

99-14

PARTITION PLAN NO. 99-14
SURVEYORS CERTIFICATE

TOWNSHIP 10 SOUTH, RANGE 4 WEST
EAST 1/2 OF SECTION 35, OF THE WILLAMETTE MERIDIAN
CITY OF ALBANY, BENTON COUNTY, OREGON

REFERENCES:
CS number 3279
CS number 4037
CS number 7070
DEED M-200267-96
SKYVIEW SUBDIVISION
BOOK 9 PAGE 59

I, TERRY J. SCHIELE, A REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE HEREON DESCRIBED PARTITION, THAT THE INITIAL POINT IS A FOUND 5/8" IRON ROD WITH A YELLOW PLASTIC IDENTIFICATION CAP STAMPED #1366, THAT SAID INITIAL POINT IS LOCATED AS DESCRIBED AND SHOWN HEREON AND THAT I HAVE ACCURATELY DESCRIBED THE LAND ON WHICH THE PARCEL IS LAID OUT AS FOLLOWS:

BEGINNING AT A 5/8" IRON PIN WITH A YELLOW CAP STAMPED #1366, SAID POINT BEING NORTH 385.98 FEET AND WEST 464.61 FEET FROM THE NORTHWEST CORNER OF THE J.Q. THORNTON DONATION LAND CLAIM NO. 37, TOWNSHIP 10 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE NORTH 89° 58' 33" EAST 134.62 FEET; THENCE NORTH 00° 13' 33" WEST 25.00 FEET TO THE TRUE POINT OF BEGINNING; SAID POINT BEING ON THE NORTH RIGHT-OF-WAY LINE OF NORTHWEST 17TH AVENUE; THENCE SOUTH 00° 13' 33" EAST 427.38 FEET TO A POINT, SAID POINT BEING ON THE NORTH RIGHT-OF-WAY LINE OF NORTHWEST GIBSON HILL ROAD; THENCE CONTINUING ON SAID NORTH RIGHT-OF-WAY LINE ON A 2,834.79 FOOT RADIUS CURVE TO THE LEFT (THE LONG CHORD WHICH BEARS NORTH 85° 58' 06" EAST 146.78 FEET); THENCE LEAVING SAID NORTH RIGHT OF WAY LINE, NORTH 00° 23' 21" WEST 509.92 FEET; THENCE SOUTH 89° 32' 07" WEST 145.00 FEET; THENCE SOUTH 00° 13' 33" EAST 91.67 FEET TO THE TRUE POINT OF BEGINNING, IN ALBANY, BENTON COUNTY, OREGON. SAID PARCEL CONTAINS 1.7 ACRES MORE OR LESS.

Terry J. Schiele
TERRY J. SCHIELE PLS 2307

DECLARATION

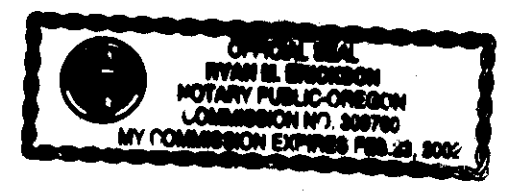
KNOW ALL PEOPLE BY THESE PRESENT THAT MICHAEL T. FROST IS THE OWNER OF LAND DESCRIBED HEREON, AND HAS CAUSED THIS PARTITION TO BE PREPARED IN ACCORDANCE WITH OREGON REVISED STATUTES, CHAPTER 92, AND HEREBY DEDICATE TO THE PUBLIC FOREVER THE 5.0 FOOT ADDITIONAL RIGHT-OF-WAY FOR GIBSON HILL ROAD AND THE 10.0 FOOT PUBLIC UTILITY EASEMENT AS SHOWN HEREON.

