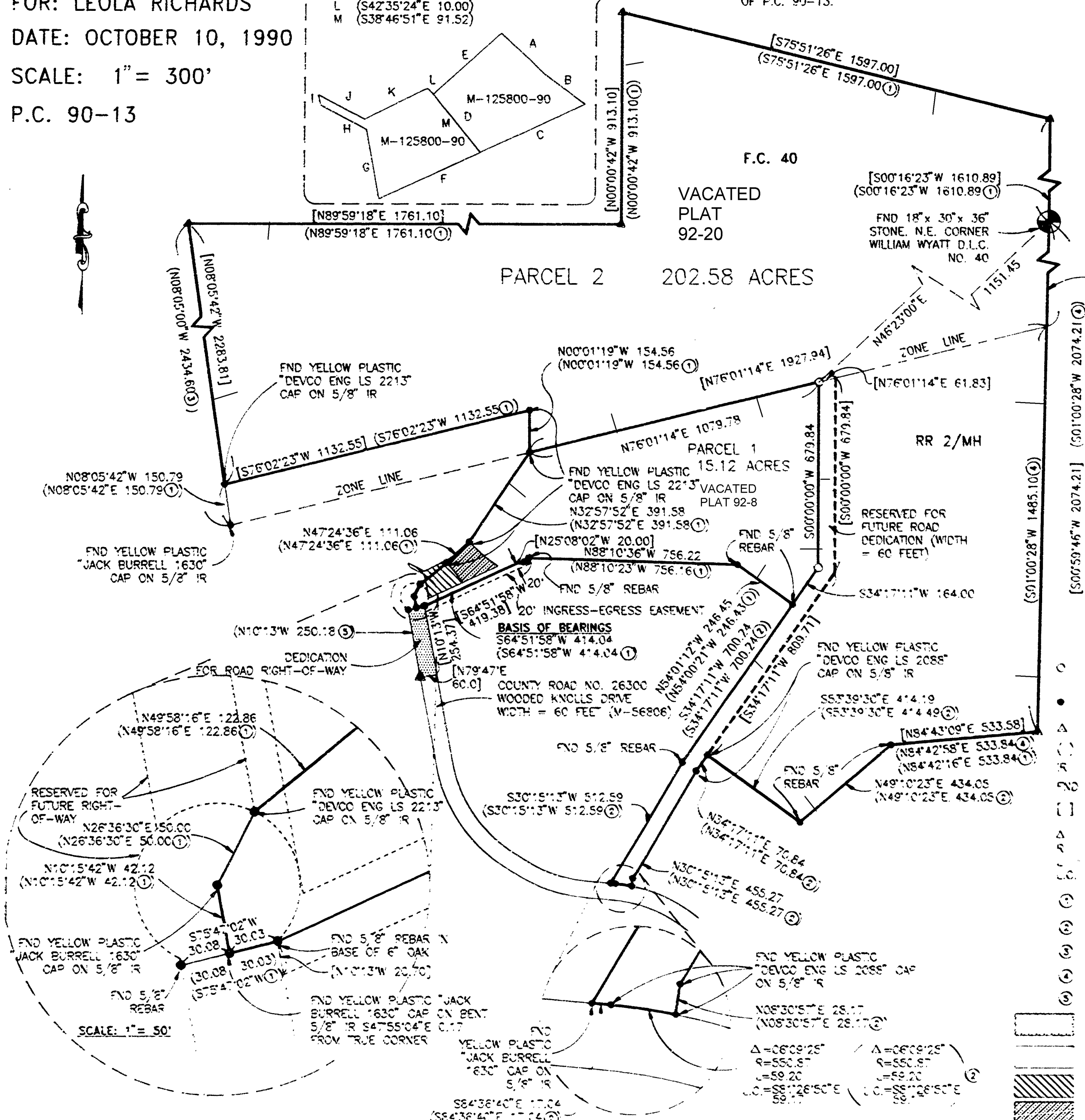
NARRATIVE

PURPOSE
THE PURPOSE OF THIS SURVEY IS TO PARTITION A PARCEL AS PER BENTON COUNTY
P.C. 90-13.

BASIS OF BEARINGS
THE BASIS OF BEARINGS IS THE SOUTHWESTERLY LINE OF PARCEL 1 AS MONUMENTED
IN COUNTY SURVEY NO. 8233 AND RECOVERED IN THIS SURVEY.

