

# GRAND OAKS SUMMIT NO. 2

BEING A REPLAT OF A PORTION OF PARCEL 1,  
PARTITION PLAT NO. 1998-58  
IN THE JOHN TRAPP D.L.C. NO. 38

NW1/4 AND NE1/4 SECTION 5, T.12S., R.5W., W.M.

CITY OF CORVALLIS  
BENTON COUNTY, OREGON

SURVEYED FEBRUARY 16, 1999

SHEET 1 OF 5



## SURVEYOR'S CERTIFICATE

I GARY E. PAUL, HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LANDS REPRESENTED ON THE ANNEXED MAP OF "GRAND OAKS SUMMIT NO. 2", SITUATED IN THE NORTHWEST ONE-QUARTER AND NORTHEAST ONE-QUARTER OF SECTION 5, TOWNSHIP 12 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, CITY OF CORVALLIS, BENTON COUNTY, OREGON AND THAT AT THE INITIAL POINT OF SAID SURVEY I FOUND A 5/8-INCH IRON ROD WITH A YELLOW, PLASTIC CAP INSCRIBED "OTAK, INC.", SAID POINT BEING THE MOST NORTHERLY CORNER OF LOT 1, "GRAND OAKS SUMMIT", A DULY RECORDED PLAT IN BENTON COUNTY. FROM SAID INITIAL POINT I TRACED THE BOUNDARY OF SAID "GRAND OAKS SUMMIT" ALONG THE FOLLOWING COURSES: S.32°42'24"W., 32.42 FEET; S.02°03'30"W., 294.63 FEET; S.87°56'30"E., 7.37 FEET; AND S.02°03'30"W., 538.52 FEET TO THE NORTHERLY RIGHT OF WAY LINE OF S.W. WEST HILLS ROAD, COUNTY ROAD NO. 25320; THENCE N.88°04'00"W. ALONG SAID NORTHERLY RIGHT OF WAY LINE, 447.50 FEET; THENCE CONTINUING ALONG SAID NORTHERLY RIGHT OF WAY LINE N.88°06'50"W., 348.41 FEET TO THE SOUTHEAST CORNER OF PARCEL 3, PARTITION PLAT NO. 1998-58, BENTON COUNTY SURVEY RECORDS; THENCE TRACING THE EASTERLY LINE OF SAID PARCEL 3 ALONG THE FOLLOWING COURSES: N.01°53'10"E., 10.50 FEET TO A POINT OF NON-TANGENT CURVATURE; NORTHEASTERLY ALONG THE ARC OF A 35.00 FOOT RADIUS CURVE LEFT (THE RADIUS POINT OF WHICH BEARS N.01°53'10"E.) THROUGH A CENTRAL ANGLE OF 89°42'40", 54.80 FEET (CHORD BEARS N.47°01'50"E., 49.37 FEET); N.02°10'30"E., 13.55 FEET TO THE POINT OF CURVE LEFT OF A 88.00 FOOT RADIUS CURVE; ALONG THE ARC OF SAID CURVE LEFT THROUGH A CENTRAL ANGLE OF 45°07'00", 69.29 FEET (CHORD BEARS N.20°23'00"W., 67.52 FEET); N.42°56'30"W., 7.73 FEET TO THE POINT OF CURVE RIGHT OF A 226.00 FOOT RADIUS CURVE; ALONG THE ARC OF SAID CURVE RIGHT THROUGH A CENTRAL ANGLE OF 45°00'00", 177.50 FEET (CHORD BEARS N.20°26'30"W., 172.97 FEET; AND N.02°03'30"E., 459.08 FEET TO THE WESTERLY EXTENSION OF THE NORTHERLY LINE OF PARCEL 1, PARTITION PLAT 1998-58, BENTON COUNTY SURVEY RECORDS; THENCE TRACING SAID WESTERLY EXTENSION AND NORTHERLY LINE ALONG THE FOLLOWING COURSES: S.87°56'30"E., 179.24 FEET; N.69°56'58"E., 40.79 FEET; N.47°03'30"E., 179.96 FEET; S.42°56'30"E., 12.50 FEET; N.47°03'30"E., 210.00 FEET; N.60°54'50"E., 62.19 FEET; N.75°45'50"E., 63.01 FEET; N.86°21'16"E., 52.35 FEET; S.87°56'30"E., 75.00 FEET; S.02°03'30"W., 109.50 FEET; S.87°59'30"E., 91.46 FEET TO THE POINT OF CURVE LEFT OF A 13.00 FOOT RADIUS CURVE; AND ALONG THE ARC OF SAID CURVE LEFT THROUGH A CENTRAL ANGLE OF 77°35'54", 17.61 FEET (CHORD BEARS N.53°15'33"E., 16.29 FEET) TO THE NORTHWEST CORNER OF SAID "GRAND OAKS SUMMIT" AND A POINT OF NON-TANGENT CURVATURE; THENCE TRACING THE BOUNDARY OF SAID "GRAND OAKS SUMMIT" ALONG THE FOLLOWING COURSES: SOUTHWESTERLY ALONG THE ARC OF A 136.00 FOOT RADIUS CURVE LEFT (THE RADIUS POINT OF WHICH BEARS S.75°32'24"E.) THROUGH A CENTRAL ANGLE OF 122°4'06", 29.44 FEET (CHORD BEARS S.08°15'33"W., 29.38 FEET); S.02°03'30"W., 14.00 FEET TO THE POINT OF CURVE LEFT OF A 136.00 FOOT RADIUS CURVE; AND ALONG THE ARC OF SAID CURVE LEFT THROUGH A CENTRAL ANGLE OF 34°43'43", 82.43 FEET (CHORD BEARS S.15°18'22"E., 81.18 FEET) TO THE INITIAL POINT. CONTAINS 17.650 ACRES, MORE OR LESS.

AS PER O.R.S. 92.070(2), I, GARY E. PAUL, ALSO CERTIFY THAT THE POSTMONUMENTATION OF THE STREET CENTERLINE MONUMENTS WITHIN THIS SUBDIVISION WILL BE ACCOMPLISHED WITHIN 90 CALENDAR DAYS FOLLOWING THE COMPLETION OF THE PAVING OF IMPROVEMENTS, OR WITHIN ONE YEAR FOLLOWING THE ORIGINAL PLAT RECORDATION, WHICHEVER COMES FIRST, IN ACCORDANCE WITH O.R.S. 92.060.

AS PER O.R.S. 92.070(2), I, GARY E. PAUL, ALSO CERTIFY THAT THE POSTMONUMENTATION OF THE STREET CENTERLINE MONUMENTS WITHIN THIS SUBDIVISION WILL BE ACCOMPLISHED WITHIN 90 CALENDAR DAYS FOLLOWING THE COMPLETION OF THE PAVING OF IMPROVEMENTS, OR WITHIN ONE YEAR FOLLOWING THE ORIGINAL PLAT RECORDATION, WHICHEVER COMES FIRST, IN ACCORDANCE WITH O.R.S. 92.060.