Michael T. Frost
MICHAEL T. FROST

ACKNOWLEDGMENT

STATE OF OREGON)
) SS
COUNTY OF BENTON)

THERE APPEARED BEFORE ME, A NOTARY PUBLIC IN AND FOR THE SAID STATE AND COUNTY, THE HEREON NAMED MICHAEL T. FROST, KNOWN TO ME TO BE THE SAME PERSON WHO EXECUTED THE DECLARATION HEREON SHOWN, AND ACKNOWLEDGED THE SAME TO BE HIS VOLUNTARY ACT AND DEED. IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY SEAL.



SUBSCRIBED AND SWORN TO BEFORE ME
THIS 25 DAY OF March 1999.

NOTARY PUBLIC FOR OREGON
Terry J. Schiele
MY COMMISSION EXPIRES: Feb 28, 2002

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO MONUMENT THE BOUNDARIES OF THE 2 PARCELS CREATED IN THE PARTITION PROCESS APPROVED BY CITY OF ALBANY PLANNING FILE # PA-07-98. THE BASIS OF THE BEARING OF THIS SURVEY IS THE FOUND CENTERLINE MONUMENTATION IN N.W. 17th AVE. THE NORTH, WEST AND EAST BOUNDARIES WERE ESTABLISHED BY HOLDING THE FOUND MONUMENTS. THE S.W. CORNER WAS ESTABLISHED BY EXTENDING THE WEST POSITION SOUTH AND INTERSECTING THE NORTH RIGHT OF WAY OF N.W. GIBSON HILL ROAD. THE NORTH RIGHT OF WAY WAS ESTABLISHED BY POSITION FROM THE FOUND MONUMENTS AND PROJECTING THE CURVE DATA FROM CS NO.4037

RECORDER

STATE OF OREGON)
) SS
COUNTY OF BENTON)

I HEREBY CERTIFY THAT THE WITHIN PARTITION PLAT WAS RECEIVED AND DULY RECORDED BY ME IN THE BENTON COUNTY BOOK OF

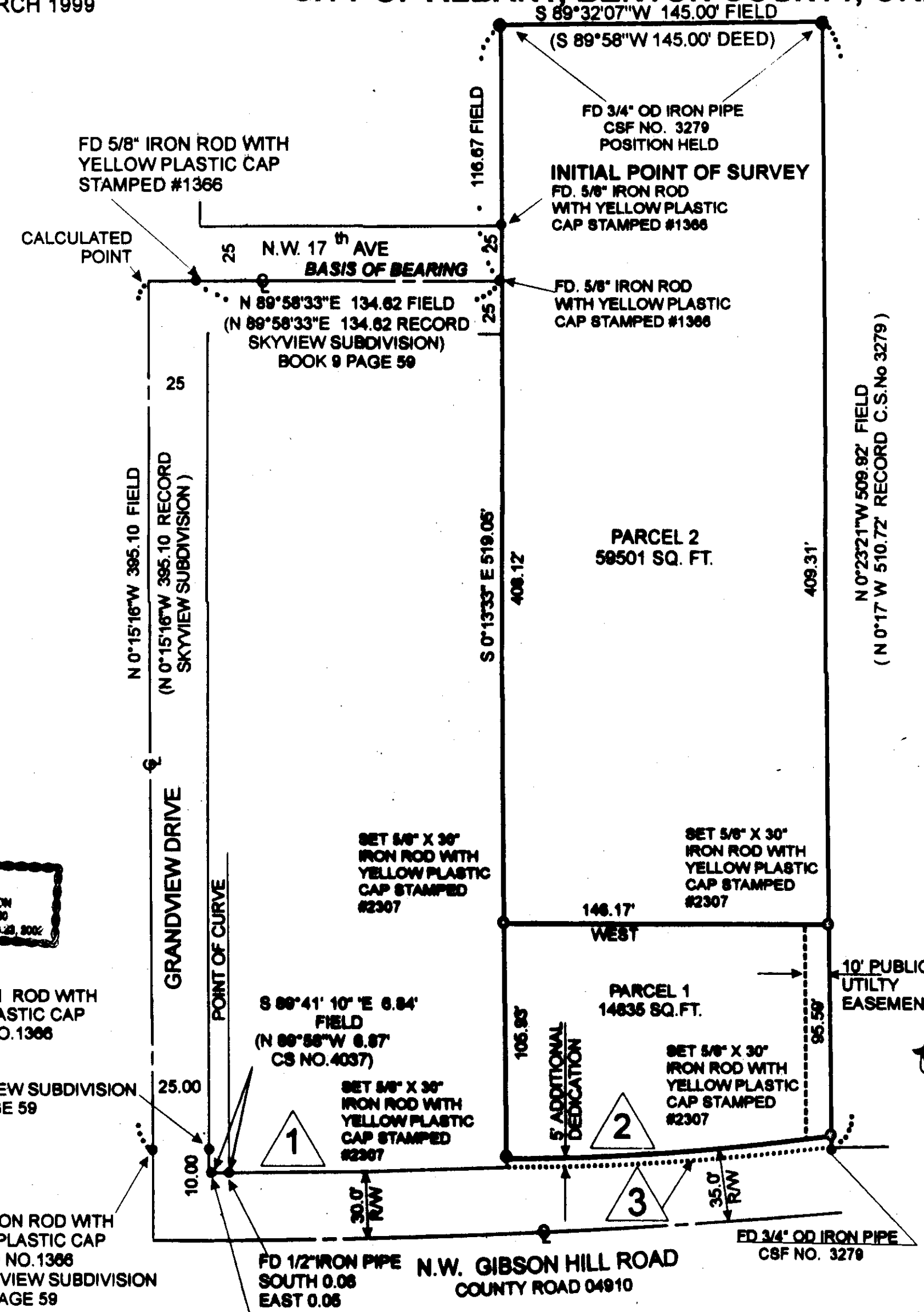
PARTITION PLATS AS PLAT NO.
ON THIS 30th DAY OF April, 1999
AT 1:14 O'CLOCK P M,
By Katherine Hanning, Senior Deputy
FAX BENTON COUNTY CLERK