BOUNDARY DETERMINATION
FOUND MONUMENTS WERE HELD FOR ESTABLISHING PARCEL 1 WITH THE MONUMENTATION
FOR THE EASTERLY LINE BEING ESTABLISHED ACCORDING TO THE REQUEST OF THE APPLICANTS
OF P.C. 90-13.

A	(S46°08'22"E 72.46)
B	(S53°08'00"E 61.85)
C	(S64°51'58"W 139.36)
D	(N38°46'51"W 91.52)
E	(N47°24'36"E 111.06)
F	(S64°51'58"W 134.50)
G	(N1°01'54"W 86.25)
H	(N61°57'35"W 64.16)
I	(N1°01'54"W 12.75)
J	(S61°57'35"E 64.16)
K	(N62°58'31"E 84.54)
L	(S42°35'24"E 10.00)
M	(S38°46'51"E 91.52)



C. HENRY COLE
DEVCO ENGINEERING INC.
P.O. BOX 1211
CORVALLIS, OR 97339

SURVEYOR'S CERTIFICATE:

I, C. HENRY COLE, BEING FIRST DULY SWORN, HEREBY DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE PARCELS SHOWN HEREON. THE EXTERIOR BOUNDARY OF THE HEREON SHOWN MINOR LAND PARTITION BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A 18"x 30"x 36" STONE AT THE NORTHEAST CORNER OF THE WILLIAM WYATT DONATION LAND CLAIM NO. 40 IN TOWNSHIP 11 SOUTH, RANGE 6 WEST, WILLAMETTE MERIDIAN, BENTON COUNTY OREGON; THENCE S00°59'46"W 2074.21 FEET; THENCE S84°43'09"W 533.58 FEET; THENCE S49°10'23"W 434.05 FEET; THENCE N53°39'30"W 414.19 FEET; THENCE S34°17'11"W 70.84 FEET; THENCE S30°15'13"W 455.27 FEET; THENCE S08°30'57"W 28.17 FEET TO A POINT ON THE NORTHEASTERLY RIGHT-OF-WAY OF WOODED KNOLLS DRIVE (COUNTY ROAD NO. 26300); THENCE ALONG SAID RIGHT-OF-WAY ON THE ARC OF A 550.87 FOOT RADIUS CURVE TO THE LEFT (LONG CHORD BEARS N81°26'50"W 59.17 FEET); THENCE ALONG SAID RIGHT-OF-WAY ON THE ARC OF SAID RIGHT-OF-WAY LINE, 17.04 FEET; THENCE N30°15'13"E, LEAVING SAID RIGHT-OF-WAY, 512.59 FEET; THENCE N34°17'11"E 700.24 FEET; THENCE N54°01'12"W 246.45 FEET; THENCE N88°10'36"W 756.22 FEET; THENCE S64°51'58"W 414.04 FEET; THENCE S75°47'02"W 30.03 FEET; THENCE N10°15'42"W 42.12 FEET; THENCE N26°36'30"E 50.00 FEET; THENCE N49°58'16"E 122.86 FEET; THENCE N47°24'36"E 111.06 FEET; THENCE N32°57'52"E 391.58 FEET; THENCE N00°01'19"W 154.56 FEET; THENCE S76°02'23"W 1132.55 FEET; THENCE N08°05'42"W 2283.81 FEET; THENCE N89°59'18"E 1761.10 FEET; THENCE N00°00'42"W 913.10 FEET; THENCE S75°51'26"E 1597.00 FEET; THENCE S00°16'23"W 1610.89 FEET TO THE POINT OF BEGINNING.

DEDICATION:

KNOW ALL PEOPLE BY THESE PRESENTS, THAT I, LEOLA RICHARDS, AM THE OWNER OF THE LAND SHOWN HEREON, DESCRIBED IN THE SURVEYOR'S CERTIFICATE, AND HAVE CAUSED THE SAME TO BE PARTITIONED AND SURVEYED INTO PARCELS AND THAT I HEREBY DEDICATE THE RIGHT-OF-WAY SHOWN HEREON TO THE PUBLIC FOREVER. THERE NO WATER RIGHTS APPURTENANT TO THIS PROPERTY.

