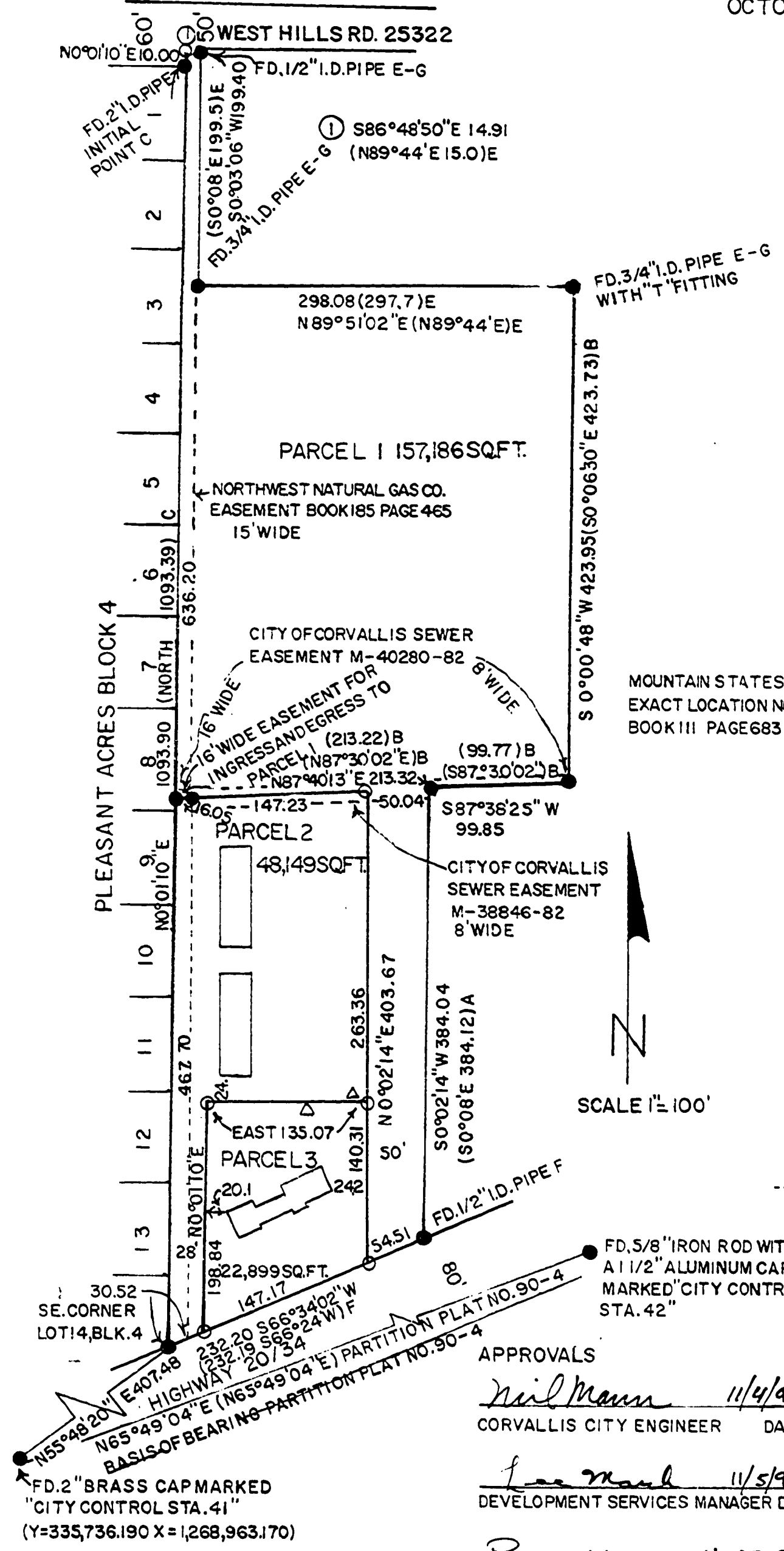


PARTITION PLAT NO. 92-25 FOR SYLVIA MOORE

IN THE S.W. 1/4 OF SECTION 4, TOWNSHIP 12 SOUTH, RANGE 5 WEST, W.M. A.G. HOVEY D.L.C. NO. 43, CITY OF CORVALLIS, BENTON COUNTY, OREGON OCTOBER 21, 1992 CASE NO. MLP-92-11