*Gary E. Paul*  
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 2698

REGISTERED PROFESSIONAL LAND SURVEYOR

*Gary E. Paul*  
OREGON  
JANUARY 17, 1995  
GARY E. PAUL  
2698

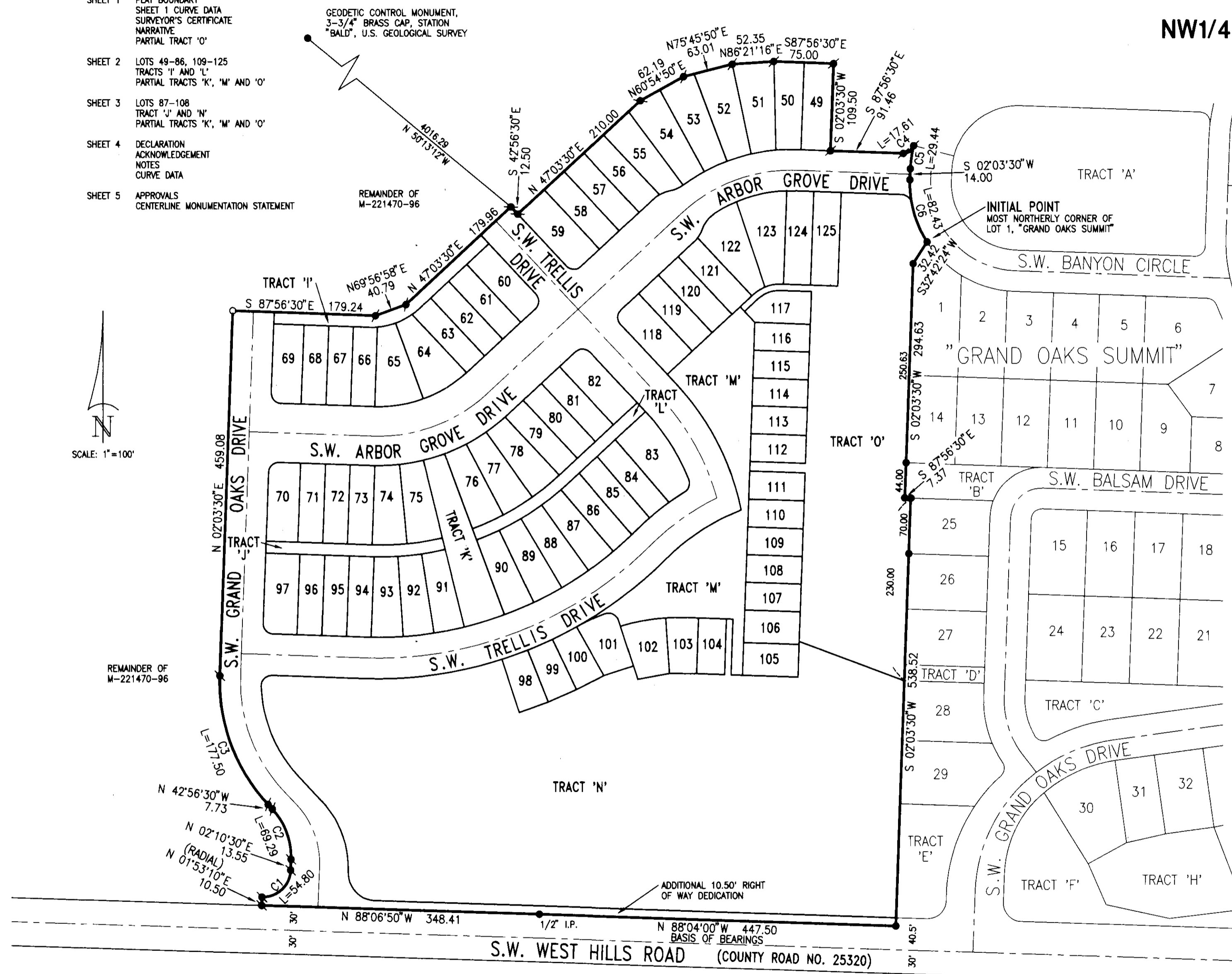
RENEWAL 12/31/2000

THIS IS AN EXACT COPY OF THE ORIGINAL PLAT "GRAND OAKS SUMMIT NO. 2"

*Gary E. Paul*  
P.L.S. NO. 2698

## TABLE OF CONTENTS

- SHEET 1 PLAT BOUNDARY  
SHEET 1 CURVE DATA  
SURVEYOR'S CERTIFICATE  
NARRATIVE  
PARTIAL TRACT 'O'
- SHEET 2 LOTS 49-86, 109-125  
TRACTS 'I' AND 'L'  
PARTIAL TRACTS 'K', 'M' AND 'O'
- SHEET 3 LOTS 87-108  
TRACT 'J' AND 'N'  
PARTIAL TRACTS 'K', 'M' AND 'O'
- SHEET 4 DECLARATION  
ACKNOWLEDGEMENT  
NOTES  
CURVE DATA
- SHEET 5 APPROVALS  
CENTERLINE MONUMENTATION STATEMENT



## LEGEND

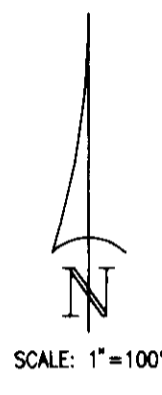
- DENOTES 5/8" x 30" IRON ROD WITH YELLOW, PLASTIC CAP INSCRIBED "OTAK, INC." SET.
- DENOTES 5/8" IRON ROD WITH YELLOW, PLASTIC CAP INSCRIBED "OTAK, INC." FOUND AS SET FOR "GRAND OAKS SUMMIT" UNLESS OTHERWISE NOTED.
- DENOTES 5/8" IRON ROD WITH YELLOW, PLASTIC CAP INSCRIBED "OTAK, INC." FOUND AS SET FOR PARTITION PLAT NO. 1998-58.
- I.P. DENOTES IRON PIPE, MEASURED INSIDE DIAMETER
- L DENOTES ARC LENGTH.
- M-# DENOTES DOCUMENT NO., BENTON COUNTY DEED RECORDS

## SHEET 1 CURVE DATA

CURVE	DELTA	RADIUS	ARC	CHORD	CHORD BRG
1	89°42'40"	35.00	54.80	49.37	N 47°01'50"E
2	45°07'00"	88.00	69.29	67.52	N 20°23'00"W
3	45°00'00"	226.00	177.50	172.97	N 20°26'30"W
4	77°35'54"	13.00	17.61	16.29	N 53°15'33"E
5	122°4'06"	136.00	29.44	29.38	S 08°15'33"W
6	34°43'43"	136.00	82.43	81.18	S 15°18'22"E

## NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO SUBDIVIDE THAT TRACT OF LAND AS DESCRIBED IN THE ACCOMPANYING SURVEYOR'S CERTIFICATE AND AS SHOWN. THE BASIS OF BEARINGS (N.88°04'00"W.) IS THE NORTHERLY RIGHT OF WAY LINE OF S.W. WEST HILLS ROAD PER C.S. 9210, BENTON COUNTY SURVEY RECORDS. S.W. WEST HILLS ROAD RIGHT OF WAY IS PER SAID C.S. 9210. THE WEST BOUNDARY LINES ARE PER THE PLAT OF "GRAND OAKS SUMMIT". THE EAST AND NORTH BOUNDARY LINES ARE PER PARTITION PLAT 1998-58, BENTON COUNTY SURVEY RECORDS. THE BASIS OF BEARINGS PER C.S. 9210 IS THE OREGON STATE PLANE COORDINATE SYSTEM OF 1983, NORTH ZONE, BASED ON GPS OBSERVATIONS FROM STATION "BALD" ADJUSTED PER NGS JULY 1996 DATA SHEETS. DISTANCES SHOWN REPRESENT GROUND SURFACE VALUES. MULTIPLY BY 0.999938386 TO CONVERT GROUND DISTANCES TO GRID. MEASURED BOUNDARY DISTANCES AND BEARINGS ARE THE SAME AS SAID RECORD USED.



