

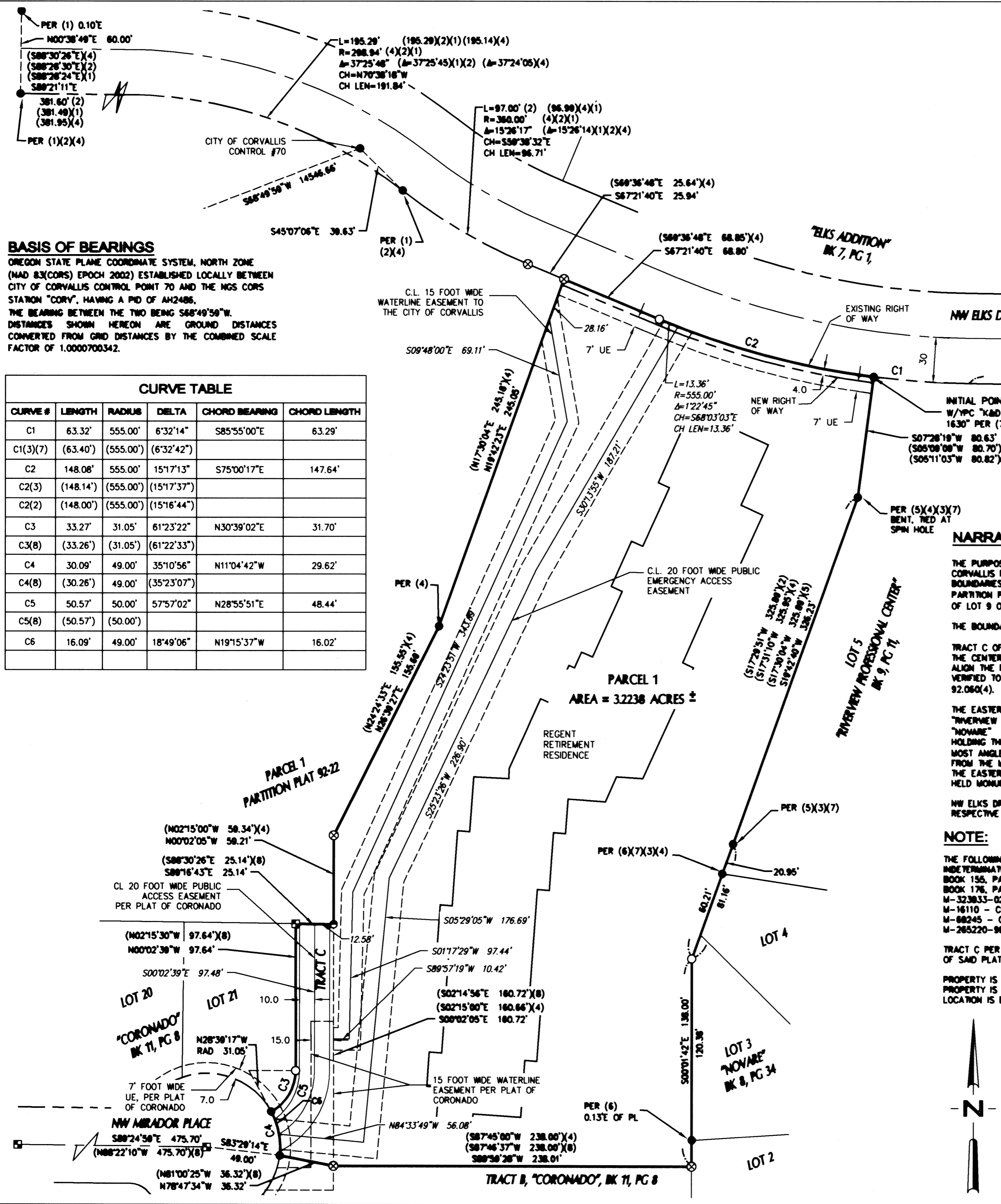
# PARTITION PLAT 2012-006

BEING A MINOR REPLAT OF:  
 PORTION OF LOT 9, BLK 3 "ELKS ADDITION" IN BOOK 7 PAGE 1 OF PLATS,  
 AND TRACT C, PLAT OF "CORONADO", IN BOOK 11 PAGE 8 OF PLATS,  
 LOCATED IN THE SE 1/4 & NE 1/4 OF SECTION 23,  
 TOWNSHIP 11 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN,  
 CITY OF CORVALLIS, BENTON COUNTY, OREGON  
 DATE OF SURVEY: MARCH 29, 2012