SURVEYOR

TERRY J. SCHIELE
2316 15TH STREET
SPRINGFIELD, OREGON 97477
541-744-0757

OWNER / APPLICANT

MICHAEL T. FROST
P.O. BOX 11602
EUGENE, OREGON 97440



CURVE DATA

1	2	3
CURVE DATA DELTA 02°34'48" RADIUS 2834.79 ARC 127.82 CHORD N 88°44'29" E 127.81	CURVE DATA DELTA 02°58'18" RADIUS 2829.79 ARC 146.78 CHORD N 85°57'42" E 146.78	CURVE DATA DELTA 02°58'00" RADIUS 2834.79 ARC 146.78 CHORD N 85°58'06" E 146.78

CL. CURVE DATA

C.R. 2°
DELTA 6° 50'
RADIUS 2864.79
(CSF 4037)

APPROVALS

CITY OF ALBANY PLANNING REFERENCE: PA-07-98

WE THE UNDERSIGNED HAVE EXAMINED AND APPROVED THE PORTION OF THIS PLAT AS REQUIRED BY DESIGNATED AUTHORITY OF OUR RESPECTIVE OFFICES.

Don Downer FOR HELEN BURNS SHARP 3/29/99
CITY OF ALBANY COMMUNITY DEVELOPMENT DIRECTOR DATE

Michael Bernard for Floyd Collins 3/29/99
CITY OF ALBANY, PUBLIC WORKS DIRECTOR DATE

Ray Wilson 4/23/99
BENTON COUNTY SURVEYOR DATE

BENTON COUNTY BOARD OF COMMISSIONERS

By: Orville L. Adams 4/26/99
CHAIRPERSON DATE

I CERTIFY THAT PURSUANT TO ORS 92.095, ALL 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 ON THIS PLAT DURING THIS TAX YEAR, BUT NOT YET CERTIFIED TO THE TAX COLLECTOR FOR COLLECTION, HAVE BEEN PAID TO ME THIS 25th DAY OF April, 1999.

