

91-34

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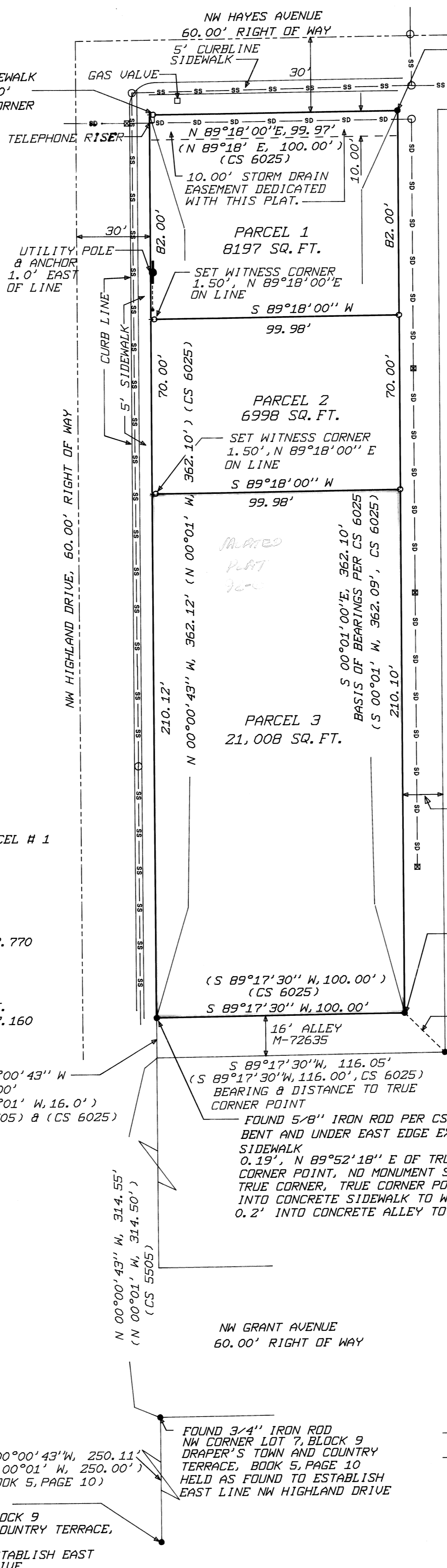
91-34

**PARTITION
PLAT NO. 91-34**
for
**BOB HUSTON
and
ROBERT WILSON**

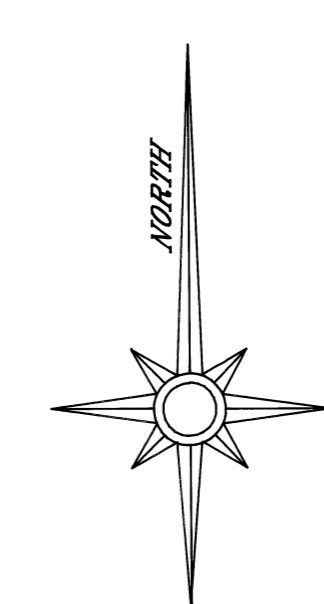
IN THE S.M. STOUTS D.L.C. NO. 48
IN THE SOUTHEAST 1/4 OF SECTION 26,
TOWNSHIP 11 SOUTH, RANGE 5 WEST,
WILLAMETTE MERIDIAN
CITY OF CORVALLIS, BENTON COUNTY,
OREGON
DECEMBER 10, 1991
CITY OF CORVALLIS
MLP - 91 - 0010

GEODETIC CONTROL TIE
(not shown)

- INSTRUMENT AT CITY CONTROL STATION # 88
- BACKSIGHT CITY CONTROL STATION # 75
- FORESIGHT WITNESS CORNER AT NW CORNER PARCEL # 1
- HORIZONTAL ANGLE RIGHT = 173°35'57"
- HORIZONTAL DISTANCE = 595.15'
- CITY CONTROL STATION # 88 - 5/8" IRON ROD IN WEST CURB LINE OF 10TH ST., 9.0' SOUTH OF CENTER OF GARFIELD.
NORTHING = 346,447.630, EASTING = 1,280,662.770
- CITY CONTROL STATION # 75 - 5/8" IRON ROD BETWEEN SIDEWALK AND CURB ON SE CORNER OF HIGHLAND AND CIRCLE, ON EAST SIDE OF HIGHLAND, 0.7' SOUTH OF CONCRETE GOING WEST.
NORTHING = 348,476.930, EASTING = 1,280,777.160



FOUND 5/8" IRON ROD PER CS 6025 HELD AS FOUND FOR BASIS OF BEARINGS PER CS 6025 AND FOR NE CORNER OF THIS PLAT



SCALE: 1" = 30'

JOHN P. TACCHINI
LING & ASSOCIATES ENGINEERING
605 NW 5TH STREET, SUITE 1A
CORVALLIS, OREGON 97330
(503) 754-7200

REGISTERED
PROFESSIONAL
LAND SURVEYOR

JOHN P. TACCHINI
OREGON
JOHN P. TACCHINI
JAN. 15, 1987
2267

I HEREBY CERTIFY THAT THIS IS AN EXACT COPY OF THE ORIGINAL PLAT.

