

ENGINEERING
PLANNING
SURVEYING
LAND DEVELOPMENT

KENT W. COX and ASSOCIATES, INC.
Consulting Engineers - Land Surveyors
204 N.E. KELLY AVENUE
GRESHAM, OREGON 97030
(503) 667-4464



Registration:
Oregon
Idaho
Washington

Affiliations:
American Society of Civil Engineers
Professional Land Surveyors of Oregon
American Congress of Surveying and Mapping

BOUNDARY DESCRIPTION
FOR
STEVE LEWIS

Lot Line Adjustment - Tax Lot 212
Except the Southern 80 Feet Thereof

89-070
September 22, 1989

PARCEL I

A parcel of land located in the Northeast Quarter of Section 2, Township 1 South, Range 2 East of the Willamette Meridian, and within the Alonzo Gates Donation Land Claim, County of Multnomah, State of Oregon and more particularly described as follows:

Beginning at a point that is South $00^{\circ}06'$ West, 200.02 feet and South $89^{\circ}25'30''$ East, 90.72 feet from the intersection of the South line of Powell Valley Road and the east line of S.E. 141st Avenue, said point being the southeast corner of that tract of land described in Deed Book 1206 at page 765 as recorded September 9, 1977 in the Multnomah County Deed Records and the southwest corner of that tract of land deeded to Albert LeClair and Clara LeClair by that Warranty Deed recorded March 1972 in Multnomah County Deed Book 848 at page 108; Thence North $00^{\circ}06'$ East along the common line between the two tracts of land, a distance of 80.00 feet to the northeast corner of the first referenced tract and to the **TRUE POINT OF BEGINNING** of this Description; thence North $00^{\circ}06'$ East along the west line of the said LeClair tract, a distance of 143.48 feet to a point on the south line of Powell Valley Road; thence northeasterly along the south line of Powell Valley Road, a distance of 93.52 feet to the northeast corner of the said LeClair tract; thence South $00^{\circ}06'$ West along the east line thereof, a distance of 166.94 feet to a point that is 80.00 feet northerly of the southeast corner thereof; thence North $89^{\circ}25'30''$ West, a distance of 90.72 feet to the above referenced **TRUE POINT OF BEGINNING** of this Description.

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

Date

16 JAN. 1990

David H. Proant
f LLS

Land Development Section
MULT CO ENVIRON SERVICES

16 JAN 90

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**BOUNDARY DESCRIPTION
FOR
STEVE LEWIS**

**Lot Line Adjustment - Tax Lot 714
Together with the South 80 Feet of Tax Lot 212**

**89-070
September 22, 1989**

PARCEL II

A parcel of land located in the Northeast Quarter of Section 2, Township 1 South, Range 2 East of the Willamette Meridian, and within the Alonzo Gates Donation Land Claim, County of Multnomah, State of Oregon and more particularly described as follows:

BEGINNING at a point that is South $00^{\circ}06'$ West, 200.02 feet and South $89^{\circ}25'30''$ East, 90.72 feet from the intersection of the South line of Powell Valley Road and the east line of S.E. 141st Avenue, said point being the southeast corner of that tract of land described in Deed Book 1206 at page 765 as recorded September 9, 1977 in the Multnomah County Deed Records and the southwest corner of that tract of land deeded to Albert LeClair and Clara LeClair by that Warranty Deed recorded March 1972 in Multnomah County Deed Book 848 at page 108; Thence North $89^{\circ}25'30''$ West along the south line of the first referenced tract of land, a distance of 90.72 feet to a point on the east line of S.E. 141st Avenue; thence North $00^{\circ}06'$ East along said east line, a distance of 80.00 feet to the northwest corner of the first referenced tract of land; thence South $89^{\circ}25'30''$ East along the north line of the first referenced tract of land and its easterly projection, a distance of 181.44 feet to a point on the east line of the said LeClair tract; thence South $00^{\circ}06'$ West along the east line of the said LeClair tract, a distance of 80.00 feet to the southeast corner thereof; thence North $89^{\circ}25'30''$ West along the south line thereof, a distance of 90.72 feet to the above referenced **POINT OF BEGINNING**.

