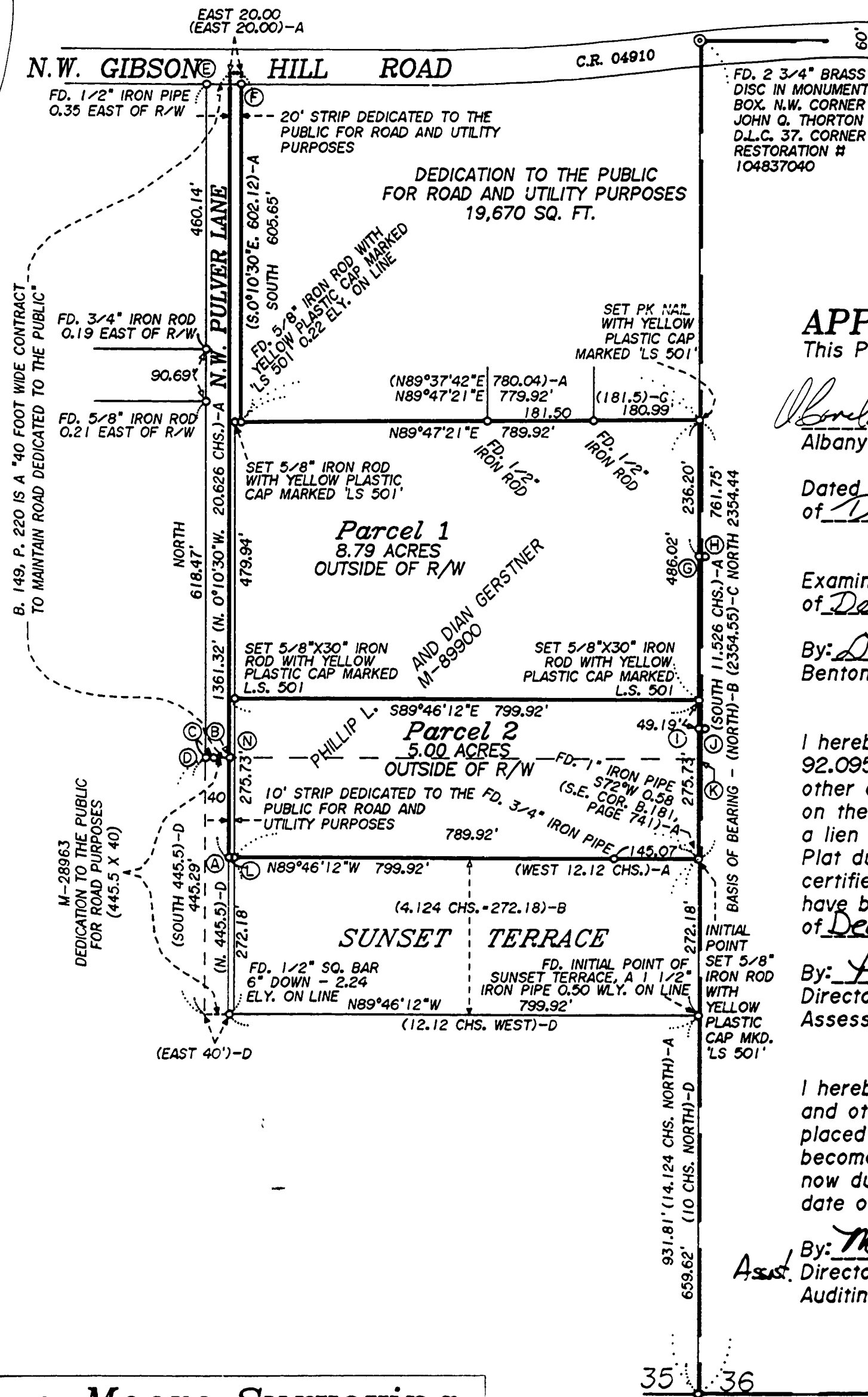


Information in parentheses is from the source noted:  
A-M-89900  
B-Galloway survey 10-4 #24  
C-C.S. 3055  
D-M-28963  
E-Book 149, Page 220

# Partition Plat Number 1993-42

for  
**Phillip L. Gerstner**  
in the  
Southeast Quarter of Section 35, T.10 S., R.4 W. W.B. & M.  
Albany, Benton County, Oregon  
Scale: 1" = 200' December 13, 1993  
City of Albany Partitioning Application Case Number PA-11-93



NOTE: There is no geodetic control point within 1/2 mile.

