

PARTITION PLAT 2015-019
A REPLAT OF LOT 3, BLOCK 2, HODGES ADDN
for
SHERALYN LEAVITT

in
SE QUARTER of SECTION 27
T 11 S, R 5 W, W.M.
CITY of CORVALLIS
BENTON COUNTY, OREGON

MAY 15, 2015

LEGEND

-Found survey monument - 3/4" iron pipe by Plat of HODGES ADDITION.
-Set monument - 5/8"x 30" rebar with red plastic cap, stamped "NORTHSTAR SURVEYING," unless otherwise noted.
- ().....Record data from Plat of HODGES ADDITION
- UE.....Utilities Easement

NARRATIVE

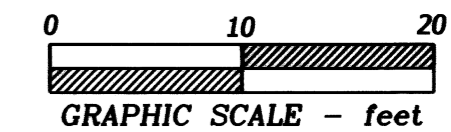
This Plat is the result of, and is in compliance with, the Conditions of Approval for City of Corvallis Planning Division Case MLP 15-00001. It effects the division of Lot 3, Block 2, HODGES ADDITION, into 2 Parcels.

I found original monuments (3/4" pipes) at all except the northwest corner of Lot 3. I found an original pipe at the northwest corner of Lot 5 and computed the NW corner of Lot 3 by proportionate measure between it and the SW corner of Lot 3.

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 3, Block 2, HODGES ADDITION, in the Southeast Quarter of Section 27, Township 11 South, Range 5 West, Willamette Meridian, City of Corvallis, Benton County, Oregon.



I hereby certify this to be a true and exact copy of the original plat.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

W.L. Lauer
OREGON
JULY 21, 1992
W. L. LAUER
2558
RENEWS 12/31/2016

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

DECLARATION

Know all persons by these presents that Sheralyn Leavitt is the recorded owner of the land represented on this Partition Plat, and more particularly described in the accompanying Surveyor's Certificate, and has caused same to be surveyed and platted into Parcels as shown hereon.

I hereby create the Utilities Easement as shown hereon for Franchise Utilities.

Sheralyn Leavitt

Sheralyn Leavitt

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

Signed and attested before me on this 20th day of May, 2015, by Sheralyn Leavitt.

Jessica Gayle Cosby signature of Notary

Jessica Gayle Cosby printed name of Notary

Notary Public - State of Oregon

Commission No. 468353

My Commission Expires May 13, 2016

APPROVALS City of Corvallis Case MLP 15-00001

Joann Young 7-16-2015
Corvallis Planning Division Manager date

Greg A. Kruel 07-24-15
Corvallis City Engineer date

Joe Mardis 8-4-15
Benton County Surveyor date

All Taxes, Fees, Assessments and other charges as provided by ORS 92.095 have been paid through June 30th, 2016

by *Jami Washburn* 8-3-15
Director, Benton County Dept. of Assessment date

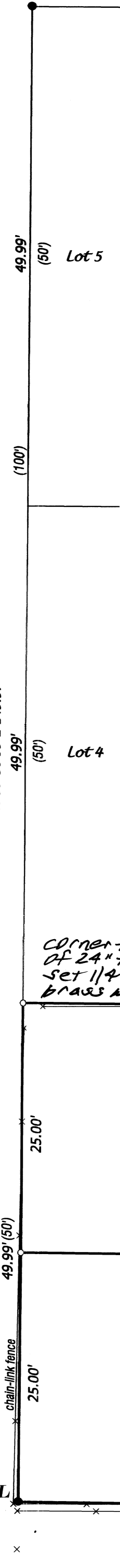
by *Rebecca Symone* 8-3-15
Director, Benton County Department of Finance, Auditing & Tax Collection date