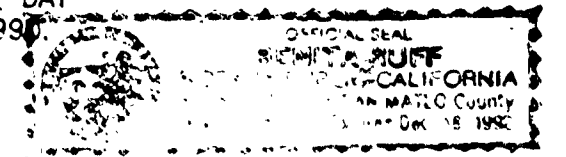
Leola Richards
LEOLA RICHARDS

STATE OF CALIFORNIA)
COUNTY OF SAN MATEO) S.S.

ACKNOWLEDGEMENT:

PERSONALLY APPEARING BEFORE ME, LEOLA RICHARDS, WHO BEING KNOWN TO ME TO BE THE IDENTICAL INDIVIDUAL WHO SIGNED THE FOREGOING INSTRUMENT AND DOES HEREBY ACKNOWLEDGE SAID INSTRUMENT TO BE HER VOLUNTARY ACT AND DEED.

SUBSCRIBED AND SWORN TO BEFORE ME THIS 10th DAY OF December, 1990



APPROVALS:

APPROVED THIS 10th DAY OF December, 1990
BENTON COUNTY PLANNING OFFICIAL

APPROVED THIS 11th DAY OF December, 1990
BY THE BENTON COUNTY BOARD OF COMMISSIONERS

APPROVED THIS 11th DAY OF December, 1990
BENTON COUNTY SURVEYOR

John R. Schrock
CHAIRPERSON
Vivian L. Pitts
COMMISSIONER
Dale Schrock
COMMISSIONER

LEGEND

- SET 5/8"x 30" REBAR WITH YELLOW PLASTIC CAP MARKED "DEVCO ENG LS 2088"
- MONUMENT FOUND AS NOTED
- △ RECORD MONUMENT NOT SEARCHED FOR RECORD INFORMATION
- ⊖ IRON ROD
- ⊕ FOUND
- [] COMPUTED
- Δ DELTA
- R RADIUS
- L LENGTH
- L.C. LONG CHORD
- ⊙ C.S. 8233
- ⊙ C.S. 8366
- ⊙ C.S. 7770
- ⊙ C.S. 7271
- ⊙ C.S. 8896
- DEDICATION FOR ROAD RIGHT-OF-WAY
- EASEMENT AND RESERVED FOR FUTURE ROAD DEDICATION (WIDTH = 60 FEET)
- DRIVEWAY EASEMENT V-125800-90
- DRIVEWAY EASEMENT V-125800-90

I HEREBY CERTIFY THAT PURSUANT TO O.R.S. 92.095 ALL AD VALOREM TAXES, FEES, AND OTHER CHARGES REQUIRED BY LAW TO BE PLACED ON THE 1990-1991 TAX ROLL, WHICH BECAME A LIEN, OR WILL BECOME A LIEN, DURING THE CALENDAR YEAR ON THIS PARTITION, BUT NOT YET CERTIFIED TO THE TAX COLLECTOR FOR COLLECTION HAVE BEEN PAID TO ME THIS 10th DAY OF December, 1990.

BY: [Signature] DIRECTOR, BENTON CO. DEPT. OF ASSESSMENT DATE

I HEREBY CERTIFY THAT ALL AD VALOREM TAXES AND OTHER CHARGES REQUIRED BY LAW TO BE PLACED UPON THE TAX ROLL WHICH HAVE BECOME DUE AND PAYABLE HAVE BEEN PAID TO June 30, 1991

BY: [Signature] DIRECTOR, BENTON CO. DEPT. OF FINANCE AND TAX COLLECTION DATE 12-6-90

I HEREBY CERTIFY THAT THE HEREON SHOWN PARTITION PLAT WAS RECEIVED FOR RECORD ON THE 10th DAY OF Dec, 1990 AT 10:30 O'CLOCK A.M. AND RECORDED AS PARTITION PLAT NO. 90-25 AND FILED IN THE BENTON COUNTY RECORD OF PLATS.

