

PARTITION PLAT No. 2020 - 005
 FOR
RICE FAMILY
 IN THE
 WEST HALF OF SECTION 15,
 ALL OF SECTION 14 AND
 NORTH HALF OF SECTION 23
 T 13 S, R 5 W, W.M.
 BENTON COUNTY, OREGON
 APRIL 6, 2020

FILE NUMBERS LU-19-038
 AND LU-19-075

SURVEYOR'S CERTIFICATE

I, Robert A. Cook, a registered professional land surveyor in the State of Oregon, hereby certify that I created this Plat using boundary data from Benton County surveys and deeds. The only surveying performed was to locate existing buildings and make sure any new lines were the required distances from these buildings. The property is described as follows:

That tract conveyed to Jeffrey R. Rice and Robyn G. Rice, Trustees of the Jeffrey R. Rice and Robyn G. Rice Living Rice Trust dated April 23, 2008, per 2008-437098, Benton County Records, lying in Sections 14, 15 and 23, Township 13 South, Range 5 West, Willamette Meridian, Benton County, Oregon, more particularly described as follows:

Beginning at a brass capped monument at the Northeast Corner of the Isaac Winkle DLC No. 47, said Township and Range, being the Rice Northeast Corner; thence along the East line of said Winkle Claim, S 00°40'00"E 1321.87 feet, more or less, to the Northwest Corner of Government Lot 2, said Section 14; thence along the North line of said Government Lot 2, S 89°50'00"E 41.97 feet, more or less to the West edge of Miller Lake; thence with the meanderings of the West edge of Miller lake by the following courses: S 52°00'00"W 99.00 feet; thence S 23°00'00"E 99.00 feet; thence S 35°00'00"E 396.00 feet; thence S 19°00'00"E 264.00 feet; thence S 23°00'00"W 99.00 feet; thence S 53°13'00"W 117.61 feet; thence leaving said Lake, S 83°55'00"W 5.00 chains to a 3/8" by 1-1/2" iron bar on the East line of said Winkle Claim lying N 00°31'00"W 43.31 chains from the Southeast Corner of said Winkle Claim; thence continuing S 83°55'00"W 20.653 chains to a 1/2" by 1-1/2" iron bar; thence S 39°13'W 3.023 chains to a 1/2" iron bar; thence S 39°13'W 12.422 chains to a 1" iron rod on the East side of Winkle Lake; thence S 84°17'W 6.632 chains to a 3/4" iron pipe on the West side of said Lake; thence N 19°W 11.10 chains to a 3/4" iron pipe on the South line of the North Half of said DLC 47; thence along said South line S 89°54'28"W 3093.61 feet, more or less, to the intersection of said South line with the centerline of State Highway 99W, being the Rice Southwest corner; thence along said centerline, N 04°27'09"E 2569.10 feet, more or less, to the intersection of said centerline with the East-West centerline of Section 15; thence leaving said Highway centerline, along the East-West centerline of Section 15, N 90°00'00"E 1187.59 feet, more or less, to a brass capped monument at the Quarter Corner of Sections 14 and 15; thence N 90°00'00"E 4355.09 feet to the point of beginning, containing 348.91 acres, more or less.

REGISTERED
**PROFESSIONAL
 LAND SURVEYOR**

OREGON
 JULY 26, 1988
ROBERT ALAN COOK
 2336

RENEWS: 12/31/2021

THIS IS AN EXACT COPY OF THE ORIGINAL
 PLAT.

DECLARATION

Know all persons by these presents that Jeffrey R. Rice and Robyn G. Rice, Trustees of the Jeffrey R. Rice and Robyn G. Rice Living Trust dated April 23, 2008 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 Access Easement as shown over Parcel 2 for the benefit of Parcels 1 and 2.

Jeffrey R. Rice
 Jeffrey R. Rice
 Trustee

Robyn G. Rice
 Robyn G. Rice
 Trustee

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

Signed and attested before me on this 21 day of July, 2020, by Jeffrey R. Rice and Robyn G. Rice, Trustees of the Jeffrey R. Rice and Robyn G. Rice Living Trust dated April 23, 2008.

Laural Howard signature of Notary

Laural Howard printed name of Notary

Notary Public - State of Oregon
 Commission No. 9820215
 My Commission Expires 4.14.2023

APPROVALS

Erin Vernet 8/3/2020
 Benton County Planning Official date

Joe G. Murphy 8-4-20
 Benton County Surveyor date

All Taxes, Fees, Assessments and other charges as provided by ORS 92.095 have been paid through June 30, 2021.

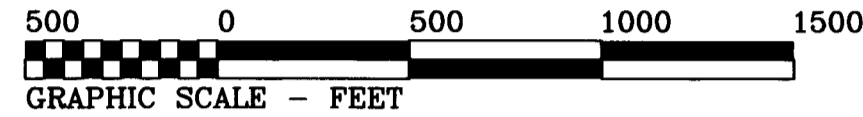
by *Joe G. Murphy* 7/24/2020
 Director, Benton County Dept. of Assessment date