- LEGEND:**
- BUILDING-FOOTPRINT
  - BOUNDARY
  - RIGHT-OF-WAY
  - EASEMENT
  - CENTERLINE
- NOTE: ALL MONUMENTS SHOWN HEREON WERE HELD UNLESS OTHERWISE NOTED.
- SET 5/8" X 30" REBAR W/ YPC
  - FOUND MAIL W/ BRASS WASHER
  - ⊠ FOUND 5/8" IR W/ ALC
  - ⊕ FOUND 5/8" IR W/ YPC
  - FOUND 5/8" IRON ROD
  - W/ DENOTES "WITH"
  - YPC YELLOW PLASTIC CAP
  - ALC ALUMINUM CAP
  - FD FOUND
  - IR IRON ROD
  - IP IRON PIPE
  - UE UTILITY EASEMENT
  - C.L. DENOTES "CENTERLINE"
  - RAD DENOTES "RADIAL LINE"
  - PL DENOTES "PROPERTY LINE"

**BASIS OF BEARINGS**  
 OREGON STATE PLANE COORDINATE SYSTEM, NORTH ZONE  
 (NAD 83(CORS) EPOCH 2002) ESTABLISHED LOCALLY BETWEEN  
 CITY OF CORVALLIS CONTROL POINT 70 AND THE NGS CORS  
 STATION "CORY", HAVING A PID OF AH2486.  
 THE BEARING BETWEEN THE TWO BEING S68°49'59"W.  
 DISTANCES SHOWN HEREON ARE GROUND DISTANCES  
 CONVERTED FROM GRID DISTANCES BY THE COMBINED SCALE  
 FACTOR OF 1.0000700342.

CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C1	63.32'	555.00'	6'32"14"	S85°55'00"E	63.29'
C1(3)(7)	(63.40')	(555.00')	(6'32"42")		
C2	148.08'	555.00'	15'17"13"	S75°00'17"E	147.64'
C2(3)	(148.14')	(555.00')	(15'17"37")		
C2(2)	(148.00')	(555.00')	(15'16"44")		
C3	33.27'	31.05'	61'23"22"	N30°39'02"E	31.70'
C3(8)	(33.26')	(31.05')	(61'22"33")		
C4	30.09'	49.00'	35'10"56"	N11°04'42"W	29.62'
C4(8)	(30.26')	(49.00')	(35'23"07")		
C5	50.57'	50.00'	57°57'02"	N28°55'51"E	48.44'
C5(8)	(50.57')	(50.00')			
C6	16.09'	49.00'	18'49'06"	N19°15'37"W	16.02'



**NARRATIVE**

THE PURPOSE OF THIS SURVEY WAS TO FULFILL THE MINOR REPLAT REQUIREMENTS UNDER CITY OF CORVALLIS PLANNING FILE MPP07-08886 BY FILING A ONE LOT PARTITION PLAT OVER THE BOUNDARIES OF THAT DEED DOCUMENT 2011-479035 AS SHOWN HEREON. THE RESULTANT PARTITION PLAT PARCEL CONSOLIDATES TRACT C OF THE PLAT OF "CORONADO" WITH A PORTION OF LOT 9 OF THE PLAT OF "ELKS ADDITION".

THE BOUNDARY OF THE SUBJECT TRACT WAS ESTABLISHED AS FOLLOWS:  
 TRACT C OF THE PLAT OF "CORONADO" WAS ESTABLISHED FROM FOUND MONUMENTS AS SHOWN. THE CENTERLINE MONUMENTS SET ALONG NW MIRADOR PLACE WERE HELD TO ESTABLISH AND ALIGN THE RECORD PLAT BOUNDARIES. THE INDIVIDUAL LOT CORNERS OF TRACT C WERE THEN VERIFIED TO MATCH THEIR RECORD PLAT LOCATION WITHIN ACCEPTABLE TOLERANCE PER ORS 92.060(4).

