

SURVEYOR'S CERTIFICATE

I, William L. Lauer, a registered Professional Land Surveyor in the State of Oregon, do hereby say that I have correctly surveyed and found or set proper monuments at the true corners of the land represented on this Partition Plat. The land is described as follows:

Lot 1 and the South 25 feet of Lot 2, Block 6, JOHNSON'S ADDITION, a recorded Subdivision in the Northeast Quarter of Section 34, Township 11 South, range 5 West, Willamette Meridian, City of Corvallis, Benton County, Oregon.

REGISTERED PROFESSIONAL LAND SURVEYOR

W. L. LAUER
 OREGON
 JULY 21, 1992
 W. L. LAUER
 2558
 RENEWS 12/31/2010

DECLARATION

Know all persons by these presents that Christopher E. Saltveit and Kelly K. Saltveit are the recorded owners of the land represented on this Partition Plat, and more particularly described in the accompanying Surveyor's Certificate, and have caused same to be surveyed and platted into Parcels as shown hereon.

We hereby grant the UE as shown.

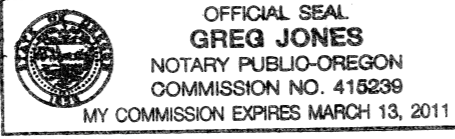
We hereby create the PAE as shown.

We hereby create the PSLE as shown across Parcel 1 for the benefit of Parcel 2.

Christopher E. Saltveit *Kelly K. Saltveit*
 Christopher E. Saltveit Kelly K. Saltveit

STATE OF OREGON)
 COUNTY OF ~~BENTON~~ ^{Washington}) S.S.

Signed and attested before me on this 28th day of August, 2009, by Christopher E. Saltveit and Kelly K. Saltveit.

Greg Jones signature 
 Greg Jones printed name

Notary Public - State of Oregon
 Commission No. 415239
 My Commission Expires March 13, 2011

APPROVALS MRP09-00003

[Signature] 9/8/09
 Corvallis Planning Division Manager date

Eugene B. Baum, P.E. 9/9/09
 Corvallis City Engineer date

[Signature] 9/22/09
 Benton County Surveyor date

All Taxes, Fees, Assessments and other charges as provided by ORS 92.095 have been paid through June 30, 2010.

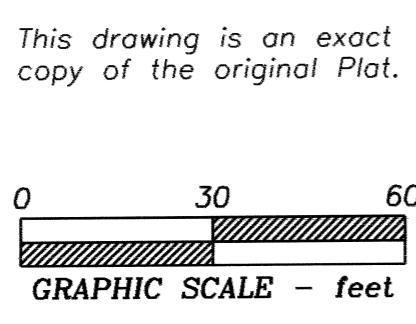
by *Jayme Sehey* 9-21-09
 Director, Benton County Dept. of Assessment date

by *Josh Shallow* for 09-22-09
 Director, Benton County Department of Finance, Auditing & Tax Collection date

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

I hereby certify that this partition plat was received and duly recorded by me as Partition Plat 2009-18 in Benton County Records Document No. 2009-457160, on this 23rd day of September, 2009, at 9:25 o'clock AM.

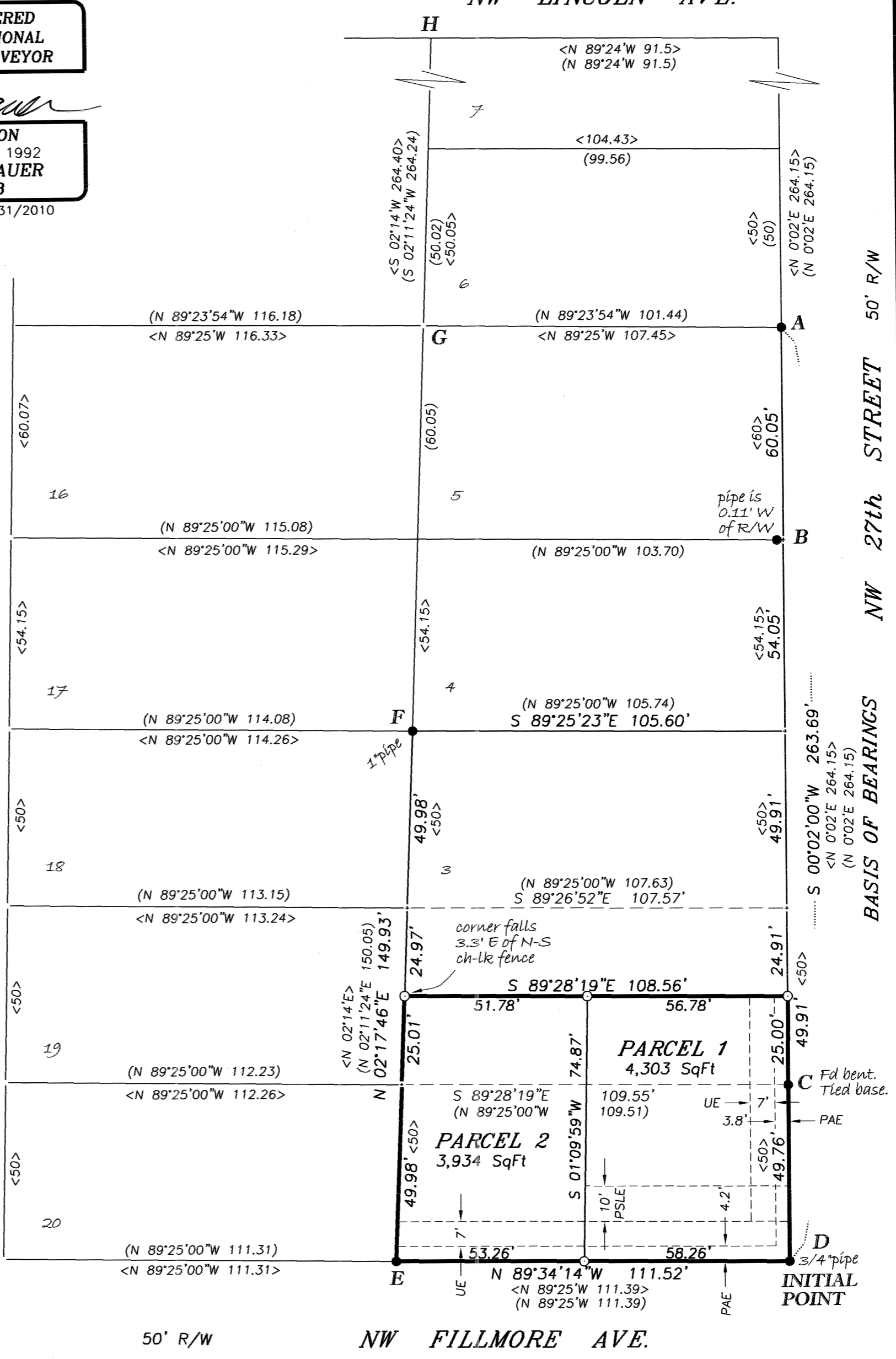
by *Kathleen Horning*
 For Benton County Clerk Senior Deputy Clerk



