

GARY M. BUFORD & ASSOCIATES

3685 CARMAN DRIVE

P.O. BOX 1531

LAKE OSWEGO, OREGON 97034

• consulting engineers

• land surveyors

PHONE (503) 635-3511

LEGAL DESCRIPTION

Rec. No. L726.17

August 21, 1979

DWM

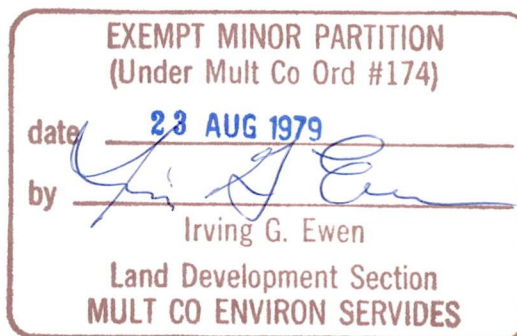
Norman L. & Eva M. Estberg

PARCEL I

A tract of land situated in Block 22, WEST PORTLAND PARK, in the northeast quarter of Section 31, Township 1 South, Range 1 East, Willamette Meridian, Multnomah County, Oregon, being more particularly described as follows:

Beginning at a 1/2-inch iron pipe (found) at the southeast corner of said Block 22; thence along the north right of way line of S.W. Pomona Street, North 88°25'07" West, 74.82 feet to a 5/8-inch iron rod (set); thence leaving said north right of way line North 1°31'19" East, 99.74 feet to a 5/8-inch iron rod (set) on the north line of Lot 23 of said Block 22; thence along said north line South 88°25'03" East, 74.83 feet to the west right of way line of S.W. 51st Avenue, from which point a 1/2-inch iron pipe falls 0.22 feet North and 0.27 feet West; thence along said west right of way line South 1°39'41" West 99.74 feet to the Point of Beginning.

Containing 7,463 square feet (0.171 acres), more or less.



23 Aug 79

4124

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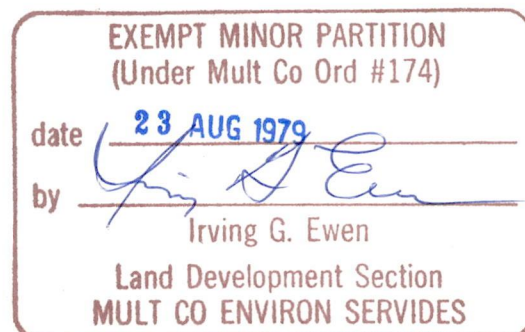
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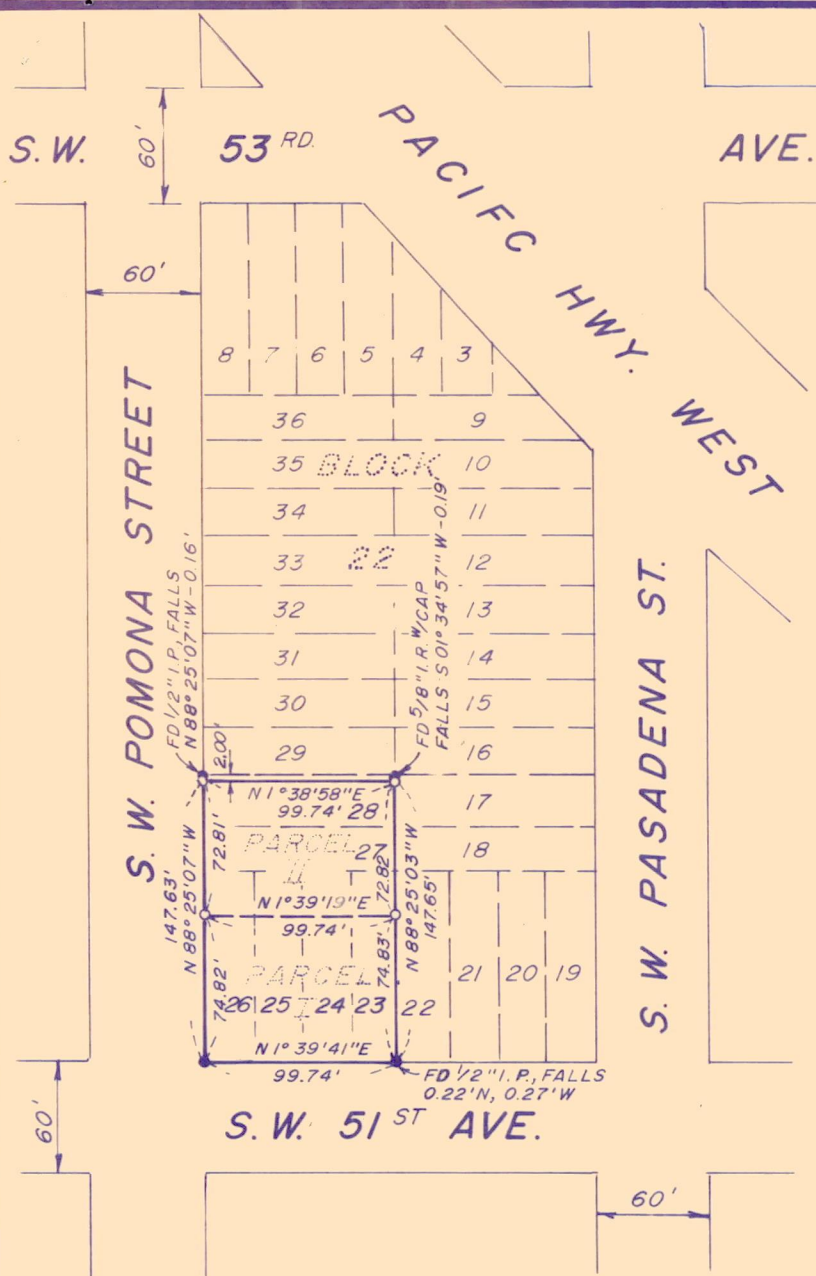
PARCEL II

