

PARTITION PLAT NO. 93-24
 for THE ESTATE OF
GRACE L. THOMPSON
 in
 NW 1/4 SECTION 8, T12S, R5W, W.M.
 CITY OF CORVALLIS
 BENTON COUNTY, OREGON

APRIL 22, 1993

MLP93-0006



LEGEND

-Found monument: 3/4" Iron rod unless otherwise noted.
-Set monument: 5/8" x 30" rebar with red plastic cap stamped "NORTHSTAR PLS 1823".
- ().....Record data from CS 1836.

NARRATIVE

This partition survey divides TL 2600, Map 12-5-08BA, into 2 parcels. This area was previously surveyed as part of a development called McBee Tracts per CS 1836 in December 1946. Though these tracts were numbered, Mr. McBee conveyed them with metes and bounds descriptions. All the tracts surrounding TL 2600 were conveyed prior to it and thus have senior rights to full measure of land. I found monuments which define the north lines of Tls 2500, 2600 and 2700 as shown. These monuments fit the data on CS 1836 nicely. The monuments along Country Club Road define a 30 ft R/W half width. I found no record of how or when they were set but suspect that Curtis Hanson may have set them as part of a road expansion survey (He frequently used 3/4" Rods—see CS 2571). These 3/4" rods also are in good relative position so I am accepting them. I computed the SE corner of TL 2500 130 feet from the SW corner — giving full measure because of senior rights.

SURVEYOR'S CERTIFICATE

I, Theodore J. Langton, a Registered Professional Land Surveyor in the State of Oregon, hereby depose and 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:

All that certain tract of land conveyed to Grace Thompson per Book 179, Page 473, Deed Records of Benton County, said tract lying in the Northwest Quarter of Section 8, T12S, R5W, W.M., Benton County, Oregon, SAVE AND EXCEPT that portion which falls with the rights-of-way of public roads. Said tract is more specifically described as follows:

Beginning at a 5/8" iron rod on the northerly right of way line of County Road No. 25485 (Country Club Drive), said rod lying N 89°55'00"E 3276.13 feet N 0°05'00"W 29.73 feet from a stone at the NW corner of the Silas S. Newcomb DLC No. 50, said rod being the Southeast corner of that tract conveyed to Elwin and Grace Farris per Book 118, Page 72, said Deed Records; thence along said right-of-way N 89°55'00"E 259.87 feet to a 3/4" iron rod at the Southwest corner of that tract conveyed to Herbert and Barbara Herd per Book 121, Page 443, said Deed Records; thence leaving said right-of-way N 0°09'10"W 160.11 feet to a 1/2" iron pipe at the Northeast corner of said Herd tract, being on the south line of the tract conveyed to Raymond and Lucille Taylor per Book 173, Page 446, said Deed Records; thence along the south line of said Taylor tract N 89°59'08"W 130.08 feet to a 1/2" iron rod at the Southwest corner of said Taylor tract being also the Southeast corner of the tract conveyed to Ivan and Alberta Gilder per Book 173, Page 483, said Deed Records; thence along the south line of said Gilder tract S 89°53'20"W 129.73 feet to a 1/2" iron pipe at the Northwest corner of said Farris tract; thence along the east line of said Farris tract S 0°07'49"E 160.27 feet to the point of beginning.

DECLARATION

The Estate of
 Know all people by these presents that Grace L. Thompson 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.

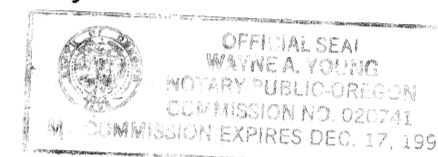
Burton B. Thompson
 Burton B. Thompson, Personal Representative

ACKNOWLEDGEMENT

STATE OF OREGON)
) S.S.
 COUNTY OF ~~Clackamas~~)

This is to certify that on this 21th day of May, 1993, before me, a Notary Public in and for said State and County, did personally appear Burton B. Thompson, who being duly sworn, did say that he is the identical person named in the foregoing instrument, and acknowledged to me that he executed said instrument freely and voluntarily.

Notary Public



APPROVALS

- APPROVED Lee Mark 6-21-93
 Corvallis Development Services Manager date
- APPROVED Lonnie Katin 6-21-93
 Corvallis City Engineer date
- APPROVED Dorinda S. Barnhart 6/21/93
 Benton County Surveyor date

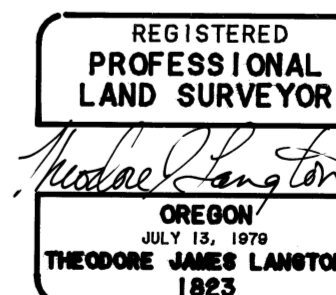
STATE OF OREGON)
) S.S.
 COUNTY OF BENTON)

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. 93-24 on this 21th day of June, 1993, at 2:31 o'clock PM.

