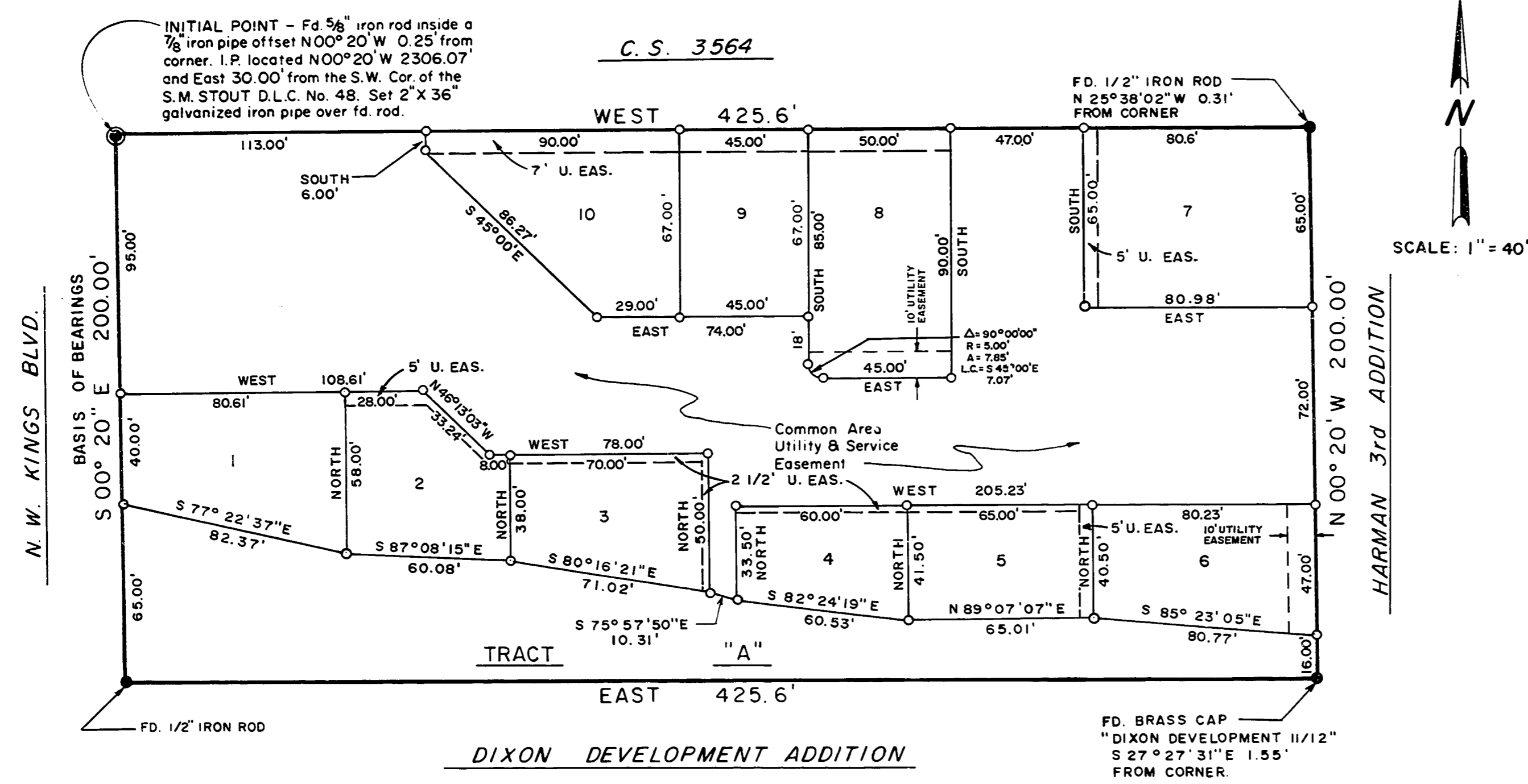


# DIXON CREEK MEDICAL COURT

IN THE N.E. 1/4 SEC. 27, T11S, R5W., W.M., S.M. STOUT D.L.C. NO. 48  
BENTON COUNTY, OREGON.