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

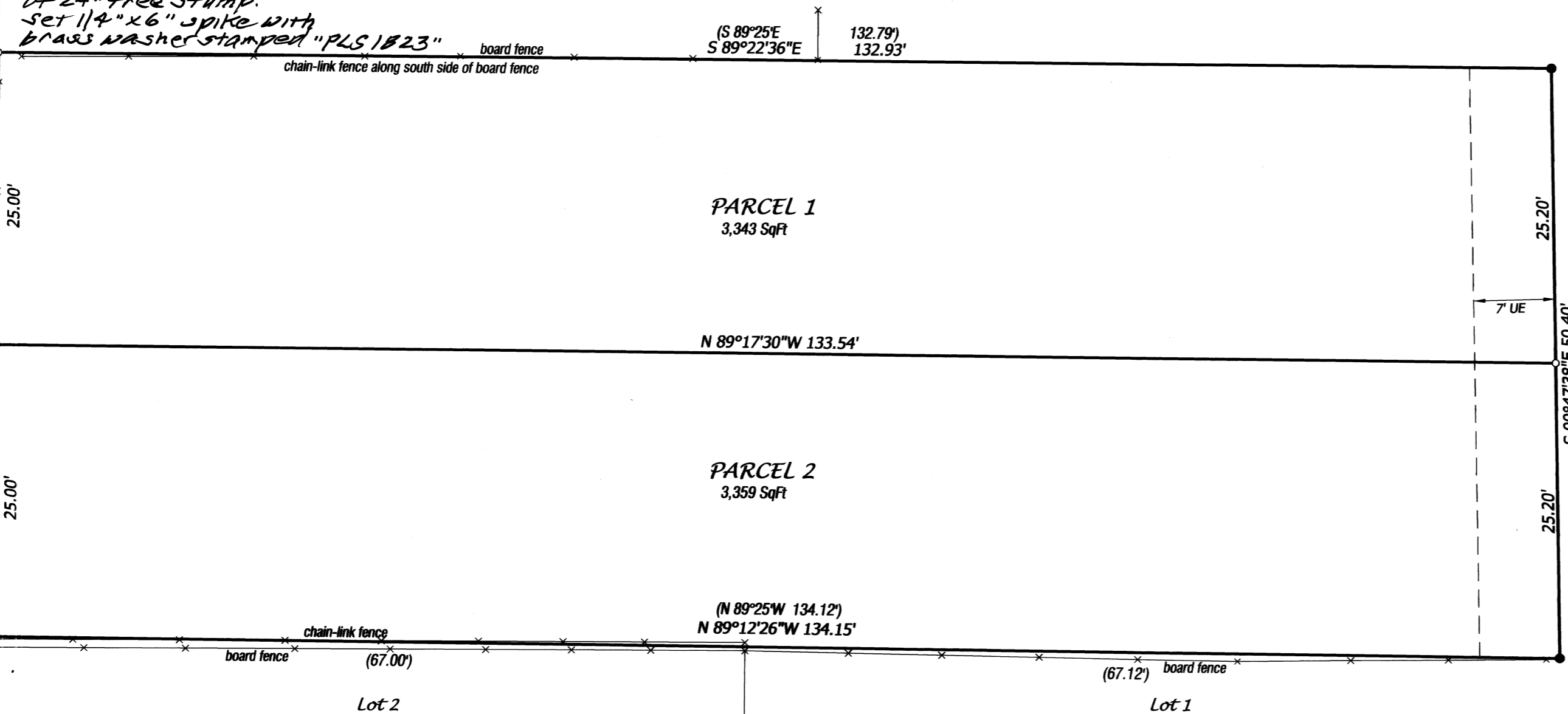
I hereby certify that the attached partition plat was received and duly recorded by me as Partition Plat 2015-019 in Benton County Records Document No. 2015-534912, on this 4 day of August, 2015, at 2:10 o'clock PM.

by *W*
for Benton County Clerk

BASIS OF BEARINGS
(N 0°36' E 150')
N 00°36'00" E 149.97'



corner falls in NW face of 24" tree stump. set 1 1/4" x 6" spike with brass washer stamped "PLS 1823"



INITIAL POINT

Lot 2 Lot 1