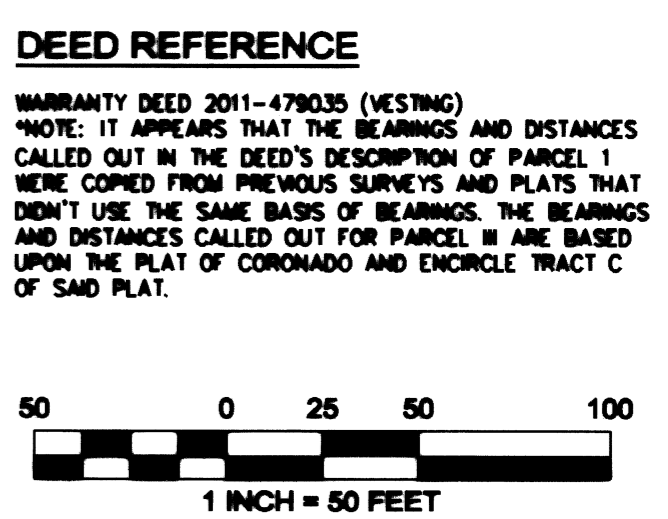
THE EASTERLY LINE OF LOT 9, ELKS ADDITION, ALSO BEING THE WESTERLY LINE OF LOT 5 "RIVERVIEW PROFESSIONAL CENTER" AND THE WESTERLY LINE OF A PORTION OF THE PLAT OF "NOVARE" AS MOST RECENTLY SURVEYED ON PARTITION PLAT 92-22 WAS ESTABLISHED FROM HOLDING THE FOUND MONUMENTS AT THE ANGLE POINTS. THAT SET MONUMENT AT THE WESTERLY MOST ANGLE POINT OF "NOVARE" WAS REESTABLISHED AT THE RECORD DISTANCE OF 138.00 FEET FROM THE MOST EASTERLY NORTH EAST CORNER OF PARCEL 2, PARTITION PLAT 92-22. THE EASTERLY LINE OF SAID PARTITION PLAT 92-22 WAS ALSO ESTABLISHED FROM FOUND AND HELD MONUMENTS AT THE ANGLE POINTS.

NW ELKS DRIVE WAS ESTABLISHED FROM FOUND AND HELD MONUMENTS AS SHOWN PER THE RESPECTIVE SURVEYS CS-6078, CS-7038, CS-7499, AND THAT PARTITION PLAT 92-22.

**NOTE:**  
 THE FOLLOWING EASEMENT LOCATIONS HAVE NO PLOTTABLE DIMENSIONS, AND OR, ARE INDETERMINATE IN NATURE:  
 BOOK 155, PAGE 370 - CONSUMERS POWER  
 BOOK 176, PAGE 563 - BENTON LINCOLN ELECTRIC COOP  
 M-323833-02 - TO CABLE VISION  
 M-16110 - CONSUMERS POWER  
 M-68245 - CONSUMERS POWER  
 M-265220-90 - CONSUMERS POWER

TRACT C PER THE PLAT OF CORONADO IS SUBJECT TO ALL COVENANT CONDITIONS AND RESTRICTION OF SAID PLAT.  
 PROPERTY IS SUBJECT TO THAT JOINT USE AND MAINTENANCE AGREEMENT PER M-76872-86. PROPERTY IS SUBJECT TO THAT ELECTRIC EASEMENT TO CONSUMERS POWER M-53676-83. THE LOCATION IS BLANQUET IN NATURE FOR THE EXISTING ELECTRIC SYSTEM.

- REFERENCE SURVEYS**
- ###-## - DENOTES MEASURED DATA
  - (###-##)(1) - DENOTES RECORD SURVEY DATA
  - ###-##(1) - DENOTES MEASURED AND RECORD DATA PER RECORD SOURCE LISTED.
- RECORD SOURCE**
- 1 CS-6078
  - 2 CS-7038
  - 3 CS-7499
  - 4 PP-92-22
  - 5 PLAT "ELKS ADDITION"
  - 6 PLAT "NOVARE"
  - 7 PLAT "RIVERVIEW PROFESSIONAL CENTER"
  - 8 PLAT "CORONADO"
- ADDITIONAL REFERENCE**  
 CS-4430, CS-4430A, CS-6363, CS-7419, CS-9458, PP 2002-08



REGISTERED PROFESSIONAL LAND SURVEYOR  
 JERED McGRATH  
 JUNE 13, 2008  
 79419  
 RENEWAL DATE 12-31-2012

I HEREBY CERTIFY THAT THIS DRAWING IS AN EXACT COPY OF THE ORIGINAL PLAT

**MackKey & Spoiko, Inc.**  
 1325 SE TECH CENTER DRIVE, SUITE 140  
 VANCOUVER, WA 98683  
 VANCOUVER: (360) 695-3411  
 PORTLAND: (503) 289-8726  
 FAX (360) 695-0833  
 www.mackkeyspoiko.com

