

2005-49

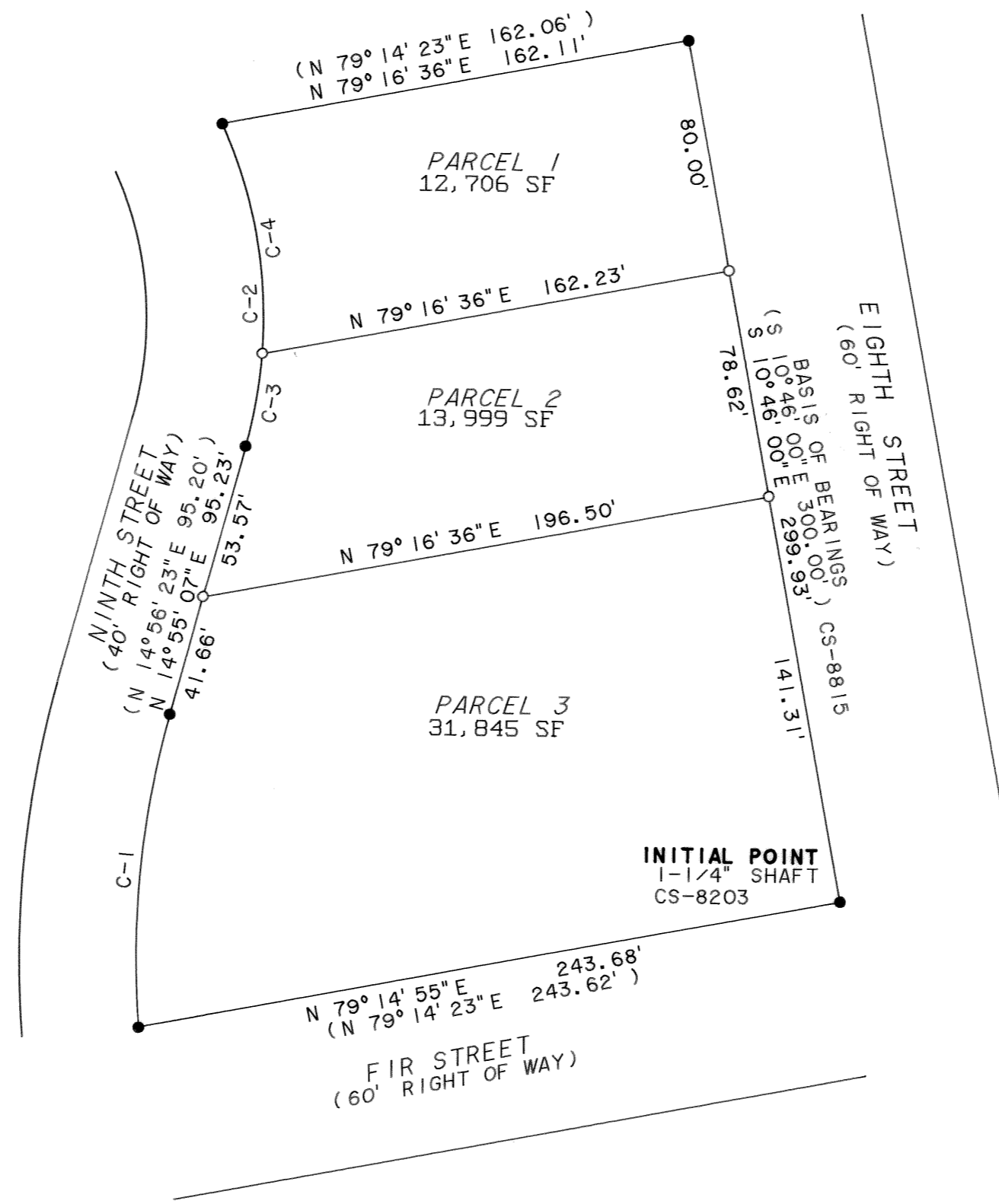
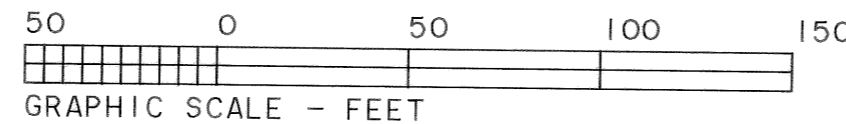
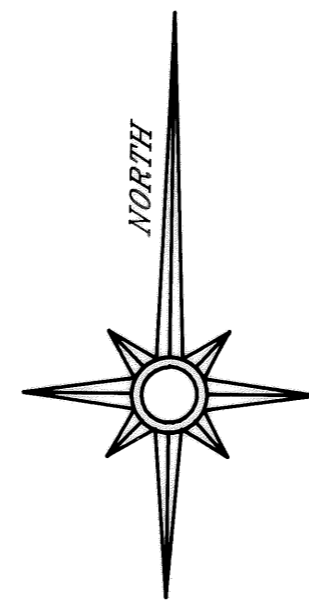
**PARTITION PLAT NO.** \_\_\_\_\_  
**for K-PAUL PROPERTIES, LLC**  
**a Re-plat of a portion of Lot 4, Block 42,**  
**Pacific Addition to Monroe,**  
**Southwest 1/4 of Section 28,**  
**Township 14 South, Range 5 West, Willamette Meridian,**  
**City of Monroe, Benton County, Oregon**  
**October 26, 2005**