by *Debrae Patten* 07/24/2020
 Benton County Tax Collector date

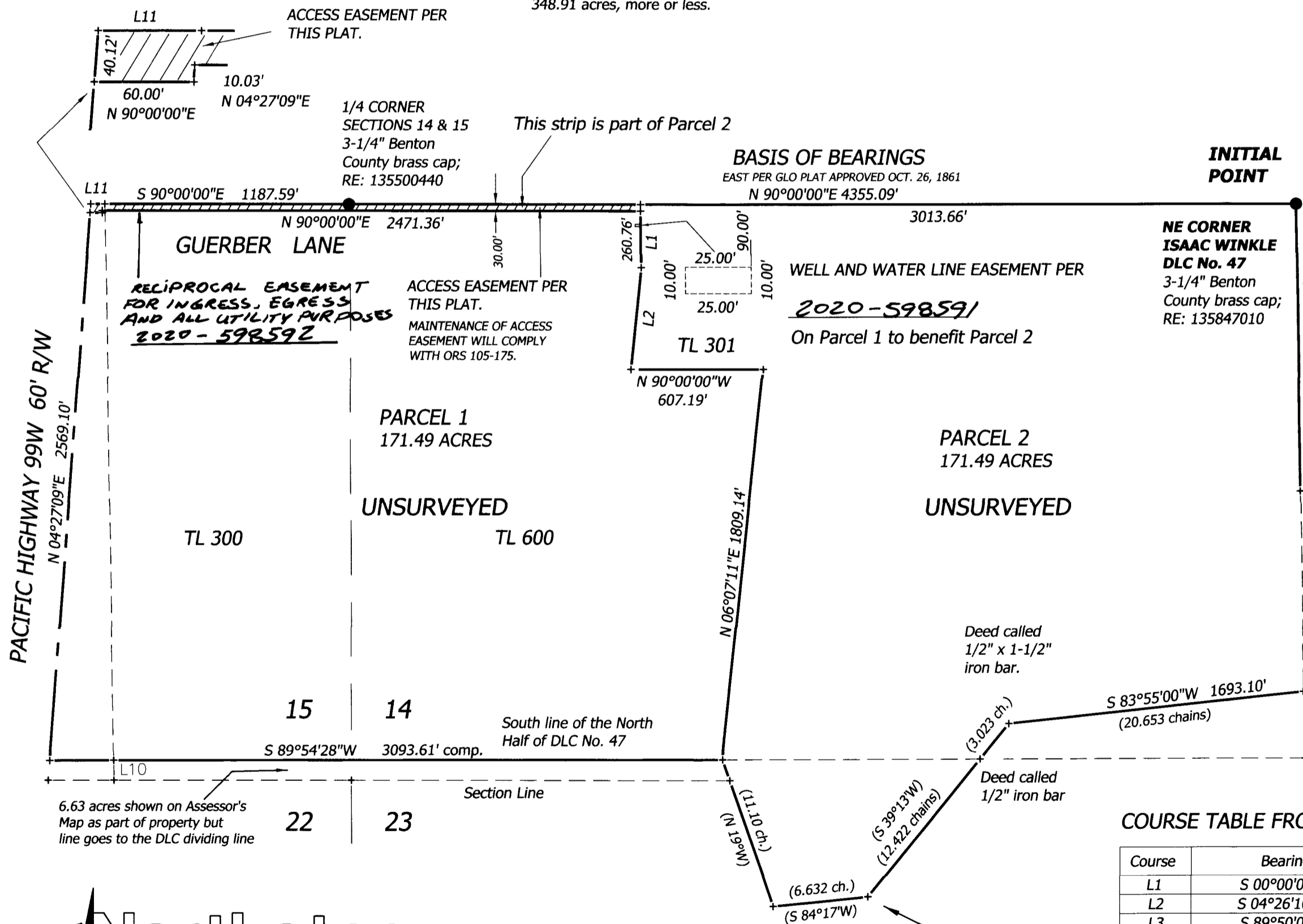
STATE OF OREGON)
 S.S.
 COUNTY OF BENTON)

I hereby certify that this partition plat was received and duly recorded by me as Partition Plat 2020-005 in the Benton County Deed Records as Document No. 2020-59890 on this 4th day of August, 2020, at 12:59 o'clock PM.

[Signature]
 Benton County Clerk



DETAIL SKETCH
 NOT TO SCALE



LEGEND

●Found Monument as noted.

+Computed position, nothing found or set.

Data of, or computed from, Document 2008-437098, Benton County Records

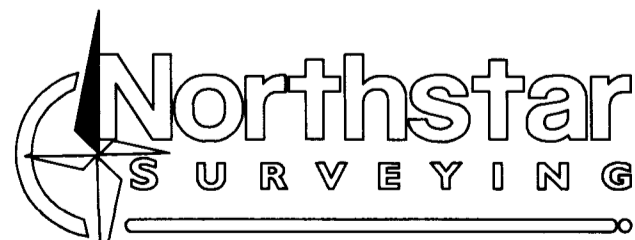
NOTE: All monuments found or set are within 1" of the ground surface unless otherwise stated.

NARRATIVE

The purpose of this survey was to locate enough survey monuments to be able to calculate a new line that divides this property and does not come too close to existing buildings (not shown). I tied into the NE DLC 47 corner and the 1/4 Corner as shown and oriented to the 2008 deed, EAST. I calculated the remainder of the property and placed the dividing line so as to split the acreage evenly as per my clients' instructions. Neither of these tracts are surveyed.

COURSE TABLE FROM DEED RECORD

Course	Bearing	Distance
L1	S 00°00'00" E	290.76'
L2	S 04°26'10" W	468.17'
L3	S 89°50'00" E	41.97'
L4	S 52°00'00" E	99.00'
L5	S 23°00'00" E	99.00'
L6	S 35°00'00" E	396.00'
L7	S 19°00'00" E	264.00'
L8	S 23°00'00" W	99.00'
L9	S 53°13'00" W	117.61'
L10	S 00°40'00" E	90.75'
L11	N 90°00'00" W	64.68'



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