BY: [Signature] BENTON COUNTY CLERK

STATE OF OREGON) ss. 0124
County of Benton)
I hereby certify that the within instrument was received for record
'90 DEC 12 AM 10 39
and recorded in book
on page 90-25. Record of
Partition Plats of said county
Witness My Hand and Seal of County Clerk
Director of Revenue & Finance
Benton County
[Signature]

90-25

PARTITION PLAT NO. 90-25
SITUATED WITHIN THE NE & NW 1/4
OF SEC.36, T.11S, R.6W, W.M.
AND A PORTION OF THE WILLIAM
WYATT D.L.C. NO. 40
BENTON CO. OREGON

FOR: LEOLA RICHARDS
DATE: OCTOBER 10, 1990
SCALE: 1" = 300'
P.C. 90-13

NARRATIVE

PURPOSE
THE PURPOSE OF THIS SURVEY IS TO PARTITION A PARCEL AS PER BENTON COUNTY P.C. 90-13.

BASIS OF BEARINGS
THE BASIS OF BEARINGS IS THE SOUTHWESTERLY LINE OF PARCEL 1 AS MONUMENTED IN COUNTY SURVEY NO. 8233 AND RECOVERED IN THIS SURVEY.

BOUNDARY DETERMINATION
FOUND MONUMENTS WERE HELD FOR ESTABLISHING PARCEL 1 WITH THE MONUMENTATION FOR THE EASTERLY LINE BEING ESTABLISHED ACCORDING TO THE REQUEST OF THE APPLICANTS OF P.C. 90-13.

SURVEYOR'S CERTIFICATE:

I, C.HENRY COLE, BEING FIRST DULY SWORN, HEREBY DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE PARCELS SHOWN HEREON. THE EXTERIOR BOUNDARY OF THE HEREON SHOWN MINOR LAND PARTITION BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A 18"x 30"x 36" STONE AT THE NORTHEAST CORNER OF THE WILLIAM WYATT DONATION LAND CLAIM NO. 40 IN TOWNSHIP 11 SOUTH, RANGE 6 WEST, WILLAMETTE MERIDIAN, BENTON COUNTY OREGON; THENCE S00°59'46"W 2074.21 FEET; THENCE S84°43'09"W 533.58 FEET; THENCE S49°10'23"W 434.05 FEET; THENCE N53°39'30"W 414.19 FEET; THENCE S34°17'11"W 70.84 FEET; THENCE S30°15'13"W 455.27 FEET; THENCE S08°30'57"W 28.17 FEET TO A POINT ON THE NORTHEASTERLY RIGHT-OF-WAY OF WOODED KNOLLS DRIVE (COUNTY ROAD NO. 26300); THENCE ALONG SAID RIGHT-OF-WAY ON THE ARC OF A 550.87 FOOT RADIUS CURVE TO THE LEFT (LONG CHORD BEARS N81°26'50"W 59.17 FEET) A DISTANCE OF 59.20 FEET; THENCE N84°36'40"W, ALONG SAID RIGHT-OF-WAY LINE, 17.04 FEET; THENCE N30°15'13"E, LEAVING SAID RIGHT-OF-WAY, 512.59 FEET; THENCE N34°17'11"E 700.24 FEET; THENCE N54°01'12"W 246.45 FEET; THENCE N88°10'36"W 756.22 FEET; THENCE S64°51'58"W 414.04 FEET; THENCE S75°47'02"W 30.03 FEET; THENCE N10°15'42"W 42.12 FEET; THENCE N26°36'30"E 50.00 FEET; THENCE N49°58'16"E 122.86 FEET; THENCE N47°24'36"E 111.06 FEET; THENCE N32°57'52"E 391.58 FEET; THENCE N00°01'19"W 154.56 FEET; THENCE N08°05'42"W 2283.81 FEET; THENCE S76°02'23"W 1132.55 FEET; THENCE N08°05'42"W 2283.81 FEET; THENCE N89°59'18"E 1761.10 FEET; THENCE N00°00'42"W 913.10 FEET; THENCE S75°51'26"E 1597.00 FEET; THENCE S00°16'23"W 1610.89 FEET TO THE POINT OF BEGINNING.

DEDICATION:

KNOW ALL PEOPLE BY THESE PRESENTS, THAT I, LEOLA RICHARDS, AM THE OWNER OF THE LAND SHOWN HEREON, DESCRIBED IN THE SURVEYOR'S CERTIFICATE, AND HAVE CAUSED THE SAME TO BE PARTITIONED AND SURVEYED INTO PARCELS AND THAT I HEREBY DEDICATE THE RIGHT-OF-WAY SHOWN HEREON TO THE PUBLIC FOREVER. THERE NO WATER RIGHTS APPURTENANT TO THIS PROPERTY.