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

date 16 JAN. 1990

David H. Bessett
* LLS

Land Development Section
MULTI CO ENVIRON SERVICES



MULTNOMAH COUNTY OREGON

DEPARTMENT OF ENVIRONMENTAL SERVICES
 DIVISION OF PLANNING
 AND DEVELOPMENT
 2115 S.E. MORRISON STREET
 PORTLAND, OREGON 97214
 (503) 248-3047

BOARD OF COUNTY COMMISSIONERS
 GLADYS McCOY • CHAIR OF THE BOARD
 PAULINE ANDERSON • DISTRICT 1 COMMISSIONER
 GRETCHEN KAFOURY • DISTRICT 2 COMMISSIONER
 CAROLINE MILLER • DISTRICT 3 COMMISSIONER
 POLLY CASTERLINE • DISTRICT 4 COMMISSIONER

LOT LINE ADJUSTMENT Statement of Property Owner Consent

We the undersigned property owners, consent to the adjustment of the boundaries of our respective properties as shown on the attached map.

[Please print in black ink or type]

Address 14126 SE POWELL PORTLAND, OR

Legal Description Tax Lot 212, § 11, 15, 2E

Owner's Name ALBERT LE CLAIR

Owner's Signature Albert Le Clair

Date 1/16/90

Address 3232 SE 141st PORTLAND, OR

Legal Description Tax Lot 714, § 11, 15, 2E

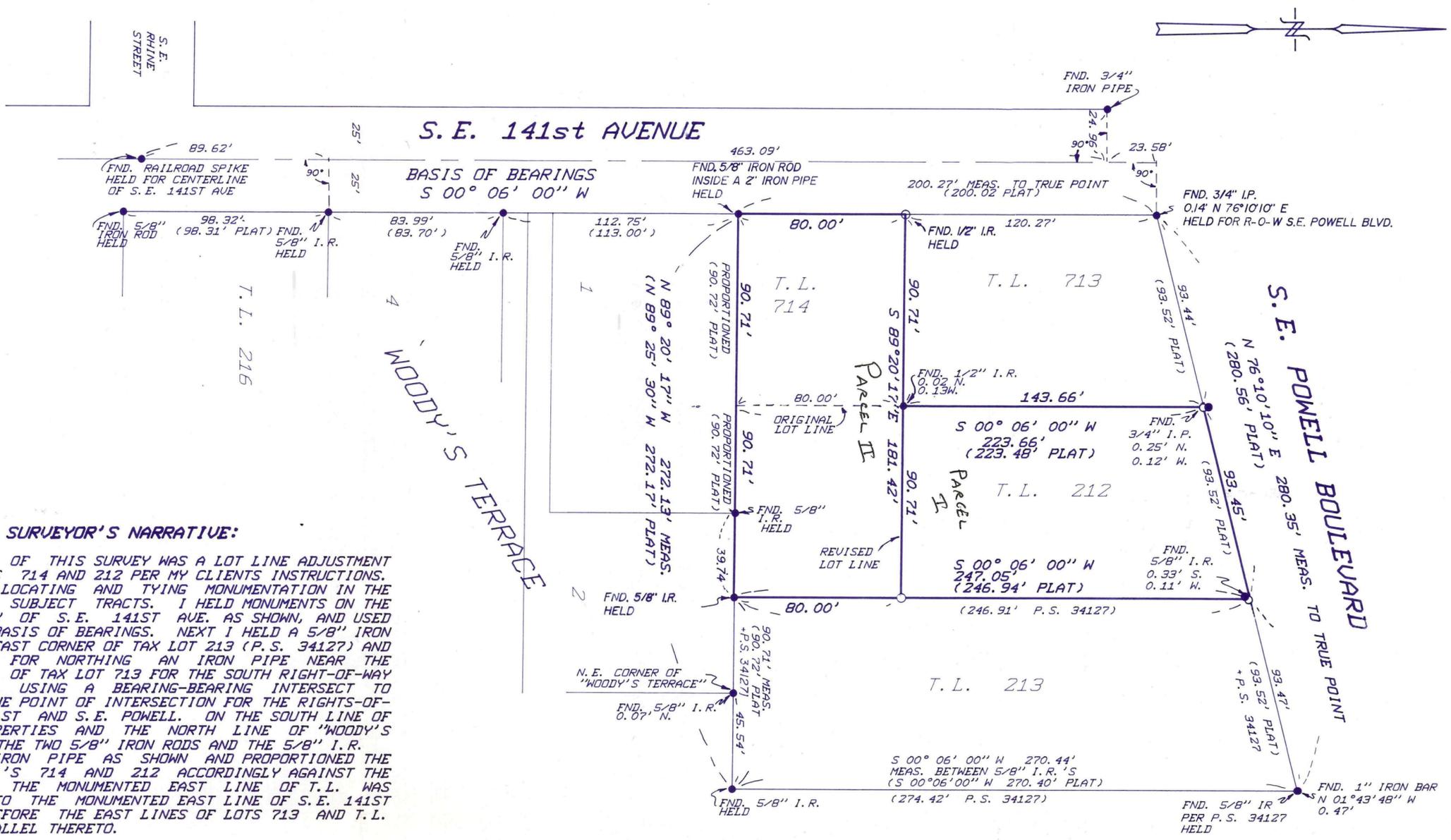
Owner's Name KEITH L. MARSHALL & CAROL T. MARSHALL

