

DRAWING NUMBER  
**98-56**

PLAN HOLD CORPORATION • IRVINE, CALIFORNIA  
REORDER BY NUMBER 075AR

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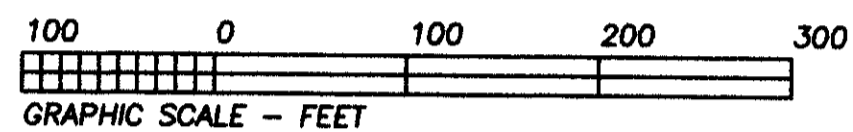
**PARTITION PLAT 98-56**

for  
**PHOENIX LAND, INC.**

A REPLAT OF PARCEL 2  
PARTITION PLAT 97-46

in  
NW 1/4 SEC. 28, T14S, R5W, W.M.  
BENTON COUNTY, OREGON

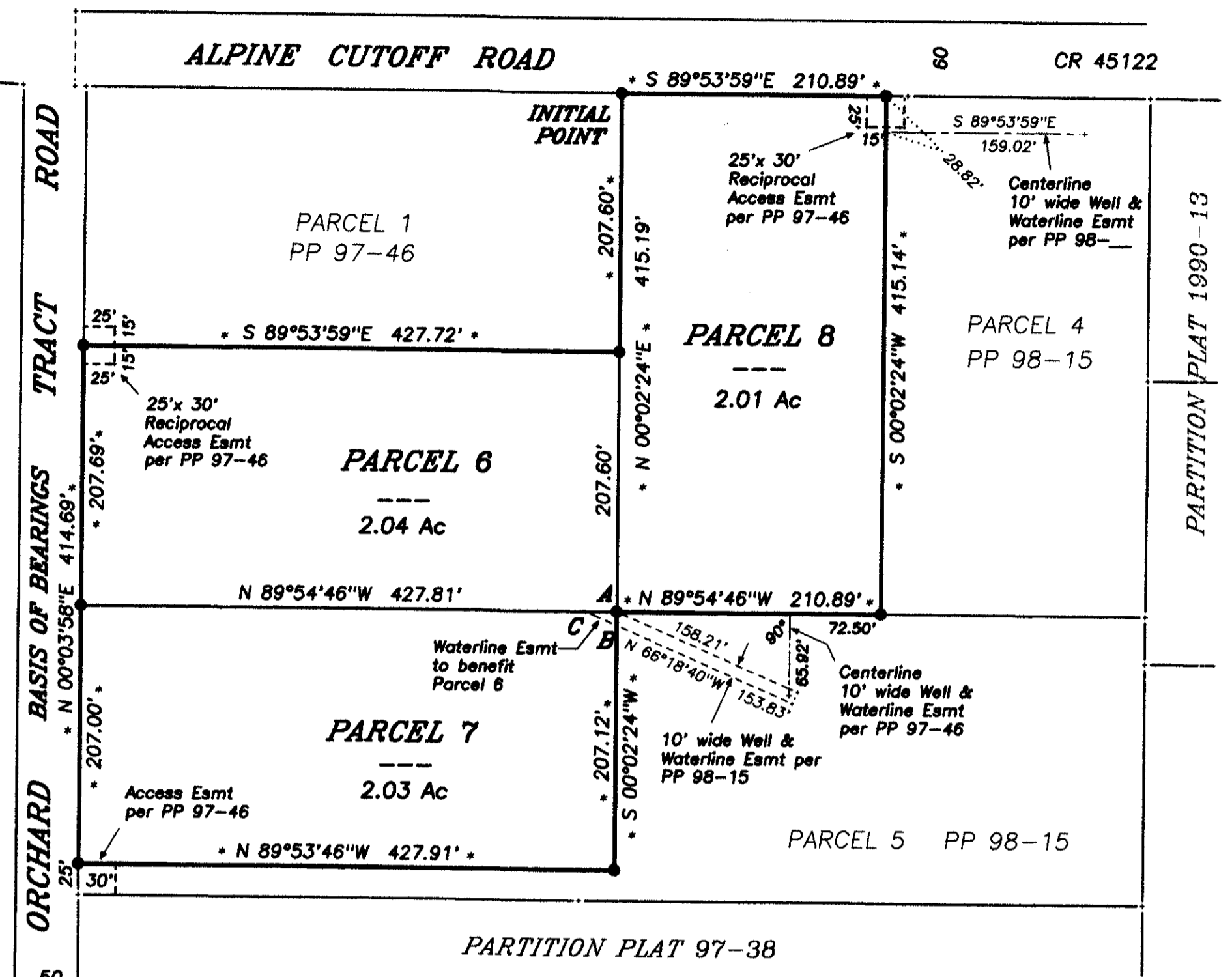
FEBRUARY 17, 1998



**WATERLINE EASEMENT**

COURSE	BEARING	DISTANCE
A-B	S 00°02'24"W	10.92'
B-C	N 66°18'40"W	27.27'
C-A	S 89°54'46"E	24.98'

This tracing is an exact copy of the original plat.



**LEGEND**

- .....Found monument: 5/8"x 30" rebar with red plastic cap stamped "NORTHSTAR PLS 1823" set by Partition Plat 97-46.
- \*.....Data matches that from Partition Plat 97-46.

**NARRATIVE**

This Partition Plat is the result of Benton County Community Development Department File No. LD-98-13. This partition constitutes a replat of Parcel 2 of Partition Plat 97-46. I did not set any new monuments for this plat. All corner monuments were set by my survey for PP 97-46 and the data between monuments matches that prior plat.

**SURVEYOR'S CERTIFICATE**

I, Theodore J. Langton, a Registered Professional Land Surveyor in the State of Oregon, hereby declare that by Partition Plat 97-46 I correctly surveyed and marked with proper monuments the boundary of the land represented on this Partition Plat. The boundary of this plat is described as follows:

Parcel 2 of Partition Plat 97-46, in the Northwest Quarter of Section 28, T14S, R5W, W.M., Benton County, Oregon.

**DECLARATION**

Know all men by these presents that PHOENIX LAND, INC. is the recorded owner of the lands represented on the attached map, and more particularly described in the accompanying surveyor's certificate, and has caused same to be partitioned and surveyed into parcels as shown hereon.