ACKNOWLEDGEMENT:

PERSONALLY APPEARING BEFORE ME, LEOLA RICHARDS, WHO BEING KNOWN TO ME TO BE THE IDENTICAL INDIVIDUAL WHO SIGNED THE FOREGOING INSTRUMENT AND DOES HEREBY ACKNOWLEDGE SAID INSTRUMENT TO BE HER VOLUNTARY ACT AND DEED.

SUBSCRIBED AND SWORN TO BEFORE ME THIS 11th DAY OF November, 1990.

APPROVALS:

APPROVED THIS 6th DAY OF December, 1990
[Signature]
BENTON COUNTY PLANNING OFFICIAL

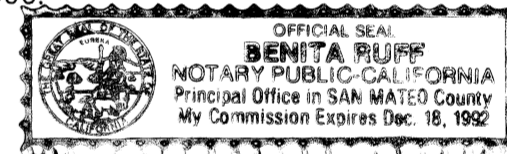
APPROVED THIS 11 DAY OF December, 1990
BY THE BENTON COUNTY BOARD OF COMMISSIONERS

APPROVED THIS 11th DAY OF December, 1990
[Signature]
BENTON COUNTY SURVEYOR

[Signature]
CHAIRPERSON

[Signature]
COMMISSIONER

[Signature]
COMMISSIONER



I HEREBY CERTIFY THAT PURSUANT TO O.R.S. 92.095 ALL AD VALOREM TAXES, FEES, AND OTHER CHARGES REQUIRED BY LAW TO BE PLACED ON THE 1990-1991 TAX ROLL, WHICH BECAME A LIEN, OR WILL BECOME A LIEN, DURING THE CALENDAR YEAR ON THIS PARTITION, BUT NOT YET CERTIFIED TO THE TAX COLLECTOR FOR COLLECTION HAVE BEEN PAID TO ME THIS ___ DAY OF ___ 1990.

BY: *[Signature]* Nov. 19, 1990
DIRECTOR, BENTON CO. DEPT. OF ASSESSMENT DATE

I HEREBY CERTIFY THAT ALL AD VALOREM TAXES AND OTHER CHARGES REQUIRED BY LAW TO BE PLACED UPON THE TAX ROLL WHICH HAVE BECOME DUE AND PAYABLE HAVE BEEN PAID TO June 30, 1991