SURVEYOR'S CERTIFICATE

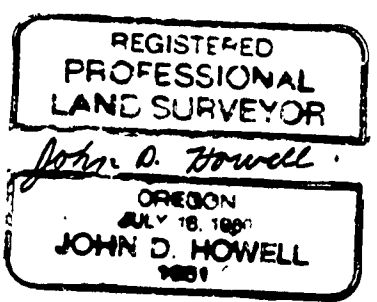
I, JOHN D. HOWELL, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON, SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LAND REPRESENTED ON THIS PARTITION PLAT, THE BOUNDARY OF WHICH IS DESCRIBED AS FOLLOWS:

A TRACT OF LAND IN THE SOUTHWEST 1/4 OF SECTION 4, TOWNSHIP 12 SOUTH, RANGE 5 WEST, W.M., IN THE A.G. HOVEY D.L.C. NO. 43, BENTON COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 2" I.D. PIPE, SAID PIPE BEING THE INITIAL POINT OF "PLEASANT ACRES" A SUBDIVISION RECORDED IN BENTON COUNTY RECORDS; THENCE N 0° 01' 10" E, 10.00 FEET TO A 5/8" IRON ROD ON THE SOUTHERLY RIGHT OF WAY OF WEST HILLS ROAD; THENCE S 86° 48' 50" E, 14.91 FEET ALONG THE SOUTHERLY RIGHT OF WAY OF WEST HILLS ROAD TO A 1/2" I.D. PIPE; THENCE S 0° 03' 06" W, 199.40 FEET TO A 3/4" I.D. PIPE; THENCE N 89° 51' 02" E, 298.08 FEET TO A 3/4" I.D. PIPE WITH A "T" FITTING; THENCE S 0° 00' 48" W, 423.95 FEET TO A 5/8" IRON ROD; THENCE S 87° 38' 25" W, 99.85 FEET TO A 5/8" IRON ROD; THENCE S 0° 02' 14" W, 384.04 FEET TO A 1/2" I.D. PIPE ON THE NORTHERLY RIGHT OF WAY OF HIGHWAY 20/34; THENCE S 66° 34' 02" W, 232.20 FEET ALONG THE NORTHERLY RIGHT OF WAY OF HIGHWAY 20/34 TO A 5/8" IRON ROD MARKING THE SOUTHEAST CORNER OF LOT 14, BLOCK 4, PLEASANT ACRES; THENCE N 0° 01' 10" E, 1093.90 FEET ALONG THE EASTERLY BOUNDARY OF PLEASANT ACRES TO THE POINT OF BEGINNING.

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO PARTITION THE PARENT TRACT AS SHOWN, AND TO MEET BENTON COUNTY AND THE CITY OF CORVALLIS REQUIREMENTS FOR THIS PARTITION. THE EASTERLY BOUNDARY OF PLEASANT ACRES WAS HELD AS CONTROL IN ESTABLISHING THE WESTERLY BOUNDARY OF THE PARENT TRACT. THE NORTHERLY BOUNDARIES WERE CONTROLLED BY THE FOUND MONUMENTS SET IN COUNTY SURVEY NO. 2136 AND CALLED IN M-58575, BENTON COUNTY RECORDS. THE EASTERLY BOUNDARY WAS CONTROLLED BY THE FOUND MONUMENTS SET IN COUNTY SURVEY NO. 7649 AND THE FOUND 1/2" I.D. PIPE SET ON THE NORTHERLY RIGHT OF WAY OF HIGHWAY 20/34 BY GALLOWAY IN COUNTY SURVEY NO. 12-5-4 00019. THE SOUTHERLY BOUNDARY WAS CONTROLLED BY GALLOWAYS 1/2" PIPE AND THE FOUND 5/8" IRON ROD AT THE SOUTHEAST CORNER OF LOT 14, BLOCK 4, PLEASANT ACRES.



WESTERN SURVEYING 1334 MAIN STREET PHILOMATH, OR. PHONE 929-3355

- Legend for symbols: Delta for water wells, circle for 5/8" x 30" rebar, solid circle for found 5/8" rebar, dashed line for easement, etc.

APPROVALS: Neil Mann, Corvallis City Engineer, dated 11/4/92.

APPROVALS: Development Services Manager, dated 11/5/92.

