



Curve Table

No.	DELTA	RADIUS	ARC	CH. BEARING	CHORD
	(E)	(E)	(E)	(E)	(E)
C-1	(153°43'44") 153°44'37"	(45.00') 45.00'	(120.74') 120.75'	(N 13°08'11"E) N 12°56'51"E	(87.65') 87.65'
C-2	1°04'21"	50.00'	0.94'	N 54°31'06"W	0.94'
C-3	54°48'40"	9.00'	8.61'	N 27°38'56"W	8.29'

THIS IS AN EXACT COPY OF THE ORIGINAL PARTITION PLAT

Narrative

This survey and Partition Plat were prepared pursuant to conditions of City of Corvallis Community Development Planning Division Case File No. MLP14-00005. The calls in the Siegner deed (B) are identical to the data shown on survey (A) including monuments. I found and held the called for monuments at the Northwest and Southeast corners and held record (A) distance of the East line to compute the N.E. corner, the called for pipe at the N.E. corner may exist but would be beneath the base of a large fir tree and very near a 2"X 2" angle iron used for a fence corner post, I set a witness monument on the North line and 1.30 feet from the corner as shown. To compute the location of the S.W. corner I used record (E) data which agreed well with (A) data for the West line of the subject tract.

Legend

- MONUMENT FOUND, TYPE & SOURCE NOTED
PIPES MEASURED INNER DIAMETER
- SET 5/8"X 30" STEEL REBAR WITH BLUE PLASTIC CAP STAMPED "DARRYL HARMS, PLS 1079"
- () RECORD DATA, SOURCE NOTED
- (A) "BELL TRACTS" GALLOWAY HARDCOPY 12-5-00014
- (B) BENTON COUNTY DEED: 2013-502019
- (C) PLAT OF "OAK CREEK ACRES"
- (D) PLAT OF "POPLAR"
- (E) PLAT OF "EDWIN ADDITION"

REGISTERED PROFESSIONAL LAND SURVEYOR

Darryl W. Harms

OREGON JULY 30, 1976
DARRYL W. HARMS
1079
RENEWAL DATE: 6/30/15

DARRYL W. HARMS, P.L.S.
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PARTITION PLAT 2014-024
for
Mark and Tina Siegner
OCTOBER 10, 2014
IN
TRACT 14, BELL TRACTS PER GALLOWAY
HARDCOPY 12-5-00014
JAMES A. BENNETT D.L.C. No. 45
S.W. 1/4 OF SECTION 3,
T.12 S., R.5 W., W.M.,
BENTON COUNTY, OREGON

Surveyor's Certificate

I, Darryl W. Harms, a Registered Professional Land Surveyor in the State of Oregon hereby certify that in accordance with ORS 92.050 and ORS 209-250, I have correctly surveyed and platted into parcels the lands represented on this partition plat, the boundary of which is described as follows: Beginning at a 1/2 inch iron pipe marking the Northwest corner of the tract of land conveyed to Mark B. Siegner and Tina A. Siegner by deed recorded as Document Number 2013-502019, Deed Records of Benton County, Oregon, said beginning point is of record per said deed as being on the East line of a 40 foot road 959.08 feet East and 569.32 feet South of the Northwest corner of the James A. Bennett Donation Land Claim No. 45, Township 12 South, Range 5 West of the Willamette Meridian in Benton County, Oregon; thence North 89°51'09"East 226.58 feet (North 89°53'East 226.26 feet per said deed) to the Northeast corner of said Siegner tract; thence South 90.00 feet to a 3/4 inch iron pipe marking the Southeast corner of said Siegner tract; thence South 89°51'16"West 226.20 feet (South 89°53'West 226.28 feet per said Siegner deed) to the Southwest corner of said Siegner tract; thence North 00°14'36"West 89.99 feet (North 90.00 feet per said deed) to the point of beginning.

Declaration

Know all persons by these presents that Mark B. Siegner and Tina A. Siegner are the recorded owners of the lands shown on the attached map and more particularly described in the Surveyor's Certificate and have caused same to be surveyed and platted into parcels as shown on the attached map. We hereby dedicate to the public, without reservation or restriction, the Right-of-Way Dedication shown and noted on the attached map. We hereby create the seven foot wide utility easement as shown and noted on the attached map.

Mark B. Siegner
Mark B. Siegner

Tina A. Siegner
Tina A. Siegner

A Partition Plat Consent Affidavit by Willamette Capital Company, an Oregon Corporation, has been recorded in the Benton County Deed Records as Document No. 2014-525782.

Acknowledgement

State of Oregon) S.S.
County of Benton)

This is to certify that on this 24th day of OCTOBER, 2014, before me, a Notary Public for the State of Oregon, in the County of Benton, did personally appear Mark B. Siegner and Tina A. Siegner, who are known to me to be the identical individuals described in and who executed the above instrument and acknowledged to me that the executed the same freely and voluntarily.

Cheryl L. VanVleet
Notary Signature

Cheryl L. VanVleet
Notary Public-Oregon (printed)

Commission No. 481059

My Commission Expires Aug. 25, 2017

Taxes

All taxes, Fees, Assessments and other charges as provided by ORS 92.095 have been paid through June 30, 2015

By: *Semi Udvalnik* 12-2-14
Director, Benton County Department of Assessment

For: *Rebecca V. Syme* 12-2-14
Director, Benton County Dept. of Finance, Auditing and Tax Collection

Approvals

Kevin Young 10-24-14
Corvallis Planning Division Manager

Greg A. Paul 10-29-14
Corvallis City Engineer

J. G. ... 12-3-14
Benton County Surveyor

Recording

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 2014-024 in the Benton County Records Document No. 2014-525780, on this 3rd day of December, 2014, at 1:33 O'clock P.M.

By: *Patricia Fleming*
for Benton County Clerk