PLANNING FILE NO. LU-05-049

**LEGEND**

- FOUND 5/8" IRON ROD WITH YELLOW PLASTIC CAP MARKED "PARSONS PLS1918" FROM CS-8815, UNLESS NOTED OTHERWISE.
- SET 5/8" X 30" IRON ROD WITH YELLOW PLASTIC CAP MARKED "SPRINGER LS1102".
- ( ) RECORD DATA FROM CS-8815, UNLESS NOTED OTHERWISE.
- SF SQUARE FEET

CURVE	RADIUS	LENGTH	DELTA	CHORD	CH. BEARING
C-1	308.80'	108.41'	20°06'55"	107.86'	N 04°54'05"E
	(308.80')	(108.46')	(20°07'30")	(107.91')	S 04°52'38"W
C-2	162.70'	113.14'	39°50'39"	110.88'	N 04°59'04"W
	(162.70')	(113.13')	(39°50'25")	(110.87')	N 04°58'50"W
C-3	162.70'	32.31'	11°22'47"	32.26'	N 09°14'51"E
C-4	162.70'	80.83'	28°27'51"	80.00'	N 10°40'28"W



**SURVEYORS CERTIFICATE**

I, Norman D. Springer, 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:  
 The southerly 300.00 feet in even width of Lot 4, Block 42, Pacific Addition to Monroe, Benton County, Oregon.

**DECLARATION**

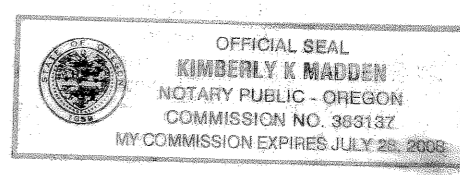
Know all men by these presents that K-PAUL PROPERTIES, LLC, an Oregon Limited Liability Company, is the recorded owner of the lands represented on this Partition Plat and more particularly described in the Surveyor's Certificate, and has caused the same to be partitioned and surveyed into parcels as shown on the annexed map.

*Katherine A. Freeman*  
 Katherine A. Freeman, Member-Manager  
*Paul Kafoury, Jr.*  
 Paul Kafoury, Jr., Member-Manager

**ACKNOWLEDGEMENT**

This is to certify that on this 21<sup>st</sup> day of November, 2005 before me, a Notary Public for the State of Oregon, did personally appear Katherine A. Freeman and Paul Kafoury, Jr., Member-Managers of K-PAUL PROPERTIES, LLC.

*Kimberly K. Madden*  
 Notary Public for the State of Oregon  
 My commission expires July 28, 2008.



**APPROVALS**

I hereby certify that pursuant to O.R.S. 92.096 all ad valorem taxes, fees and other charges required by law to be placed on the 2005-2006 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 22<sup>nd</sup> day of November, 2005.

By: *Douglas Halseth*  
 Director, Benton County Department of Assessment

I hereby certify that all ad valorem taxes and other charges required by law to be placed upon the tax rolls which have become a lien on this partition that are now due and payable have been paid to the date of June 30, 2006.

By: *Velda Halseth*  
 Director, Benton County Department of Finance, Auditing and Tax Collection

By: *Jerry Korovich*  
 City of Monroe Planning Official

By: *Ray Wilson* 12-6-05  
 Benton County Surveyor

I hereby certify that this Partition Plat was received and duly recorded by me as Partition Plat 2005-49 in Benton County Deed Records as Document No. 2005-316178 on this 1<sup>st</sup> day of December, 2005 at 1:30 o'clock PM.

