



CHARLES E. REYNOLDS
Surveyor and Consulting Forester

Phone: 287-4526
5819 N. E. 25th Avenue
Portland, Oregon 97211

January 11, 1984

Legal Description for Mr. Neal Brown
Parcel I:

A tract of land situated in Section 17, Township 2 North, Range 1 West of the Willamette Meridian, in the County of Multnomah and State of Oregon, more particularly described as follows:

Commencing at the Initial Point of the duly recorded plat of "Circus Estates" situated in said Section 17; thence S.40°37'57"W., a distance of 31.96 feet to an angle point in the centerline of Sauvie Island Road; thence S.30°33'00"E., along said centerline, a distance of 49.50 feet to the centerline of Burlington Ferry Road (40 feet wide); thence S.40°04'00"W., along the centerline of said Burlington Ferry Road, a distance of 578.50 feet to a point; thence N.29°13'00"W., a distance of 21.39 feet to a point in the west line of said Burlington Ferry Road, said point also being the most southerly corner of that certain tract of land conveyed to Sigman Weise, et ux, as recorded May 29, 1954 in Book 1662, page 482, Deed Records, said County; thence N.49°56'00"W., a distance of 363.30 feet to the southwesterly corner of said Weise tract; thence N.40°04'00"E., along the northwesterly line of said Weise tract, a distance of 208.75 feet to the point of beginning of the tract herein to be described; thence continuing N.40°04'00"E., along said northwesterly line, a distance of 484.54 feet to a point in the southerly line of said Sauvie Island Road (40 feet wide); thence S.29°13'00"E., along said southerly line, a distance of 228.11 feet to a 5/8"x30" iron rod; thence S.51°16'48"W., leaving said southerly line, a distance of 411.71 feet to a 5/8"x30" iron rod in a line that bears S.49°56'00"E., a distance of 133.30 feet from the point of beginning; thence N.49°56'00"W., a distance of 133.30 feet to the point of beginning; containing an area of 1.77 acres, more or less.

EXEMPT MINOR PARTITION
(Under Mult Co Ord #174)

date JAN 24 1984

by Gary L. Cliffor
for Irving G. Ewen

Land Development Section
MULT CO ENVIRON SERVICES

REF: LE 11-83

24 JAN 1984

SEC 17, 2N, 1W



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January 11, 1984

Legal Description for Mr. Neal Brown
Parcel II:

A tract of land situated in Section 17, Township 2 North, Range 1 West of the Willamette Meridian, in the County of Multnomah and State of Oregon, more particularly described as follows:

Commencing at the Initial Point of the duly recorded plat of "Circus Estates" situated in said Section 17; thence S.40°37'57"W., a distance of 31.96 feet to an angle point in the centerline of Sauvie Island Road; thence S.30°33'00"E., along said centerline, a distance of 49.50 feet to the centerline of Burlington Ferry Road (40 feet wide); thence S.40°04'00"W., along the centerline of said Burlington Ferry Road, a distance of 578.50 feet to a point; thence N.29°13'00"W., a distance of 21.39 feet to a point in the west line of said Burlington Ferry Road, said point also being the most southerly corner of that certain tract of land conveyed to Sigman Weise, et us, by deed recorded May 29, 1954 in Book 1662, page 482, Deed Records, said County; thence N.40°04'00"E., along the westerly line of said Burlington Ferry Road, a distance of 208.75 feet to the point of beginning of the tract herein to be described; thence N.49°56'00"W., parallel with the southerly line of said Weise tract, a distance of 230.00 feet to a 5/8"x30" iron rod; thence N.51°16'48"E., a distance of 411.71 feet to a 5/8"x30" iron rod set in the southerly line of said Sauvie Island Road; thence S.29°13'00"E., along said southerly line, a distance of 124.44 feet to an angle point; thence S.30°33'00"E., continuing along said southerly line, a distance of 35.56 feet to a point in the westerly line of said Burlington Ferry Road; thence S.40°04'00"W., along said westerly line, a distance of 348.03 feet to the point of beginning; containing an area of 1.70 acres, more or less.

