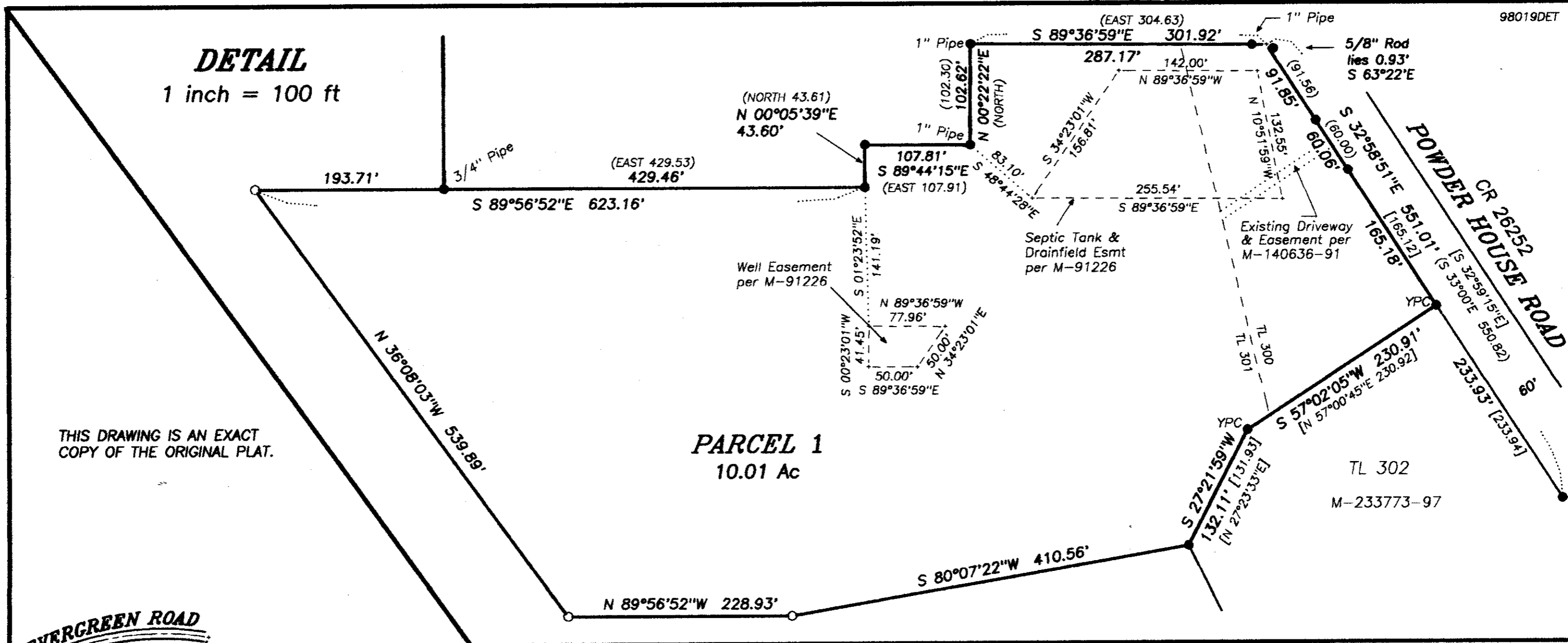


DRAWING NUMBER
2000-08

DRAWING NUMBER
1 OF 2

DRAWING NUMBER
1 OF 2

DRAWING NUMBER
2000-08



THIS DRAWING IS AN EXACT COPY OF THE ORIGINAL PLAT.

PARCEL 1
10.01 Ac

EVERGREEN ROAD
CR 26290

Parcel II
M-152534-92

TL 100
CS 5545

14	13
23	24

LEGEND

-Found monument: 5/8" iron rod per CS 6578 or CS 7329 unless otherwise noted.
-Set monument: 5/8"x 30" rebar with red plastic cap stamped "NORTHSTAR PLS 1823."
- YPC...Yellow Plastic Cap, stamped "J TACHINI PLS 2267," on 5/8" iron rod set by CS 8552.
- ().....Record data from CS 7329.
- []....." " " CS 8552.
- < >....." " " CS 6478.
- * *....." " " Hardcopy Survey 12-6#00022.

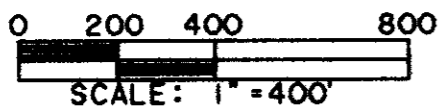
NOTE: Pipe dimension is inside diameter.

NARRATIVE

This survey is the result of Benton County Community Development Files LD-98-22, LD-98-23 and LD-98-24. Tax Lot 700, Map 12-6-23, containing 126.48 acres (per the assessor) is being transferred to the owners of Tax Lot 100, Map 12-6-23A, which is an adjacent property to the north. That resultant property (Property 1) will contain 155.84 acres (per the assessor). Tls 300 and 301, Map 12-6-24, are being combined and then partitioned into 2 Parcels. The smaller Parcel (10.01 acres) will re-zoned from "EFU" to "RR."

The land which contains Tls 300, 301 and 302 and the portion of TL 700 west of Evergreen Creek was surveyed in 1917 per Hardcopy Survey 12-6 #00022. In 1972, Richard Fail surveyed the land and the balance of TL 700 per a hardboard plat titled "SHROYER ADDITION." Mr. Fail's survey was never recorded as a subdivision but was recorded in 1981 as CS 7329. Fred Lemke surveyed a portion of the property near Powder House Road in 1978 per CS 6578 and John Tachini surveyed the current TL 302 per CS 8552 in 1991.

