

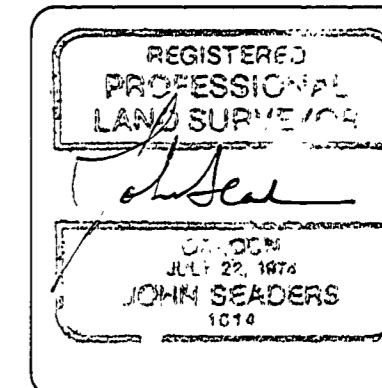
Book 9 Page 66

COUNTRY CLUB MEADOWS

LOCATED IN
SW 1/4 SEC 3, T12S, R5W, W.M.
PRIOR SCOTT DLC No. 44
CITY OF CORVALLIS
BENTON COUNTY, OREGON
MAY 20, 1997
PAGE 2 OF 2

MSS INC
531 SW 4TH
CORVALLIS, OR 97333
(541) 753-1320
05/97/DM/Y145PLAT

I HEREBY CERTIFY THIS
TO BE AN EXACT COPY
OF THE ORIGINAL PLAT
BY: John Seaders
JOHN SEADERS



EXPIRES 06/30/98

APPROVALS

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 1997-1998 TAX ROLL, WHICH BECAME A LIEN OR WILL BECOME A LIEN ON THIS SUBDIVISION DURING THIS TAX YEAR, BUT NOT YET CERTIFIED TO THE TAX COLLECTOR FOR COLLECTION, HAVE BEEN PAID TO ME THIS 20th DAY OF August, 1997.

BY: Don E. Farrell ACTING ASSESSOR 8/20/97
DIRECTOR, BENTON COUNTY DEPT. OF ASSESSMENT

I HEREBY CERTIFY THAT ALL AD VALOREM TAXES AND OTHER CHARGES REQUIRED BY LAW TO BE PLACED UPON THE TAX ROLLS WHICH HAVE BECOME A LIEN ON THIS SUBDIVISION THAT ARE NOW DUE AND PAYABLE HAVE BEEN PAID TO THE DATE OF June 30, 1998.

BY: Mary K. O'Leary 8/25/97
DIRECTOR, BENTON COUNTY DEPT. OF FINANCE, AUDITING, AND TAX COLLECTION

I HEREBY CERTIFY THAT ALL ASSESSMENTS AGAINST THIS PROPERTY HAVE BEEN PAID IN FULL.

BY: Nancy B... 9/14/97
CITY OF CORVALLIS FINANCE DIRECTOR DATE

APPROVED: [Signature] 9/16/97
CITY OF CORVALLIS ENGINEER DATE

APPROVED: Ray Wilson 9-24-97
FOR BENTON COUNTY SURVEYOR DATE

APPROVED: PANCEOSM 9/17/97
CHAIRPERSON, CITY OF CORVALLIS PLANNING COMMISSION DATE

APPROVED: Carole R. Adams 9-24-97
CHAIRPERSON, BENTON COUNTY BOARD OF COMMISSIONERS DATE

STATE OF OREGON)
)SS
COUNTY OF BENTON)

I HEREBY CERTIFY THAT THE PLAT OF COUNTRY CLUB MEADOWS WAS RECEIVED AND DULY RECORDED BY ME IN THE BENTON COUNTY RECORD OF SUBDIVISION PLATS, BOOK 9, PAGE 66, ON THIS 26th DAY OF September, 1997, AT 10:18 O'CLOCK AM.

BY: Kathleen Horning
For BENTON COUNTY CLERK
Sr. Deputy Clerk

SURVEYOR'S CERTIFICATE

I, JOHN SEADERS, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON, HEREBY CERTIFY THAT I DID ACCURATELY SURVEY, SUBDIVIDE, AND PLAT INTO LOTS AND STREET RIGHTS-OF-WAY THE LANDS REPRESENTED ON THE ATTACHED MAP OF "COUNTRY CLUB MEADOWS", THE BOUNDARY OF WHICH IS AS FOLLOWS:

ALL OF PARCEL 2 OF PARTITION PLAT 96-09, IN THE SOUTHWEST 1/4 OF SECTION 3, TOWNSHIP 12 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, AND BEING IN THE PRIOR SCOTT DONATION LAND CLAIM No. 44, CITY OF CORVALLIS, BENTON COUNTY, OREGON.

DECLARATION

KNOW ALL PERSONS BY THESE PRESENTS THAT STEVEN L. KING IS RECORDED OWNER OF THE LANDS REPRESENTED ON THE ATTACHED MAP AND PARTICULARLY DESCRIBED ON THE SURVEYOR'S CERTIFICATE HEREUNTO ATTACHED AND HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED INTO LOTS AND STREETS AS SHOWN ON THE ATTACHED PLAT AND TO BE DEDICATED AS "COUNTRY CLUB MEADOWS" AND DOES HEREBY DEDICATE TO THE PUBLIC USE FOREVER, WITHOUT RESERVATION OR RESTRICTION, THE EASEMENTS AND STREET RIGHTS-OF-WAY AS SHOWN, FOR SAID PURPOSES RESPECTIVELY.

