

SURVEYORS CERTIFICATE
I, **RAYMOND W. WYTCHERLEY**, OREGON PROFESSIONAL LAND SURVEYOR NO. 2724, HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE PARCELS OF LAND REPRESENTED ON THIS PARTITION PLAT, EXCEPT FOR MOST OF PARCEL NO. 2 WHICH IS GREATER THAN 10 ACRES, THE BOUNDARIES BEING DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SECTION 21, TOWNSHIP 30 SOUTH, RANGE 5 WEST, WILLAMETTE MERIDIAN, DOUGLAS COUNTY, OREGON; THENCE S 70°07'15" W, 893.46 FEET; THENCE S 66°15'45" W, 16.51 FEET TO THE TRUE POINT OF BEGINNING AND THE INITIAL POINT OF THIS PARTITION, SAID POINT IS ON THE INTERSTATE NO. 5 FREEWAY RIGHT OF WAY; THENCE LEAVING SAID RIGHT OF WAY S 66°15'45" W, 323.43 FEET; THENCE N 23°44'15" W, 463.80; THENCE N 66°15'45" E, 100.00 FEET; THENCE N 23°44'15" W, 100.00; THENCE N 66°15'45" E, 50.00; THENCE S 23°44'15" E, 100.00; THENCE N 66°15'45" E, 64.19 TO THE FREEWAY RIGHT OF WAY; THENCE ALONG SAID RIGHT OF WAY N 25°16'10" W, 370.07 FEET; THENCE N 32°22'55" W, 151.35 FEET; THENCE N 39°58'39" W, 752.12 FEET; THENCE LEAVING THE FREEWAY RIGHT OF WAY, S 50°00'00" W, 64.93 FEET THENCE S 07°03'55" E, 28.32 FEET; THENCE S 27°35'25" E, 392.74; THENCE S 13°18'02" E, 124.35 FEET; THENCE S 9°22'38" W, 106.81 FEET; THENCE S 70°19'45" W, 564.33 FEET; THENCE S 12°34'47" E, 368.44 FEET; THENCE S 87°45'27" W, 532.18 FEET; THENCE N 7°56'39" W, 625.61 FEET TO THE SOUTHWEST CORNER OF D.L.C. NO. 47; THENCE S 89°29'51" W, 2441.41 FEET TO THE SOUTHWEST CORNER OF D.L.C. NO. 47 AND THE EAST LINE OF D.L.C. NO. 46; THENCE S 0°08'20" W, 2762.68 FEET TO THE SOUTHWEST CORNER OF D.L.C. NO. 46; THENCE WEST, 1535.67 FEET TO THE SOUTHWEST CORNER OF D.L.C. NO. 46 ALSO BEING THE SOUTHWEST CORNER OF D.L.C. NO. 44; THENCE WEST, 1889.81 FEET TO THE SOUTHWEST CORNER OF D.L.C. NO. 44; THENCE N 0°48'23" E, 2231.02 FEET TO THE NORTH LINE OF SECTION NO. 29 ALSO BEING THE NORTHEAST CORNER OF GOVERNMENT LOT NO. 1; THENCE N 89°58'05" W, 1932.48 FEET TO THE NORTHWEST CORNER OF SECTION NO. 29; THENCE SOUTH TO THE QUARTER CORNER COMMON TO SECTIONS 29 AND 30; THENCE EAST TO THE CENTER WEST ONE SIXTEENTH CORNER; THENCE SOUTH TO THE SOUTHWEST ONE SIXTEENTH CORNER; THENCE EAST TO THE CENTER SOUTH ONE SIXTEENTH CORNER; THENCE NORTH TO THE CENTER ONE QUARTER CORNER; THENCE EAST TO THE ONE QUARTER CORNER COMMON TO SECTIONS 29 AND 28;