REMAINDER OF M-221470-96

ADDITIONAL 10.50' RIGHT OF WAY DEDICATION

N 88°04'00"W 447.50  
BASIS OF BEARINGS

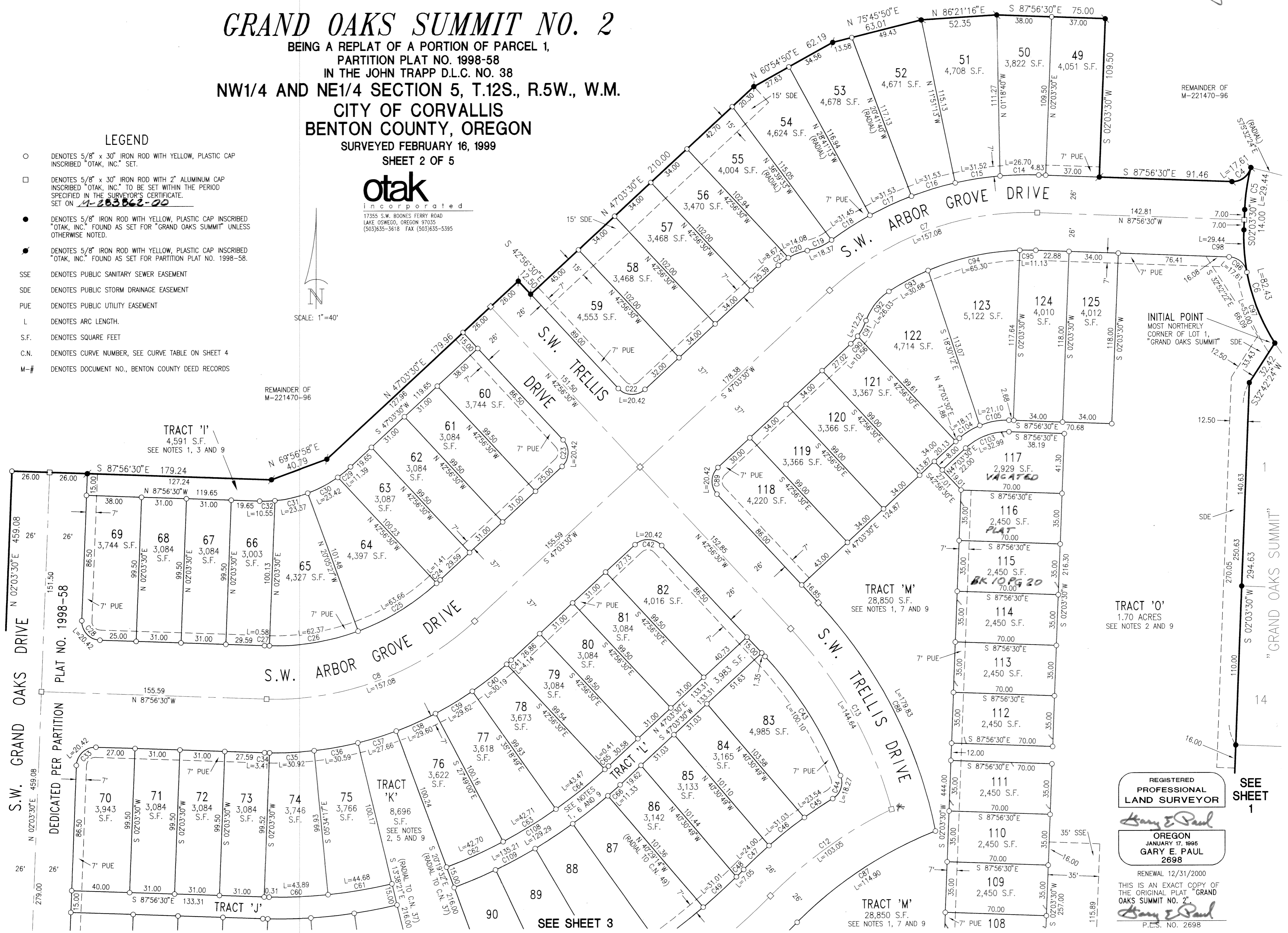
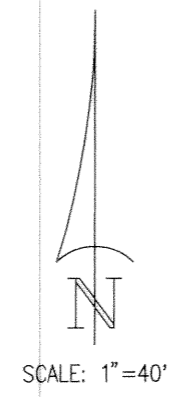
S.W. WEST HILLS ROAD (COUNTY ROAD NO. 25320)

*Book 10 Page 8*

**GRAND OAKS SUMMIT NO. 2**  
BEING A REPLAT OF A PORTION OF PARCEL 1,  
PARTITION PLAT NO. 1998-58  
IN THE JOHN TRAPP D.L.C. NO. 38  
NW1/4 AND NE1/4 SECTION 5, T.12S., R.5W., W.M.  
CITY OF CORVALLIS  
BENTON COUNTY, OREGON  
SURVEYED FEBRUARY 16, 1999  
SHEET 2 OF 5

- LEGEND**
- DENOTES 5/8" x 30" IRON ROD WITH YELLOW, PLASTIC CAP INSCRIBED "OTAK, INC." SET.
  - DENOTES 5/8" x 30" IRON ROD WITH 2" ALUMINUM CAP INSCRIBED "OTAK, INC." TO BE SET WITHIN THE PERIOD SPECIFIED IN THE SURVEYOR'S CERTIFICATE. SET ON 4-203662-00
  - DENOTES 5/8" IRON ROD WITH YELLOW, PLASTIC CAP INSCRIBED "OTAK, INC." FOUND AS SET FOR "GRAND OAKS SUMMIT" UNLESS OTHERWISE NOTED.
  - DENOTES 5/8" IRON ROD WITH YELLOW, PLASTIC CAP INSCRIBED "OTAK, INC." FOUND AS SET FOR PARTITION PLAT NO. 1998-58.
  - SSE DENOTES PUBLIC SANITARY SEWER EASEMENT
  - SDE DENOTES PUBLIC STORM DRAINAGE EASEMENT
  - PUE DENOTES PUBLIC UTILITY EASEMENT
  - L DENOTES ARC LENGTH.
  - S.F. DENOTES SQUARE FEET
  - C.N. DENOTES CURVE NUMBER, SEE CURVE TABLE ON SHEET 4
  - M-# DENOTES DOCUMENT NO., BENTON COUNTY DEED RECORDS

**otak**  
incorporated  
17355 S.W. BOONES FERRY ROAD  
LAKE OSWEGO, OREGON 97035  
(503)635-3618 FAX (503)635-5395



REGISTERED PROFESSIONAL LAND SURVEYOR  
*Gary E Paul*  
OREGON  
JANUARY 17, 1995  
GARY E. PAUL  
2698  
RENEWAL 12/31/2000  
THIS IS AN EXACT COPY OF THE ORIGINAL PLAT "GRAND OAKS SUMMIT NO. 2"  
*Gary E Paul*  
P.E.S. NO. 2698