APPROVALS: Ray Wilson, Benton County Surveyor, dated 11-20-92.

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. 92-25 ON THIS 20th DAY OF November, 1992, AT 3:39 O'CLOCK P.M.

BY: [Signature] BENTON COUNTY CLERK

DECLARATION

KNOW ALL PEOPLE BY THESE PRESENTS THAT SYLVIA LEE MOORE, DIANA LEE CONRAD, RAY G SMITH AND MARY R. SMITH ARE THE RECORDED OWNERS OF THE LANDS REPRESENTED ON THIS PARTITION PLAT, AND MORE PARTICULARLY DESCRIBED IN THE ACCOMPANYING SURVEYOR'S CERTIFICATE, AND HAVE CAUSED SAME TO BE PARTITION AND SURVEYED INTO PARCELS AS SHOWN ON THE ANNEXED MAP. WE ALSO RESERVE A 16' WIDE EASEMENT ADJACENT TO THE WESTERLY LINE OF PARCEL 2 RUNNING FROM THE NORTHERLY RIGHT OF WAY OF HIGHWAY 20/34 TO THE SOUTHERLY LINE OF PARCEL 1 FOR INGRESS AND EGRESS TO PARCEL 1. THERE ARE NO WATER RIGHTS APPURTENANT TO THIS PROPERTY.

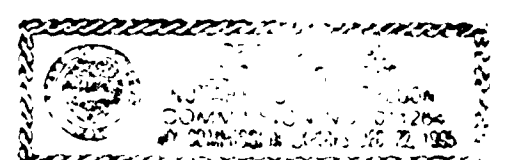
Signatures of Ray G. Smith, Sylvia Lee Moore, and Diana Kay Conrad.

ACKNOWLEDGEMENT: SYLVIA LEE MOORE, COUNTY OF BENTON.

THIS IS TO CERTIFY THAT ON THIS 4th DAY OF November, 1992, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, DID PERSONALLY APPEAR SYLVIA LEE MOORE, DIANA KAY CONRAD, ESTHER LOUISE MOORE, RAY G. SMITH AND MARY R. SMITH, WHO BEING DULY SWORN, DID SAY THAT THEY ARE THE IDENTICAL PERSONS NAMED IN THE FOREGOING INSTRUMENT, AND THAT SAID INSTRUMENT, WAS EXECUTED FREELY AND VOLUNTARILY.