THENCE S 88°16' E, ALONG THE CENTERLINE OF THE SECTION, 38.44 CHAINS TO THE SOUTHEAST CORNER OF GOVERNMENT LOT NO. 4, AND THE WEST LINE OF D.L.C. NO. 50; THENCE S 0°31'23" W, 381.5 FEET TO THE SOUTHWEST CORNER OF D.L.C. NO. 50; THENCE N 89°33'00" E, 2737.9 FEET TO THE SOUTHWEST CORNER OF D.L.C. NO. 50 AND THE EAST LINE OF SECTION NO. 28; THENCE N 3°19'10" E, 376.61 FEET TO THE ONE QUARTER CORNER COMMON TO SECTIONS 28 AND 27; THENCE N 1°36'25" E ALONG THE SECTION LINE 347.03 FEET; THENCE N 89°51'34" W, 100.00 FEET; THENCE N 1°36'25" E, 1000.00; THENCE S 89°51'34" E, 72.43 FEET TO THE WESTERLY RIGHT OF WAY LINE OF INTERSTATE HIGHWAY NO. 5; THENCE N 33°55'15" W ALONG SAID RIGHT OF WAY, 986.18 FEET TO FREEWAY STATION NO. 465+30.46 P.S.C.; THENCE CONTINUING N 33°55'15" W, ALONG SAID RIGHT OF WAY 47.21 FEET; THENCE N 54°52'51" W, 182.15 FEET TO A POINT WHICH IS 322.86 FEET RIGHT OF FREEWAY STATION 463+00; THENCE N 70°34'09" W, 69.96 FEET TO THE TRUE POINT OF BEGINNING AND THE INITIAL POINT OF THIS PARTITION. EXCEPTING THE FOLLOWING:
INST. #89-12155
INST. #76-7430

Raymond W. Wytherley
RAYMOND W. WYTCHERLEY L.S. 2724

PARTITION PLAT

LOCATED IN
THE S 1/2 OF THE S 1/2 OF SEC. 21
AND PORTIONS OF SECTIONS 28 AND 29
T 30 S, R 5 W, W.M., DOUGLAS COUNTY, OREGON

