



ZAROSINSKI-TATONE ENGINEERS, INC.

STRUCTURAL - CIVIL - WATER AND SEWERAGE SYSTEMS

DONALD J. ZAROSINSKI P. E.

PHONE (503) 235-8795

3737 S.E. EIGHTH AVENUE

PORTLAND, OREGON 97202

RONALD G. TATONE P. E.

August 28, 1989

TACO BELL S.E. DIVISION
T.L. 192 BOUNDARY DESCRIPTION

A parcel of land located in the Southwest one-quarter (S.W. $\frac{1}{4}$) of Section 2, Township 1 South, Range 2 East, of the Willamette Meridian, Multnomah County, Oregon: Said parcel of land being more particularly described as follows:

Commencing at the South quarter corner of said Section 2; Thence North $88^{\circ}50'00''$ West, along the South boundary of said Section 2, a distance of 1652.54 feet to a point; Thence North $00^{\circ}38'00''$ East, a distance of 45.00 feet to a point on the North boundary of Southeast Division Street; Said point also being the true point of beginning of the parcel herein described;

Thence North $88^{\circ}50'00''$ West, parallel to the South boundary of said Section 2 a distance of 94.00 feet to a point on the East line of that certain tract of land conveyed to Town & Country Animal Clinic, a co-partnership by deed recorded January 8, 1960 in Book 1991, Page 89;

Thence North $00^{\circ}38'00''$ East, along the East line of said Town & Country tract a distance of 189.00 feet to a point;

Thence South $88^{\circ}50'00''$ East, parallel to the South boundary of said Section 2, a distance of 94.00 feet to a point;

Thence South $00^{\circ}38'00''$ West a distance of 189.00 feet to the true point of beginning of the parcel of land herein described.

Said parcel of land contains an area of 17,766 square feet.

EXEMPT MINOR PARTITION
(Under Mult Co Ord #174) *

date 28 AUG. 1989

by David H. Prosser
FLLX

Land Development Section
MULT CO ENVIRON SERVICES



28 AUG. 89

3243

3 Copies
MULT. CO.



ZAROSINSKI-TATONE ENGINEERS, INC.

STRUCTURAL--CIVIL--WATER AND SEWERAGE SYSTEMS

DONALD J. ZAROSINSKI, P. E.

PHONE (503) 235-8795
3737 S.E. EIGHTH AVENUE
PORTLAND OREGON 97202

RONALD G. TATONE, P. E.

August 21, 1989

TAX LOT 77 & 144
(Combined)

A parcel of land situated in the Southwest quarter (SW $\frac{1}{4}$) of Section 2, Township 1 South, Range 2 East of the Willamette Meridian in Multnomah County. Said parcel being more particularly described as follows:

Beginning at the Southeast corner of the Southwest quarter (SW $\frac{1}{4}$) of said Section 2 thence North 88°50'00" West along the South line of Section 2 a distance of 1630.54 feet, thence North 00°38'00" East a distance of 45.00 feet to a point on the North line of S.E. Division Street, said point being also the most southerly Southeast corner of that parcel conveyed to ALDO ROSSI as recorded June 27, 1979 in Book 1362 Page 1405 Multnomah County Record of Deeds, said point also being on the northerly right-of-way line of Southeast Division Street; said point being the true point of beginning of the parcel of land herein described;

Thence North 88°50'00" West along said northerly right-of-way line a distance of 22.00 feet;

Thence North 00°38'00" East a distance of 189.00 feet;

Thence North 88°50'00" West a distance of 94.00 feet;

Thence North 00°38'00" East a distance of 186.00 feet to a point on the northerly line of the above described ROSSI tract;

Thence South 88°50'00" East along said northerly line a distance of 220.00 feet to the Northeast corner of said ROSSI tract;

Thence South 00°38'00" West along the easterly line of said ROSSI tract a distance of 210.00 feet to the most easterly Southeast corner of said ROSSI tract;

Thence North 88°50'00" West along said tract line a distance of 104.00 feet;

Thence South 00°38'00" West along said tract line a distance of 165.00 feet to the true point of beginning.



Taco Bell Description

Page -2-

Said parcel of land contains an area of 47,572 square feet more or less.