A PRIVATE ACCESS EASEMENT TO BENEFIT LOT 51 IS HEREBY CREATED OVER LOT 50 FOR THE PURPOSE OF A COMMON DRIVEWAY. MAINTENANCE OF SAID DRIVEWAY WILL BE EQUALLY SHARED BY LOTS 50 AND 51.

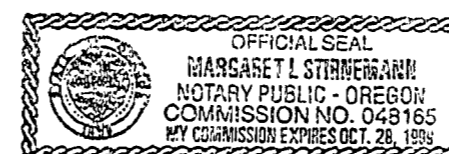
BY: Steven L. King
STEVEN L. KING

ACKNOWLEDGEMENT

STATE OF OREGON)
)SS
COUNTY OF BENTON)

THIS IS TO CERTIFY THAT ON THIS 30 DAY OF June, 1997, BEFORE ME, A NOTARY PUBLIC FOR THE STATE OF OREGON, IN THE COUNTY OF BENTON, DID PERSONALLY APPEAR STEVEN L. KING, WHO IS KNOWN TO ME TO BE THE IDENTICAL PERSON DESCRIBED IN AND WHO EXECUTED THE ABOVE INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE DID SO FREELY AND VOLUNTARILY.

[Signature]
NOTARY PUBLIC FOR THE STATE OF OREGON



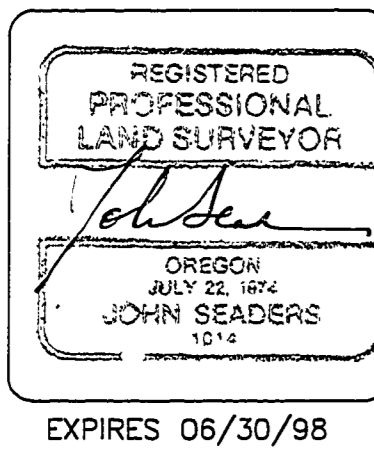
SURVEYOR'S NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO SUBDIVIDE PARCEL 2 OF PARTITION PLAT 96-09 AS PER CITY OF CORVALLIS CASE S-95-4. I HELD THE BOUNDARIES AS DETERMINED BY SAID PARTITION PLAT, EXCEPT FOR THE MONUMENT AT (A). I SURVEYED THE STREET CENTERLINE MONUMENTS AND DETERMINED THAT THE MONUMENT AT (A) WAS NOT AT THE LOCATION OF THE INTERSECTION OF THE STREET RIGHT-OF-WAY WITH THE BOUNDS OF THE SUBDIVISION. I HELD THE CALCULATED INTERSECTION LOCATION OVER THE MONUMENT LOCATION.