A tract of land situated in Block 22, WEST PORTLAND PARK, in the northeast quarter of Section 31, Township 1 South, Range 1 East, Willamette Meridian, Multnomah County, Oregon, being more particularly described as follows:

Beginning at the southeast corner of said Block 22; thence along the north right of way line of S.W. Pomona Street, North $88^{\circ}25'07''$ West, 74.82 feet to a 5/8-inch iron rod (set) and the TRUE POINT OF BEGINNING of the herein described tract; thence leaving said northerly right of way line, North $1^{\circ}39'19''$ East, 99.74 feet to a 5/8-inch iron rod (set) on the north line of Lot 23 of said Block 22; thence along said north line and its westerly extension therefrom, North $88^{\circ}25'03''$ West, 72.82 feet to a 5/8-inch iron rod (set) 2.00 feet easterly of, when measured at right angles, the west line of Lot 28, said Block 22; thence parallel with and 2.00 feet easterly of said west line, South $1^{\circ}38'58''$ West, 99.74 feet to a 5/8-inch iron rod (set) on the north right of way line of S.W. Pomona Street; thence along said north line South $88^{\circ}25'07''$ East, 72.81 feet to the TRUE POINT OF BEGINNING.

Containing 7,262 square feet (0.167 acres), more or less.





LEGEND:

- DENOTES $\frac{5}{8}$ " x 30" I.R. W/CAP SET
- DENOTES $\frac{1}{2}$ " I.P. FOUND, EXCEPT AS NOTED.

REFERENCE SURVEYS

No. 34457, No. 41293, AND
PLAT OF WEST PORTLAND PARK

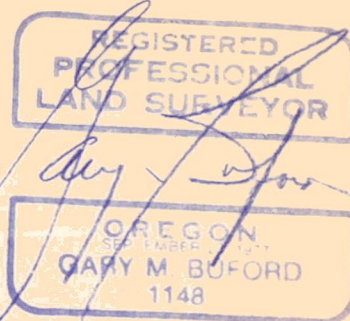
NOTES:

- LOT & BLOCK DIMENSIONS HAVE BEEN PROPORTIONED PER MULTNOMAH COUNTY SURVEYORS OFFICE RE-SUBDIVISION OF "WEST PORTLAND PARK"
- SURVEY MONUMENTATION SET AND FOUND BY SURVEY No. 41293 WAS REJECTED FOR CONTROL BECAUSE BLOCK WIDTH FOR BLOCK 22 IS SHOWN ON THAT SURVEY AS 202.10' AND BECAUSE APPARENT OLDER MONUMENTATION FOUND BY THAT SURVEY IS REJECTED IN FAVOR OF MONUMENTATION WHOSE ORIGIN CANNOT BE VERIFIED.
- BASIS OF BEARINGS IS MULTNOMAH COUNTY RESUBDIVISION OF "WEST PORTLAND PARK", MAP No. $\frac{Y-5}{9}$

$\frac{1}{4}$ SHEET 4124
N.E. $\frac{1}{4}$ SEC. 31, T. 1S., R. 1E., W.M.
MULTNOMAH COUNTY, OREGON

SURVEYOR'S CERTIFICATE

I, GARY M. BUFORD, REGISTERED PROFESSIONAL LAND SURVEYOR OF OREGON, No. 1148, HEREBY CERTIFY THAT THIS MAP CONSISTING OF ONE SHEET IS A TRUE AND COMPLETE REPRESENTATION OF A SURVEY MADE UNDER MY SUPERVISION IN AUGUST OF 1979, AND THAT ALL MONUMENTS OCCUPY THEIR INDICATED POSITIONS AND ARE OF SUCH CHARACTER AS PROVIDED BY OREGON REVISED STATUTES CHAPTER 92 AND SECTION 1.502 OF ORDINANCE No. 174, MULTNOMAH COUNTY.



PREPARED FOR:

NORMAN L. & EVA M. ESTBERG
5105 S.W. POMONA ST.
PORTLAND, OREGON

EXEMPT MINOR PARTITION
(Under Mult Co Ord #174)

date 23 AUG 1979

by Irving G. Ewen

Land Development Section
MULT CO ENVIRON SERVICES

DRAWN: L.E.S.
DATE: AUG '79
REC. NO.: 726.14

CONSULTING ENGINEERS
GARY M. BUFORD & ASSOCIATES
P.O. BOX 1531
LAKE OSWEGO, OREGON 97034

LAND SURVEYORS
3685 CARMAN DRIVE
635-3511

SURVEY FOR MINOR PARTITION
LOTS 23 THROUGH 27, AND 28 EXCEPT W. 2'
OF BLOCK 22, WEST PORTLAND PARK
MULTNOMAH COUNTY, OREGON