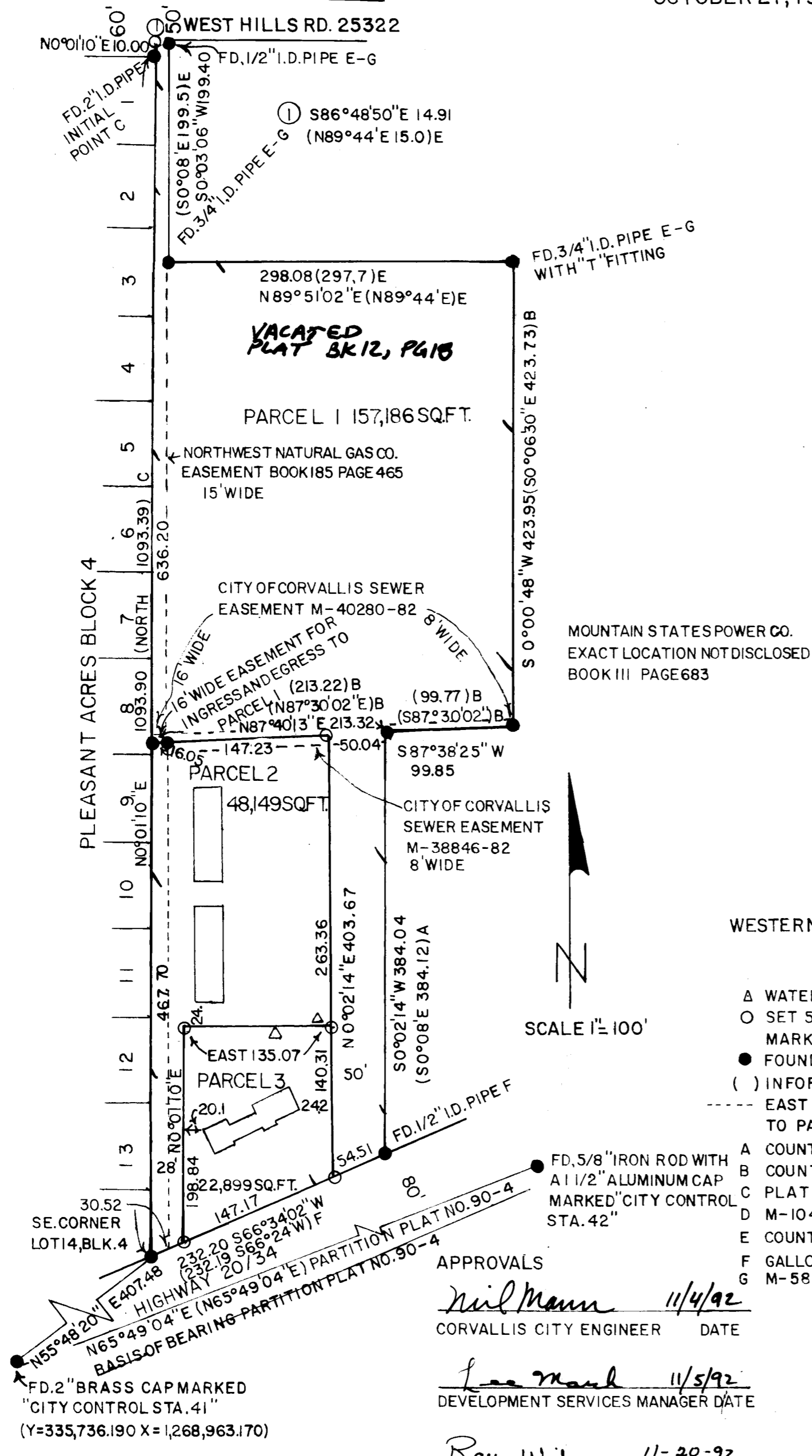
Judy A. Roberts, Notary Public - State of Oregon, My Commission Expires 12-22-95.

I HEREBY CERTIFY THAT THIS IS AN EXACT COPY OF THE ORIGINAL PLAT. John D. Howell, Surveyor.



PARTITION PLAT NO. 92-25
FOR SYLVIA MOORE

IN THE S.W. 1/4 OF SECTION 4, TOWNSHIP 12 SOUTH, RANGE 5 WEST, W.M.
 A.G. HOVEY D.L.C. NO. 43, CITY OF CORVALLIS, BENTON COUNTY, OREGON
 OCTOBER 21, 1992 CASE NO. MLP-92-11



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WESTERN SURVEYING 1334 MAIN STREET PHILOMATH, OR. PHONE 929-3355

- ▲ WATER WELLS 2.2' NORTH & SOUTH OF PARTITION LINE
- SET 5/8" X 30" REBAR WITH A YELLOW PLASTIC CAP MARKED "WEST. SURV. P.L.S. 1901"
- FOUND 5/8" REBAR UNLESS NOTED OTHERWISE
- () INFORMATION OF RECORD
- EAST LINE OF EASEMENT FOR INGRESS AND EGRESS TO PARCEL 1
- A COUNTY SURVEY NO. 2608
- B COUNTY SURVEY NO. 7649
- C PLAT OF PLEASANT ACRES
- D M-104038-88 BENTON COUNTY RECORDS
- E COUNTY SURVEY NO. 2136
- F GALLOWAY SURVEY NO. 12-5-4 00019
- G M-58575 BENTON COUNTY RECORDS

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APPROVALS
Neil Mann 11/4/92
 CORVALLIS CITY ENGINEER DATE
Lee Mark 11/5/92
 DEVELOPMENT SERVICES MANAGER DATE
 FOR *Ray Wilson* 11-20-92
 BENTON COUNTY SURVEYOR DATE

BY *John D. Howell*
 BENTON COUNTY CLERK

DECLARATION

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Ray G. Smith
 RAY G. SMITH
Sylvia Lee Moore
 SYLVIA LEE MOORE
Mary R. Smith
 MARY R. SMITH
Diana Kay Conrad
 DIANA KAY CONRAD

ACKNOWLEDGEMENT

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

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Judy A. Roberts
 NOTARY PUBLIC - STATE OF OREGON
 MY COMMISSION EXPIRES 12-22-95

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John D. Howell
 JOHN D. HOWELL

