

EXEMPT MINOR PARTITION  
(Under Mult Co Ord #174)

date

by

Irving G. Ewen

Land Development Section  
MULT CO ENVIRON SERVICES

CLYDE E. CARLSON  
Consulting Civil Engineer

May 26, 1981

Description

Parcel 1

14425 S.E. Stark Street  
Portland, Oregon 97233  
(503) 252-5788

A parcel of land in the NE 1/4 of Sec. 11 and NW 1/4 of Sec. 12,  
T1S, R4E, W.M., Multnomah County, Oregon described as follows:

Beginning at a point on the North line of said Northeast quarter,  
South 88°22'19" East, 250.00 Feet from the Northwest corner of the  
Northeast quarter of the Northeast quarter of said Sec. 11, said  
point being the Northeast corner of that parcel conveyed to Guericke,  
et ux, by deed recorded November 14, 1975 in Book 1072, Page 734,  
Multnomah County Deed Records; Thence South 05°20'24" East along  
the East line of said Book 1072, Page 734 parcel, 316.32 Feet,  
more or less, to a point which is North 05°20'24" West, 131.97  
Feet from the Southeast corner of the above-described parcel;  
Thence along the Easterly line of that parcel described in Book  
1295, Page 2449, recorded September 20, 1978 in the Mortgage  
Records of Multnomah County:

North 89°13'46" East, 102.88 Feet; Thence South 51°24'14" East,  
76.54 Feet; Thence South 22°11'24" East, 172.48 Feet; Thence South  
08°27'34" East, 122.53 Feet; Thence South 53°24'44" East, 161.48  
Feet; Thence South 02°22'24" East, 179.54 Feet; Thence South  
33°31'26" West, 96.42 Feet; Thence South 44°39'46" West, 205.97  
Feet; Thence South 20°13'40" West, 159.58 Feet, more or less to  
the South line of said Northeast quarter of the Northeast quarter  
and the Southeast corner of said Book 1295, Page 2449 parcel;

Thence North 88°49'54" West along said South line, 95.67 Feet, more  
or less, to a point on the East line of that parcel as described  
in Book 1241, Page 626, recorded February 10, 1978 in the Deed  
Records of Multnomah County; Thence Southerly along said East line,  
645.13 Feet, more or less, to the South line of the North one-half  
of the Southeast quarter of the Northeast quarter of said section;  
Thence Easterly along said South line 879.85 Feet, more or less,  
to a point on a line which is parallel to and 100.00 Feet Westerly  
of the East line of said section; Thence Northerly along said  
parallel line, 320.81 Feet, more or less, to a point on the North  
line of the South one-half of the North one-half of the Southeast  
quarter of the Northeast quarter of said Sec. 11; Thence North-  
easterly, 335.67 Feet, more or less, to the Southeast corner of  
the Northeast quarter of the Northeast quarter of said section,  
which point is on the centerline of a 60-Foot wide roadway; Thence  
along said centerline:

North 30°20'17" East, 120.83 Feet to an iron rod and the  
point of curve left of a 57.17 Foot radius curve; Thence  
along the arc of said curve through a central angle of  
128°55'09", 128.63 Feet (chord bears North 34°07'18" West,  
103.16 Feet) to an iron rod; Thence South 81°25'08" West,

1 JUN 81

Sec 11, 12 1S, 4E.

Parcel 1

243.85 Feet to an iron rod and the point of curve left of a 174.42 Foot radius curve; Thence along the arc of said curve through a central angle of 37°57'56", 115.58 Feet (chord bears South 62°26'10" West, 113.47 Feet) to an iron rod; Thence South 43°27'12" West, 65.66 Feet to an iron rod and the point of curve right of a 97.53 Foot radius curve; Thence along the arc of said curve through a central angle of 68°32'08", 116.66 Feet (chord bears South 77°43'16" West, 109.83 Feet) to an iron rod and the point of curve right of a 30.00 Foot radius curve; Thence along the arc of said curve through a central angle of 90°00'00", 47.12 Feet (chord bears North 23°00'40" West, 42.43 Feet) to an iron rod; Thence North 21°59'20" East, 155.00 Feet to an iron rod and the point of curve right of a 132.80 Foot radius curve; Thence along the arc of said curve through a central angle of 21°19'20", 49.42 Feet (chord bears North 32°39'00" East, 49.14 Feet) to an iron rod; Thence North 43°18'40" East, 75.71 Feet to an iron rod and the point of curve left of a 178.99 Foot radius curve; Thence along the arc of said curve through a central angle of 25°11'40", 78.71 Feet (chord bears North 30°42'50" East, 78.07 Feet) to an iron rod; Thence North 18°07' East, 60.60 Feet to an iron rod and the point of curve left of a 79.64 Foot radius curve; Thence along the arc of said curve through a central angle of 58°56'03", 81.92 Feet (chord bears North 11°21'02" West, 78.36 Feet) to an iron rod; Thence North 40°49'03" West, 542.15 Feet to an iron rod and the point of curve right of a 451.29 Foot radius curve; Thence along the arc of said curve through a central angle of 15°08'47", 119.30 Feet (chord bears North 33°14'40" West, 118.95 Feet) to an iron rod; Thence North 25°40'16" West, 222.40 Feet to an iron rod and the point of curve left of a 158.87 Foot radius curve; Thence along the arc of said curve through a central angle of 62°42'03", 173.86 Feet (chord bears North 57°01'18" West, 165.32 Feet) to an iron rod on the North line of said Sec. 11; Thence North 88°22'19" West along said North line, 59.54 Feet to the Point of Beginning.