Calc. By: JLM Drawn By: JLM / AS Job No.: 15460  
 Checked By: JLM/GAH DWG. Name: 15460-PP1 SHEET 1 OF 2

# PARTITION PLAT 2012-006

BEING A MINOR REPLAT OF:  
PORTION OF LOT 9, BLK 3 "ELKS ADDITION" IN BOOK 7 PAGE 1 OF PLATS,  
AND TRACT C, PLAT OF "CORONADO", IN BOOK 11 PAGE 8 OF PLATS,  
LOCATED IN THE SE 1/4 & NE 1/4 OF SECTION 23,  
TOWNSHIP 11 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN,  
CITY OF CORVALLIS, BENTON COUNTY, OREGON  
DATE OF SURVEY: MARCH 29, 2012

### DECLARATION

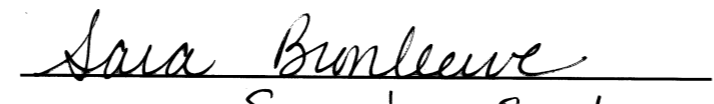
KNOWN ALL PERSONS BY THESE PRESENTS, THAT BDC/CORVALLIS, LLC, IS THE OWNER OF THE LAND SHOWN ON THE ATTACHED MAP AND MORE PARTICULARLY DESCRIBED IN THE SURVEYORS CERTIFICATE, AND HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON.  
I HEREBY CREATE THE UTILITIES EASEMENT 7 FEET WIDE AS SHOWN HEREON FOR FRANCHISE AND PUBLIC UTILITIES.  
I HEREBY CREATE THE PUBLIC EMERGENCY ACCESS EASEMENT 20 FEET WIDE,  
I HEREBY CREATE THE WATERLINE EASEMENT TO THE CITY OF CORVALLIS 15 FEET WIDE,  
I HEREBY DEDICATE TO THE PUBLIC USE FOREVER, FOR STREET RIGHT OF WAY PURPOSES THE 4 FOOT WIDE STRIP OF LAND ADJOINING NW ELKS DRIVE.

  
STEVEN L. GISH, AUTHORIZED PERSON FOR BDC/CORVALLIS, LLC.

### ACKNOWLEDGEMENT

STATE OF OREGON )  
COUNTY OF Multnomah ) SS

THIS IS TO CERTIFY THAT ON THIS 30<sup>th</sup> DAY OF May, 2012,  
BEFORE ME, A NOTARY PUBLIC FOR THE STATE OF OREGON,  
DID PERSONALLY APPEAR, STEVEN L. GISH, AS AN AUTHORIZED PERSON OF BDC/CORVALLIS, LLC, AND WHOM, BEING FIRST DULY SWORN, EXECUTED THE FOREGOING INSTRUMENT AND DOES HEREBY ACKNOWLEDGE SAID INSTRUMENT TO BE OF HIS OWN FREE ACT AND DEED.

  
PRINTED NAME: Sara Jean Bronleeuw  
NOTARY PUBLIC: Oregon  
COMMISSION NO. 463751  
MY COMMISSION EXPIRES: November 22, 2015

### CONSENT TO PARTITION

"WELLS FARGO BANK, N.A., AS TRUSTEE FOR THE REGISTERED HOLDERS OF THE CREDIT SUISSE FIRST BOSTON MORTGAGE SECURITIES CORP., COMMERCIAL MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-C2" BENEFICIARY OF THAT CERTAIN RATIFICATION AND RELEASE AGREEMENT RECORDED AS 2011-479036, BENTON COUNTY DEED RECORDS, HAS GIVEN CONSENT TO THIS PARTITION PLAT VIA AN AFFIDAVIT RECORDED AS DOCUMENT NO. 2012-492796.

### SURVEYORS CERTIFICATE

I, JERED McGRATH, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON, DO HEREBY SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE PARCEL SHOWN HEREON. THE LAND IS DESCRIBED AS FOLLOWS:

A TRACT OF LAND BEING A PORTION OF LOT 9, BLK 3 "ELKS ADDITION" IN BOOK 7 PAGE 1 OF PLATS, AND TRACT C, PLAT OF "CORONADO" IN BOOK 11 PAGE 8 OF PLATS, (DOCUMENT NO. 2007-423438), LOCATED IN THE SE 1/4 & NE 1/4 OF SECTION 23, TOWNSHIP 11 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, CITY OF CORVALLIS, BENTON COUNTY, OREGON;