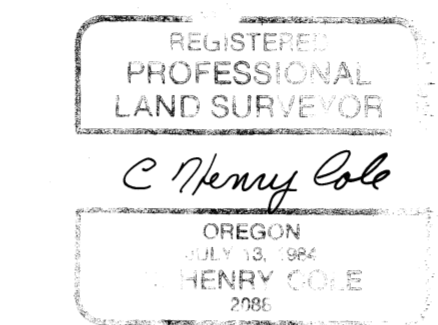
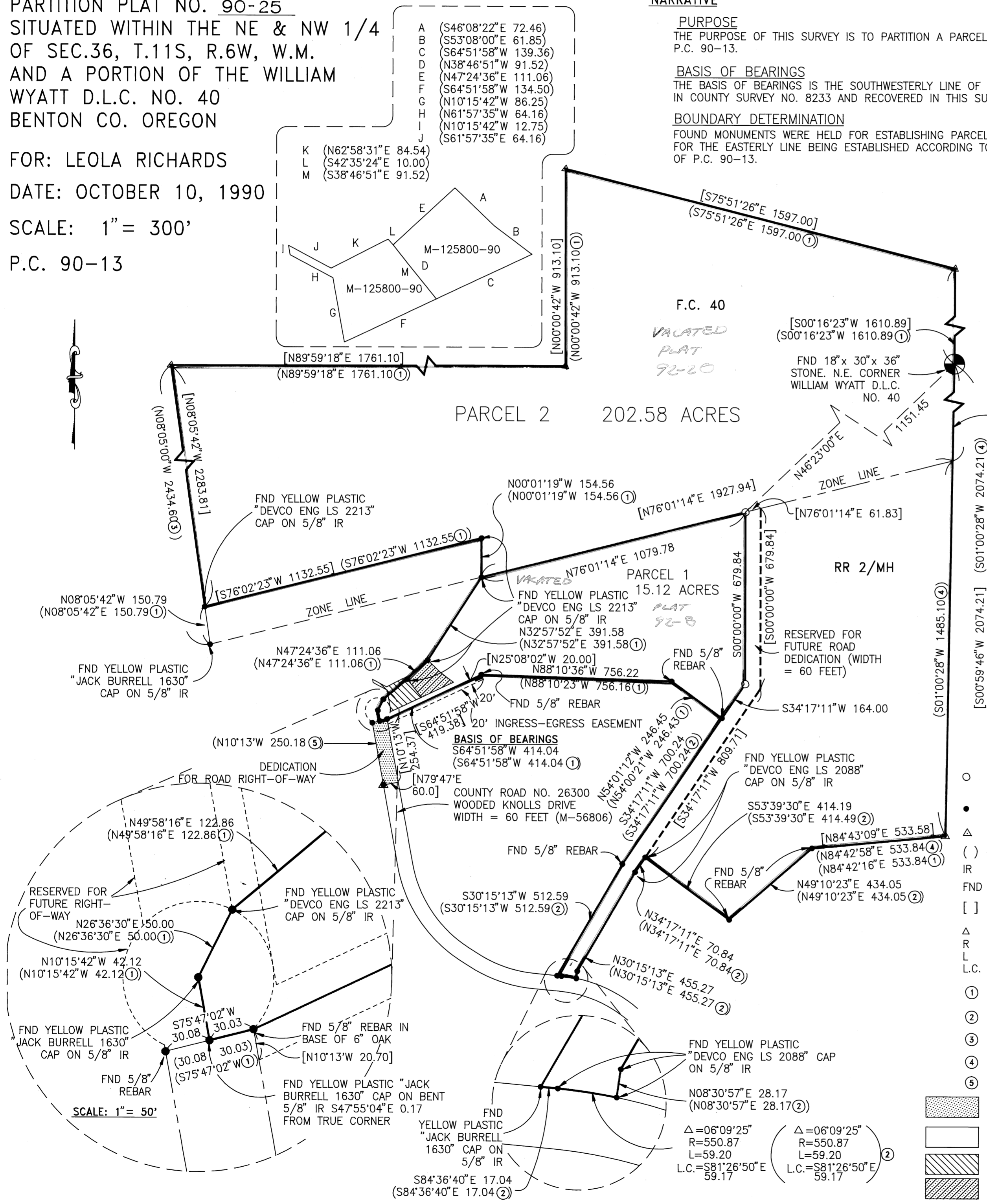
BY: *[Signature]* 12-6-90
DIRECTOR, BENTON CO. DEPT. OF FINANCE AND TAX COLLECTION. DATE

I HEREBY CERTIFY THAT THE HEREON SHOWN PARTITION PLAT WAS RECEIVED FOR RECORD ON THE 12th DAY OF Dec, 1990 AT 10:30 CLOCK AM, AND RECORDED AS PARTITION PLAT NO. 90-25, AND FILED IN THE BENTON COUNTY RECORD OF PLATS.

BY: *[Signature]*
BENTON COUNTY CLERK

I, C. HENRY COLE, HEREBY CERTIFY THAT THIS AN EXACT COPY OF THE ORIGINAL PARTITION PLAT.

[Signature] 12-7-90
C. HENRY COLE DATE



C. HENRY COLE
DEVCO ENGINEERING INC.
P.O. BOX 1211
CORVALLIS, OR 97339

- SET 5/8" x 30" REBAR WITH YELLOW PLASTIC CAP MARKED "DEVCO ENG LS 2088"
- MONUMENT FOUND AS NOTED
- △ RECORD MONUMENT NOT SEARCHED FOR
- () RECORD INFORMATION
- IR IRON ROD
- FND FOUND
- [] COMPUTED
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- R RADIUS
- L LENGTH
- L.C. LONG CHORD
- ① C.S. 8233
- ② C.S. 8366
- ③ C.S.7770
- ④ C.S.7211
- ⑤ C.S.5896
- [Hatched Box] DEDICATION FOR ROAD RIGHT-OF-WAY
- [White Box] EASEMENT AND RESERVED FOR FUTURE ROAD DEDICATION (WIDTH = 60 FEET)
- [Diagonal Lines] DRAINFIELD EASEMENT M-125800-90
- [Cross-hatched Box] DRAINFIELD EASEMENT M-125800-90