EXCEPT that portion lying in Rickett Road, County Road #409;

Subject to and including an easement over the 60-Foot wide roadway described herein;

And subject to an easement over the following described parcel:

Beginning at the Southeast corner of the Northeast quarter of the Northeast quarter of said Sec. 11; Thence North 88°49'54" West along the South line of the Northeast quarter of the Northeast quarter of said Section, 34.36 Feet to the West line of the above-described roadway; Thence Southerly along a line parallel to the East line of said Section, 111.5 Feet, more or less, to the East line of the above-described parcel; Thence Northeasterly along said East line, 116.7 Feet, more or less, to the Point of Beginning.

Contains 992,640 Square Feet, more or less.



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Land Development Section  
MULT CO ENVIRON SERVICES

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Consulting Civil Engineer

May 26, 1981

14425 S.E. Stark Street  
Portland, Oregon 97233  
(503) 252-5788

Description  
Parcel 2

A parcel of land in the NE $\frac{1}{4}$  of Section 11 and NW $\frac{1}{4}$  of Section 12, T1S, R4E, W.M., Multnomah County, Oregon described as follows:

Beginning at a point on the North line of said NE $\frac{1}{4}$ , South 88°22'19" East, 250.00 Feet from the NW corner of the NE $\frac{1}{4}$  of the NE $\frac{1}{4}$  of said Section 11, said point being the Northeast corner of that parcel conveyed to Guericke, et ux, by deed recorded November 14, 1975 in Book 1072, Page 734, Multnomah County Deed Records, said point also being on the centerline of a 60-Foot wide roadway; Thence along said centerline:

South 88°22'19" East along the North line of said NE $\frac{1}{4}$ , 59.54 Feet to an iron rod and the True Point of Beginning of the parcel herein described, said iron rod also being the point of curve right of a 158.87 Foot radius curve; thence along the arc of said curve right through a central angle of 62°42'03", 173.86 Feet (chord bears South 57°01'18" East, 165.32 Feet) to an iron rod; thence South 25°40'16" East, 222.40 Feet to an iron rod and point of curve left of a 451.29 Foot radius curve; thence along the arc of said curve left through a central angle of 15°08'47", 119.30 Feet (chord bears South 33°14'40" East, 118.95 Feet) to an iron rod; thence South 40°49'03" East, 542.15 Feet to an iron rod and point of curve right of a 79.64 Foot radius curve; thence along the arc of said curve right through a central angle of 58°56'03", 81.92 Feet (chord bears South 11°21'02" East, 78.36 Feet) to an iron rod; thence South 18°07' West, 60.60 Feet to an iron rod and point of curve right of a 178.99 Foot radius curve; thence along the arc of said curve right through a central angle of 25°11'40", 78.71 Feet (chord bears South 30°42'50" West, 78.07 Feet) to an iron rod; thence South 43°18'40" West, 75.71 Feet to an iron rod and point of curve left of a 132.80 Foot radius curve; thence along the arc of said curve left through a central angle of 21°19'20", 49.42 Feet (chord bears South 32°39' West, 49.14 Feet) to an iron rod; thence South 21°59'20" West, 155.00 Feet to an iron rod and point of curve left of a 30.00 Foot radius curve; thence along the arc of said curve left through a central angle of 90°00'00", 47.12 Feet (chord bears South 23°00'40" East, 42.43 Feet) to an iron rod and point of curve left of a 97.53 Foot radius curve; thence along the arc of said curve left through a central angle of 68°32'08", 116.66 Feet (chord bears North 77°43'16" East, 109.83 Feet) to an iron rod; thence North 43°27'12" East, 65.66 Feet to an iron rod and point