Owner's Signature Keith L Marshall Carol T. Marshall

Date 1/16/90

Return this form prior to final Planning Division approval of final map and legal descriptions.

To: Steve Lewis
From: The Marshalls



SURVEYOR'S NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS A LOT LINE ADJUSTMENT BETWEEN TAX LOTS 714 AND 212 PER MY CLIENTS INSTRUCTIONS. I PROCEEDED BY LOCATING AND TYING MONUMENTATION IN THE VICINITY OF THE SUBJECT TRACTS. I HELD MONUMENTS ON THE EAST RIGHT-OF-WAY OF S.E. 141ST AVE. AS SHOWN, AND USED THIS LINE AS MY BASIS OF BEARINGS. NEXT I HELD A 5/8" IRON ROD AT THE NORTHEAST CORNER OF TAX LOT 213 (P.S. 34127) AND FOUND AND HELD FOR NORTHING AN IRON PIPE NEAR THE NORTHWEST CORNER OF TAX LOT 713 FOR THE SOUTH RIGHT-OF-WAY OF S.E. POWELL, USING A BEARING-BEARING INTERSECT TO CALCULATE THE TRUE POINT OF INTERSECTION FOR THE RIGHTS-OF-WAY OF S.E. 141ST AND S.E. POWELL. ON THE SOUTH LINE OF THE SUBJECT PROPERTIES AND THE NORTH LINE OF "WOODY'S TERRACE", I HELD THE TWO 5/8" IRON RODS AND THE 5/8" I.R. INSIDE THE 2" IRON PIPE AS SHOWN AND PROPORTIONED THE DISTANCE OF T.L.'S 714 AND 212 ACCORDINGLY AGAINST THE PLAT DISTANCES. THE MONUMENTED EAST LINE OF T.L. WAS FOUND PARALLEL TO THE MONUMENTED EAST LINE OF S.E. 141ST AVENUE AND THEREFORE THE EAST LINES OF LOTS 713 AND T.L. 212 WERE HELD PARALLEL THERETO.

REGISTERED PROFESSIONAL LAND SURVEYOR

 OREGON
 SEPTEMBER 23, 1977
 KENT W. COX
 1161

REFERENCE AND CONTROLLING SURVEYS:

PLAT OF WOODY'S TERRACE BK. 1214 PG. 96
 UNRECORDED PLAT OF SURBANA ACRES 38190 35444, 34127

REFERENCE AND CONTROLLING DEEDS:

BOOK 1206, PAGE 766, REC. SEPT. 9, 1977 (T.L. 714)
 BOOK 848, PAGE 108, REC. MARCH 1972 (T.L. 212)
 REFERENCE TO PLAT IS TO THE UNRECORDED SUBDIVISION PLAT OF "SURBANA ACRES" (P.S. 38190)

- FOUND 5/8" IRON ROD EXCEPT AS NOTED.
- SET 5/8" X 30" IRON ROD W/ YELLOW PLASTIC CAP MARKED "K. W. COX & ASSOC., INC."
- () RECORD DATA

LEGEND

EXEMPT MINOR PARTITION
 (Under Mult Co Ord #174) *
 date 16 JAN. 1990
 Kent W. Cox
 Land Development Section
 MULT CO ENVIRON SERVICES

DATE OCT. 20, 1989	SCALE 1" = 40'	KENT W. COX AND ASSOCIATES, INC. CONSULTING ENGINEERS - LAND SURVEYORS 204 NORTHEAST KELLY AVENUE GRESHAM, OREGON 97030 667-4464	LOT LINE ADJUSTMENT SURVEY FOR STEVE LEWIS LOCATED IN THE N.E. 1/4 OF SECTION II, T.1S., R.2 E., W.M. MULTINOMAH COUNTY, STATE OF OREGON	SHEET 1/1
DRAWN BY R.G.S.	FILE NO. 89-070	ENGINEERING PLANNING SURVEYING LAND DEVELOPMENT		