BEGINNING AT THE INITIAL POINT MARKED BY A 5/8" IRON ROD W/YPC MARKED "K&D ENGL.S 1630" BEING THE MOST EASTERLY NORTHEAST CORNER OF LOT 9, BLOCK 3, ELKS ADDITION TO THE CITY OF CORVALLIS, LYING ON THE SOUTHERLY RIGHT OF WAY LINE OF NW ELKS DRIVE (30 FEET FROM THE CENTERLINE THEREOF WHEN MEASURED PERPENDICULAR THERETO), THENCE ALONG THE EAST LINE OF SAID LOT 9, SOUTH 7°28'19" WEST 80.63 FEET TO A 5/8" IRON ROD; THENCE CONTINUING ALONG SAID EAST LINE SOUTH 19°42'40" WEST 326.23 FEET TO A 5/8" IRON ROD W/YPC MARKED "MCGRATH 79419PLS" MARKING THE WESTERLY ANGLE POINT OF THE PLAT OF "NOVARE"; THENCE CONTINUING ALONG SAID EAST LINE AND THE WEST LINE OF THE PLAT OF NOVARE, SOUTH 00°01'42" EAST 138.00 FEET TO THE NORTHEAST CORNER OF TRACT B, PLAT OF CORONADO MARKED BY A 5/8" IRON ROD W/YPC MARKED "TACCHINI PLS 2267"; THENCE LEAVING SAID EAST LINE OF LOT 9, ALONG THE NORTH LINE OF SAID TRACT B, SOUTH 89°59'28" WEST 238.01 FEET TO THE SOUTHEAST CORNER OF TRACT C, PLAT OF CORONADO MARKED BY A 5/8" IRON ROD W/YPC MARKED "TACCHINI PLS 2267"; THENCE ALONG THE EXTERIOR OF SAID TRACT C THE FOLLOWING FIVE COURSES:

- (1) NORTH 78°47'34" WEST, 36.32 FEET TO A POINT ON THE EASTERLY RIGHT OF WAY LINE OF NW MIRADOR PLACE, MARKED BY A 5/8" IRON ROD W/YPC MARKED "J.C. SPARKS L.S. 57173"; SAID POINT BEING ON THE ARC OF A 49.00 FOOT RADIUS, NON-TANGENT, CURVE TO THE LEFT, THE CENTER OF WHICH BEARS N83°29'14"W;
- (2) THENCE ALONG SAID RIGHT OF WAY LINE AND CURVE TO THE LEFT, 30.09 FEET THROUGH A CENTRAL ANGLE OF 35°10'56" (LONG CHORD BEARS NORTH 11°04'42" WEST, 29.62 FEET) TO A POINT MARKED BY A 5/8" IRON ROD W/YPC MARKED "J.C. SPARKS L.S. 57173"; SAID POINT BEING ON THE ARC OF A 31.05 FOOT RADIUS, NON-TANGENT, CURVE TO THE LEFT, THE CENTER OF WHICH BEARS N28°39'17"W;
- (3) THENCE LEAVING SAID RIGHT OF WAY LINE ALONG THE ARC OF SAID 31.05 FOOT RADIUS NON-TANGENT CURVE TO THE LEFT 33.27 FEET, THROUGH A CENTRAL ANGLE OF 61°23'22" (LONG CHORD BEARS NORTH 30°39'02" EAST, 31.70 FEET); TO A 5/8" IRON ROD W/YPC MARKED "MCGRATH 79419PLS"
- (4) THENCE NORTH 00°02'39" WEST, 97.64 FEET TO THE SOUTH LINE OF PARCEL 1, PARTITION PLAT 1992-22 AND THE NORTHEAST CORNER OF LOT 21, PLAT OF CORONADO; MARKED BY A 5/8" IRON ROD W/ALC MARKED "J.C. SPARKS L.S. 57173";
- (5) THENCE ALONG SAID SOUTH LINE NORTH 89°16'43" EAST. 25.14 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL 1, MARKED BY A NAIL WITH BRASS WASHER MARKED "P.L.S. 2267"; THENCE ALONG THE EAST LINE OF SAID PARCEL 1 THE FOLLOWING THREE COURSES:  
(1) NORTH 00°02'05" WEST 59.21 TO A 5/8" IRON ROD W/YPC MARKED "TACCHINI PLS 2267"; (2) NORTH 26°39'27" EAST 155.69 FEET TO A 5/8" IRON ROD; (3) NORTH 19°42'23" EAST 245.05 FEET TO THE SOUTHERLY RIGHT OF WAY LINE OF SAID NW ELKS DRIVE MARKED BY A 5/8" IRON ROD W/YPC MARKED "TACCHINI PLS 2267"; THENCE ALONG SAID RIGHT OF WAY LINE SOUTH 67°21'40" EAST 68.80 FEET TO A 5/8" IRON ROD W/YPC MARKED "MCGRATH 79419PLS" AT THE BEGINNING OF A 555.00 FOOT RADIUS CURVE TO THE LEFT; THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, 148.08 FEET THROUGH A CENTRAL ANGLE OF 15°17'13" (LONG CHORD: SOUTH 75°00'17" EAST 147.64 FEET) TO SAID INITIAL POINT.