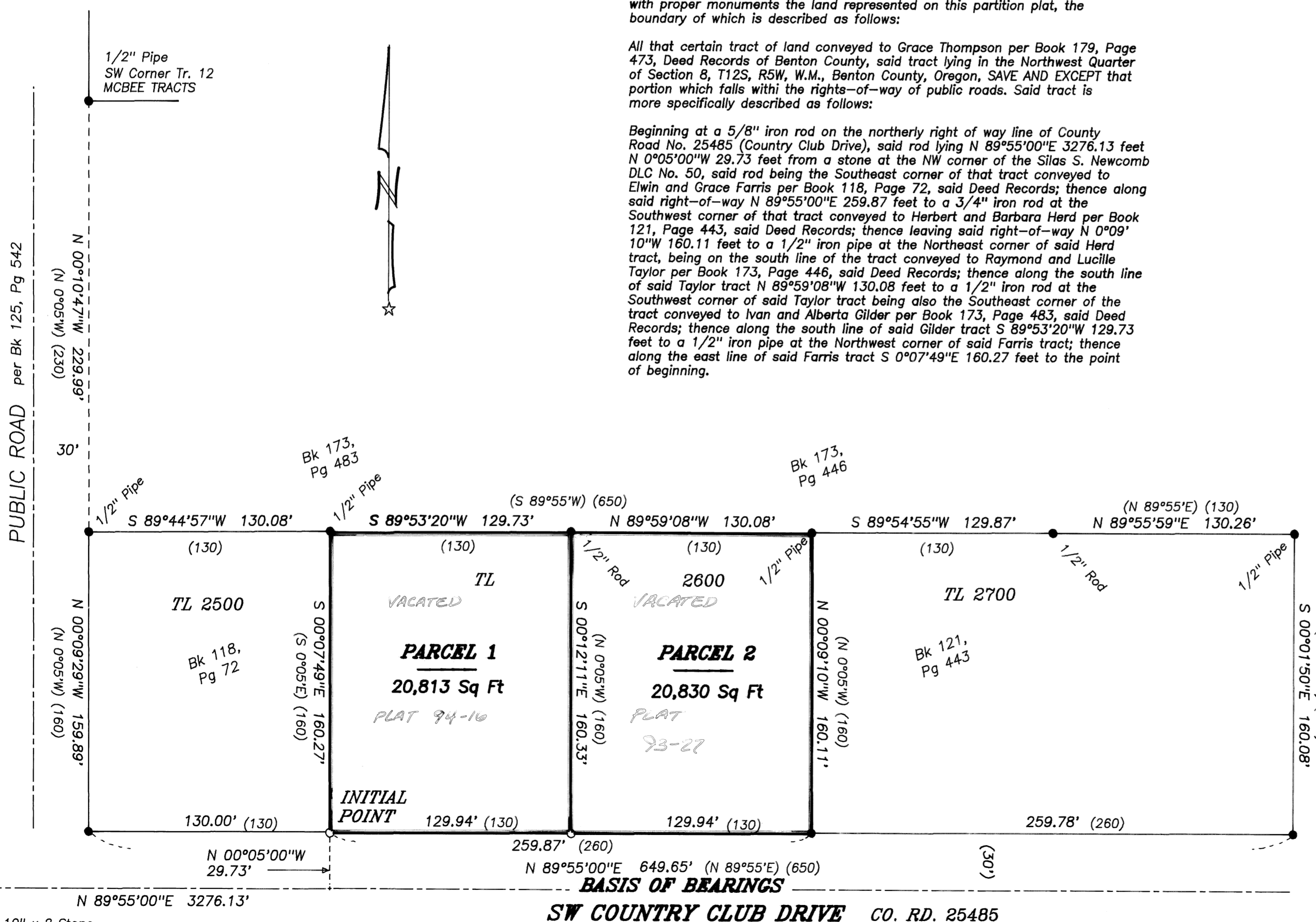
by Theodore J. Langton
 Benton County Clerk

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

Theodore J. Langton



NORTHSTAR SURVEYING, INC.
 402 N.W. 5th Street
 Corvallis, Oregon 97330
 Phone: 503-757-9050



4" x 10" x 2" Stone at NW Corner S. Newcomb DLC No. 50 = GPS station