By: Connie Smith
DIRECTOR, BENTON COUNTY DEPT. OF ASSESSMENT

I CERTIFY THAT ALL VALOREM TAXES AND OTHER CHARGES REQUIRED BY LAW TO BE PLACED UPON THE TAX ROLLS WHICH HAVE BECOME A LIEN OR WILL BECOME A LIEN ON THIS SUBDIVISION THAT ARE NOW DUE AND PAYABLE HAVE BEEN PAID TO THE DATE OF June 30, 1999

By: Valda Halseth
for DIRECTOR, BENTON COUNTY DEPT. OF FINANCE
AUDITING AND TAX COLLECTION

CONCURRENCE:

CONCURRENCE FOR THAT DEED OF TRUST RECORDED FEBRUARY 12, 1996 AS M-208302-96, BENTON COUNTY OFFICIAL RECORD, WAS RECORDED AS M-266061-99 BENTON COUNTY OFFICIAL RECORDS

EXISTING BLANKET EASEMENT & RESTRICTIONS:

REGULATIONS, INCLUDING LEVIES, LIENS, ASSESSMENTS, RIGHTS OF WAY AND EASEMENTS OF THE NORTH ALBANY COUNTY SERVICE DISTRICT

THE RIGHTS OF THE PUBLIC IN AND TO THAT PORTION OF THE ABOVE PROPERTY LYING WITHIN THE LIMITS OF ROADS AND HIGHWAYS

EASEMENT FOR ELECTRIC AND TELEPHONE TRANSMISSION AND DISTRIBUTION LINES, INCLUDING THE TERMS AND PROVISIONS THEREOF, IN FAVOR OF MOUNTAIN STATES POWER COMPANY, AS SET FORTH IN INSTRUMENT RECORDED APRIL 24, 1923 IN BOOK 71, PAGE 513, BENTON COUNTY DEED RECORDS.

I, TERRY J. SCHIELE CERTIFY THAT THIS IS AN EXACT COPY OF THE ORIGINAL PLAT

PARTITION PLAN NO. 99-14 SURVEYORS CERTIFICATE

I, TERRY J. SCHIELE, A REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE HEREON DESCRIBED PARTITION, THAT THE INITIAL POINT IS A FOUND 5/8" IRON ROD WITH A YELLOW PLASTIC IDENTIFICATION CAP STAMPED #1366, THAT SAID INITIAL POINT IS LOCATED AS DESCRIBED AND SHOWN HEREON AND THAT I HAVE ACCURATELY DESCRIBED THE LAND ON WHICH THE PARCEL IS LAID OUT AS FOLLOWS:

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Terry J. Schiele, TERRY J. SCHIELE PLS 2307

DECLARATION

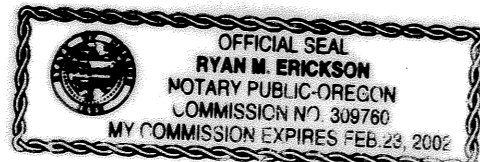
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Michael T. Frost, MICHAEL T. FROST

ACKNOWLEDGMENT

STATE OF OREGON)
COUNTY OF BENTON)

THERE APPEARED BEFORE ME, A NOTARY PUBLIC IN AND FOR THE SAID STATE AND COUNTY, THE HEREON NAMED MICHAEL T. FROST, KNOWN TO ME TO BE THE SAME PERSON WHO EXECUTED THE DECLARATION HEREON SHOWN, AND ACKNOWLEDGED THE SAME TO BE HIS VOLUNTARY ACT AND DEED. IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY SEAL.



SUBSCRIBED AND SWORN TO BEFORE ME THIS 25 DAY OF March 1999.