### APPROVALS

CITY OF CORVALLIS CASE MRP07-00006

BY: Hevin Young 6/15/2012  
CORVALLIS PLANNING DIVISION MANAGER DATE

BY: Greg A. Paul 06-10-12  
CORVALLIS CITY ENGINEER DATE

BY: Jim Martin 6-20-12  
BENTON COUNTY SURVEYOR DATE

ALL TAXES, FEES, ASSESSMENTS AND OTHER CHARGES AS PROVIDED BY ORS 92.095 HAVE BEEN PAID THROUGH JUNE 30, 2012.

BY: Lami Woodward 6-19-12  
BENTON COUNTY DEPARTMENT OF ASSESSMENT DATE

BY: Trish Shallow for 6-19-12  
BENTON COUNTY DEPARTMENT OF FINANCE, AUDITOR AND TAX COLLECTION, DATE

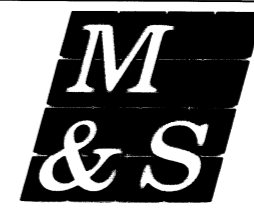
### RECORDING

I HEREBY CERTIFY THAT THIS PARTITION PLAT WAS RECEIVED AND DULY RECORDED BY ME AS PARTITION PLAT 2012-006 IN BENTON COUNTY DEED RECORDS AS DOCUMENT NO. 2012-492795 ON THIS 20<sup>th</sup> DAY OF June, 2012 AT 9:19 O'CLOCK AM

BY: Sandy Emage  
FOR: BENTON COUNTY CLERK



RENEWAL DATE 12-31-2012  
I HEREBY CERTIFY THAT THIS DRAWING IS AN EXACT COPY OF THE ORIGINAL PLAT

 MacKay & Sposito, Inc.	1325 SE TECH CENTER DRIVE, SUITE 140 VANCOUVER, WA 98683 VANCOUVER: (360) 695-3411 PORTLAND: (503) 289-6726 FAX (360) 695-0833 www.mackaysposito.com
	Calc. By: <u>JLM</u> Drawn By: <u>JLM / AS</u> Job No.: <u>15460</u> Checked By: <u>JLM/GAH</u> DWG. Name: <u>15460-PP1</u> SHEET 2 OF 2

2012-006

# PARTITION PLAT 2012-006

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CITY OF CORVALLIS, BENTON COUNTY, OREGON  
DATE OF SURVEY: MARCH 29, 2012

### LEGEND:

- BUILDING-FOOTPRINT
  - BOUNDARY
  - RIGHT-OF-WAY
  - EASEMENT
  - CENTERLINE
- NOTE: ALL MONUMENTS SHOWN HEREON WERE HELD UNLESS OTHERWISE NOTED.
- SET 5/8" X 30" REBAR W/YPC "MCGRATH 79419PLS", SET 03/29/2012
  - FOUND NAIL W/BRASS WASHER "PLS2267" PER PP 92-22
  - FOUND 5/8" IR W/ALC "J.C. SPARKS L.S. 57173" PER PLAT CORONADO
  - FD 5/8" IR W/YPC "TACCHINI PLS 2267" PER PP 92-22
  - FOUND 5/8" IRON ROD
  - DENOTES "WITH"
  - YELLOW PLASTIC CAP
  - ALUMINUM CAP
  - FOUND
  - IRON ROD
  - IRON PIPE
  - UTILITY EASEMENT
  - DENOTES "CENTERLINE"
  - DENOTES "RADIAL LINE"
  - DENOTES "PROPERTY LINE"

### BASIS OF BEARINGS

OREGON STATE PLANE COORDINATE SYSTEM, NORTH ZONE (NAD 83(CORS) EPOCH 2002) ESTABLISHED LOCALLY BETWEEN CITY OF CORVALLIS CONTROL POINT 70 AND THE NGS CORS STATION "CORV", HAVING A PID OF AH2486, THE BEARING BETWEEN THE TWO BEING S68°49'59"W. DISTANCES SHOWN HEREON ARE GROUND DISTANCES CONVERTED FROM GRID DISTANCES BY THE COMBINED SCALE FACTOR OF 1.0000700342.