Said parcel of land being subject to an easement for ingress and egress described as follows:

Beginning at a point on the North line of S.E. Division Street said point being also the most southerly Southwest corner of the above described parcel of land,

Thence North $00^{\circ}38'00''$ East along the boundary of the above described parcel of land a distance of 189.00 feet;

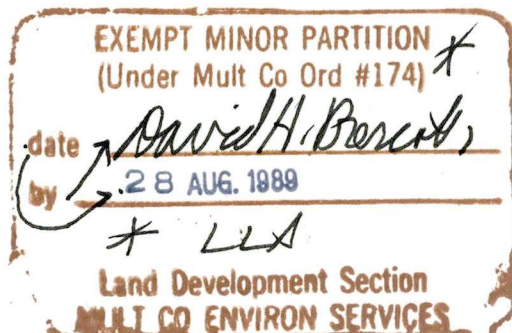
Thence South $88^{\circ}50'00''$ East a distance of 30.00 feet;

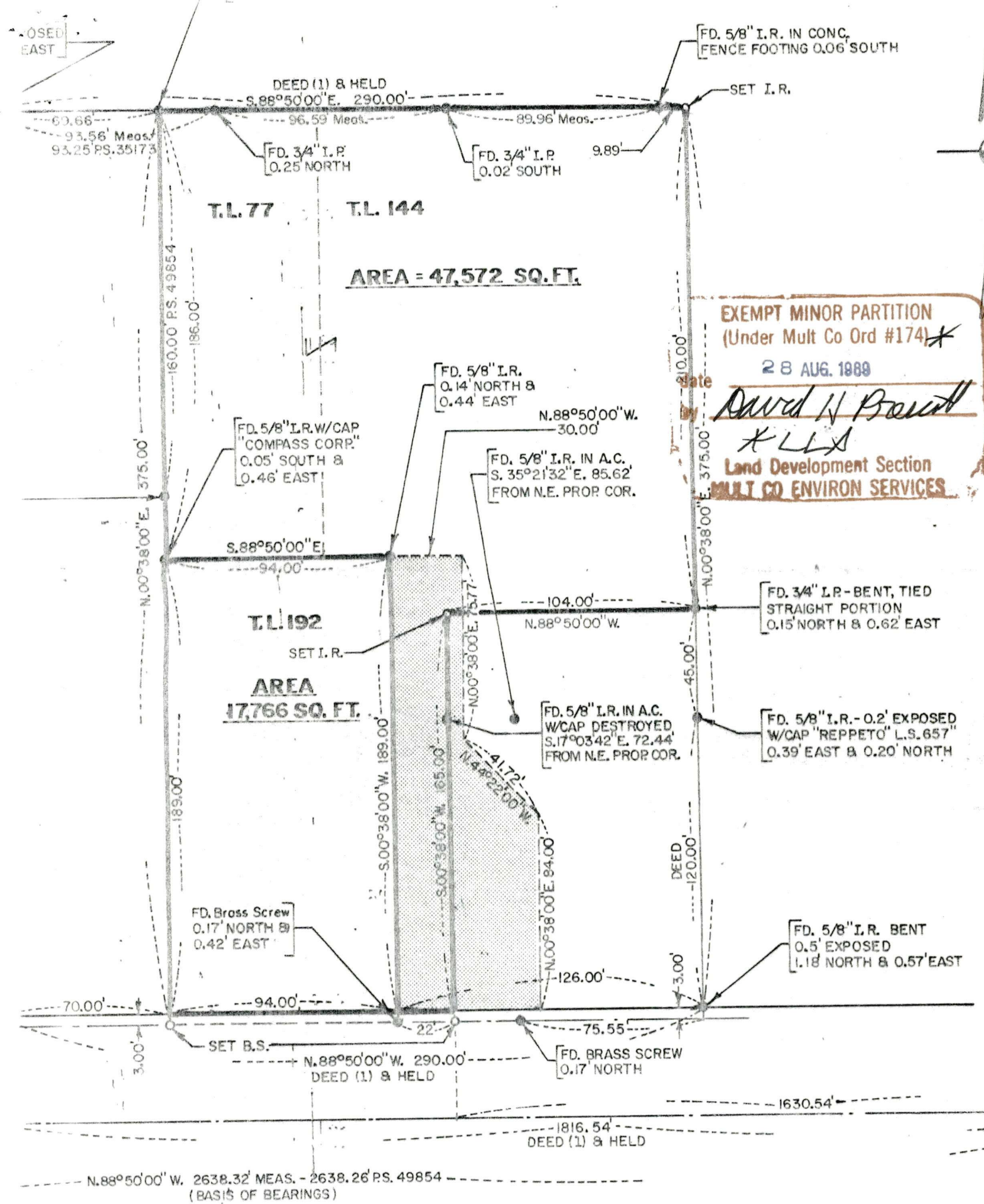
Thence South $00^{\circ}38'00''$ West a distance of 24.00 feet;

Thence North $88^{\circ}50'00''$ West a distance of 8.00 feet;

Thence South $00^{\circ}38'00''$ West a distance of 165.00 feet to a point on the North line of S.E. Division Street;

Thence North $88^{\circ}50'00''$ West along the North line of S.E. Division Street a distance of 22.00 feet to the point of beginning.





EXEMPT MINOR PARTITION
(Under Mult Co Ord #174) *
Date 28 AUG. 1989
By David H. Bouch
KLLX
Land Development Section
MULT CO ENVIRON SERVICES

S.E. DIVISION ST.