NOTARY PUBLIC FOR OF OREGON

Ryan M. Erickson, MY COMMISSION EXPIRES: Feb 23, 2002

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO MONUMENT THE BOUNDARIES OF THE 2 PARCELS CREATED IN THE PARTITION PROCESS APPROVED BY CITY OF ALBANY PLANNING FILE # PA-07-98. THE BASIS OF THE BEARING OF THIS SURVEY IS THE FOUND CENTERLINE MONUMENTATION IN N.W. 17th AVE. THE NORTH, WEST AND EAST BOUNDARIES WERE ESTABLISHED BY HOLDING THE FOUND MONUMENTS. THE S.W. CORNER WAS ESTABLISHED BY EXTENDING THE WEST POSITION SOUTH AND INTERSECTING THE NORTH RIGHT OF WAY OF N.W. GIBSON HILL ROAD. THE NORTH RIGHT OF WAY WAS ESTABLISHED BY POSITION FROM THE FOUND MONUMENTS AND PROJECTING THE CURVE DATA FROM CS NO.4037

RECORDER

STATE OF OREGON)
COUNTY OF BENTON)

I HEREBY CERTIFY THAT THE WITHIN PARTITION PLAT WAS RECEIVED AND DULY RECORDED BY ME IN THE BENTON COUNTY BOOK OF

PARTITION PLATS AS PLAT NO.

ON THIS 30th DAY OF April, 1999

AT 1:14 O'CLOCK P.M.

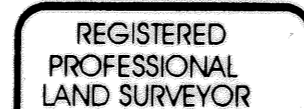
BY Kathleen Harrington, BENTON COUNTY CLERK

SURVEYOR

TERRY J. SCHIELE, 2318 15TH STREET, SPRINGFIELD, OREGON 97477, 541-744-0757

OWNER / APPLICANT

MICHAEL T. FROST, P.O. BOX 11602, EUGENE, OREGON 97440



TOWNSHIP 10 SOUTH, RANGE 4 WEST EAST 1/2 OF SECTION 35, OF THE WILLAMETTE MERIDIAN CITY OF ALBANY, BENTON COUNTY, OREGON

NORTH 1"=50' MARCH 1999

REFERENCES:

- CS number 3279
CS number 4037
CS number 7070
DEED M-200267-96
SKYVIEW SUBDIVISION
BOOK 9 PAGE 59

APPROVALS

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Don Dawson FOR HELEN BURNS SHARP 3/29/99, CITY OF ALBANY COMMUNITY DEVELOPMENT DIRECTOR DATE

Michael Bernard for Floyd Collins 3/29/99, CITY OF ALBANY, PUBLIC WORKS DIRECTOR DATE

Ray Wilson 4/23/99, BENTON COUNTY SURVEYOR DATE

BENTON COUNTY BOARD OF COMMISSIONERS

By: Criddle L. Adam 4/26/99, CHAIRPERSON DATE

I CERTIFY THAT PURSUANT TO ORS 92.095, ALL 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 ON THIS PLAT DURING THIS TAX YEAR, BUT NOT YET CERTIFIED TO THE TAX COLLECTOR FOR COLLECTION, HAVE BEEN PAID TO ME THIS 21st DAY OF April, 1998.

By: Corinne Smith, DIRECTOR, BENTON COUNTY DEPT. OF ASSESSMENT

I CERTIFY THAT ALL VALOREM TAXES AND OTHER CHARGES REQUIRED BY LAW TO BE PLACED UPON THE TAX ROLLS WHICH HAVE BECOME A LIEN OR WILL BECOME A LIEN ON THIS SUBDIVISION THAT ARE NOW DUE AND PAYABLE HAVE BEEN PAID TO THE DATE OF June 29, 1999

By: Velda Holseth for, DIRECTOR, BENTON COUNTY DEPT. OF FINANCE AUDITING AND TAX COLLECTION

CONCURRENCE:

CONCURRENCE FOR THAT DEED OF TRUST RECORDED FEBRUARY 12, 1996 AS M-209302-96, BENTON COUNTY OFFICIAL RECORD, WAS RECORDED AS M-266081-99 BENTON COUNTY OFFICIAL RECORDS

