

# RECORD OF SURVEY for LEGEND HOMES CORPORATION

in the  
SOUTHWEST 1/4 of SECTION 4  
TOWNSHIP 12 SOUTH, RANGE 5 WEST,  
WILLAMETTE MERIDIAN  
CITY OF CORVALLIS  
BENTON COUNTY, OREGON

FEBRUARY 9, 2016

## NARRATIVE:

THE PURPOSE OF THIS SURVEY IS TO DESCRIBE THE PROCEDURES NEEDED TO DEFINE THE PARENT BOUNDARY OWNED BY LEGEND HOMES CORPORATION. THE WEST LINE WAS HELD BETWEEN THE FOUND MONUMENTS (5) AND (20) SET FOR PLEASANT ACRES, AND ALSO THE WEST LINE OF PARTITION PLAT 1992-025. THE NORTHERLY RIGHT-OF-WAY LINE OF SW PHILOMATH BOULEVARD WAS HELD BETWEEN MONUMENTS (21) AND (26), WITH OTHER MONUMENTS (20), (24), AND (25) ALSO ON THAT LINE. THE SOUTHERLY RIGHT-OF-WAY LINE OF WEST HILLS ROAD WAS HELD AT 20 FEET SOUTH OF THE CLAIM LINE BETWEEN MONUMENTS (1) AND (2). THE RECORD MONUMENT AT (34) WAS GONE, SO I CALCULATED THAT POSITION AT THE PROJECTION OF MONUMENTS (14) TO (33) WITH MONUMENTS (28) TO (29). THAT RESULTANT POSITION FIT OTHER FOUND MONUMENTS NICELY.