FOR FURTHER DEED RESTRICTIONS SEE M-235142-97
AND M-235143-97 OF THE BENTON
COUNTY DEED RECORDS

Book 9 Page 64

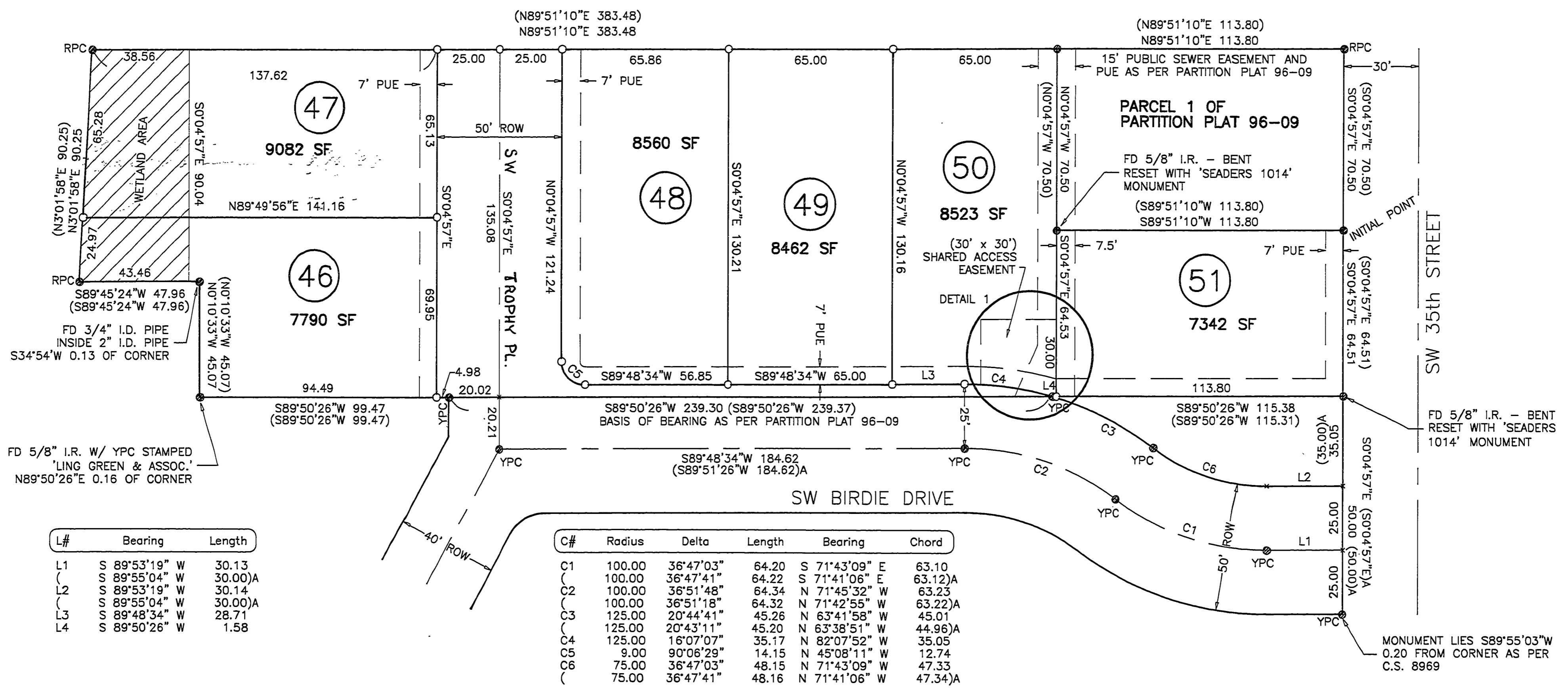
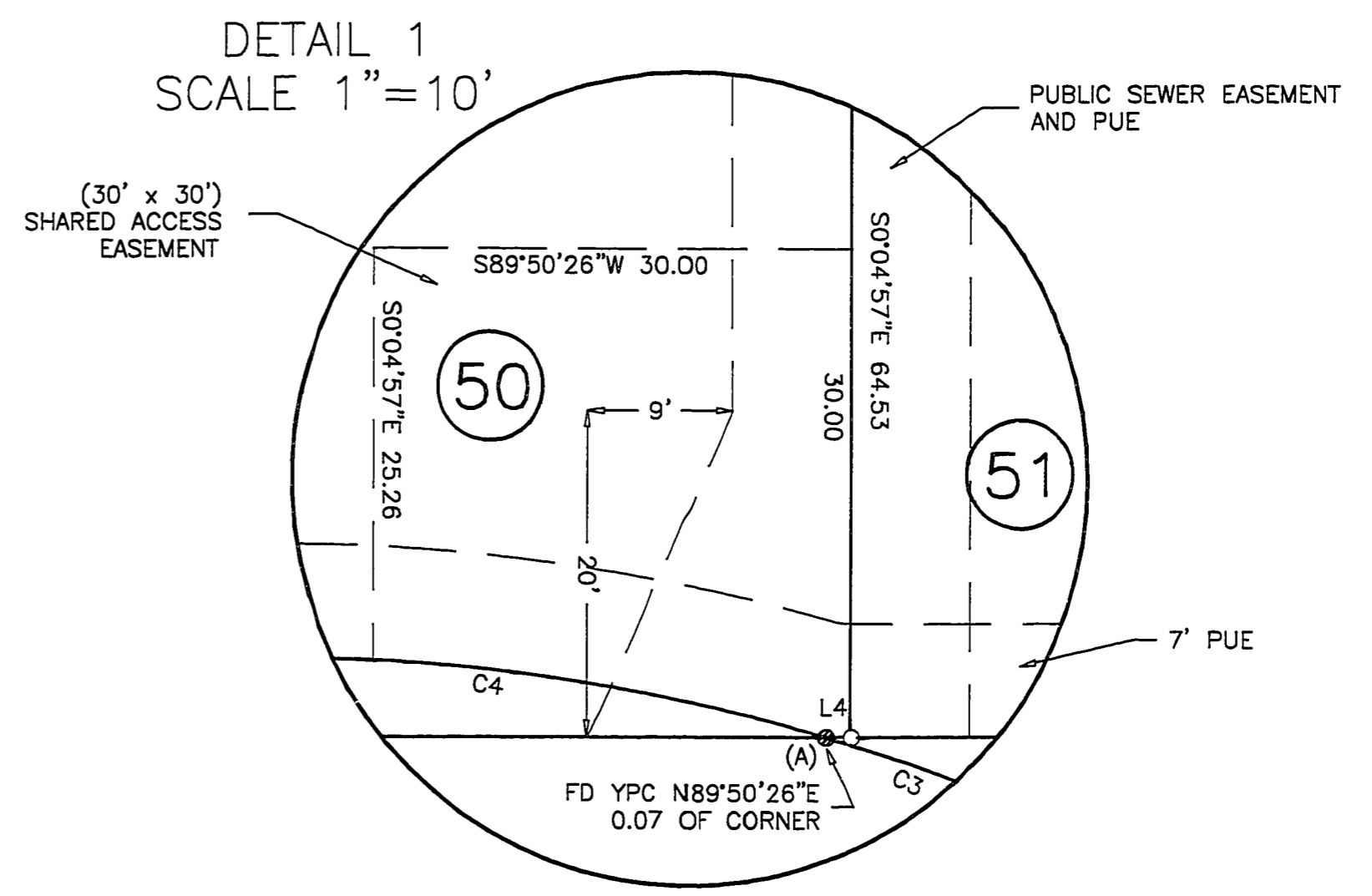
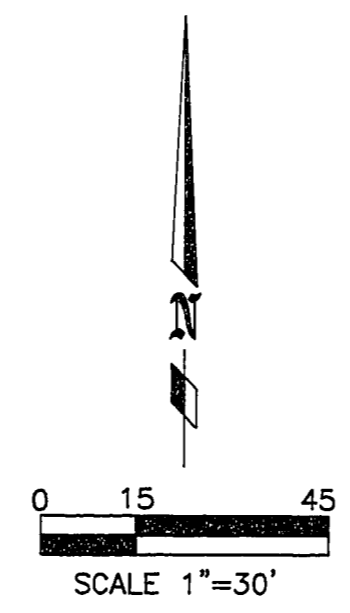
COUNTRY CLUB MEADOWS
 LOCATED IN
 SW 1/4 SEC 3, T12S, R5W, W.M.
 PRIOR SCOTT DLC No. 44
 CITY OF CORVALLIS
 BENTON COUNTY, OREGON
 MAY 20, 1997
 PAGE 1 OF 2