The Planning Department required that I survey and monument the 10-acre Parcel. I held monuments from CSs 7329 and 8552 for my fieldwork. The centerline of Evergreen Creek is the boundary between TL 700 and TL 301. I scaled the creek location from the Hardcopy Survey and show it for graphical purposes only. Except for Parcel 1, the areas I show for the different properties is approximate; taken from assessor's values.



BOUNDARY COURSES

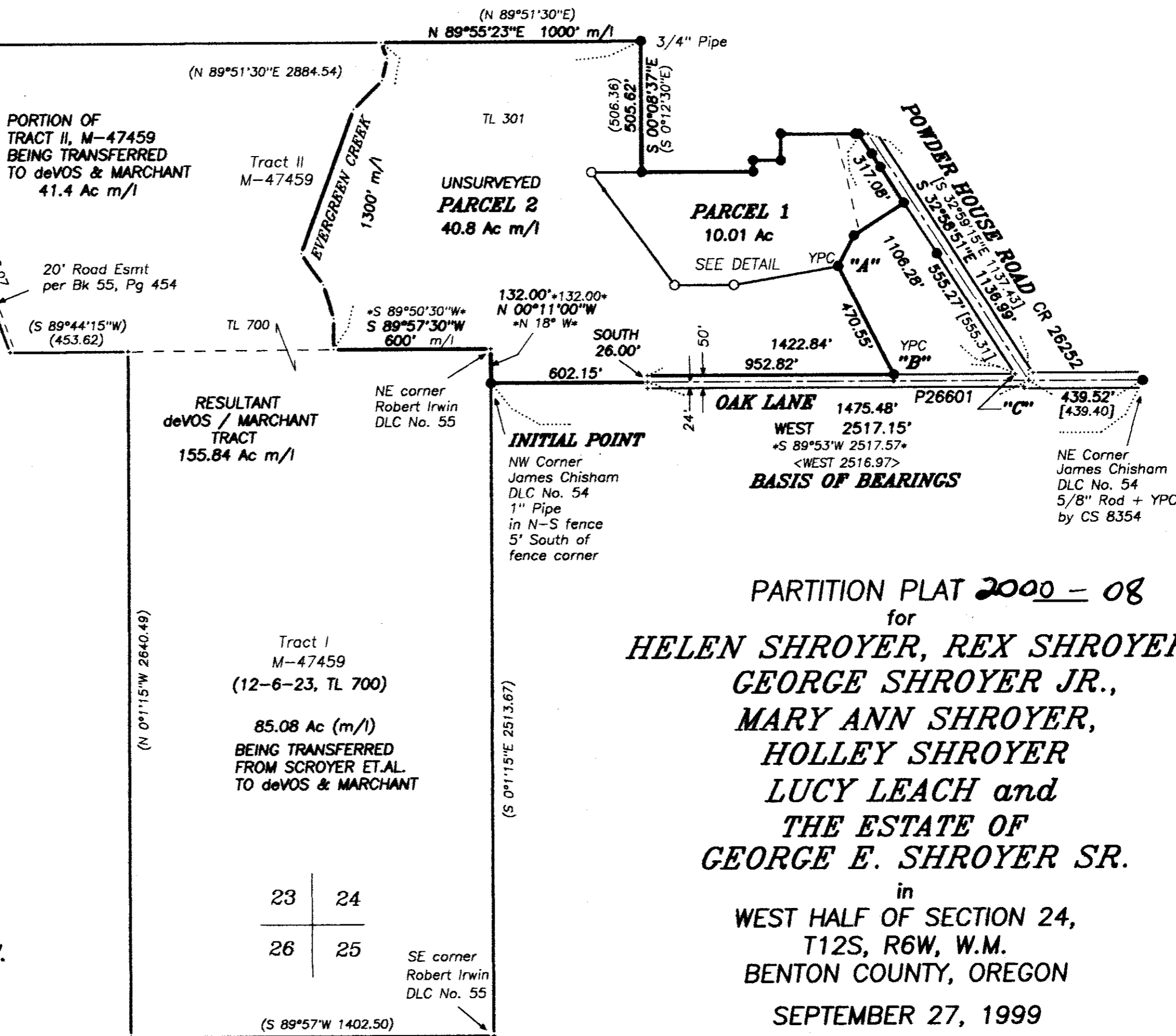
COURSE	BEARING	DISTANCE
A-B	S 27°03'28"E [S 27°02'36"E]	470.55' [470.61]
C-B	WEST [WEST]	470.02' [471.04]

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Theodore James Lanston

OREGON
JULY 13, 1979
THEODORE JAMES LANSTON
1923
Renewal Date 12/31/2000

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



23	24
26	25

(S 89°57'W 1402.50)

PARTITION PLAT **2000-08**
for
**HELEN SHROYER, REX SHROYER,
GEORGE SHROYER JR.,
MARY ANN SHROYER,
HOLLEY SHROYER
LUCY LEACH and
THE ESTATE OF
GEORGE E. SHROYER SR.**
in
WEST HALF OF SECTION 24,
T12S, R6W, W.M.
BENTON COUNTY, OREGON
SEPTEMBER 27, 1999
SHEET 1 OF 2