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*Theodore James Langton*

OREGON  
JULY 13, 1979  
THEODORE JAMES LANGTON  
1823

RENEWS: 12/31/2016

## FOUND MONUMENT TABLE

- ① .....5/8" IR WITH YPC STAMPED "BENTON COUNTY SURVEY" IN MONUMENT BOX PER CS 7676
- ② .....3-1/4" BRASS DISK IN MONUMENT BOX PER CR 125838020R3
- ③ .....1/2" ID IP PER (A) LIES S 00°01'03"W 0.56' FROM COMPUTED POSITION ON ROW
- ④ .....5/8" IR WITH YPC PER (F) LIES N 70°34'26"E 0.08' FROM COMPUTED POSITION, DWN 0.9', 1.4' W OF FNC
- ⑤ .....2" ID IP AT INITIAL POINT PER (B), DWN 0.7', 1.5' W OF NORTH-SOUTH FNC
- ⑥ .....1/2" ID IP PER (C) LIES S 00°02'23"W 0.82' FROM COMPUTED POSITION ON ROW, UP 0.1'
- ⑦ .....1/2" IR PER (B) LIES 0.06' W OF LOT LINE, DWN 0.5', 0.5' W OF NORTH-SOUTH FNC
- ⑧ .....3/4" ID PIPE PER (C), UP 0.2' IN EAST-WEST FNC
- ⑨ .....5/8" IR PER (B) LIES 0.13' W OF LOT LINE, DWN 1.0', 1.0' N & 1.2' W TO FNC CORNER
- ⑩ .....5/8" IR PER (B) LIES 0.25' W OF LOT LINE, UP 0.2', 1.75' W OF NORTH-SOUTH FNC
- ⑪ .....1/2" IR PER (B) LIES 0.41' W OF LOT LINE, DWN 0.2'
- ⑫ .....1/2" IR PER (B) LIES 0.29' W OF LOT LINE, UP 0.2', IN BOTTOM OF DITCH
- ⑬ .....5/8" IR PER (B) LIES ON LOT LINE, 0.7' W OF EDGE AC, NO FNC
- ⑭ .....5/8" IR WITH YPC STAMPED "CITY OF CORVALLIS" PER (E) LIES S 87°40'25"W FROM COMPUTED POSITION, DWN 0.2', 6.5' N OF CULVERT
- ⑮ .....5/8" IR PER (E) NO CAP, FLUSH, 6.8' N OF CULVERT
- ⑯ .....1" ID IP PER (B) LIES 0.18' E OF LOT LINE, DWN 0.7', 0.4' E OF NORTH-SOUTH FNC
- ⑰ .....5/8" IR PER (B) LIES 0.07' E OF LOT LINE, DWN 0.7', 0.9' E OF NORTH-SOUTH WOOD FNC
- ⑱ .....5/8" IR PER (B) LIES 0.14' E OF LOT LINE, DWN 0.7', 0.8' E OF NORTH-SOUTH FNC AT "T" POST
- ⑲ .....5/8" IR PER (B) LIES 0.11' E OF LOT LINE, DWN 0.6', 0.9' E OF NORTH-SOUTH FNC
- ⑳ .....5/8" IR PER (B) AT SE CORNER OF LOT 14, DWN 0.5'
- ㉑ .....5/8" IR PER (B), DWN 0.4'
- ㉒ .....5/8" IR WITH YPC STAMPED "WEST SURV PLS 1901" PER (F) LIES N 00°01'10"E 0.11' FROM COMPUTED POSITION ON ROW, DWN 0.2'
- ㉓ .....5/8" IR WITH YPC STAMPED "WEST SURV PLS 1901" PER (F) LIES S 00°00'34"W 0.14' FROM COMPUTED POSITION ON ROW
- ㉔ .....1/2" ID IP PER (A), DWN 0.5'
- ㉕ .....1" ID IP PER (D), DWN 0.2'
- ㉖ .....3/4" ID IP PER (A), DWN 0.1', 2'S OF FNC POST FOR FENCE RUNNING NORTH
- ㉗ .....3/4" ID IP PER (D), DWN 1.0', AT FNC "T" RUNS NORTH/SOUTH/EAST
- ㉘ .....3/4" ID IP PER (D), DWN 1.3', AT FNC "T" RUNS NORTH/SOUTH/WEST
- ㉙ .....5/8" IR WITH RPC STAMPED "NORTHSTAR PLS 1823" PER (G), DWN 0.4', 0.5'S OF FNC "T" NORTH/SOUTH/EAST
- ㉚ .....5/8" IR WITH RPC STAMPED "DARRYL HARMS PLS 1079" PER (H), FLUSH, AT FNC "T" NORTH/SOUTH/EAST
- ㉛ .....5/8" IR WITH RPC STAMPED "DARRYL HARMS PLS 1079" PER (H), UP 0.1', AT FNC "T" NORTH/SOUTH/EAST
- ㉜ .....3/4" ID IP PER (C), DWN 0.5', AT FNC CORNER RUNS NORTH-EAST
- ㉝ .....5/8" IR PER (E), NO CAP, FLUSH, 3.0'S OF EAST-WEST FNC
- ㉞ .....SET 5/8" REBAR PER THIS SURVEY