### NARRATIVE:

The purpose of this survey is to divide the Gerstner property as shown hereon. The bearing of the south line of the Gerstner property was set to be parallel with the monuments found on the south line of Sunset Terrace. The location of the southeast corner of the Gerstner property was determined as being 4.124 chs. (from Galloway survey #225) north along the section line from the intersection of the monuments found along the south line of Sunset Terrace and the monuments found at the southeast corner of section 35 and the northwest corner of D.L.C. 37. The position and length of the line along the south boundary of Parcel 2 was held from said Galloway survey and also several deeds and surveys including M-89900, Book 181, Page 741, and Sunset Terrace. The bearing of the west line of the Gerstner property was determined to be north, per said Galloway survey and Book 181, Page 741. The length was held per M-89900 and Book 181, Page 741. The dimensions of the far north end of the flag is from M-89900. The bearing of the east side of the flag was held to be south, making it parallel to the west side of the flag per M-89900. The position and length of the north line of Parcel 1 is the line intersecting the 5/8" rod and the east of two 1/2" rods thereon with the east line of the flag on the west and the section line on the east. The east line follows the section line between the monuments found at the southeast corner of section 35 and the northwest corner of D.L.C. 37.

### SURVEYOR'S CERTIFICATE:

I, Verle C. Moore, registered professional land surveyor in the State of Oregon, hereby certify that I have correctly surveyed and marked with proper monuments the lands represented hereon, which is described as follows: Beginning at the Initial Point, a 5/8" x 30" iron rod with a yellow plastic cap marked 'LS 501' at the Southeast corner of that parcel described in deed recorded in M-89900, Benton County Deed Records which point is 931.81 feet North of the Southeast corner of Section 35, Township 10 South, Range 4 West of the Willamette Base and Meridian, Benton County, Oregon; thence along the lines of said parcel North 89°46'12" West 799.92 feet, North 1,361.32 feet, East 20.00 feet; South, 605.65 feet, North 89°47'21" East 789.92 feet to the East line of said Section 35, and South 761.75 feet to the point of beginning. Containing 14.24 acres.

I, Verle C. Moore, hereby certify that this partition plat meets the requirements of the Albany Development Code 11.150 - 11.230 and ORS 209.250.

### APPROVALS:

This Partition Plat APPROVED  
*Albany Community Development Director*

Dated this 16<sup>th</sup> day of December, 1993.

Examined and approved this 21<sup>st</sup> day of December, 1993

By: *Dannach Barnhart*  
Benton County Surveyor

### DECLARATION:

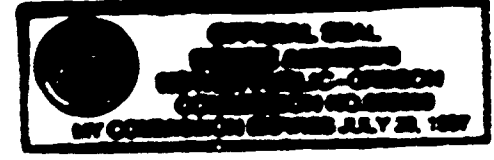
ss.  
County of Benton  
*Phillip L Gerstner M.D.P.C. Profit Sharing Trust*, does hereby declare that said Profit Sharing trust is the owner of record in fee simple of the lands described hereon, and have caused this partition plat to be prepared and partitioned in accordance with the provisions of ORS Chapter 92. The owner states that there are no water rights filed on the lands described hereon, and hereby dedicates to the public a 10 foot and 20 foot strip for road and utility purposes as shown hereon.

By: *Phillip L Gerstner M.D.P.C.*  
Phillip L Gerstner - Trustee

By: *Dian Gerstner*  
Dian Gerstner - Trustee

Subscribed to before me on this 15<sup>th</sup> day of December, 1993.

*Debbie Andrews*



My commission expires: July 20, 1997

### LEGEND:

- A - S.W. corner of Parcel 2. Fd. 5/8" iron rod N87°E.0.83.
- B - Fd. stove coil 12" down. Bears N0°43'15"E 173.61 from "A".
- C - Fd. 3/4" iron pipe 12" down. Bears N8°23'51"W. 175.00 from "A".
- D - Fd. 5/8" iron rod. Bears N12°50'41"W 177.71 from "A".
- E - Fd. 1/2" iron pipe S64°41'34"W 43.86 from the N.W. corner of flag.
- F - Fd. 5/8" iron rod with yellow plastic cap marked 'LS 501' S0°14'56"W 18.81 from the N.E. corner of flag.
- G - Fd. 5/8" iron rod 0.16 west of line.
- H - Fd. 5/8" iron rod S89°42'14"E 10.07 from "G".
- I - Fd. 5/8" iron rod.
- J - Fd. 5/8" iron rod S89°24'23"E 9.98 from "I".
- L - Set 5/8" iron rod with yellow plastic cap marked 'LS 501'.
- M to K - (16.75 chs. North)-E
- K to N - (12.12 chs. N89°56 1/2"W)-E

### RECORDER'S STATEMENT:

State of Oregon  
County of Benton

I hereby certify that the within instrument was received and duly recorded by me in the Benton County Records of Partition Plats No. 1993-93-42, on this 21<sup>st</sup> day of December, 1993, at 3:28 o'clock PM.

*Don Duke*  
Benton County Clerk

by \_\_\_\_\_  
Deputy

**Moore Surveying**  
424 2nd Ave., S.E.  
Albany, Oregon 97321  
(503) 928-3878 job # 930330  
layers: 1,10-15,21,40-41  
12/13/93 10:00 AM Drawn by David Moore

FD. 2" IRON PIPE AT THE S.W. COR. OF D.L.C. 37

I, Verle C. Moore, hereby certify that this tracing is an exact copy of the original Partition Plat *Verle C. Moore*