

JERRY S. MARIS

3011 BUSINESS CENTER

2001 W. NIMBUS AVENUE

BEAVERTON, OREGON 97005

PHONE 503-643-8509

SURVEYING • ENGINEERING

6-24-81
JN 16-81

LEGAL LAND DESCRIPTION
PARCEL 1

FOR: RON DENNIS:

A tract of land in the Jacob French Donation Land Claim No. 57. Situate in the Northwest Quarter Section 16, T1N, R1W, W.M., and being part of that certain tract of land as described in Book 1044, Page 1240, Multnomah County, Oregon, Surveyed and Described as follows:

Beginning at a 5/8" iron rod with JSM cap found at the intersection of the South Right-of-Way line of N. W. Springville Road and the Westerly boundary line of that certain tract of land as described in Book 1044, Page 1240; thence N 89° 30'40" E 15.00' along the Southerly Right-of-Way of said road to a 5/8" iron rod with JSM cap set; thence S 00° 25'10" E 170.00 ft. leaving said Right-of-Way, 15.00 ft. from and parallel to the Westerly boundary line of said tract of land to a 5/8" iron rod with JSM cap set; thence N 89° 30'40" E 70.00 ft., 170.00 ft. from and parallel to the Southerly Right-of-way of said road to a 5/8" iron rod with JSM cap set; thence S 00° 25'10" E 155.00 ft., 85.00 ft. from and parallel to the Westerly boundary of said tract to a 5/8" iron rod with JSM cap set; thence S 89° 30'40" W 85.00 ft, 325.00 ft. from and parallel to the South Right-of-Way of said road to a 5/8" iron rod with JSM cap set at the intersection of said line and the Westerly boundary of said tract; thence N 00° 25'10" W 325.00 ft. along West line of said tract to the point of beginning containing 15,680 square feet; more or less.

EXEMPT MINOR PARTITION
(Under Mult Co Ord #174)
date **16 FEB 1983**
by *Gary Z. Clifford*
for Irving G. Ewen
Land Development Section
MULT CO ENVIRON SERVICES

REF: LE 4-81

16 FEB 83

SEC. 16, 1N, 1W



JERRY S. MARIS

CONSULTING SURVEYORS

PHONE 503-643-8609

KOLL BUSINESS CENTER

3361 SW NIMBUS AVENUE

BEAVERTON OREGON 97005

SURVEYING • ENGINEERING

6-24-81
JN 16-81

LEGAL LAND DESCRIPTION
PARCEL 2

FOR: RON DENNIS:

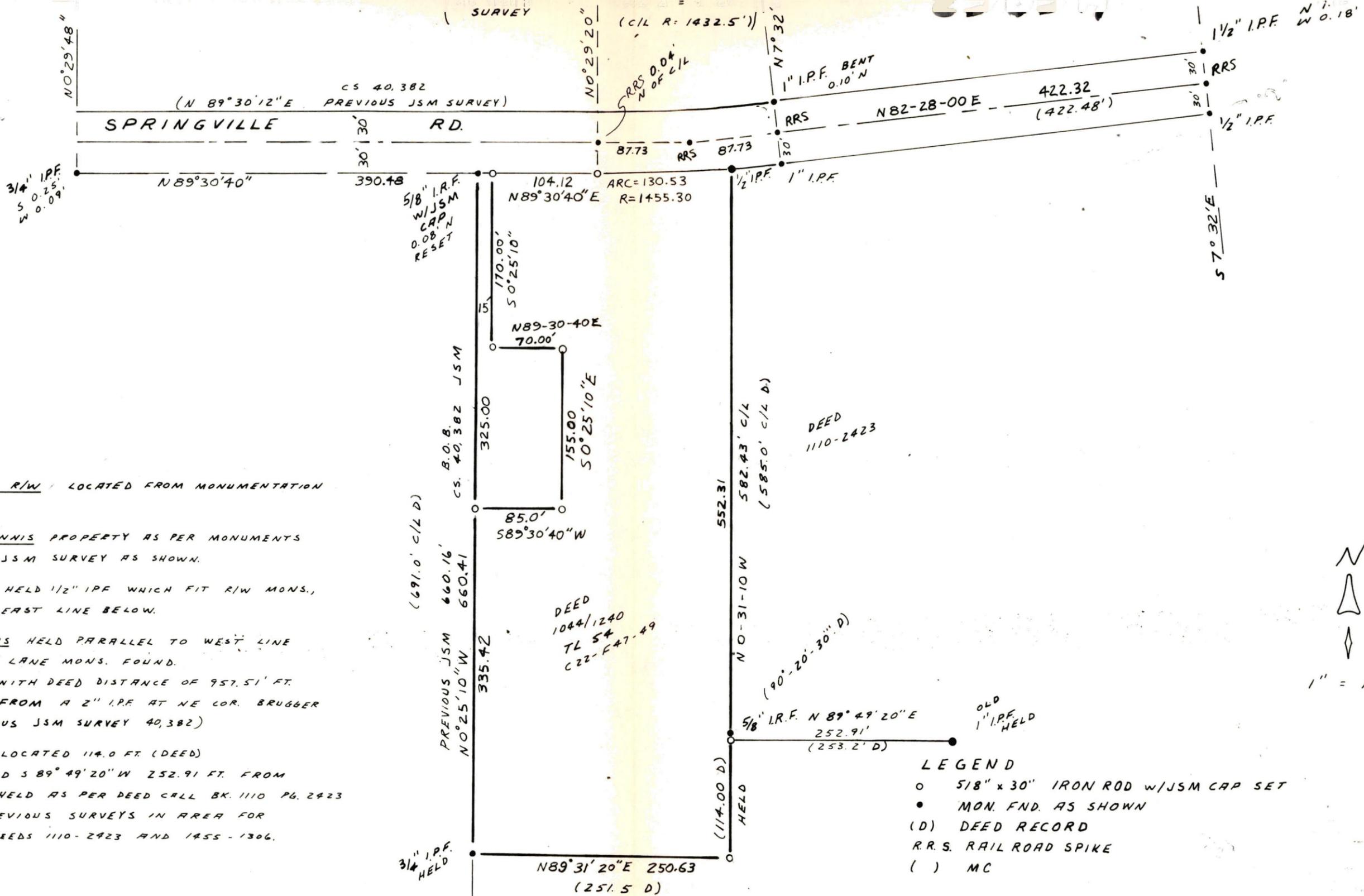
A tract of land in the Jacob French Donation Land Claim No. 57. Situate in the Northwest Quarter Section 16, T1N, R1W, W.M., and being part of that certain tract of land as described in Book 1044, Page 1240, Multnomah County, Oregon, Surveyed and Described as follows:

Beginning at a 3/4" iron pipe found at the Southwest corner of that certain tract of land as described in Book 1044, Page 1240; thence N 00° 25'10" W 335.42 ft. along Westerly boundary line of said tract of land to a 5/8" iron rod with JSM cap set; thence N 89° 30'40" E 85.00 ft. leaving Westerly boundary line of said tract, 325.00 ft. from and parallel to the Southerly Right-of-Way of N. W. Springville Road to a 5/8" iron rod with JSM cap set; thence N 0° 25'10" W 155.00 ft., 85.00 ft. from and parallel to the Westerly boundary line of said tract to a 5/8" iron rod with JSM cap set; thence S 89° 30'40" W 70.00 ft., 170.00 ft. from and parallel to the South Right-of-Way of said road to a 5/8" iron rod with JSM cap set; thence N 00° 25'10" W 170.00 ft., 15.00 ft. from and parallel to the Westerly boundary line of said tract to a 5/8" iron rod with JSM cap set on the intersection of said line and the South Right-of-Way of said road; thence N 89° 30'40" E 119.12 ft. along said Right-of-Way to a 5/8" iron rod with JSM cap set; thence on a 1455.30 ft. radius curve to the left (Chord bears N 86° 59'29" E 130.49 ft.) 130.53 ft. along said Right-of-Way to a 1/2" iron pipe found at the intersection of said Right-of-Way and a line common to those certain tracts of land as described in Book 1110, Page 2423 and Book 1044, Page 1240; thence S 00° 25'10" E 552.32 ft. along said common line to a 5/8" iron rod with JSM cap set at the intersection of said common line and the Southerly boundary line of said tract as described in Book 1110, Page 2423; thence S 00° 25'10" E 114.00 ft. to a 5/8" iron rod with JSM cap set at the Southeast corner of said tract as described in Book 1044, Page 1240; thence S 89° 31'20" W 250.63 ft. along a line common to said tract and that certain tract as described in Book 1919, Page 411 to the point of beginning containing 149,850 square feet; more or less.

EXEMPT MINOR PARTITION
(Under Mult Co Ord #174)
date 16 FEB 1983
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Land Development Section
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REF: LE 4-81

45853



NARRATIVE

SPRINGVILLE ROAD R/W LOCATED FROM MONUMENTATION FOUND AS SHOWN.

WEST LINE OF DENNIS PROPERTY AS PER MONUMENTS FOUND PREVIOUS JSM SURVEY AS SHOWN.

NE COR. DENNIS HELD 1/2" I.P.F. WHICH FIT R/W MONS., AND DEED DATA EAST LINE BELOW.

EAST LINE DENNIS HELD PARALLEL TO WEST LINE OF SPRINGVILLE LANE MONS. FOUND. ALSO AGREEING WITH DEED DISTANCE OF 957.51' FT. S 89° 04' 40" W FROM A 2" I.P.F. AT NE COR. BRUGGER D.L.C. (SEE PREVIOUS JSM SURVEY 40,382)

SE COR. DENNIS LOCATED 114.0 FT (DEED) S 0° 31' 10" E AND S 89° 49' 20" W 252.91 FT. FROM OLD 1" I.P.F. AND HELD AS PER DEED CALL BK. 1110 PG. 2423 AND USED IN PREVIOUS SURVEYS IN AREA FOR SOUTH LINE OF DEEDS 1110-2423 AND 1455-1306.

- LEGEND**
- o 5/8" x 30" IRON ROD W/JSM CAP SET
 - MON. FND. AS SHOWN
 - (D) DEED RECORD
 - RR.S. RAIL ROAD SPIKE
 - () MC

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by Gary Z. Clifford
for Irving G. Ewen

Land Development Section
MULT CO ENVIRON SERVICES

REF: LE 4-81

SURVEY NO. 45853

FILED Aug 6, 1981

S.W. 1/4 SEC. 16, T. 17N, R. 14W

1/4 sheet 2

REGISTERED PROFESSIONAL LAND SURVEYOR

Jerry S. Maris

OREGON
JERRY S. MARIS
JULY 12, 1968
#860

RECORD OF SURVEY

S.W. 1/4 SEC. 16, T. 17N, R. 14W, W.M., MULTNOMAH CO. OREGON

JERRY S. MARIS CONSULTING SURVEYOR

KOLL BUSINESS CENTER
8366 S.W. NIMBUS AVE.
BEAVERTON, OREGON 97005
PHONE: 643-8609

DRAWN B.B. 7-7-81

DATE 6-22-81

SCALE 1"=100'

JOB NO 16-81

45853

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