JOHN P. TACCHINI
JOHN P. TACCHINI, PLS 2267

" INITIAL POINT "
FOUND 5/8" IRON ROD PER CS 5505 HELD AS FOUND FOR BASIS OF BEARINGS PER CS 6025 AND FOR SE CORNER THIS PLAT

FOUND 5/8" IRON ROD PER CS 5505 & CS 6025-A

- LEGEND**
- FOUND MONUMENT AS NOTED AND SHOWN
 - SET 5/8" x 30" IRON ROD W/YELLOW PLASTIC CAP MARKED J TACCHINI PLS 2267
 - () RECORD DATA AS NOTED AND SHOWN
 - SS— EXISTING SANITARY SEWER LINE
 - SD— EXISTING STORM DRAIN LINE
 - EXISTING MANHOLES
 - EXISTING CATCH BASINS

FOUND 3/4" IRON ROD NW CORNER LOT 16, BLOCK 9 DRAPER'S TOWN AND COUNTRY TERRACE, BOOK 5, PAGE 10 HELD AS FOUND TO ESTABLISH EAST LINE NW HIGHLAND DRIVE

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PARTITION PLAT NO. 91-34

for

BOB HUSTON and ROBERT WILSON

IN THE S.M. STOUTS D.L.C. NO. 48 IN THE SOUTHEAST 1/4 OF SECTION 26, TOWNSHIP 11 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, CITY OF CORVALLIS, BENTON COUNTY, OREGON CITY OF CORVALLIS MLP - 91 - 0010 DECEMBER 10, 1991

NARRATIVE

THE PURPOSE OF THIS SURVEY/PARTITION PLAT IS TO LOCATE, MONUMENT AND PARTITION INTO THREE PARCELS THAT CERTAIN TRACT DESCRIBED AND RECORDED IN M - 62071, BENTON COUNTY DEED RECORDS, TAX LOT 901. THE BASIS OF BEARINGS IS THE EAST LINE OF THIS SURVEY AS ESTABLISHED BY HOLDING FOUND MONUMENTS PER CS 6025. THE EAST LINE WAS ESTABLISHED BY HOLDING FOUND MONUMENTS. THE NORTH LINE WAS ESTABLISHED BY HOLDING THE FOUND MONUMENT AT THE NORTHEAST CORNER AND RUNNING RECORD BEARING PER CS 6025 TO INTERSECT WITH THE WEST LINE OF THIS SURVEY. THE WEST LINE WAS ESTABLISHED BY HOLDING FOUND MONUMENTS AS NOTED AND SHOWN. THE WEST LINE OF THIS SURVEY IS ALSO THE EAST RIGHT OF WAY LINE OF NW HIGHLAND DRIVE. THE NORTHWEST CORNER WAS ESTABLISHED BY RUNNING THE BEARING ESTABLISHED FOR NW HIGHLAND DRIVE TO INTERSECT WITH THE NORTH LINE OF THIS SURVEY. THE SOUTH LINE WAS ESTABLISHED BY HOLDING THE FOUND MONUMENT AT THE SOUTHEAST CORNER THE RUNNING RECORD BEARING PER CS 6025 TO INTERSECT WITH THE WEST LINE AT THE SOUTHWEST CORNER. NO MONUMENTS WERE SET AT THE TRUE POINTS ON THE WEST LINE OF THIS PARTITION DUE TO THE FACT THAT THEY FALL 0.2' TO 0.3' INTO THE EXISTING CONCRETE SIDEWALK. AT ALL CORNER LOCATIONS A WITNESS CORNER WAS SET AS NOTED AND SHOWN, EXCEPT AT THE SOUTHWEST CORNER OF PARCEL 3, NO MONUMENT WAS SET AT THIS POSITION, AS NOTED.

SURVEYOR'S CERTIFICATE

STATE OF OREGON } s.s. COUNTY OF BENTON }

I, JOHN P. TACCHINI, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON, BEING FIRST DULY SWORN DEPOSE AND SAY THAT DURING THE MONTH OF DECEMBER, 1991 I DID CORRECTLY SURVEY AND MONUMENT WITH PROPER MONUMENTS THE LANDS REPRESENTED ON THE ATTACHED MAP, THE BOUNDARY OF WHICH IS DESCRIBED AS FOLLOWS:

BEGINNING AT THE INITIAL POINT A 5/8" IRON ROD WHICH IS 100.00 FEET, NORTH 89°17'30" EAST AND 330.55 FEET, NORTH 00°00'43" WEST OF A 3/4" IRON ROD MARKING THE NORTHWEST CORNER OF LOT 7 OF BLOCK 9 OF DRAPER'S TOWN AND COUNTRY TERRACE (1952), A SUBDIVISION OF RECORD IN BOOK 5, PAGE 10 BENTON COUNTY PLAT RECORDS; THENCE SOUTH 89°17'30" WEST, 100.00 FEET TO A POINT ON THE EAST LINE OF NW HIGHLAND DRIVE, A 60.00 FOOT RIGHT OF WAY, SAID POINT BEING 1.50 FEET, SOUTH 89°17'30" WEST OF A SET 5/8" IRON ROD WITNESS CORNER; THENCE ALONG SAID EAST RIGHT OF WAY LINE OF SAID NW HIGHLAND DRIVE, NORTH 00°00'43" WEST, 362.12 FEET TO A POINT ON SAID EAST RIGHT OF WAY LINE, SAID POINT ALSO BEING ON THE SOUTH RIGHT OF WAY LINE OF NW HAYES AVENUE, A 60.00 FOOT RIGHT OF WAY, SAID POINT ALSO BEING 1.50 FEET, SOUTH 89°18'00" WEST OF A SET 5/8" IRON ROD WITNESS CORNER; THENCE LEAVING SAID EAST RIGHT OF WAY LINE OF NW HIGHLAND DRIVE, ALONG THE SAID SOUTH RIGHT OF WAY LINE OF SAID NW HAYES AVENUE, NORTH 89°18'00" EAST, 99.97 FEET TO A 5/8" IRON ROD; THENCE LEAVING SAID SOUTH RIGHT OF WAY LINE, SOUTH 00°01'00" EAST, 362.10 FEET TO A 5/8" IRON ROD, THE INITIAL POINT, AND THE POINT OF BEGINNING OF THIS DESCRIPTION.

John P. Tacchini

JOHN P. TACCHINI, PLS 2267 LING & ASSOCIATES ENGINEERING 605 NW 5TH STREET, SUITE 1A CORVALLIS, OREGON 97330 (503) 754-7200

REGISTERED PROFESSIONAL LAND SURVEYOR

JOHN P. TACCHINI JAN. 15, 1987 2267

I HEREBY CERTIFY THAT THIS IS AN EXACT COPY OF THE ORIGINAL PLAT.

John P. Tacchini

JOHN P. TACCHINI, PLS 2267

DECLARATION

KNOW ALL MEN BY THESE PRESENTS THAT ROBERT C. WILSON IS THE OWNER OF THE LANDS REPRESENTED ON THE ATTACHED MAP AND HAVE CAUSED SAID LANDS TO BE SURVEYED AND PARTITIONED INTO THE PARCELS SHOWN ON THE ATTACHED MAP AND DO HEREBY DEDICATE TO THE PUBLIC USE FOREVER A TEN FOOT STORM DRAINAGE EASEMENT, AS SHOWN. FURTHER THERE ARE NO WATER RIGHTS APPURTENANT TO THIS PARTITION. WATER IS SUPPLIED BY THE CITY OF CORVALLIS MUNICIPAL WATER SYSTEM.

Robert C. Wilson

ACKNOWLEDGEMENT

STATE OF OREGON } s.s. COUNTY OF BENTON }

THIS IS TO CERTIFY THAT ON THIS 23 DAY OF DECEMBER, 1991 BEFORE ME, A NOTARY PUBLIC FOR THE STATE OF OREGON, IN THE COUNTY OF BENTON, DID PERSONALLY APPEAR ROBERT C. WILSON IN THE CAPACITY SHOWN IN THE ABOVE DECLARATION AND WHO IS PERSONALLY KNOWN TO ME TO BE THE IDENTICAL PERSON DESCRIBED IN AND WHO EXECUTED THE ABOVE INSTRUMENT AND WHO ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FREELY AND VOLUNTARILY.

JOHN P. TACCHINI NOTARY PUBLIC OREGON My Commission Expires 4/13/92

APPROVALS

APPROVED THIS 23 DAY OF DECEMBER, 1991 Lisa Mank CITY OF CORVALLIS DEVELOPMENT SERVICES MANAGER

APPROVED THIS 23 DAY OF DECEMBER, 1991 [Signature] CITY OF CORVALLIS, ENGINEER

APPROVED THIS 23 DAY OF DECEMBER, 1991 Ray Wilson FOR BENTON COUNTY SURVEYOR

RECORDING

STATE OF OREGON } s.s. COUNTY OF BENTON }

I DO HEREBY CERTIFY THAT THIS PARTITION PLAT WAS DULY RECORDED ON THE 24 DAY OF DECEMBER, 1991 AT 4:59 O'CLOCK P.M. AS PARTITION PLAT NO. 91-34, BENTON COUNTY RECORDS.

BY: Heidi Custard, Acting Director BENTON COUNTY CLERK

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