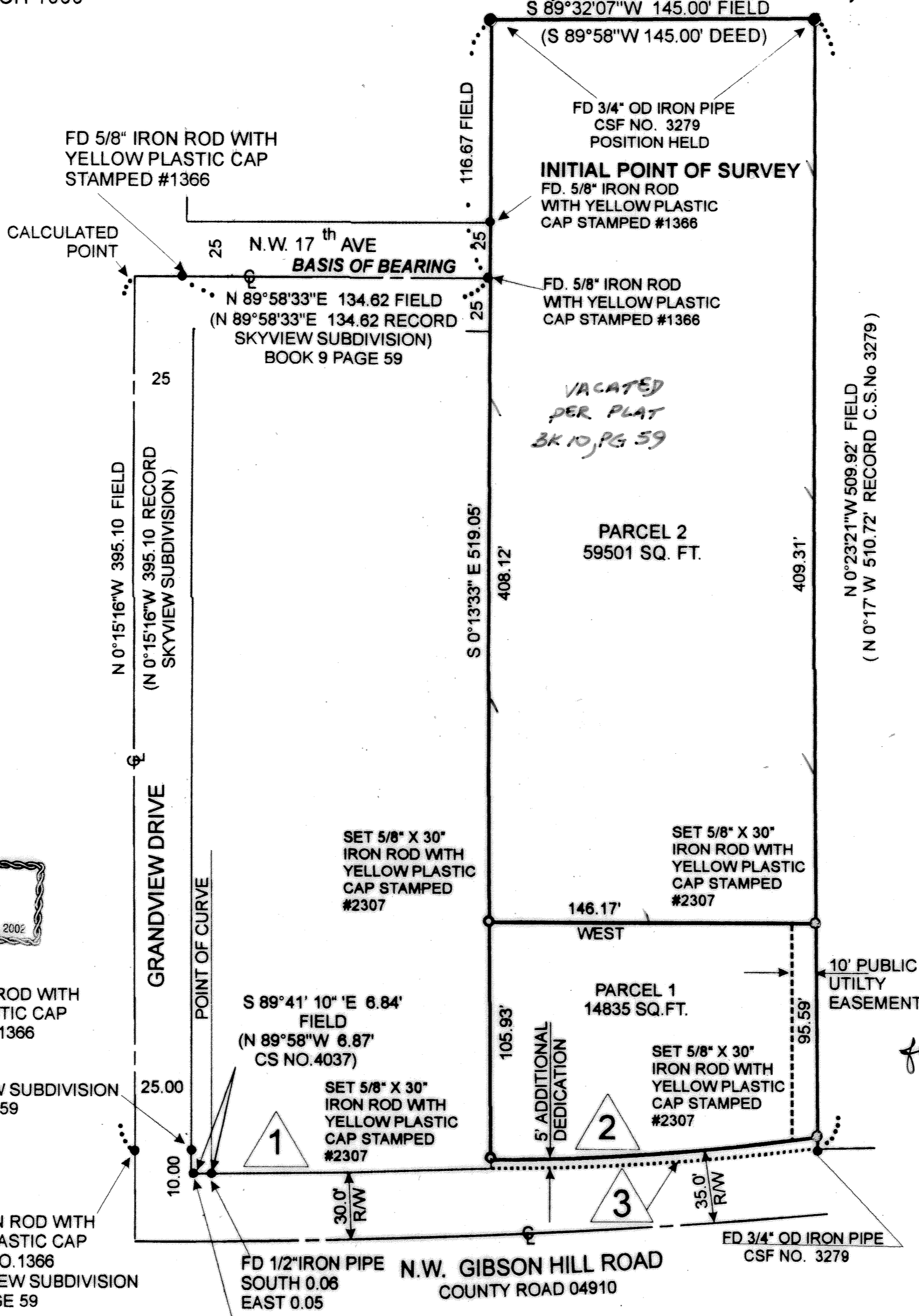
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CURVE DATA

Table with 3 columns: Curve ID (1, 2, 3), Delta, Radius, Arc, Chord, and bearing information.

CL. CURVE DATA

C.R. 2° DELTA 6° 50' RADIUS 2864.79 (CSF 4037)