SEE SHEET 3

SEE SHEET 1

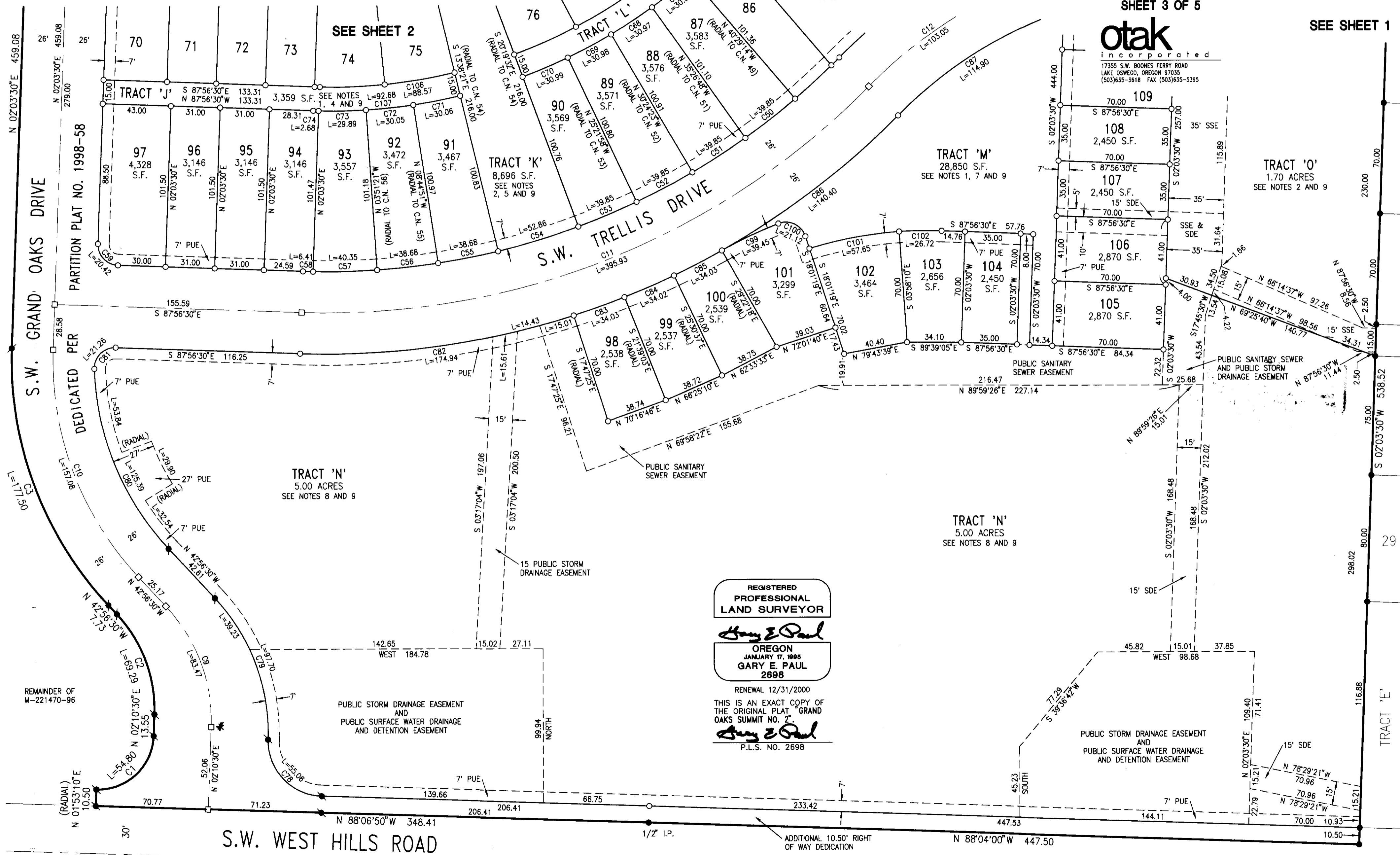
Book 10 Page 8

**GRAND OAKS SUMMIT NO. 2**

BEING A REPLAT OF A PORTION OF PARCEL 1,  
PARTITION PLAT NO. 1998-58  
IN THE JOHN TRAPP D.L.C. NO. 38  
NW1/4 AND NE1/4 SECTION 5, T.12S., R.5W., W.M.  
CITY OF CORVALLIS  
BENTON COUNTY, OREGON  
SURVEYED FEBRUARY 16, 1999  
SHEET 3 OF 5

**LEGEND**

- DENOTES 5/8" x 30" IRON ROD WITH YELLOW, PLASTIC CAP INSCRIBED "OTAK, INC." SET.
- DENOTES 5/8" x 30" IRON ROD WITH 2" ALUMINUM CAP INSCRIBED "OTAK, INC." TO BE SET WITHIN THE PERIOD SPECIFIED IN THE SURVEYOR'S CERTIFICATE. SET ON M-283862-00
- DENOTES 5/8" IRON ROD WITH YELLOW, PLASTIC CAP INSCRIBED "OTAK, INC." FOUND AS SET FOR "GRAND OAKS SUMMIT" UNLESS OTHERWISE NOTED.
- ✱ DENOTES 5/8" IRON ROD WITH YELLOW, PLASTIC CAP INSCRIBED "OTAK, INC." FOUND AS SET FOR PARTITION PLAT NO. 1998-58.
- SSE DENOTES PUBLIC SANITARY SEWER EASEMENT
- SDE DENOTES PUBLIC STORM DRAINAGE EASEMENT
- PUE DENOTES PUBLIC UTILITY EASEMENT
- L DENOTES ARC LENGTH.
- S.F. DENOTES SQUARE FEET
- C.N. DENOTES CURVE NUMBER, SEE SHEET 4 FOR CURVE TABLE
- M-# DENOTES DOCUMENT NO., BENTON COUNTY DEED RECORDS
- I.P. DENOTES IRON PIPE, MEASURED INSIDE DIAMETER



**otak**  
incorporated  
17355 S.W. BOONES FERRY ROAD  
LAKE OSWEGO, OREGON 97035  
(503)635-3618 FAX (503)635-5395

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR  
*Gary E. Paul*  
OREGON  
JANUARY 17, 1995  
GARY E. PAUL  
2698  
RENEWAL 12/31/2000  
THIS IS AN EXACT COPY OF  
THE ORIGINAL PLAT "GRAND  
OAKS SUMMIT NO. 2."  
*Gary E. Paul*  
P.L.S. NO. 2698