### CURVE TABLE

CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C1	63.32'	555.00'	6°32'14"	S85°55'00"E	63.29'
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C6	16.09'	49.00'	18°49'06"	N19°15'37"W	16.02'

### NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO FULFILL THE MINOR REPLAT REQUIREMENTS UNDER CITY OF CORVALLIS PLANNING FILE MRP07-00006 BY FILING A ONE LOT PARTITION PLAT OVER THE BOUNDARIES OF THAT DEED DOCUMENT 2011-479035 AS SHOWN HEREON. THE RESULTANT PARTITION PLAT PARCEL CONSOLIDATES TRACT C OF THE PLAT OF "CORONADO" WITH A PORTION OF LOT 9 OF THE PLAT OF "ELKS ADDITION".

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THE EASTERLY LINE OF LOT 9, ELKS ADDITION, ALSO BEING THE WESTERLY LINE OF LOT 5 "RIVERVIEW PROFESSIONAL CENTER" AND THE WESTERLY LINE OF A PORTION OF THE PLAT OF "NOVARE" AS MOST RECENTLY SURVEYED ON PARTITION PLAT 92-22 WAS ESTABLISHED FROM HOLDING THE FOUND MONUMENTS AT THE ANGLE POINTS. THAT SET MONUMENT AT THE WESTERLY MOST ANGLE POINT OF "NOVARE" WAS REESTABLISHED AT THE RECORD DISTANCE OF 138.00 FEET FROM THE MOST EASTERLY NORTH EAST CORNER OF PARCEL 2, PARTITION PLAT 92-22. THE EASTERLY LINE OF SAID PARTITION PLAT 92-22 WAS ALSO ESTABLISHED FROM FOUND AND HELD MONUMENTS AT THE ANGLE POINTS.

NW ELKS DRIVE WAS ESTABLISHED FROM FOUND AND HELD MONUMENTS AS SHOWN PER THE RESPECTIVE SURVEYS CS-6078, CS-7038, CS-7499, AND THAT PARTITION PLAT 92-22.

### NOTE:

THE FOLLOWING EASEMENT LOCATIONS HAVE NO PLOTTABLE DIMENSIONS, AND OR, ARE INDETERMINATE IN NATURE:

- BOOK 155, PAGE 370 - CONSUMERS POWER
- BOOK 176, PAGE 553 - BENTON LINCOLN ELECTRIC COOP
- M-323933-02 - TCI CABLE VISION
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### REFERENCE SURVEYS

- ### - DENOTES MEASURED DATA
- ###(1) - DENOTES RECORD SURVEY DATA
- ###(1) - DENOTES MEASURED AND RECORD DATA PER RECORD SOURCE LISTED.