Parcel 2

of curve right of a 174.42 Foot radius curve; Thence along the arc of said curve right through a central angle of 37°57'56", 115.58 Feet, (chord bears North 62°26'10" East, 113.47 Feet), to an iron rod; Thence North 81°25'08" East, 243.85 Feet to an iron rod and point of curve right of a 57.17 Foot radius curve; Thence along the arc of said curve right through a central angle of 128°55'09", 128.64 Feet, (chord bears South 34°07'18" East, 103.16 Feet), to an iron rod; Thence South 30°20'17" East, 120.83 Feet to the Southeast Corner of the NE 1/4 of the NE 1/4 of said Sec. 11.

Thence Southwesterly 335.67 Feet, more or less, to a point which is on the North line of the South 1/2 of the North 1/2 of the SE 1/4 of the NE 1/4 of said Sec. 11, said point being on a line which is parallel to and 100.00 Feet Westerly of the East line of said Sec. 11; Thence Southerly along said parallel line 320.81 Feet, more or less, to the South line of the North 1/2 of the SE 1/4 of the NE 1/4 of said Sec. 11; Thence South 89°03'39" East along said South line of the North 1/2 of the SE 1/4 of the NE 1/4 of said Sec. 11, 100.00 Feet to the East line of said Sec. 11; Thence Easterly parallel with the North line of the South 1/2 of the NW 1/4 of said Sec. 12, 150.00 Feet; Thence Northeasterly 671.7 Feet, more or less, to a point on the South line of the North 1/2 of the NW 1/4 of said Sec. 12, said point being 350.00 Feet Easterly of the Southeast Corner of the NE 1/4 of the NE 1/4 of said Sec. 11; Thence Northwesterly 495 Feet, more or less, to a point on the West line of said Sec. 12, said point being North 00°57'19" East, 350.00 Feet from the Southeast Corner of the NE 1/4 NE 1/4 of said Sec. 11; Thence North 00°57'19" East along the East line of said Sec. 11, 112.42 Feet to a point which is South 00°57'19" East, 820.00 Feet from the Northeast Corner of said Sec. 11; Thence North 65°32'29" East, 350.00 Feet; Thence Northeasterly 350.00 Feet to a point on the South line of the North 330 Feet of the NW 1/4 NW 1/4 of said Sec. 12; Thence Westerly along said South line 400.00 Feet to the East line of said Sec. 11; Thence North 00°57'19" East, 330.00 Feet to the Northeast Corner of said Sec. 11; Thence North 88°22'19" West along the North line of the NE 1/4 NE 1/4 of said Sec. 11, 1,004.23 Feet to the True Point of Beginning.

Except that portion lying in Rickert Road, County Road #409.