I hereby create the waterline easement across Parcel 7 for the benefit of Parcel 6.

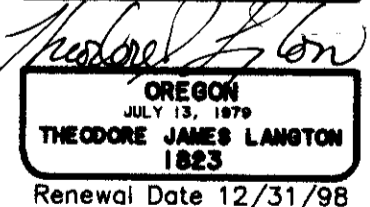
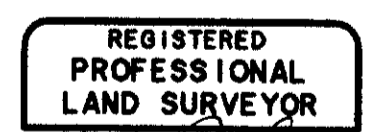
Leslie D. Melvill  
Leslie D. Melvill

**ACKNOWLEDGEMENT**

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

This instrument was acknowledged before me on this 10th day of July, 1998, by Leslie D. Melvill on behalf of Phoenix Land, Inc.

Stephanie N Johnson  
Notary Public - Oregon



**NORTHSTAR SURVEYING, INC.**  
720 N.W. 4th Street  
Corvallis, Oregon 97330  
Phone: 541-757-9050

97240MEY/98020IWA/wll

**APPROVALS**

APPROVED LUKE SCHNEIDER 19 NOVEMBER 1998  
Benton County Planning Official date

APPROVED Roy Wilson 20 NOVEMBER 1998  
Benton County Surveyor date

I hereby certify that pursuant to O.R.S. 92.095 all ad valorem taxes, fees and other charges required by law to be placed on the 1998-1999 tax roll, which became a lien or will become a lien during this tax year on this partition, but not yet certified to the tax collector for collection have been paid to me this 16 day of November, 1998.

by James K. Grant  
Benton County Assessor

I hereby certify that all ad valorem taxes and other charges required by law to be placed upon the tax roll which have become a lien on this partition that are now due and payable have been paid to me this 16 day of November, 1998.

by Maury K. Otley  
Benton County Tax Collector

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. 98-56, on this 20th day of November, 1998, at 10:35 o'clock AM.

by Stephanie N Johnson  
For Benton County Clerk Senior Deputy Clerk