By: *Kathleen Holmberg*  
 Benton County Clerk *Senior Deputy Clerk*

**NARRATIVE**

This Partition Plat was done to satisfy a condition of approval for the City of Monroe Planning Commission Decision dated September 26, 2005, File Number LU-05-049. The basis of bearings is from CS-8815. Monuments were held as found for the boundary and new parcel corners were set as shown. Field measurements were made with a 1-second reading electric total station. The area of this partition is shown as Tract 2 on CS-8815.

REGISTERED PROFESSIONAL LAND SURVEYOR

*Norman D. Springer*  
 OREGON  
 JULY 22, 1977  
 NORMAN D. SPRINGER  
 1102

RENEWAL DATE 6/30/06

SPRINGER SURVEYING  
 37056 MOSS ROCK DRIVE  
 CORVALLIS, OREGON 97330  
 PHONE: (541) 745-5798

This is an exact copy of the original plat.

*Norman D. Springer*  
 Norman D. Springer

DRAWING NUMBER

2005-49

SAFCO PRODUCTS • NEW HOPE, MINNESOTA  
REORDER BY PART NUMBER 8552

DRAWING NUMBER

SAFCO PRODUCTS • NEW HOPE, MINNESOTA  
REORDER BY PART NUMBER 8552

DRAWING NUMBER

SAFCO PRODUCTS • NEW HOPE, MINNESOTA  
REORDER BY PART NUMBER 8552

DRAWING NUMBER

2005-49

SAFCO PRODUCTS • NEW HOPE, MINNESOTA  
REORDER BY PART NUMBER 8552

PARTITION PLAT NO. 2005-49  
for K-PAUL PROPERTIES, LLC  
a Re-plot of a portion of Lot 4, Block 42,  
Pacific Addition to Monroe,  
Southwest 1/4 of Section 28,  
Township 14 South, Range 5 West, Willamette Meridian,  
City of Monroe, Benton County, Oregon  
October 26, 2005

