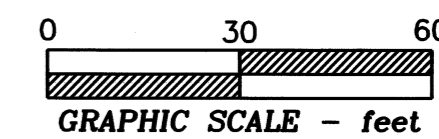


PARTITION PLAT 2013-019
A REPLAT OF LOT 3, BLOCK 4
WILKINS' ADDITION
for
LARRY & TERRI HELLESTO
in
SE QUARTER of SECTION 34
T 11 S, R 5 W, W.M.
CITY of CORVALLIS
BENTON COUNTY, OREGON

MAY 3, 2013



- LEGEND**
-Found survey monument as noted
 - YPC...Yellow Plastic Cap on 5/8" iron rod by CS 8906
 -Set monument - 5/8"x 30" rebar with red plastic cap stamped "NORTHSTAR SURVEYING"
 - ().....Record data from GCP00012
 - []....." " " CS 917
 - < >... " " " CS 8906
 - *.....Computed data
 - UE.....Utility Easement
 - SSE...Sanitary Sewer Easement

NARRATIVE

This Plat is the result of City of Corvallis Community Development Planning Division Case No. MRP12-00011. It is a replat of Lot 3, Block 4, WILKIN'S ADDITION, to create 2 Parcels therefrom.

Warren Deglow re-monumented the westerly corners of Lots 1-6 in 1994 per CS 8906. I found his iron rods at the NW corners of Lots 2 and 4 and another City "monument" at the NW corner of Lot 6. I am holding these monuments. I did not find a monument at the NW corner of Lot 3 so computed the position at the midpoint between the Lot 2 and Lot 4 monuments.

I found pipes by CS 917 at the NE and SE corners of Lot 3. I am holding these pipes also.

I computed the SW corner of Lot 1 by projecting the North-South centerline of the Block southerly the record distance, 101.50 feet, from Mr. Deglow's rod at SW corner of Lot 3. I then computed the centerline of Jackson Avenue as the line from the pipe by GCP00012 through a point 20.00 feet southerly of the computed SW corner of Lot 1 (measured perpendicular). I computed the SE corner of Lot 1 at the intersection of the R/W lines.

I computed the NE corner of Lot 6 by projecting the right-of-way line northerly the record distance, 152.16 feet, from the pipe at NE corner of Lot 3.

The City has an existing 5 foot-wide sewer easement on each side of the centerline of the Block per Book 56, Page 39. The City required that the easement be expanded to 7.5 feet from the existing sewer main. I computed the easterly line of the Sanitary Sewer Easement at 7.5 feet from the City-marked sewer line location, which made it 8.5 feet from the westerly Lot line.

DECLARATION

Know all persons by these presents that Larry Hellesto and Terri Hellesto 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 create the Utilities Easement (UE) as shown hereon for franchise utility purposes.

We hereby create the additional 3.5 foot-wide Sanitary Sewer Easement (SSE) as shown hereon for City of Corvallis' Sanitary Sewer purposes.

Larry Hellesto Terri Hellesto
Larry Hellesto Terri Hellesto

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

Signed and attested before me on this 23rd day of May, 2013 by Larry Hellesto and Terri Hellesto.

Linda K. Vehrs signature
Linda K. Vehrs printed name

Notary Public - State of Oregon
Commission No. 474274
My Commission Expires December 19, 2016

SURVEYOR'S CERTIFICATE

I, William L. Lauer, a registered Professional Land Surveyor in the State of Oregon, do hereby certify 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 3, Block 4, WILKIN'S ADDITION, in the City of Corvallis, Benton County, Oregon.

APPROVALS MRP12-00011

Kevin Young 5-23-13
Corvallis Planning Division Manager date

Dorey G. Beecher 05-23-13
Corvallis City Engineer date

Joe G. Maeder 5-24-13
Benton County Surveyor date

All Taxes, Fees, Assessments and other charges as provided by ORS 92.095 have been paid through JUNE 30, 2013.