## LEGEND

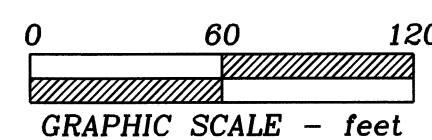
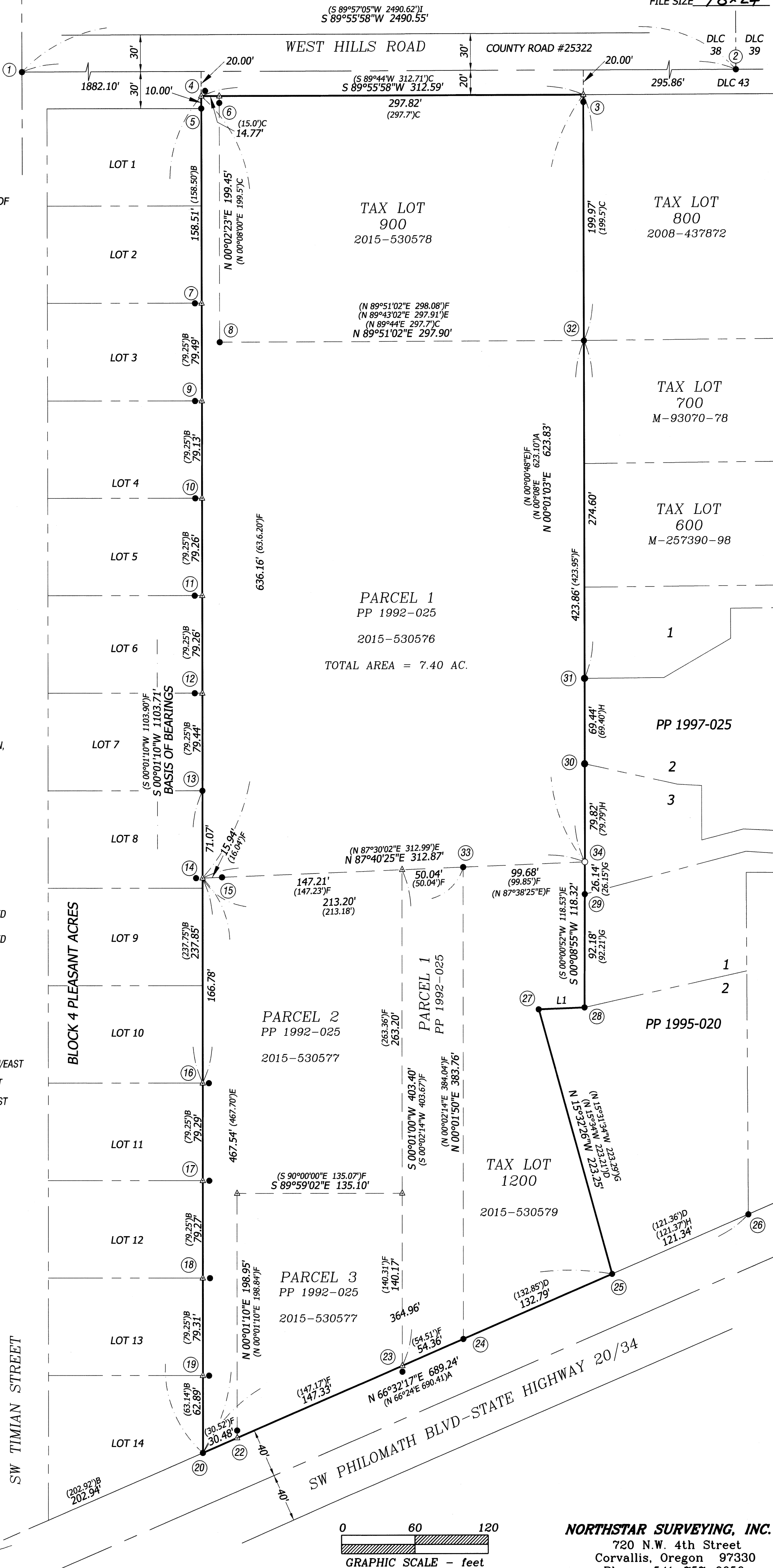
- ...FOUND SURVEY MONUMENT AS NOTED
- ...SET 5/8" X 30" REBAR WITH RED PLASTIC CAP STAMPED "NORTHSTAR SURVEYING"
- △ ...COMPUTED POINT, NOTHING FOUND OR SET
- ( ) ...DATA OF, OR COMPUTED FROM, THE FOLLOWING RECORD
- A.....GALLOWAY 12-5 #19
- B.....PLEASANT ACRES
- C.....CS 2136; D.....CS2608;
- E.....CS 7649; F.....PP 1992-025;
- G.....PP 1995-020; H.....PP 1997-025;
- I.....PP 2011-001
- ID...INSIDE DIAMETER DWN...DOWN IP...IRON PIPE
- FD...FOUND FNC...FENCE PP...PARTITION PLAT
- CS...COUNTY SURVEY IR...IRON ROD CR...CORNER RESTORATION #
- ROW...RIGHT-OF-WAY RPC...RED PLASTIC CAP
- YPC...YELLOW PLASTIC CAP

## LINE TABLE

LINE	BEARING	DISTANCE
L1	N 87°40'00" E	37.53'
	(N 87°42'24" E)	(37.55')G

BENTON COUNTY  
SURVEYOR'S OFFICE

C.S. FILE NO. 10753  
FILING DATE 2-11-16  
FILE SIZE 18x24



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