**SURVEYOR'S CERTIFICATE:**

I, DARRYL W. HARMS, REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON, BEING FIRST DULY SWORN, DO HEREBY DEPOSE AND SAY THAT DURING JULY 1979 I ACCURATELY SUBDIVIDED INTO LOTS AND TRACTS THE LANDS REPRESENTED ON THE ATTACHED MAP OF "DIXON CREEK MEDICAL COURT", THE BOUNDARY OF WHICH IS DESCRIBED AS FOLLOWS:

BEGINNING AT THE INITIAL POINT, A 2" x 36" GALVANIZED IRON PIPE SET 6" BELOW THE SURFACE OF THE GROUND, OVER A FOUND 5/8" IRON ROD, INSIDE A 7/8" IRON PIPE LOCATED AT A POINT ON THE EAST LINE OF KINGS BLVD. WHICH POINT IS NORTH 00°20' WEST 2306.07 FEET ALONG THE WEST CLAIM LINE AND EAST 30.00 FEET FROM THE SOUTHWEST CORNER OF THE S.M. STOUT DONATION LAND CLAIM NO. 48, TOWNSHIP 11 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, BENTON COUNTY, OREGON; THENCE SOUTH 00°20' EAST 0.25 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTH 00°20' EAST 200.00 FEET; THENCE EAST 425.6 FEET; THENCE NORTH 00°20' WEST 200.00 FEET; THENCE WEST 425.6 FEET TO THE TRUE POINT OF BEGINNING.

REGISTERED PROFESSIONAL LAND SURVEYOR  
*Darryl W. Harms*  
OREGON JULY 20 1976  
DARRYL W. HARMS  
1079

**APPROVALS:**

EXAMINED AND APPROVED THIS 28<sup>th</sup> DAY OF MARCH, 1980.  
*Paul Bost*  
CITY OF CORVALLIS SURVEYOR

EXAMINED AND APPROVED THIS 28<sup>th</sup> DAY OF MARCH, 1980.  
*Paul Bost*  
CORVALLIS CITY ENGINEER

EXAMINED AND APPROVED THIS 23<sup>rd</sup> DAY OF JULY, 1980.  
*Thomas A. ...*  
CORVALLIS PLANNING COMMISSION

I HEREBY CERTIFY THAT ALL AD VALOREM TAXES AND OTHER CHARGES REQUIRED BY LAW TO BE PLACED UPON THE TAX ROLL WHICH HAVE BECOME A LIEN ON THIS SUBDIVISION THAT ARE NOW DUE AND PAYABLE HAVE BEEN PAID TO THE 30<sup>th</sup> DAY OF June, 1980.  
*Chick ...*  
DIRECTOR OF FINANCE AND TAX COLLECTION

I HEREBY CERTIFY THAT ALL ASSESSMENTS AGAINST THIS PROPERTY HAVE BEEN PAID IN FULL THIS 23 DAY OF July, 1980.  
*Ken ...*  
CORVALLIS CITY RECORDER

I HEREBY CERTIFY THAT PURSUANT TO O.R.S. 92.095, ALL AD VALOREM TAXES, FEES, AND OTHER CHARGES REQUIRED BY LAW TO BE PLACED ON THE 1980-1981 TAX ROLL, WHICH BECAME A LIEN OR WILL BECOME A LIEN DURING THIS CALENDAR YEAR ON THIS SUBDIVISION, BUT NOT YET CERTIFIED TO THE TAX COLLECTOR FOR COLLECTION HAVE BEEN PAID TO ME THIS 21<sup>st</sup> DAY OF July, 1980.  
*Charles L. Anderson*  
BENTON COUNTY ASSESSOR

EXAMINED AND APPROVED ON THIS 29<sup>th</sup> DAY OF July, 1980.  
BENTON COUNTY BOARD OF COMMISSIONERS  
*Larry Callahan*  
CHAIRMAN  
*Dr. D. Schrock*  
COMMISSIONER  
*...*  
COMMISSIONER

**DEDICATION:**

KNOW ALL MEN BY THESE PRESENTS THAT MONTEREY DEVELOPMENT, A PARTNERSHIP OF VIRGIL A. JOHNSON, THEO ANDERSON, AND FRANK TUNNO, IS THE RECORDED OWNER OF THE LANDS REPRESENTED BY THE MAP SHOWN HEREON, AND PARTICULARLY DESCRIBED IN THE SURVEYOR'S CERTIFICATE HERETO ATTACHED, AND HAVE CAUSED SAME TO BE SURVEYED AND PLATTED INTO LOTS AND STREETS AS SHOWN ON THE PLAT AND TO BE DEDICATED: "DIXON CREEK MEDICAL COURT". THE UTILITY AND SERVICE EASEMENTS AS DESCRIBED ON THE ATTACHED MAP SHALL BE A PART OF THIS DEDICATION. TRACT "A" IS HEREBY DEDICATED TO THE CITY OF CORVALLIS FOR DRAINAGE WAY AND OPEN SPACE PURPOSES.