INSKI-TATONE
ENGINEERS, INC.
1000 N. 10TH AVE. PORTLAND, ORE.
OTS 192, 77 & 144
E S.W. 1/4 OF SEC. 2
T.19S, R.2E, W.M.
CLATSOP COUNTY, OREGON

REGISTERED
PROFESSIONAL
LAND SURVEYOR
Chris Fischborn
OREGON
JULY 17, 1984
CHRIS C. FISCHBORN
1944

TACO
BOUNDARY SURVEY

NARRATIVE

BASIS OF BEARINGS: THE SOUTH BOUNDARY OF SECTION 2 AS N. 88°50'00" W. AS CALLED IN DEEDS AND SHOWN ON ALL SURVEYS IN THIS AREA.

PURPOSE OF SURVEY: TO SURVEY TAX LOT 192.

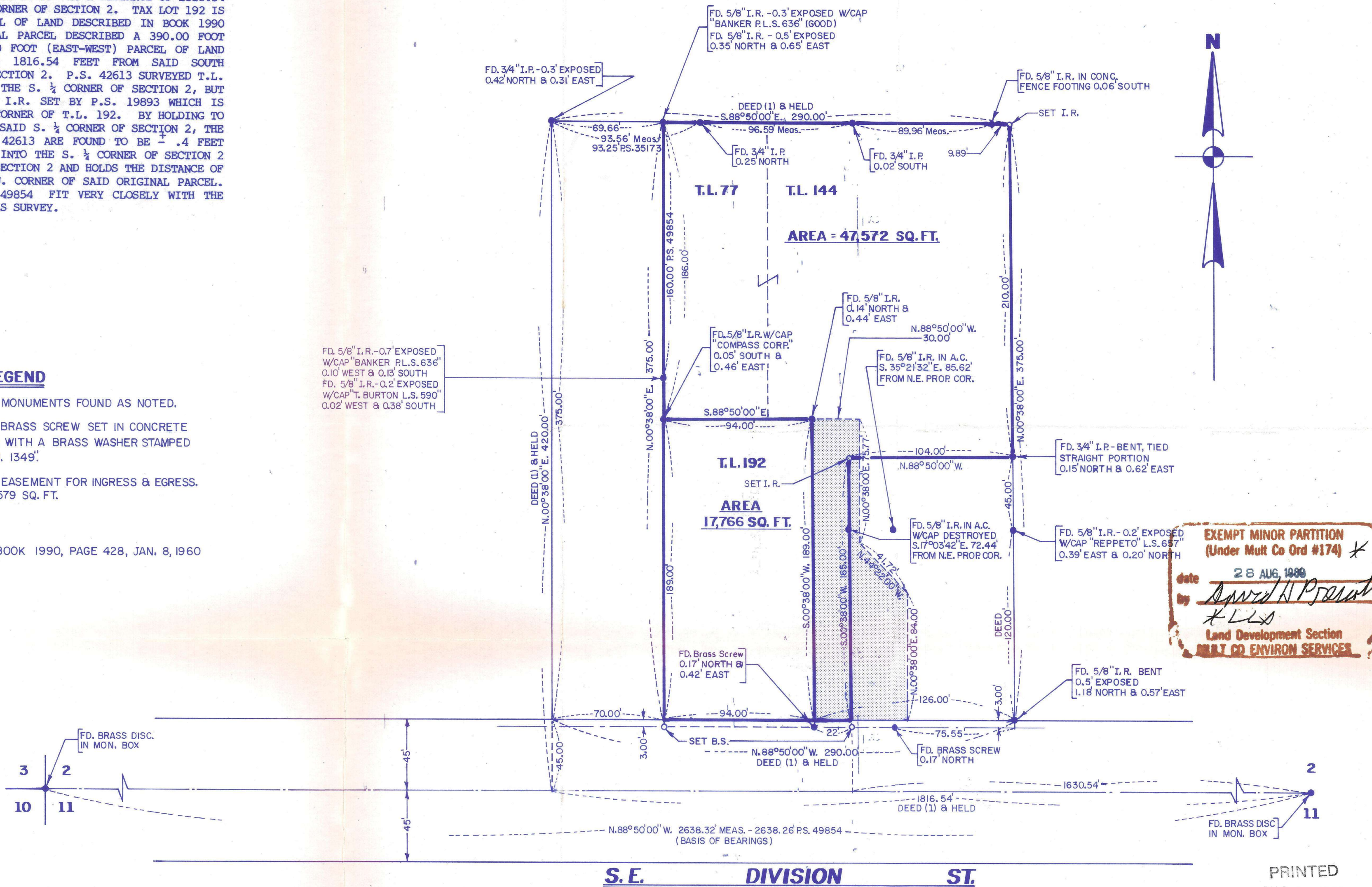
THE DEED FOR TAX LOT 192 BEGINS AT THE S.E. CORNER OF THE JOHN C. BUCKLEY HOMESTEAD. THIS POINT IS NOT MONUMENTED, BUT A REVIEW OF THE DEEDS IN THIS AREA INDICATED THAT SAID SOUTHEAST CORNER IS N. 88°50'00" W. A DISTANCE OF 1318.54 FEET FROM THE SOUTH $\frac{1}{2}$ CORNER OF SECTION 2. TAX LOT 192 IS PART OF A LARGER PARCEL OF LAND DESCRIBED IN BOOK 1990 PAGE 428. THE ORIGINAL PARCEL DESCRIBED A 390.00 FOOT (NORTH-SOUTH) BY 290.00 FOOT (EAST-WEST) PARCEL OF LAND WHOSE S.W. CORNER IS 1816.54 FEET FROM SAID SOUTH ONE-QUARTER CORNER OF SECTION 2. P.S. 42613 SURVEYED T.L. 192 IN 1978, AND SHOWS THE S. $\frac{1}{2}$ CORNER OF SECTION 2, BUT HOLDS INSTEAD TO A $\frac{1}{2}$ " I.R. SET BY P.S. 19893 WHICH IS 28.00' W. OF THE S.E. CORNER OF T.L. 192. BY HOLDING TO THE DEED DISTANCE FROM SAID S. $\frac{1}{2}$ CORNER OF SECTION 2, THE MONUMENTS SET BY P.S. 42613 ARE FOUND TO BE $\frac{1}{4}$ FEET EAST. P.S. 49854 TIED INTO THE S. $\frac{1}{2}$ CORNER OF SECTION 2 AND THE S.E. CORNER OF SECTION 2 AND HOLDS THE DISTANCE OF 1816.54 FEET TO THE S.W. CORNER OF SAID ORIGINAL PARCEL. THE IRONS SET BY P.S. 49854 FIT VERY CLOSELY WITH THE LINES ESTABLISHED ON THIS SURVEY.

