

PARTITION PLAT No. 92-5

for

**THE E.B. LEWIS  
REVOKABLE LIVING TRUST**

in

the JOSEPH C. ALEXANDER DLC No. 46  
SW 1/4 OF SEC. 11, T12S, R5W, W.M.,  
TL 100, MAP 12-5-11CA  
CITY OF CORVALLIS  
BENTON COUNTY, OREGON  
FEBRUARY 2, 1992

CASE NO. MLP-91-7

**SURVEYOR'S CERTIFICATE**

I, Theodore J. Langton, a Registered Professional Land Surveyor in the State of Oregon, say that I have correctly surveyed and marked with proper monuments the land represented on this partition plat, the boundary of which is described as follows:

A tract of land lying in the Joseph C. Alexander DLC No. 46 in a part of the Northeast 1/4 of the Southwest 1/4 of Section 11, T 12 S, R 5 W, W.M., Benton County, Oregon, more particularly described as follows:

Beginning at a 5/8" iron rod on the south line of said DLC No. 46, at the Southwest corner of that tract of land described in M-75973, Deed Records of Benton County, said point being also the Southwest corner of Lot 29 of the First Addition to Micah, a subdivision in said county; thence along the west line of said subdivision N 0°59'40"W 246.54 feet to a 5/8" iron rod at the northwest corner of Lot 27, lying also on the south line of Lot 22; thence along said south line S 89°02'00"W 8.98 feet to a 5/8" iron rod at the southwest corner thereof; also being the southeast corner of that tract conveyed to Bruce Bahrs, et ux, per Book 145, Page 10, said deed records; thence along the southerly line of said Bahrs' tract, parallel to the south line of said DLC No. 46, S 89°02'00"W 682.33 feet to a 5/8" iron rod on the easterly right-of-way line for State Highway 99W; thence along said right-of-way line S 4°15'39"W 247.50 feet to a 5/8" iron rod at the intersection with the South line of said DLC No. 46; thence along said claim line N 89°02'00"E 713.98 feet to the point of beginning.

**NARRATIVE**

The purpose of this partition was to effectively separate the existing improvements from the rest of the vacant property, said improvements now will lie wholly on Parcel 2. The original property conveyed to Mr. Lewis is described on M-60897. Off of that was conveyed the property which became Micah Addition and 1st Addition to Micah per M-75973. Therefore this parent tract is a remainder from the original conveyance. CS 2451 set the 3/4" pipes at (1) and near (2). When 1st Addition to Micah was platted a 5/8" rod was set at (2), 0.23' from the pipe per CS 2451. Numerous surveys and subdivisions have been done along the South line of the Alexander Claim. I am holding (3) to be on the claim line per the plat. W.C. Galloway shows a 3/4" pipe on the highway R/W line (point (4)) per Hardcopy Survey 12-5 # 31, as well as Field Book 17, Page 22. This pipe is now gone so I held the deed called distance from (1) to compute it. This resulted in (4) to (3) being exactly parallel to (1) to (2) per deed calls. As a check I located (5) on the old R/W, which had been set by CS 4101. By adding record distances from CS 4101, and Galloway's work, my position fit nicely. ODOT is currently widening Highway 99W so I located several of their temporary centerline monuments which they will use to monument the new R/W. My R/W corners are set based on their information. Pipes at (1) and (5) have been destroyed by storm sewer workers since we tied them.

**DECLARATION**

Know all people by these presents that The E.B. Lewis Revokable Living Trust is the recorded owner of the lands represented on this partition plat, and more particularly described in the accompanying Surveyor's Certificate, and has caused same to be partitioned and surveyed into parcels as shown on the annexed map. There are no water rights appurtenant to this property.

Ewart Benton Lewis  
Ewart Benton Lewis, Trustee

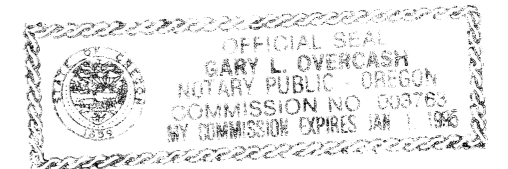
Phyllis Marie Lewis  
Phyllis Marie Lewis, Trustee

**ACKNOWLEDGEMENT**

STATE OF OREGON )  
S.S.  
COUNTY OF BENTON )

This is to certify that on this 12th day of MARCH, 1992, before me, a Notary Public in and for said State and County, did personally appear Ewart Benton Lewis, Trustee and Phyllis Marie Lewis, Trustee of The E.B. Lewis Revokable Living Trust, who being duly sworn, did say that they are the identical persons named in the foregoing instrument, and that said instrument was executed on behalf of The E.B. Lewis Revokable Living Trust, and acknowledged to me that they executed said instrument freely and voluntarily.