A PERPETUAL EASEMENT IS RESERVED FOR DRAINAGE AND UTILITY INSTALLATION, MAINTENANCE AND REPLACEMENT OVER AND UNDER THE GROUND IN STRIPS OF LAND 5 FEET IN EVEN WIDTH ADJOINING AND ABUTTING ALL PUBLIC RIGHTS-OF-WAY AND ALSO IN THE UTILITY EASEMENTS AS SHOWN AND MARKED ON THE ATTACHED MAP. THIS RESERVATION SHALL INCLUDE THE RIGHT OF INGRESS TO AND EGRESS FROM ANY AND ALL EASEMENTS IN ANY MANNER NECESSARY FOR THE PURPOSE OF CONSTRUCTION MAINTENANCE OR REMOVAL OF UTILITY EQUIPMENT PROVIDED THAT THE UTILITY USING THIS EASEMENT SHALL RESTORE THE PROPERTY AS NEAR AS PRACTICABLE TO ITS CONDITION PRIOR TO SAID INSTALLATION OR MAINTENANCE.

*Virgil A. Johnson* *Theo Anderson* *Frank Tunno*  
VERGIL A. JOHNSON THEO ANDERSON FRANK TUNNO  
*Virgil A. Johnson P.O.A.*  
Attorney in Court

**ACKNOWLEDGEMENT:**

STATE OF OREGON )  
COUNTY OF BENTON ) s.s.

THIS IS TO CERTIFY THAT ON THE 11<sup>th</sup> DAY OF March, 1980, DID PERSONALLY APPEAR BEFORE ME A NOTARY PUBLIC FOR THE STATE OF OREGON IN THE COUNTY OF BENTON, VIRGIL A. JOHNSON, THEO ANDERSON, FRANK TUNNO, WHO ARE PERSONALLY KNOWN TO ME AND TO BE THE IDENTICAL PERSONS DESCRIBED IN AND WHO EXECUTED THE ABOVE INSTRUMENT AND ACKNOWLEDGE TO ME THAT THEY EXECUTED THE SAME FREELY AND VOLUNTARILY.

IN WITNESS WHEREOF I HAVE SET HEREUNTO MY HAND AND NOTARIAL SEAL THE DAY AND YEAR LAST WRITTEN ABOVE.

*James L. Heise...*  
8-5-83

**LEGEND**  
● — PROPERTY PINS OF RECORD. (AS NOTED)  
○ — 5/8" IRON ROD SET.

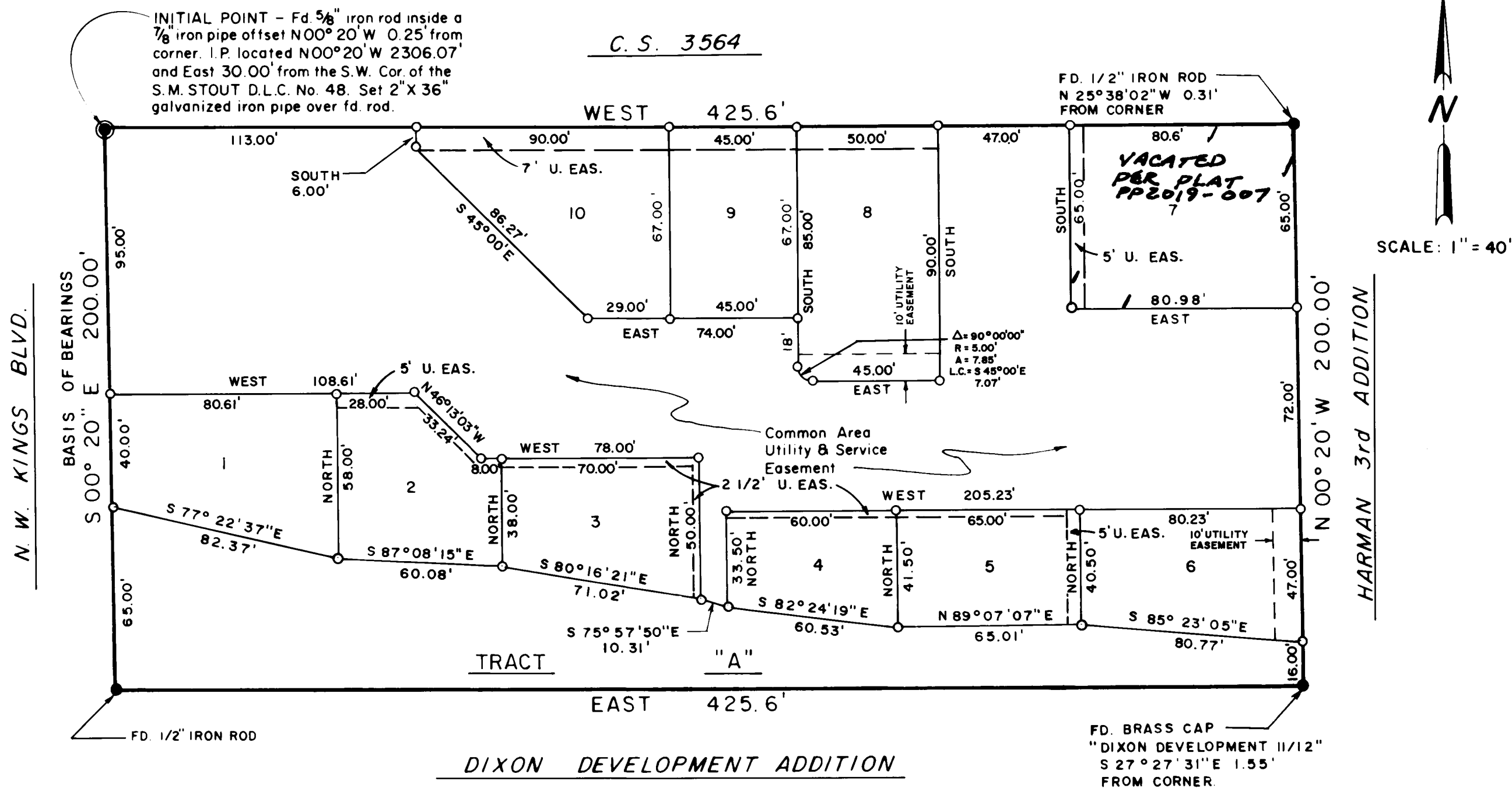
**REFERENCE SURVEYS**  
C.S. 4276  
C.S. 3564  
B 189, P 388  
B 79, P 636  
M 97923