S.W. WEST HILLS ROAD

ADDITIONAL 10.50' RIGHT OF WAY DEDICATION

SEE SHEET 1

SEE SHEET 2

TRACT 'M'  
28,850 S.F.  
SEE NOTES 1, 7 AND 9

TRACT 'N'  
5.00 ACRES  
SEE NOTES 8 AND 9

TRACT 'N'  
5.00 ACRES  
SEE NOTES 8 AND 9

TRACT 'O'  
1.70 ACRES  
SEE NOTES 2 AND 9

PUBLIC STORM DRAINAGE EASEMENT AND PUBLIC SURFACE WATER DRAINAGE AND DETENTION EASEMENT

PUBLIC STORM DRAINAGE EASEMENT AND PUBLIC SURFACE WATER DRAINAGE AND DETENTION EASEMENT

PUBLIC SANITARY SEWER AND PUBLIC STORM DRAINAGE EASEMENT

PUBLIC SANITARY SEWER EASEMENT

15 PUBLIC STORM DRAINAGE EASEMENT

S.W. GRAND OAKS DRIVE

S.W. TRELLIS DRIVE

PARTITION PLAT NO. 1998-58

DEDICATED PER

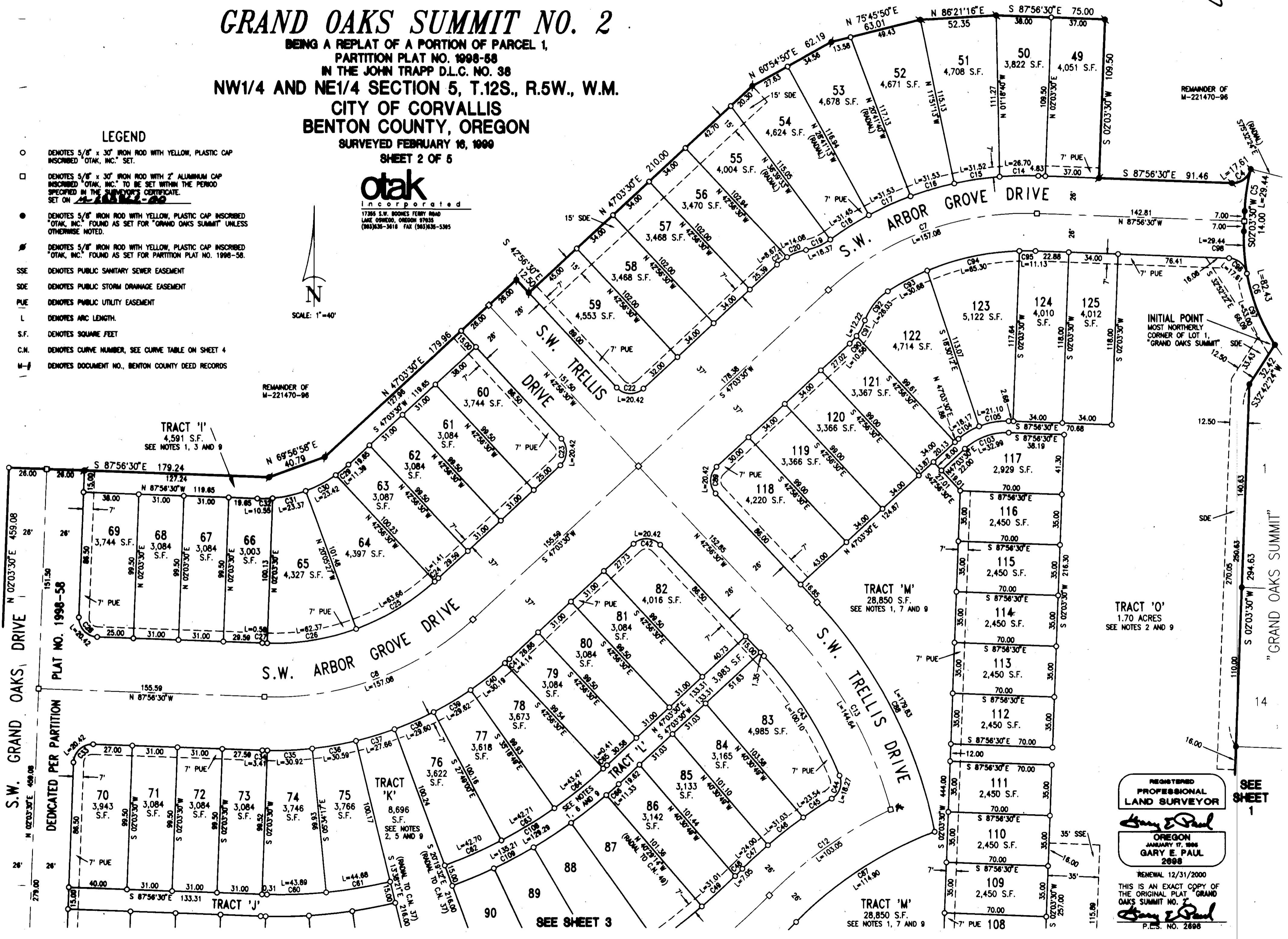
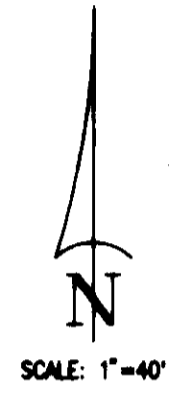
REMAINDER OF M-221470-96

TRACT 'E'

*Book 10 Page 8*

**GRAND OAKS SUMMIT NO. 2**  
BEING A REPLAT OF A PORTION OF PARCEL 1,  
PARTITION PLAT NO. 1998-58  
IN THE JOHN TRAPP D.L.C. NO. 38  
NW1/4 AND NE1/4 SECTION 5, T.12S., R.5W., W.M.  
CITY OF CORVALLIS  
BENTON COUNTY, OREGON  
SURVEYED FEBRUARY 16, 1999  
SHEET 2 OF 5

- LEGEND**
- DENOTES 5/8" x 30" IRON ROD WITH YELLOW, PLASTIC CAP INSCRIBED "OTAK, INC." SET.
  - DENOTES 5/8" x 30" IRON ROD WITH 2" ALUMINUM CAP INSCRIBED "OTAK, INC." TO BE SET WITHIN THE PERIOD SPECIFIED IN THE SURVEYOR'S CERTIFICATE. SET ON **1-1-2000**.
  - DENOTES 5/8" IRON ROD WITH YELLOW, PLASTIC CAP INSCRIBED "OTAK, INC." FOUND AS SET FOR "GRAND OAKS SUMMIT" UNLESS OTHERWISE NOTED.
  - ⊙ DENOTES 5/8" IRON ROD WITH YELLOW, PLASTIC CAP INSCRIBED "OTAK, INC." FOUND AS SET FOR PARTITION PLAT NO. 1998-58.
  - SSE DENOTES PUBLIC SANITARY SEWER EASEMENT
  - SDE DENOTES PUBLIC STORM DRAINAGE EASEMENT
  - PUE DENOTES PUBLIC UTILITY EASEMENT
  - L DENOTES ARC LENGTH.
  - S.F. DENOTES SQUARE FEET
  - C.N. DENOTES CURVE NUMBER, SEE CURVE TABLE ON SHEET 4
  - M-# DENOTES DOCUMENT NO., BENTON COUNTY DEED RECORDS



REGISTERED PROFESSIONAL LAND SURVEYOR  
**Gary E. Paul**  
OREGON JANUARY 17, 1996  
GARY E. PAUL 2698  
RENEWAL 12/31/2000  
THIS IS AN EXACT COPY OF THE ORIGINAL PLAT "GRAND OAKS SUMMIT NO. 2"  
**Gary E. Paul**  
P.E.S. NO. 2698

SEE SHEET 1

SEE SHEET 3

GRAND OAKS SUMMIT NO. 2  
BEING A REPLAT OF A PORTION OF PARCEL 1,  
PARTITION PLAT NO. 1998-58  
IN THE JOHN TRAPP D.L.C. NO. 38  
NW1/4 AND NE1/4 SECTION 5, T.12S., R.5W., W.M.  
CITY OF CORVALLIS  
BENTON COUNTY, OREGON  
SURVEYED FEBRUARY 16, 1999  
SHEET 5 OF 5

otak  
incorporated  
17355 S.W. BOONES FERRY ROAD  
LAKE OSWEGO, OREGON 97035  
(503)635-3618 FAX (503)635-5395

APPROVALS

APPROVED THIS 14th DAY OF April, 1999  
CITY OF CORVALLIS PLANNING COMMISSION  
BY [Signature] CHAIRPERSON

APPROVED THIS 27th DAY OF April, 1999  
CITY OF CORVALLIS ENGINEER  
BY [Signature]

I HEREBY CERTIFY THAT ALL ASSESSMENTS AGAINST THIS PROPERTY  
HAVE BEEN PAID IN FULL.  
APPROVED THIS 13th DAY OF April, 1999  
CITY OF CORVALLIS FINANCE DIRECTOR  
BY [Signature]

APPROVED THIS 29th DAY OF April, 1999  
BENTON COUNTY BOARD OF COMMISSIONERS  
BY [Signature] CHAIRPERSON

APPROVED THIS 29th DAY OF April, 1999  
BENTON COUNTY SURVEYOR  
BY [Signature]

I HEREBY CERTIFY THAT PURSUANT TO O.R.S. 92.095, ALL AD VALOREM  
TAXES, FEES, AND OTHER CHARGES AS REQUIRED BY LAW TO BE PLACED  
ON THE 199-199 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 7th DAY OF April, 1998.

DIRECTOR  
BENTON COUNTY DEPARTMENT OF ASSESSMENT  
BY [Signature]

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 AS OF April 9, 1999.

DIRECTOR  
BENTON COUNTY DEPT. OF FINANCE, AUDITING, AND TAX COLLECTION  
BY [Signature]

CONSENT AFFIDAVIT

A SUBDIVISION PLAT CONSENT AFFIDAVIT FROM HOUSING CAPITAL COMPANY, BENEFICIARY  
UNDER DEED OF TRUST RECORDED IN MICROFILM NO. 258213, MICROFILM RECORDS OF  
BENTON COUNTY, HAS BEEN EXECUTED AND RECORDED IN INSTRUMENT NO. ~~M-266083-99~~  
BENTON COUNTY RECORDS.

CENTERLINE MONUMENTATION

IN ACCORDANCE WITH O.R.S. 92.070, THE CENTERLINE OF THE STREETS WITHIN THIS  
SUBDIVISION HAS BEEN CORRECTLY SET WITH PROPER MONUMENTS. AN AFFIDAVIT  
HAS BEEN PREPARED REGARDING THE SETTING OF SAID MONUMENTS AND IS RECORDED  
AS INSTRUMENT NO. \_\_\_\_\_, BENTON COUNTY RECORDS.

STATE OF OREGON }  
COUNTY OF BENTON } SS

I DO HEREBY CERTIFY THAT THIS SUBDIVISION PLAT WAS RECEIVED FOR RECORD ON  
THE 30th DAY OF April, 1999 AT 1:23 O'CLOCK P.M.

