



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 or as witness corners to the true corners of the land represented on this Partition Plat. The land is described as follows:

That Tract of Land conveyed to Philomath Property 4, LLC by deed recorded as Document 2015-538930, Benton County Deed Records, said Tract lying in the Northwest Quarter of Section 12, Township 12 South, Range 6 West, Willamette Meridian, in the City of Philomath, Benton County, Oregon, and being more specifically described as follows:
Beginning at a 5/8" iron rod at the southwest corner of Parcel 1, Partition Plat 2001-07; THENCE S 84°16'15"E 545.00 feet to a 5/8" iron rod on the westerly right-of-way line of N. 11th Street; THENCE along said right-of-way line, S 00°54'50"W 306.25 feet to a 5/8" iron rod; THENCE leaving said right-of-way line, N 84°25'42"W 390.68 feet to a 5/8" iron rod; THENCE N 84°12'43"W 275.81 feet to a 58" iron rod; THENCE N 00°02'33"W 272.14 feet to a 5/8" iron rod; THENCE N 89°58'14"W 83.49 feet to a 5/8" iron rod on the easterly right-of-way line of N. 9th Street; THENCE along said right-of-way line, N 00°23'13"E 273.69 feet to a 5/8" iron rod; THENCE leaving said right-of-way line, S 84°19'09"E 212.29 feet to a 5/8" iron rod; THENCE S 00°53'13"W 230.00 feet to the point of beginning.

DECLARATION

Know all persons by these presents that Philomath Property 4, LLC 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 partitioned into Parcels as shown hereon.

We hereby dedicate the westerly 10 feet of even width of the property described herein to the public for road right-of-way purposes.

Phil Doud
Phil Doud
President, Philomath Property 4, LLC

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

Signed and attested before me on this 15th day of July, 2016 by Phil Doud as president of Philomath Property 4, LLC.

Ruth A. Post signature of Notary
Ruth A. Post printed name of Notary

Notary Public - State of Oregon
Commission No. 931911
My Commission Expires 8/28/18

APPROVALS P16-03

[Signature] 7/11/16
Planning Official date
City of Philomath
[Signature] 7/12/2016
Chairperson date
Benton County Board of Commissioners
[Signature] 7/12/2016
Benton County Surveyor date

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

by *[Signature]* 7-11-16
for Director, Benton County Dept. of Assessment date

by *[Signature]* 7-11-16
for Director, Benton County Department of Finance, Auditing & Tax Collection date

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

I hereby certify that this Partition Plat was received and duly recorded by me in the Benton County Deed Records in M-2016-546546, on this 13 day of July, 2016, at 9:51 o'clock A.M.

by *[Signature]*
for Benton County Clerk

PARTITION PLAT 2016-011
for
PHILOMATH PROPERTY 4, LLC
in
NW 1/4 of SECTION 12
T 12 S, R 6 W, W.M.
CITY OF PHILOMATH
BENTON COUNTY, OREGON
JUNE 14, 2016

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

I HEREBY CERTIFY THAT THIS DRAWING IS AN 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