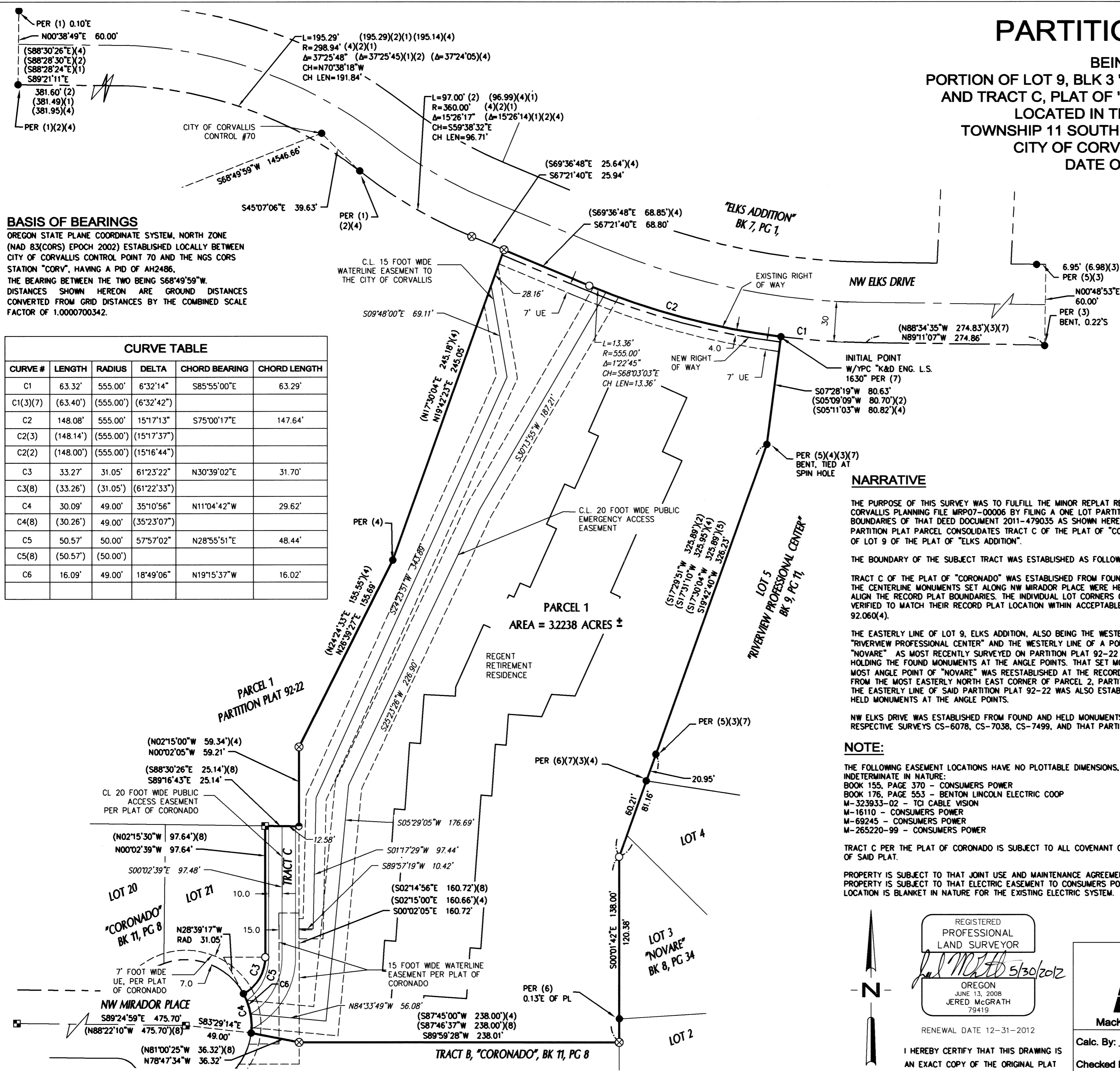
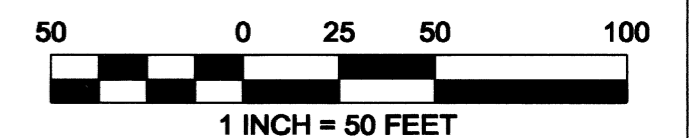
### RECORD SOURCE

- 1 CS-6078
- 2 CS-7038
- 3 CS-7499
- 4 PP-92-22
- 5 PLAT "ELKS ADDITION"
- 6 PLAT "NOVARE"
- 7 PLAT "RIDGEVIEW PROFESSIONAL CENTER"
- 8 PLAT "CORONADO"

ADDITIONAL REFERENCE  
CS-4430, CS-4430A, CS-6363, CS-7419, CS-9459, PP 2002-08

### DEED REFERENCE

WARRANTY DEED 2011-479035 (VESTING)  
\*NOTE: IT APPEARS THAT THE BEARINGS AND DISTANCES CALLED OUT IN THE DEED'S DESCRIPTION OF PARCEL 1 WERE COPIED FROM PREVIOUS SURVEYS AND PLATS THAT DIDN'T USE THE SAME BASIS OF BEARINGS. THE BEARINGS AND DISTANCES CALLED OUT FOR PARCEL III ARE BASED UPON THE PLAT OF CORONADO AND ENCIRCLE TRACT C OF SAID PLAT.



REGISTERED PROFESSIONAL LAND SURVEYOR  
*J. M. McGrath* 5/30/2012  
JERED MCGRATH  
79419

RENEWAL DATE 12-31-2012

I HEREBY CERTIFY THAT THIS DRAWING IS AN EXACT COPY OF THE ORIGINAL PLAT

**Mackay & Sposito, Inc.**

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Calc. By: JLM

Checked By: JLM/GAH

Drawn By: JLM / AS

DWG. Name: 15460-PP1

Job No.: 15460

SHEET 1 OF 2