For By [Signature] Senior Deputy Clerk  
BENTON COUNTY CLERK  
BY \_\_\_\_\_ DEPUTY

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

[Signature]  
OREGON  
JANUARY 17, 1905  
GARY E. PAUL  
2698

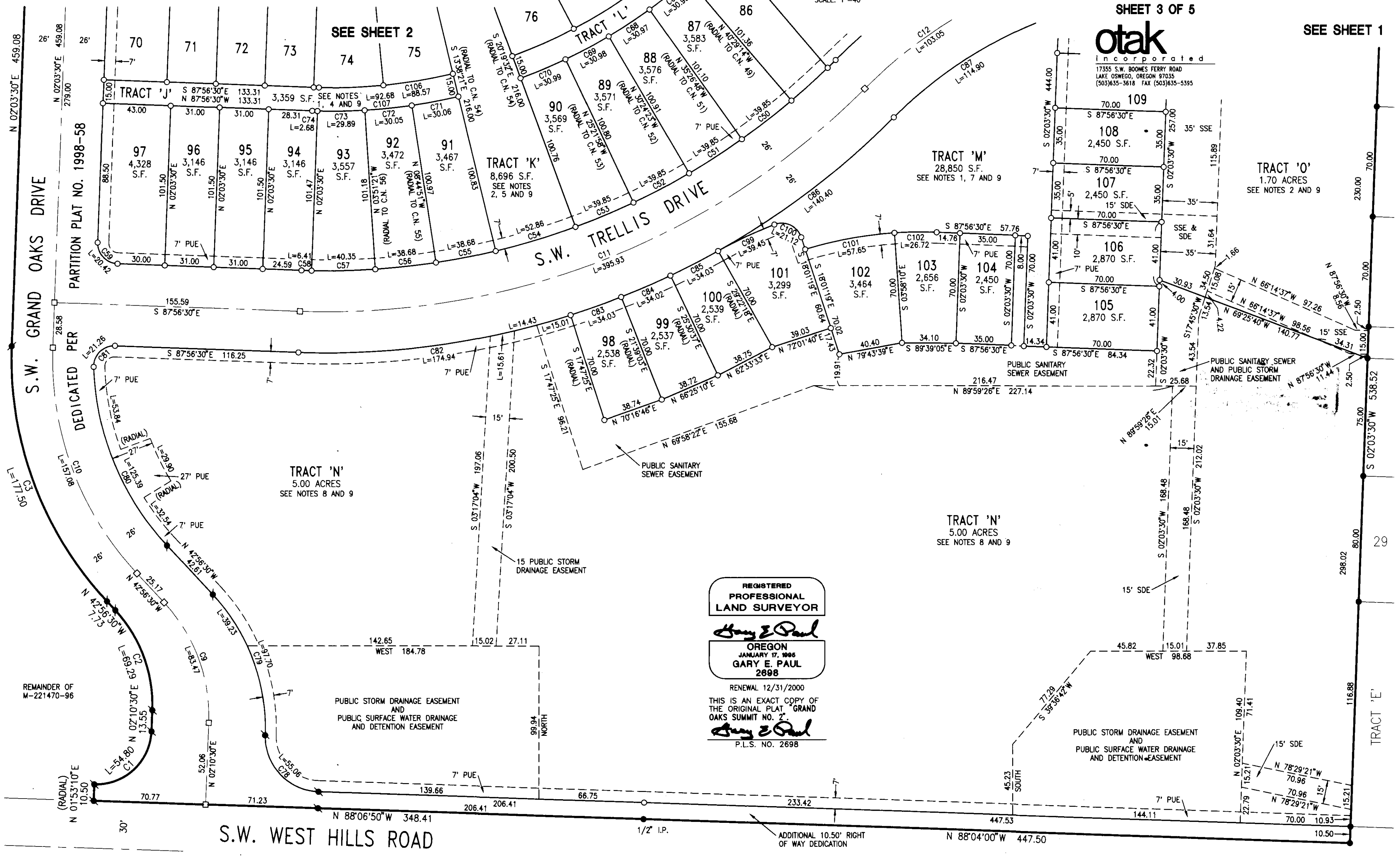
RENEWAL 12/31/2000  
THIS IS AN EXACT COPY OF  
THE ORIGINAL PLAT "GRAND  
OAKS SUMMIT NO. 2".  
[Signature]  
P.L.S. NO. 2698



# GRAND OAKS SUMMIT NO. 2

BEING A REPLAT OF A PORTION OF PARCEL 1,  
PARTITION PLAT NO. 1998-58  
IN THE JOHN TRAPP D.L.C. NO. 38  
NW1/4 AND NE1/4 SECTION 5, T.12S., R.5W., W.M.  
CITY OF CORVALLIS  
BENTON COUNTY, OREGON  
SURVEYED FEBRUARY 16, 1999  
SHEET 3 OF 5

- LEGEND**
- DENOTES 5/8" x 30" IRON ROD WITH YELLOW, PLASTIC CAP INSCRIBED "OTAK, INC." SET.
  - DENOTES 5/8" x 30" IRON ROD WITH 2" ALUMINUM CAP INSCRIBED "OTAK, INC." TO BE SET WITHIN THE PERIOD SPECIFIED IN THE SURVEYOR'S CERTIFICATE SET ON
  - DENOTES 5/8" IRON ROD WITH YELLOW, PLASTIC CAP INSCRIBED "OTAK, INC." FOUND AS SET FOR "GRAND OAKS SUMMIT" UNLESS OTHERWISE NOTED.
  - ◆ DENOTES 5/8" IRON ROD WITH YELLOW, PLASTIC CAP INSCRIBED "OTAK, INC." FOUND AS SET FOR PARTITION PLAT NO. 1998-58.
  - SSE DENOTES PUBLIC SANITARY SEWER EASEMENT
  - SDE DENOTES PUBLIC STORM DRAINAGE EASEMENT
  - PUE DENOTES PUBLIC UTILITY EASEMENT
  - L DENOTES ARC LENGTH.
  - S.F. DENOTES SQUARE FEET
  - C.N. DENOTES CURVE NUMBER, SEE SHEET 4 FOR CURVE TABLE
  - M-# DENOTES DOCUMENT NO., BENTON COUNTY DEED RECORDS
  - I.P. DENOTES IRON PIPE, MEASURED INSIDE DIAMETER



REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Gary E. Paul*  
OREGON  
JANUARY 17, 1995  
GARY E. PAUL  
2698

RENEWAL 12/31/2000  
THIS IS AN EXACT COPY OF  
THE ORIGINAL PLAT "GRAND  
OAKS SUMMIT NO. 2"  
*Gary E. Paul*  
P.L.S. NO. 2698