PLANNING FILE NO. LU-05-049

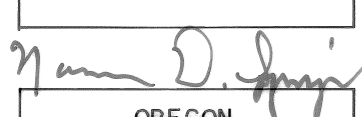
## LEGEND

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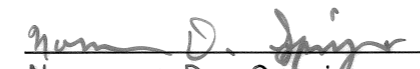
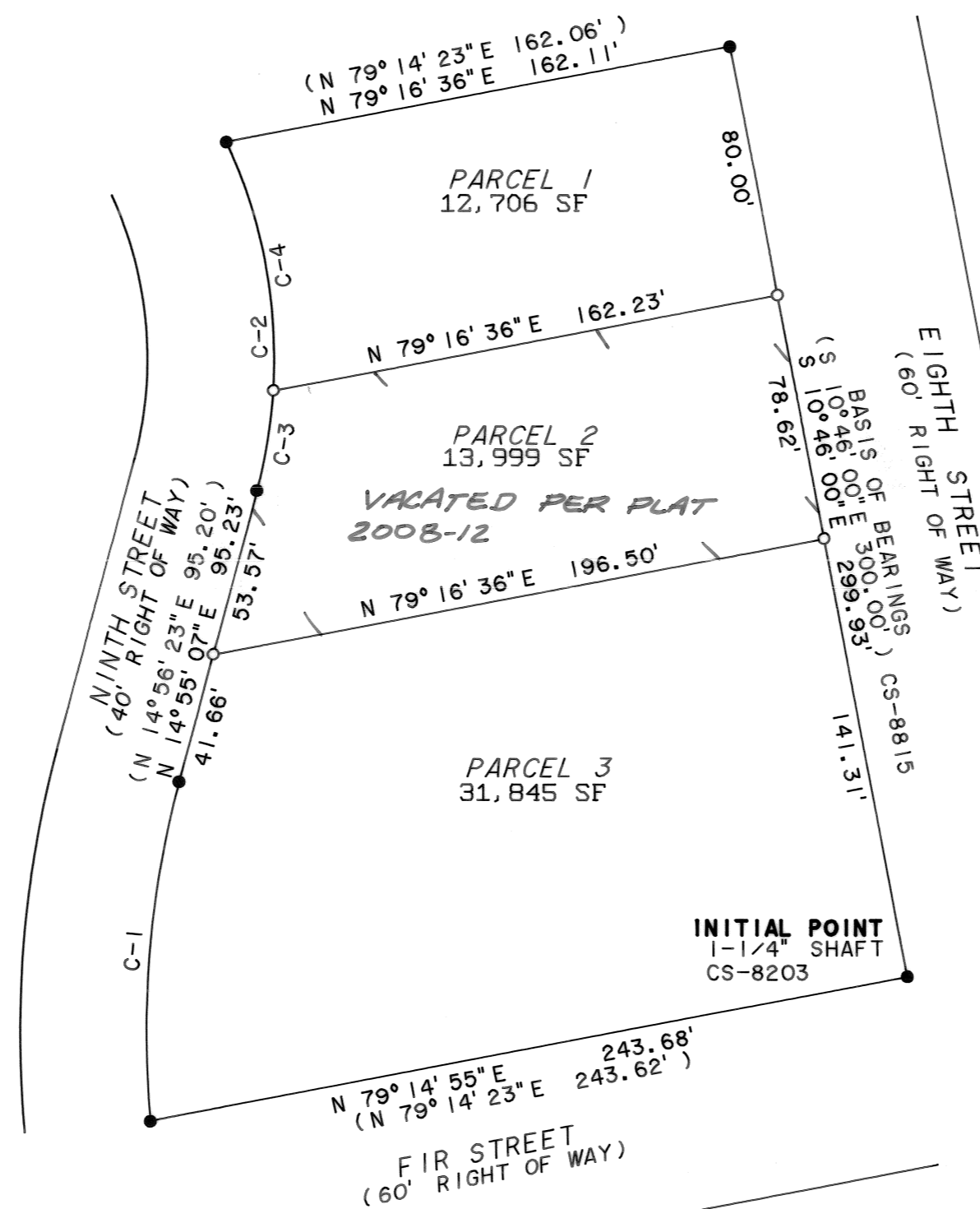
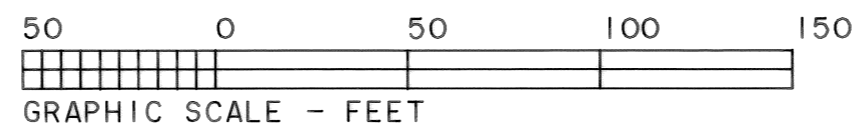
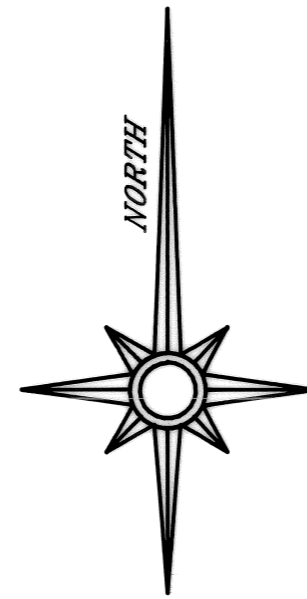
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RENEWAL DATE 6/30/06

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 Norman D. Springer


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## DECLARATION

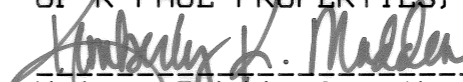
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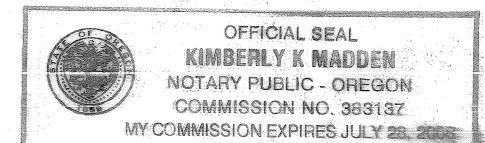
  
 Katherine A. Freeman, Member-Manager

  
 Paul Kafoury, Jr., Member-Manager

## ACKNOWLEDGEMENT

This is to certify that on this 21st day of November, 2005 before me, a Notary Public for the State of Oregon, did personally appear Katherine A. Freeman and Paul Kafoury, Jr., Member-Managers of K-PAUL PROPERTIES, LLC.

  
 Notary Public for the State of Oregon  
 My commission expires July 22, 2006.




## APPROVALS

I hereby certify that pursuant to O.R.S. 92.096 all ad valorem taxes, fees and other charges required by law to be placed on the 2005-2006 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 22nd day of November, 2005.

By:   
 Director, Benton County Department of Assessment


I hereby certify that all ad valorem taxes and other charges required by law to be placed upon the tax rolls which have become a lien on this partition that are now due and payable have been paid to the date of June 30, 2006.

By:   
 Director, Benton County Department of Finance, Auditing and Tax Collection

By:   
 City of Monroe Planning Official

By:   
 Benton County Surveyor

I hereby certify that this Partition Plat was received and duly recorded by me as Partition Plat 2005-49 in Benton County Deed Records as Document No. 2005-396718 on this 1st day of December, 2005 at 1:20 o'clock PM.

By:   
 For Benton County Clerk 