EXEMPT MINOR PARTITION
(Under Mult Co Ord #174)

JAN 24 1984

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by

Gary A. Clifford
for Irving G. Ewen

Land Development Section
MULT CO ENVIRON SERVICES

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January 11, 1984

Legal Description for Mr. Neal Brown
Parcel III:

A tract of land situated in Section 17, Township 2 North, Range 1 West of the Willamette Meridian, in the County of Multnomah and State of Oregon, more particularly described as follows:

Commencing at the Initial Point of the duly recorded plat of "Circus Estates" situated in said Section 17; thence S.40°37'57"W., a distance of 31.96 feet to an angle point in the centerline of Sauvie Island Road; thence S.30°33'00"E., along said centerline, a distance of 49.50 feet to the centerline of Burlington Ferry Road (40 feet wide); thence S.40°04'00"W., along the centerline of Burlington Ferry Road, a distance of 578.50 feet to a point; thence N.29°13'00"W., a distance of 21.39 feet to a point in the west line of Burlington Ferry Road, said point also being the most southerly corner of that certain tract of land conveyed to Sigman Weise, et ux, by deed recorded May 29, 1954 in Book 1662, page 482, Deed Records, said County, and the point of beginning of the tract herein to be described; thence N.49°56'00"W., along the southerly line of said Weise tract, a distance of 363.30 feet to the southwesterly corner thereof; thence N.40°04'00"E., along the westerly line of said Weise tract, a distance of 208.75 feet to a point; thence S.49°56'00"E., parallel with the southerly line of said Weise tract, a distance of 363.30 feet to a point in the westerly line of said Burlington Ferry Road; thence S.40°04'00"W., along said westerly line, a distance of 208.75 feet to the point of beginning; containing an area of 1.74 acres, more or less.