# GRAND OAKS SUMMIT NO. 2

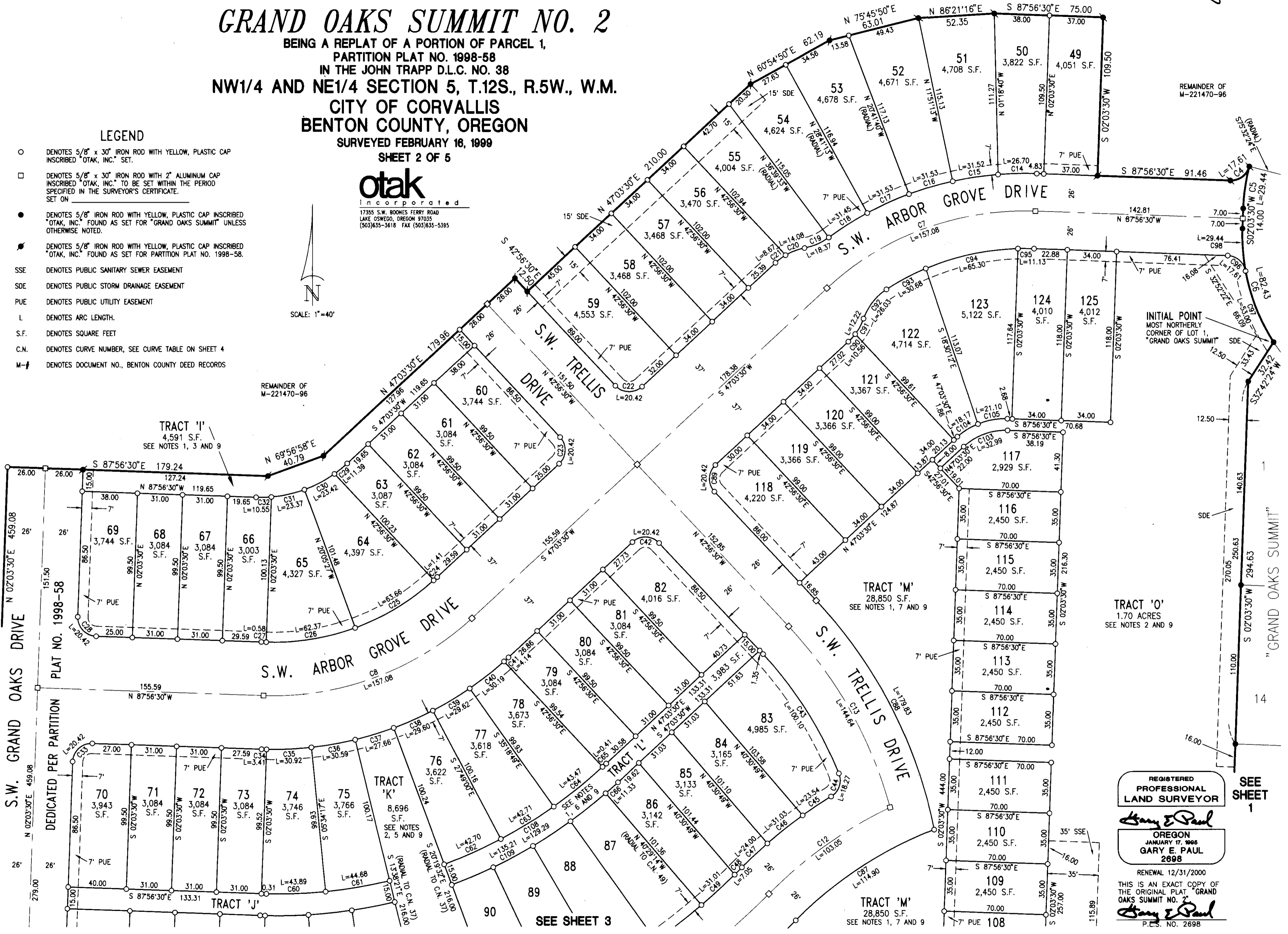
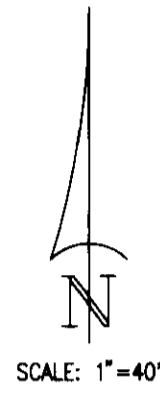
BEING A REPLAT OF A PORTION OF PARCEL 1,  
PARTITION PLAT NO. 1998-58  
IN THE JOHN TRAPP D.L.C. NO. 38  
NW1/4 AND NE1/4 SECTION 5, T.12S., R.5W., W.M.  
CITY OF CORVALLIS  
BENTON COUNTY, OREGON  
SURVEYED FEBRUARY 16, 1999

SHEET 2 OF 5

### LEGEND

- DENOTES 5/8" x 30" IRON ROD WITH YELLOW, PLASTIC CAP INSCRIBED "OTAK, INC." SET.
- DENOTES 5/8" x 30" IRON ROD WITH 2" ALUMINUM CAP INSCRIBED "OTAK, INC." TO BE SET WITHIN THE PERIOD SPECIFIED IN THE SURVEYOR'S CERTIFICATE. SET ON \_\_\_\_\_
- DENOTES 5/8" IRON ROD WITH YELLOW, PLASTIC CAP INSCRIBED "OTAK, INC." FOUND AS SET FOR "GRAND OAKS SUMMIT" UNLESS OTHERWISE NOTED.
- DENOTES 5/8" IRON ROD WITH YELLOW, PLASTIC CAP INSCRIBED "OTAK, INC." FOUND AS SET FOR PARTITION PLAT NO. 1998-58.
- SSE DENOTES PUBLIC SANITARY SEWER EASEMENT
- SDE DENOTES PUBLIC STORM DRAINAGE EASEMENT
- PUE DENOTES PUBLIC UTILITY EASEMENT
- L DENOTES ARC LENGTH.
- S.F. DENOTES SQUARE FEET
- C.N. DENOTES CURVE NUMBER, SEE CURVE TABLE ON SHEET 4
- M-# DENOTES DOCUMENT NO., BENTON COUNTY DEED RECORDS

**otak**  
incorporated  
17355 S.W. BOONES FERRY ROAD  
LAKE OSWEGO, OREGON 97035  
(503)635-3618 FAX (503)635-5395



REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Gary E Paul*

OREGON  
JANUARY 17, 1995  
GARY E. PAUL  
2698

RENEWAL 12/31/2000

THIS IS AN EXACT COPY OF  
THE ORIGINAL PLAT "GRAND  
OAKS SUMMIT NO. 2"