PARTITION PLAT 2009-18
 A REPLAT OF LOT 1 and A PORTION OF LOT 2,
 BLOCK 6, JOHNSON'S ADDITION
 for
CHRISTOPHER & KELLY SALTVEIT
 in
 NE 1/4 SECTION 34
 T 11 S, R 5 W, W.M.
 CITY OF CORVALLIS
 BENTON COUNTY, OREGON

AUGUST 7, 2009

NW 28th STREET



NARRATIVE

This Plat is the result of City of Corvallis Planning and Building Department File No. MRP09-00003, Order No. 2009-044. It effects the division of the property conveyed to Christopher and Kelly Saltveit per Document No. 2009-453566 into 2 Parcels.

The property consists of Lot 1, Block 6, JOHNSON'S ADDITION, together with the south 25 feet of Lot 2. The Lot corners were monumented per Galloway City Plat #00020 and I am basing my survey on several of those monuments.

I held monuments A, C and D as defining the westerly right-of-way of NW 27th St. and as the true Lot corners. Monument C was bent but I tied the straight portion of its base. Monument B is slightly off the R/W line but I computed the NE corner of Lot 4 as a point on the R/W opposite it (@ 90°) then computed the NE corners of Lots 2 and 3 by proportion compared to Plat data. I held monument F as the NW corner of Lot 3 and computed the NW corners of Lots 1 and 2 by proportionate measure between E and F. I computed the north line of my client's property parallel to and 25.00 feet Northerly of (measured perpendicular) the line between Lots 1 and 2.

Neither City Plat #00020 nor JOHNSON'S ADDITION show distances for the north lines of Lots 1 through 4. They show the north line of Lot 5 to be 107.45 feet. My measured data gives 111.52 feet (compared to 111.39 ft from the City Plat) for the south line of Lot 1 and 105.60 feet for the north line of Lot 3. My bearing between E and F compares reasonably with the City Plat and it is obvious from the Plat that the line between the SW corner of Lot 1 and the NW corner of Lot 10 is meant to be straight (and bear N 02°14'E). In order to confirm F as a good corner monument I computed each Lot corner of the entire Block using bearings and distances from City Plat #00020. I computed the NW corner of Lot 10 from the NE corner by holding N 89°24'W 91.5 feet. I intersected the line from the computed NW corner of Lot 10 to the computed SW corner of Lot 1 with the line from the computed NW corner of Lot 16 to the computed NE corner of Lot 5. The point of intersection yielded the computed NW corner of Lot 5. While the computed distance for the north line of Lot 16 compared reasonably with the City Plat the north line of Lot 5 was considerable different: 101.44 ft computed to 107.45 ft stated on the Plat. My data for Lots 1-3 compares nicely with the computed data which confirms monument F. I did not search for a monument at G but I suspect that the City Plat's distances for the north lines of Lots 5-8 are all incorrect. The Plat of JOHNSON'S ADDITION only shows the distance for the north line of Lot 5 but it was probably misinterpreted as 107.45 instead of 101.45 and the error affected the calculations for the north lines of Lots 6-8.

LEGEND

-Found monument - 1/2" iron pipe, or as noted, by City Plat #00020 and Plat of JOHNSON'S ADDITION.
-Set monument - 5/8"x 30" rebar with red plastic cap stamped "NORTHSTAR SURVEYING."
- < >.....Record data from City Plat #00020
- ().....Data computed from City Plat #00020
- UE.....Utilities Easement
- PAE.....Public Access Easement
- PSLE.....Private Sewer Lateral Easement

NOTE: pipe dimension is inside diameter

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