I HEREBY CERTIFY THIS TO BE A TRUE AND CORRECT COPY OF THE ORIGINAL  
*Darryl W. Harms*

I hereby certify this copy to be a true, full and correct copy of the original now on record in my office.  
DARRYL W. HARMS  
Director of Records and Elections  
By *James L. Heise...*  
Deputy

# DIXON CREEK MEDICAL COURT

IN THE N.E. 1/4 SEC. 27, T11S, R5W., W.M., S.M. STOUT D.L.C. NO. 48  
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REGISTERED PROFESSIONAL LAND SURVEYOR

Darryl W. Harms

OREGON  
JULY 30, 1916  
DARRYL W. HARMS  
1079

**APPROVALS:**

EXAMINED AND APPROVED THIS 28<sup>th</sup> DAY OF MARCH, 1980.

*Paul Burt*  
CITY OF CORVALLIS SURVEYOR

EXAMINED AND APPROVED THIS 28<sup>th</sup> DAY OF MARCH, 1980.

*Paul Burt*  
CORVALLIS CITY ENGINEER

EXAMINED AND APPROVED THIS 23<sup>rd</sup> DAY OF JULY, 1980.

*Thomas Slack*  
CORVALLIS PLANNING COMMISSION

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*Chad Rupp* 7/21/80  
DIRECTOR OF FINANCE AND TAX COLLECTION

I HEREBY CERTIFY THAT ALL ASSESSMENTS AGAINST THIS PROPERTY HAVE BEEN PAID IN FULL THIS 23 DAY OF July, 1980.

*Kennel M. Thompson*  
CORVALLIS CITY RECORDER

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*Charles L. Anderson*  
BENTON COUNTY ASSESSOR

EXAMINED AND APPROVED ON THIS 29<sup>th</sup> DAY OF July, 1980.

BENTON COUNTY BOARD OF COMMISSIONERS

*Larry Callahan*  
CHAIRMAN

*Dale A. Schrock*  
COMMISSIONER

*Barbara Ross*  
COMMISSIONER

**LEGEND**

- — PROPERTY PINS OF RECORD. (AS NOTED)
- — 5/8" IRON ROD SET.

**REFERENCE SURVEYS**

- C.S. 4276
- C.S. 3564
- B 189, P 388
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*Virgil A. Johnson Theo Anderson Frank P. Tunno*  
VIRGIL A. JOHNSON THEO ANDERSON FRANK TUNNO  
*Virgil A. Johnson P.O.A.*  
Attorney in Fact

**ACKNOWLEDGEMENT:**

STATE OF OREGON }  
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IN WITNESS WHEREOF I HAVE SET HEREUNTO MY HAND AND NOTARIAL SEAL THE DAY AND YEAR LAST WRITTEN ABOVE.

*Kenneth L. Heinisch* expires 8-5-83  
Notary Public

I HEREBY CERTIFY THIS TO BE A TRUE AND CORRECT COPY OF THE ORIGINAL

*Darryl W. Harms*

I hereby certify this copy to be a true, full and correct copy of the original now on record in my office.  
DARRYL W. HARMS  
Director of Records and Elections  
By *Penelope H. Anderson*  
Deputy