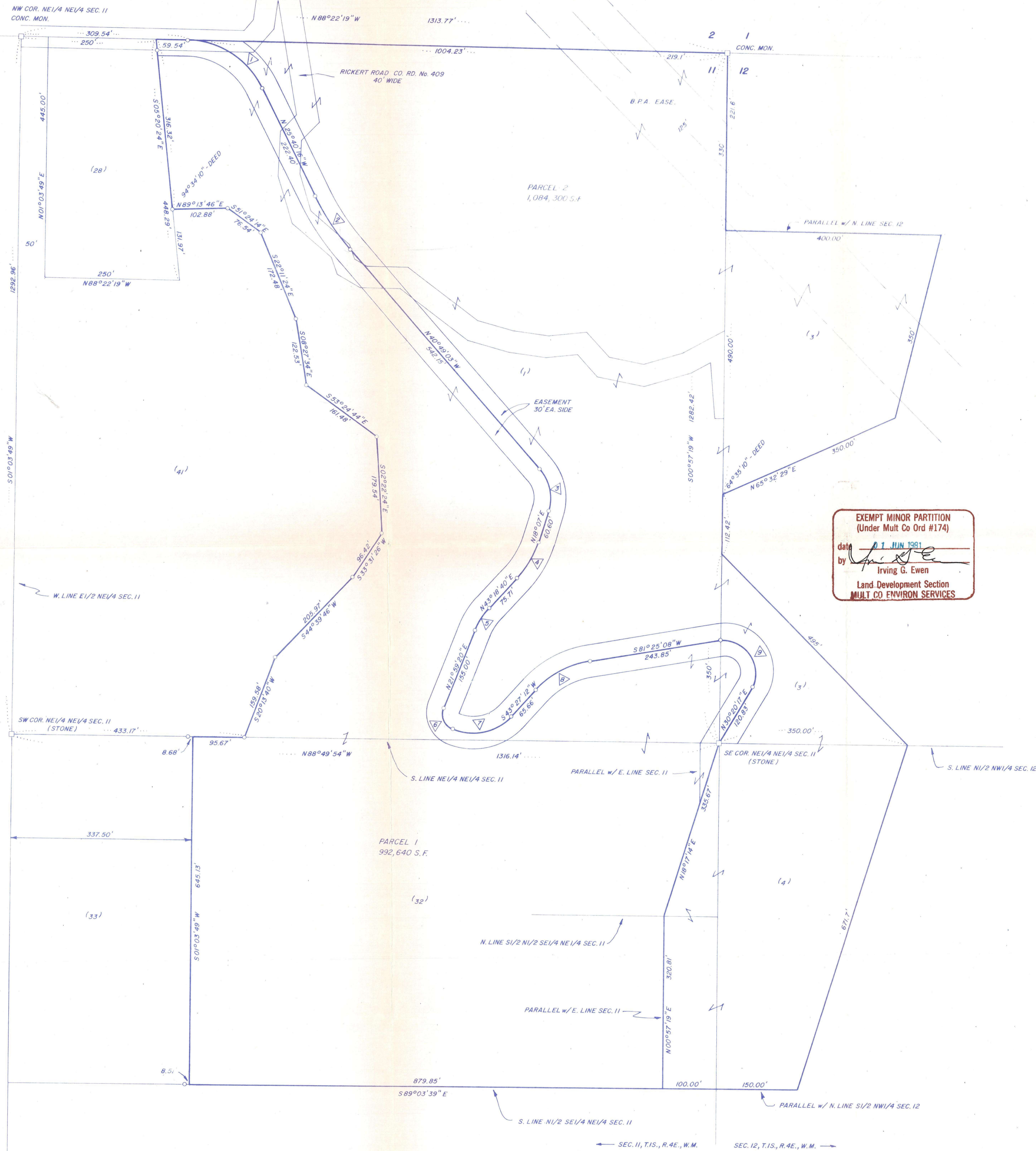
Subject to and including an easement over the 60-foot wide roadway described herein.

And including an easement over the following described parcel:

Beginning at the Southeast Corner of the NE 1/4 NE 1/4 of said Sec. 11; Thence North 88°49'54" West along the South line of the NE 1/4 NE 1/4 of said Sec. 11, 34.36 Feet to the West line of the above-described roadway; Thence Southerly along a line parallel to the East line of said Sec. 11, 111.5 Feet, more or less, to the West line of the above-described parcel; Thence Northeasterly along said West line 116.7 Feet, more or less, to the Point of Beginning.

Contains 1,084,300 Square Feet, more or less.





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CURVE DATA

CURVE 1 Δ=62°42'03" R=108.87' L=173.86' C.B.=S57°01'18"E CH=165.32'	CURVE 6 Δ=90°00'00" R=30.00' L=47.12' C.B.=S23°00'40"E CH=42.43'
CURVE 2 Δ=15°08'47" R=151.29' L=119.30' C.B.=S33°14'40"E CH=118.95'	CURVE 7 Δ=68°32'08" R=97.53' L=116.66' C.B.=N77°43'16"E CH=109.63'
CURVE 3 Δ=58°56'03" R=79.64' L=81.92' C.B.=S11°21'02"E CH=78.36'	CURVE 8 Δ=37°57'56" R=174.42' L=115.58' C.B.=N62°26'10"E CH=113.47'
CURVE 4 Δ=25°11'40" R=178.59' L=78.71' C.B.=S30°42'50"W CH=78.07'	CURVE 9 Δ=128°55'09" R=57.17' L=128.63' C.B.=S34°07'18"E CH=103.16'
CURVE 5 Δ=21°19'20" R=132.80' L=49.42' C.B.=S32°39'00"W CH=49.14'	

PARTITION MAP OF  
TAX LOTS 18 & 32 IN N.E. 1/4 SEC. 11, T.1S., R.4E., W.M. AND  
TAX LOTS 3 & 4 IN N.W. 1/4 SEC. 12, T.1S., R.4E., W.M.  
MULTNOMAH COUNTY, OREGON