I HEREBY CERTIFY THIS TO BE AN EXACT COPY OF THE ORIGINAL PLAT
 BY: *John Seaders*
 JOHN SEADERS

MSS INC
 531 SW 4TH
 CORVALLIS, OR 97333
 (541) 753-1320
 05/97/DM/Y145PLAT

- LEGEND**
- SET 5/8" x 30" I.R. W/ YPC STAMPED 'SEADERS 1014'
 - FD 5/8" I.R. W/ YPC STAMPED 'SEADERS 1014' AS PER PARTITION PLAT 96-09, UNLESS OTHERWISE NOTED
 - RPC FD 5/8" I.R. W/ RPC STAMPED 'NORTHSTAR PLS 1823'
 - YPC FD 5/8" I.R. W/ YPC STAMPED 'DARRYL HARMS PLS 1079'
 - () DATA OF, OR COMPUTED FROM, PARTITION PLAT 96-09
 - () A DATA FROM PLAT OF COUNTRY CLUB MEADOWS
 - C# CURVE NUMBER - SEE CURVE TABLE
 - L# LINE NUMBER - SEE LINE TABLE
 - I.R. IRON ROD
 - YPC YELLOW PLASTIC CAP
 - PUE PUBLIC UTILITY EASEMENT
 - RPC RED PLASTIC CAP



L#	Bearing	Length
L1	S 89°53'19" W	30.13
(	S 89°55'04" W	30.00)A
L2	S 89°53'19" W	30.14
(	S 89°55'04" W	30.00)A
L3	S 89°48'34" W	28.71
L4	S 89°50'26" W	1.58

C#	Radius	Delta	Length	Bearing	Chord
C1	100.00	36°47'03"	64.20	S 71°43'09" E	63.10
(	100.00	36°47'41"	64.22	S 71°41'06" E	63.12)A
C2	100.00	36°51'48"	64.34	N 71°45'32" W	63.23
(	100.00	36°51'18"	64.32	N 71°42'55" W	63.22)A
C3	125.00	20°44'41"	45.26	N 63°41'58" W	45.01
(	125.00	20°43'11"	45.20	N 63°38'51" W	44.96)A
C4	125.00	16°07'07"	35.17	N 82°07'52" W	35.05
C5	9.00	90°06'29"	14.15	N 45°08'11" W	12.74
C6	75.00	36°47'03"	48.15	N 71°43'09" W	47.33
(	75.00	36°47'41"	48.16	N 71°41'06" W	47.34)A

MONUMENT LIES S89°55'03"W 0.20 FROM CORNER AS PER C.S. 8969