Don Conrad  
Notary Public



**APPROVALS**

APPROVED Neil Mann 3/13/92  
Corvallis City Engineer date

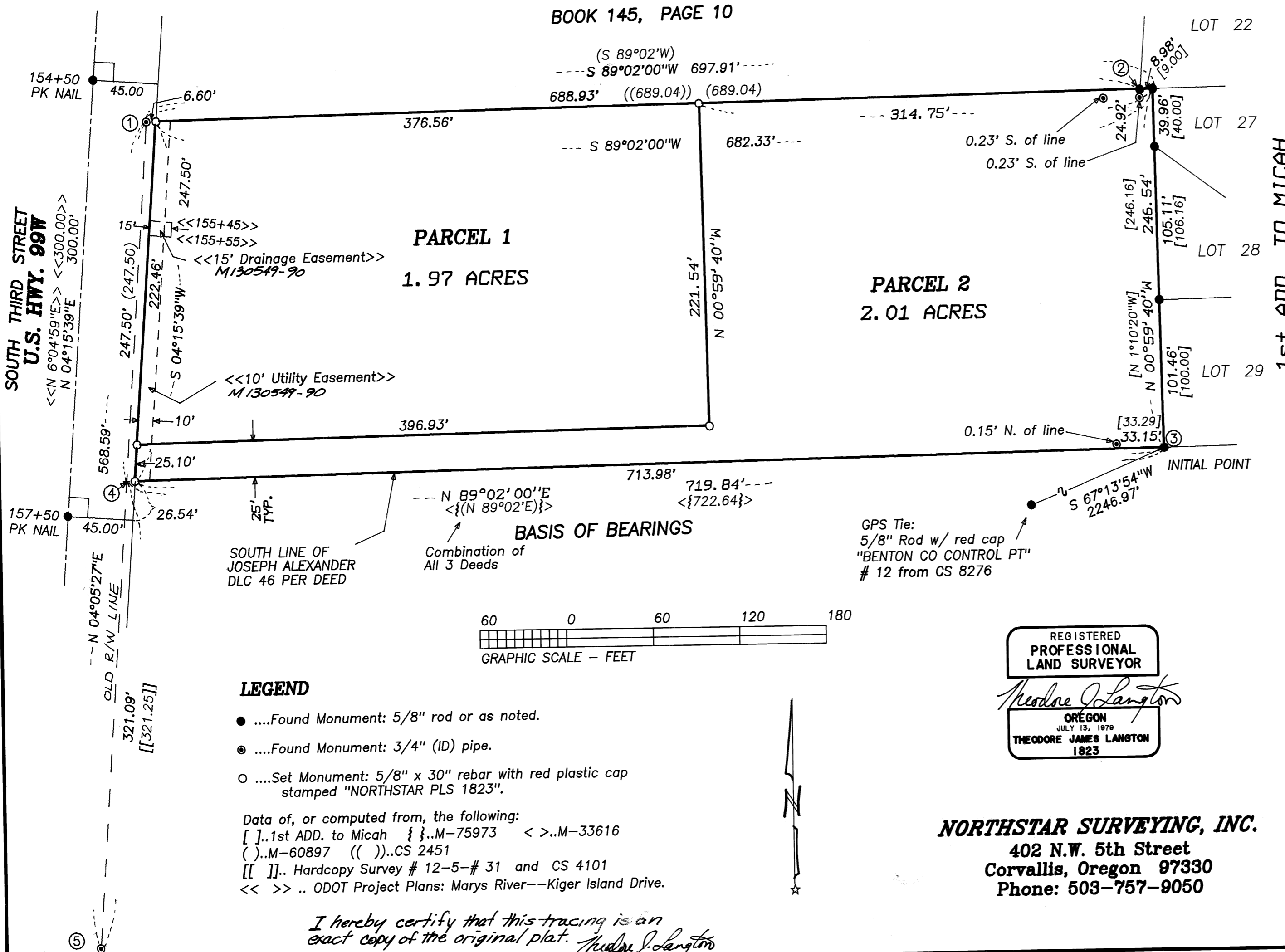
APPROVED Lee March 3/13/92  
Development Services Director date

APPROVED Ray Wilson 3-17-92  
FOR Benton County Surveyor date

STATE OF OREGON )  
S.S.  
COUNTY OF BENTON )

I hereby certify that the attached partition plat was received and duly recorded by me in the Benton County Records Book of Partition Plats as Plat No. 92-5, on this 12th day of MARCH, 1992, at 8:12 o'clock AM.

by [Signature]  
Benton County Clerk



REGISTERED PROFESSIONAL LAND SURVEYOR  
Theodore J. Langton  
OREGON JULY 13, 1979 THEODORE JAMES LANGTON 1823  
**NORTHSTAR SURVEYING, INC.**  
402 N.W. 5th Street  
Corvallis, Oregon 97330  
Phone: 503-757-9050

I hereby certify that this tracing is an exact copy of the original plat. Theodore J. Langton