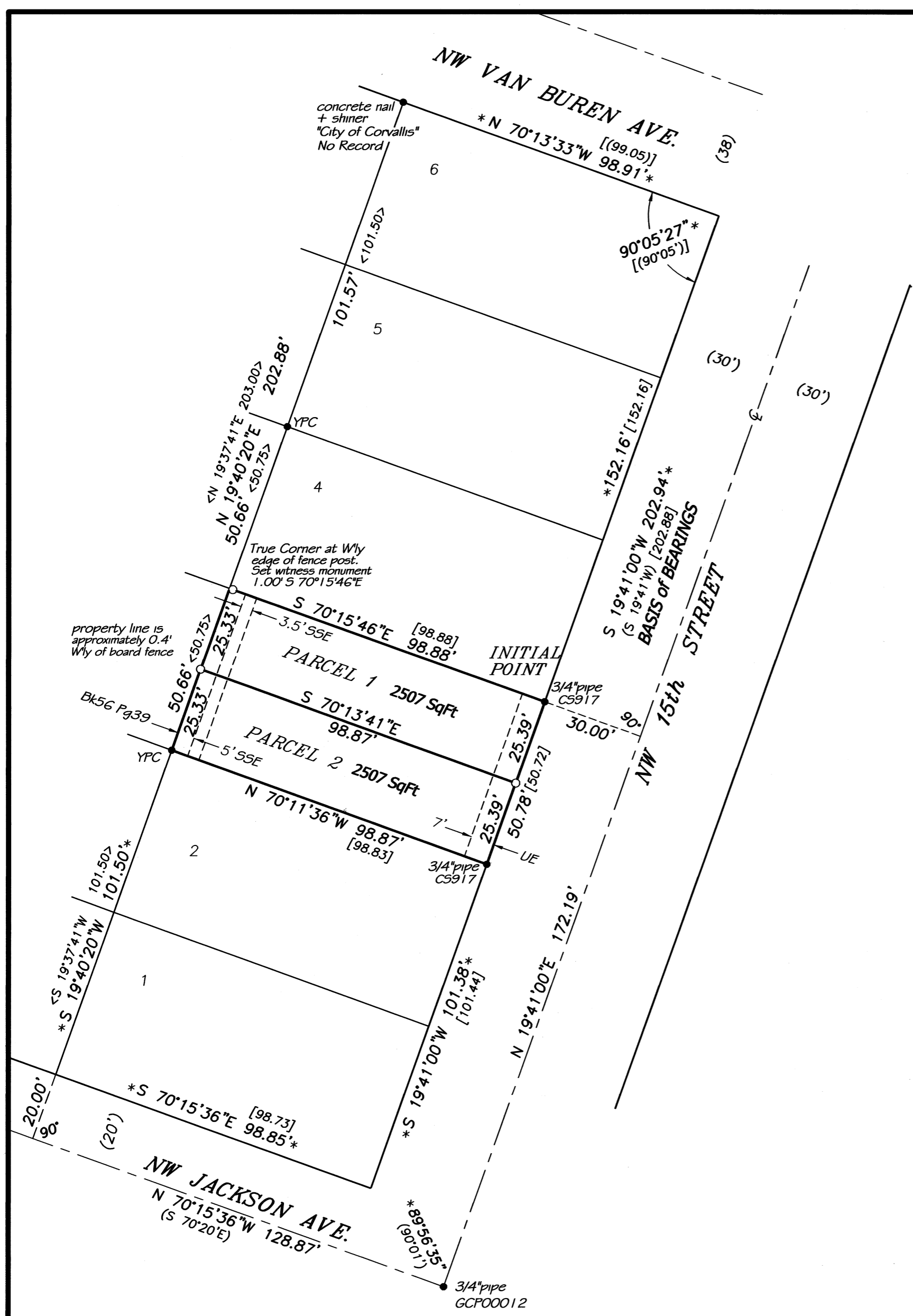
by Jason Selby 5-24-2013
Director, Benton County Dept. of Assessment date

by Trish Shallow for 05-24-13
Director, Benton County Department of Finance, Auditing & Tax Collection date

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

I hereby certify that the attached partition plat was received and duly recorded by me as Partition Plat 2013-019 in Benton County Records Document No. 2013-507235 on this 24 day of May, 2013, at 3:28 o'clock PM.

by W. L. Lauer _____
Benton County Clerk



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

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

REGISTERED
PROFESSIONAL
LAND SURVEYOR

W. L. Lauer
OREGON
JULY 21, 1992
W. L. LAUER
2558

RENEWS 12/31/2014