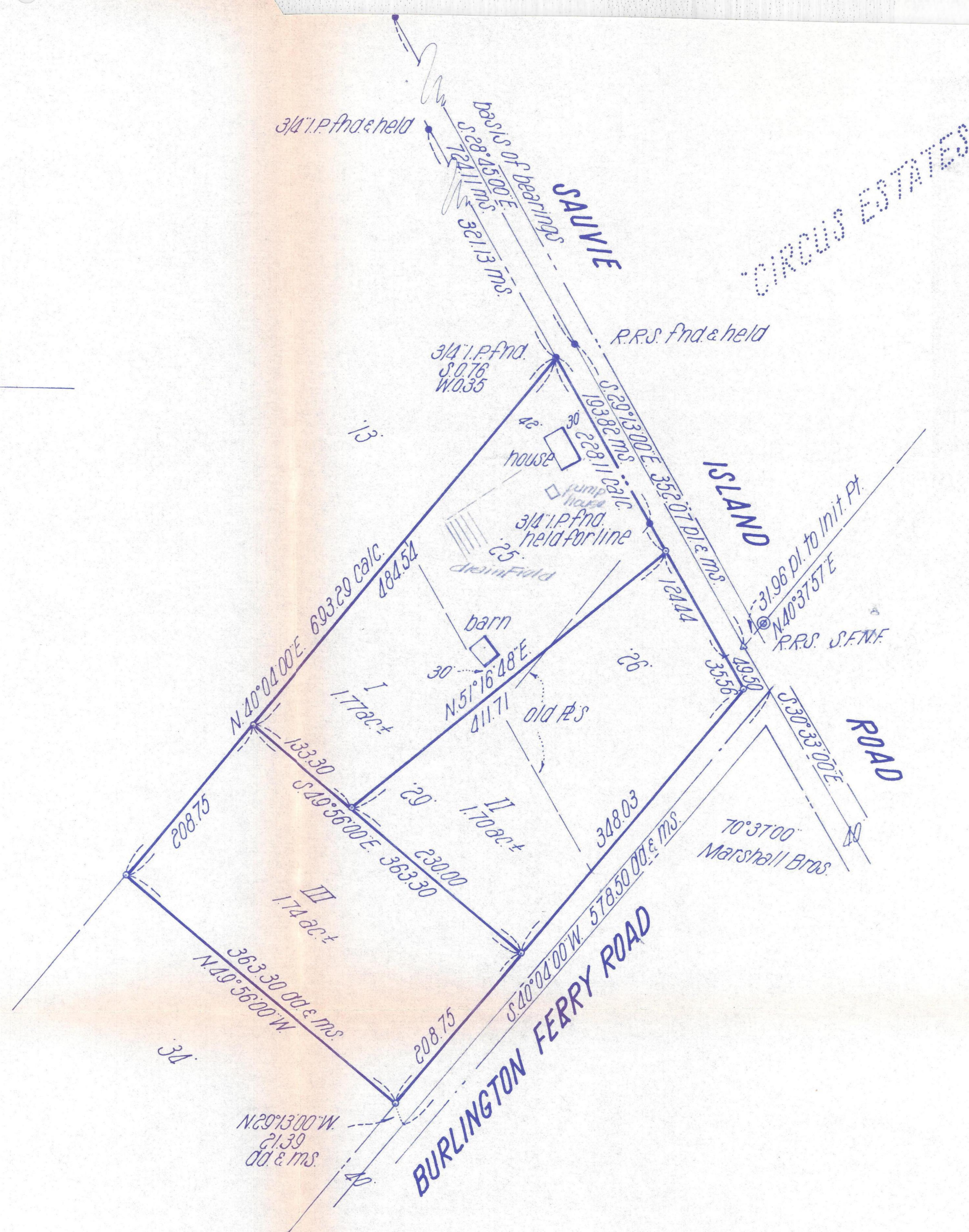
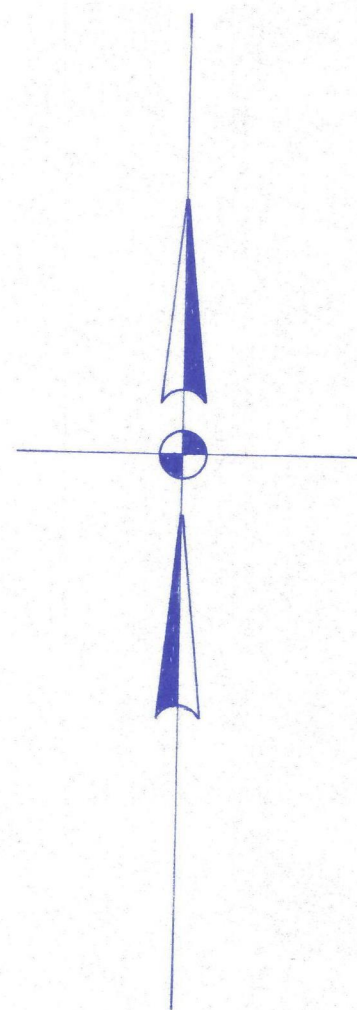
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Notes:

1. Basis of bearings: Plat of "Circus Estates"
2. 8 denotes 5/8"x30" iron rod w/plastic cap stamped Reynolds # 334 set

Narrative: Purpose of survey was to establish of out-boundaries of T.L.s 25, 26 and 29, and then re-establish the interior boundary lines per lot-line adjustment. Out-boundaries were established per "Circus Estates" and information derived from a Marshall Bros. survey of the subject site dated December 1949. All monumentation found and measured as shown. Interior corners were set per client request.

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date	JAN 24 1984
by	Gary Z. Clifford for Irving G. Ewen
Land Development Section MULT CO ENVIRON SERVICES	
REF: LE 11-83	

SURVEY for LOT-LINE ADJUSTMENT

T.L.s 25, 26, & 29

Client: Neal Brown	SCALE: 1"=100'	DRAWN BY
Section 17, T.2N, R.1W, W.M. Multnomah Co, Ore.		REVISED
DATE: 1/11/84	APPROVED BY: Charles E. Reynolds 5819 N.E. 25th Portland, Ore.	DRAWING NUMBER