*Gary E Paul*  
P.L.S. NO. 2698

SEE SHEET 1

SEE SHEET 3

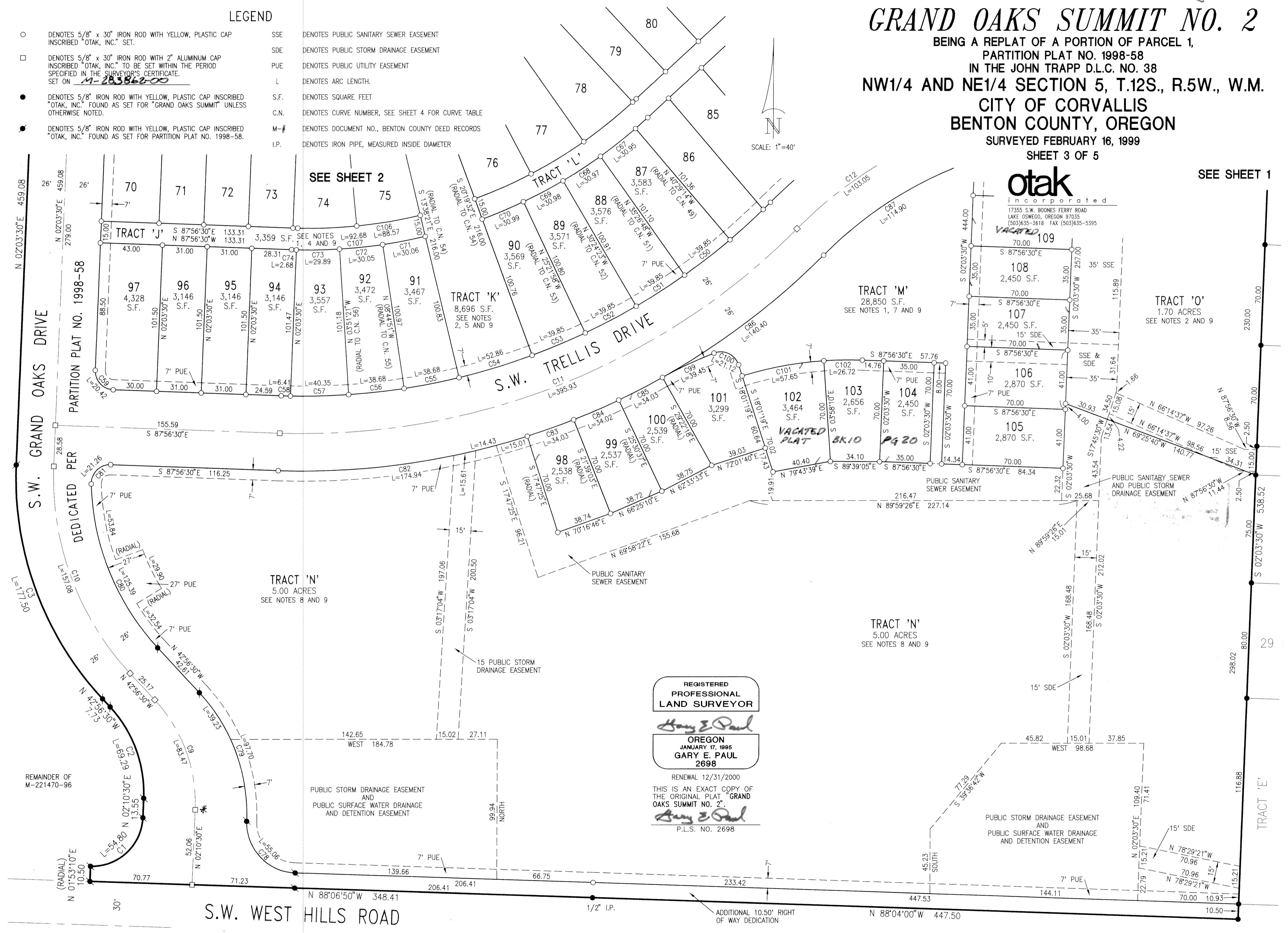


*Book 10 Page 8*

**GRAND OAKS SUMMIT NO. 2**  
BEING A REPLAT OF A PORTION OF PARCEL 1,  
PARTITION PLAT NO. 1998-58  
IN THE JOHN TRAPP D.L.C. NO. 38  
NW1/4 AND NE1/4 SECTION 5, T.12S., R.5W., W.M.  
CITY OF CORVALLIS  
BENTON COUNTY, OREGON  
SURVEYED FEBRUARY 16, 1999  
SHEET 3 OF 5

**LEGEND**

- DENOTES 5/8" x 30" IRON ROD WITH YELLOW, PLASTIC CAP INSCRIBED "OTAK, INC." SET.
- DENOTES 5/8" x 30" IRON ROD WITH 2" ALUMINUM CAP INSCRIBED "OTAK, INC." TO BE SET WITHIN THE PERIOD SPECIFIED IN THE SURVEYOR'S CERTIFICATE. SET ON M-283862-00
- DENOTES 5/8" IRON ROD WITH YELLOW, PLASTIC CAP INSCRIBED "OTAK, INC." FOUND AS SET FOR "GRAND OAKS SUMMIT" UNLESS OTHERWISE NOTED.
- ◆ DENOTES 5/8" IRON ROD WITH YELLOW, PLASTIC CAP INSCRIBED "OTAK, INC." FOUND AS SET FOR PARTITION PLAT NO. 1998-58.
- SSE DENOTES PUBLIC SANITARY SEWER EASEMENT
- SDE DENOTES PUBLIC STORM DRAINAGE EASEMENT
- PUE DENOTES PUBLIC UTILITY EASEMENT
- L DENOTES ARC LENGTH.
- S.F. DENOTES SQUARE FEET
- C.N. DENOTES CURVE NUMBER, SEE SHEET 4 FOR CURVE TABLE
- M-# DENOTES DOCUMENT NO., BENTON COUNTY DEED RECORDS
- I.P. DENOTES IRON PIPE, MEASURED INSIDE DIAMETER



REGISTERED  
PROFESSIONAL  
LAND SURVEYOR  
*Gary E. Paul*  
OREGON  
JANUARY 17, 1995  
GARY E. PAUL  
2698  
RENEWAL 12/31/2000  
THIS IS AN EXACT COPY OF  
THE ORIGINAL PLAT "GRAND  
OAKS SUMMIT NO. 2".  
*Gary E. Paul*  
P.L.S. NO. 2698

SEE SHEET 1

SEE SHEET 2

otak  
incorporated  
17355 S.W. BOONES FERRY ROAD  
LAKE OSWEGO, OREGON 97035  
(503)635-3618 FAX (503)635-5395

*Book 10 Page 8*

*Book 10 Page 8*

**GRAND OAKS SUMMIT NO. 2**  
BEING A REPLAT OF A PORTION OF PARCEL 1,  
PARTITION PLAT NO. 1998-58  
IN THE JOHN TRAPP D.L.C. NO. 38  
NW1/4 AND NE1/4 SECTION 5, T.12S., R.5W., W.M.  
CITY OF CORVALLIS  
BENTON COUNTY, OREGON  
SURVEYED FEBRUARY 16, 1999  
SHEET 5 OF 5

**otak**  
incorporated  
17355 S.W. BOONES FERRY ROAD  
LAKE OSWEGO, OREGON 97035  
(503)635-3618 FAX (503)635-5395

APPROVALS

APPROVED THIS 14th DAY OF April, 1999  
CITY OF CORVALLIS PLANNING COMMISSION  
BY [Signature]  
CHAIRPERSON

APPROVED THIS 27th DAY OF April, 1999  
CITY OF CORVALLIS ENGINEER  
BY [Signature]

I HEREBY CERTIFY THAT ALL ASSESSMENTS AGAINST THIS PROPERTY  
HAVE BEEN PAID IN FULL.  
APPROVED THIS 13th DAY OF April, 1999  
CITY OF CORVALLIS FINANCE DIRECTOR  
BY [Signature]

APPROVED THIS 29th DAY OF April, 1999  
BENTON COUNTY BOARD OF COMMISSIONERS  
BY [Signature]  
CHAIRPERSON

APPROVED THIS 29th DAY OF April, 1999  
BENTON COUNTY SURVEYOR  
BY Ray Wilson

I HEREBY CERTIFY THAT PURSUANT TO O.R.S. 92.095, ALL AD VALOREM  
TAXES, FEES, AND OTHER CHARGES AS REQUIRED BY LAW TO BE PLACED  
ON THE ~~1998~~-1999 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 7th DAY OF April, 1998.

DIRECTOR  
BENTON COUNTY DEPARTMENT OF ASSESSMENT  
BY [Signature]

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 AS OF April 9, 1999.

DIRECTOR  
BENTON COUNTY DEPT. OF FINANCE, AUDITING, AND TAX COLLECTION  
BY [Signature]

CONSENT AFFIDAVIT

A SUBDIVISION PLAT CONSENT AFFIDAVIT FROM HOUSING CAPITAL COMPANY, BENEFICIARY  
UNDER DEED OF TRUST RECORDED IN MICROFILM NO. 258213, MICROFILM RECORDS OF  
BENTON COUNTY, HAS BEEN EXECUTED AND RECORDED IN INSTRUMENT NO. M-266089-99  
BENTON COUNTY RECORDS.

\* CENTERLINE MONUMENTATION

IN ACCORDANCE WITH O.R.S. 92.070, THE CENTERLINE OF THE STREETS WITHIN THIS  
SUBDIVISION HAS BEEN CORRECTLY SET WITH PROPER MONUMENTS. AN AFFIDAVIT  
HAS BEEN PREPARED REGARDING THE SETTING OF SAID MONUMENTS AND IS RECORDED  
AS INSTRUMENT NO. M-263862-00, BENTON COUNTY RECORDS.

STATE OF OREGON }  
COUNTY OF BENTON }

I DO HEREBY CERTIFY THAT THIS SUBDIVISION PLAT WAS RECEIVED FOR RECORD ON  
THE 30th DAY OF April, 1999 AT 1:22 O'CLOCK P.M.

For By [Signature]  
BENTON COUNTY CLERK Senior Deputy Clerk

BY \_\_\_\_\_  
DEPUTY

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

[Signature]  
OREGON  
JANUARY 17, 1995  
GARY E. PAUL  
2698

RENEWAL 12/31/2000  
THIS IS AN EXACT COPY OF  
THE ORIGINAL PLAT "GRAND  
OAKS SUMMIT NO. 2"  
[Signature]  
P.L.S. NO. 2698