LEGEND

- DENOTES MONUMENTS FOUND AS NOTED.
- DENOTES BRASS SCREW SET IN CONCRETE SIDEWALK WITH A BRASS WASHER STAMPED "Z-T L.S. 1349".

NOTE:

1. DEED(1) = BOOK 1990, PAGE 428, JAN. 8, 1960



REVISIONS

1. INGRESS & EGRESS EASEMENT 12-28-88 R.R.
2. INCLUDE TAX LOTS 77 & 144 8-21-89 R.R.

DRAWN: *R. Raymond*

CHECKED: C.C.F.

SCALE: 1"=50'

DATE: 7-29-88

**ZAROSINSKI-TATONE
ENGINEERS, INC.**

3737 S.E. EIGHTH AVE. PORTLAND, ORE.

**TAX LOTS 192,77 & 144
IN THE S.W. 1/4 OF SEC. 2**

MULTNOMAH COUNTY, OREGON

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Chris Trachsel

OREGON
JULY 17, 1961
CHRIS C. FISCHBORN
1944

TACO BELL

BOUNDARY SURVEY

1179-8

PROPERTY HOUSE INC.

Real Estate Consultants

August 22, 1989

Mr. David Prescott
PLANNING AND DEVELOPMENT
2115 S.E. Morrison
Portland, Oregon 97214

RE: TACO BELL #1596
Lot Consolidation and Lot Line Adjustment
of Tax Lots 77 & 144, S.W. 1/4 of Section 2, ,T.1S,
R.2E, WM, Multnomah County, Oregon

Dear David:

The Property referenced above is being reviewed by the City of Portland as a part of Taco Bell's building permit no. 9955, on the adjacent Tax Lot 192. The building permit can not be issued until a lot line adjustment of Tax Lot 77 & 144 consolidate same. It seems Tax Lot 192 had never been legally created when Taco Bell built its restaurant upon it.

Mr. Aldo Rossi, landowner of Tax Lots 77, 144 & 192, hereby requests that Tax Lots 77 & 144 be consolidated per lot line adjustment procedures to facilitate the building addition to the Taco Bell Restaurant located at 12605 S.E. Division, Portland, Oregon.

The following items are enclosed for certification (and recordation with the County Records Division).

- A. Three prints of the survey map.
- B. Three copies of the metes and bounds legal description for the parcel as it will be after the lot line adjustment takes place.

Sincerely,

PROPERTY HOUSE, INC.

Don E. Marthaller
Don E. Marthaller
President

ACKNOWLEDGED AND AGREED

Aldo Rossi
ALDO ROSSI
Date: August 23, 1989

Enclosures

cc: Jim Hathaway, TACO BELL CORP
Steve Lawson, TACO BELL CORP