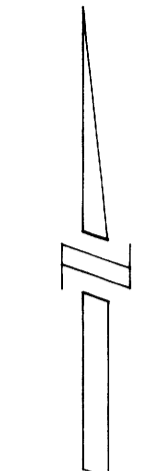
MAY 12, 1997
PLANNING FILE NO. LP-1-97

REGISTERED PROFESSIONAL LAND SURVEYOR
Raymond W. Wytherley
OREGON JULY 25, 1995
RAYMOND W. WYTCHERLEY 2724

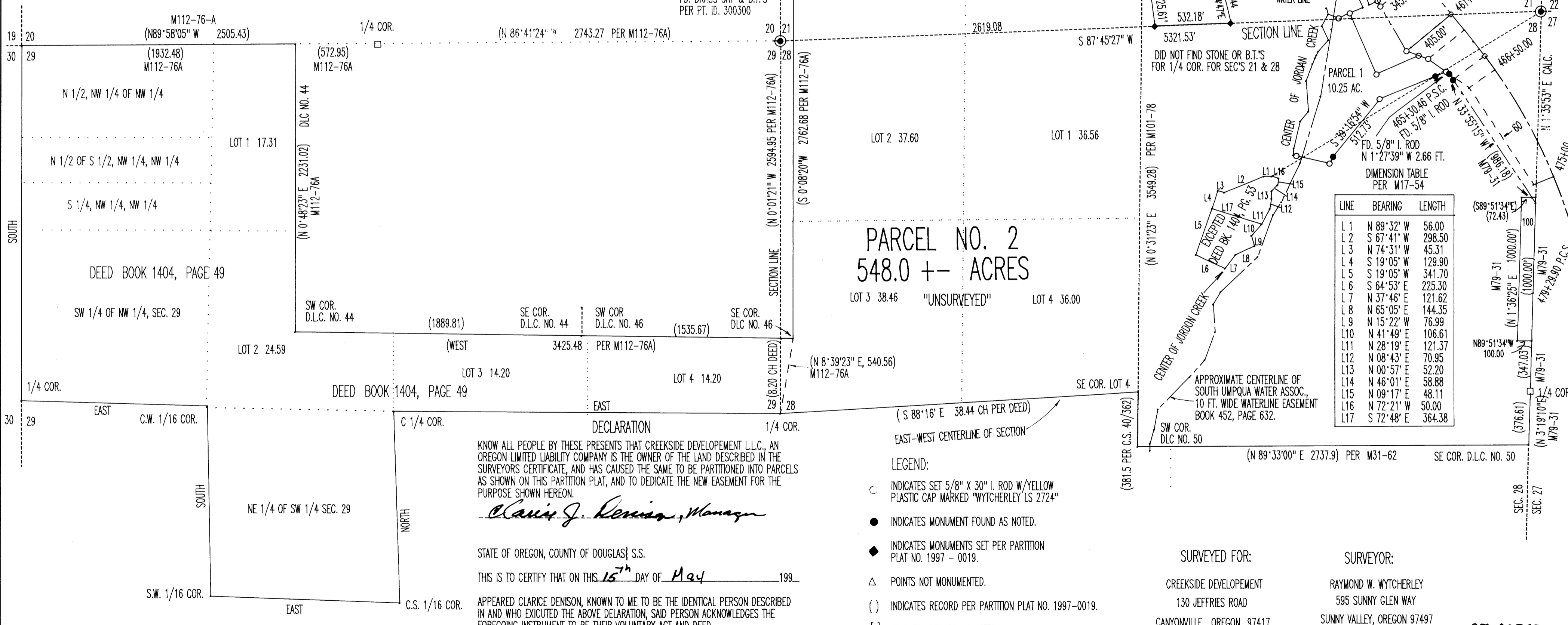
EXPIRES JUNE 30, 1998

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO ESTABLISH AND MONUMENT THE BONDARIES OF PARCEL NO. 1 OF THIS PARTITION PLAT AND TO MONUMENT THE THE FREEWAY RIGHT OF WAY OF INTERSTATE HIGHWAY NO. 5 AS SHOWN ON THIS PLAT. I RECOVERED AND HELD SURVEY CONTROL ESTABLISHED PER PARTITION PLAT NO. 1997 - 0019, AND MONUMENTS FOUND PER RM3-64. THIS SURVEY WAS PERFORMED WITH A NIKON DTM-A5 TOTAL STATION.



SCALE: 1" = 500'



DECLARATION
KNOW ALL PEOPLE BY THESE PRESENTS THAT CREEKSIDE DEVELOPMENT L.L.C., AN OREGON LIMITED LIABILITY COMPANY IS THE OWNER OF THE LAND DESCRIBED IN THE SURVEYORS CERTIFICATE, AND HAS CAUSED THE SAME TO BE PARTITIONED INTO PARCELS AS SHOWN ON THIS PARTITION PLAT, AND TO DEDICATE THE NEW EASEMENT FOR THE PURPOSE SHOWN HEREON.
Clarice J. Denison, Manager

STATE OF OREGON, COUNTY OF DOUGLAS } S.S.
THIS IS TO CERTIFY THAT ON THIS 15th DAY OF May 1997

APPEARED CLARICE DENISON, KNOWN TO ME TO BE THE IDENTICAL PERSON DESCRIBED IN AND WHO EXECUTED THE ABOVE DECLARATION, SAID PERSON ACKNOWLEDGES THE FOREGOING INSTRUMENT TO BE THEIR VOLUNTARY ACT AND DEED.
Jean H. Crawford
NOTARY PUBLIC OF OREGON



- LEGEND:**
- INDICATES SET 5/8" X 30" I. ROD W/YELLOW PLASTIC CAP MARKED "WYTCHERLEY LS 2724"
 - INDICATES MONUMENT FOUND AS NOTED.
 - ◆ INDICATES MONUMENTS SET PER PARTITION PLAT NO. 1997 - 0019.
 - △ POINTS NOT MONUMENTED.
 - () INDICATES RECORD PER PARTITION PLAT NO. 1997-0019.
 - [] INDICATES RECORD AS NOTED.

BEARINGS ARE BASED UPON PARTITION PLAT NO. 1997 - 0019.

SURVEYED FOR:
CREEKSIDE DEVELOPMENT
130 JEFFRIES ROAD
CANYONVILLE, OREGON 97417

SURVEYOR:
RAYMOND W. WYTCHERLEY
595 SUNNY GLEN WAY
SUNNY VALLEY, OREGON 97497
541-476-3319

97-10513

SHEET 1 OF 2

1997 - 0058 B

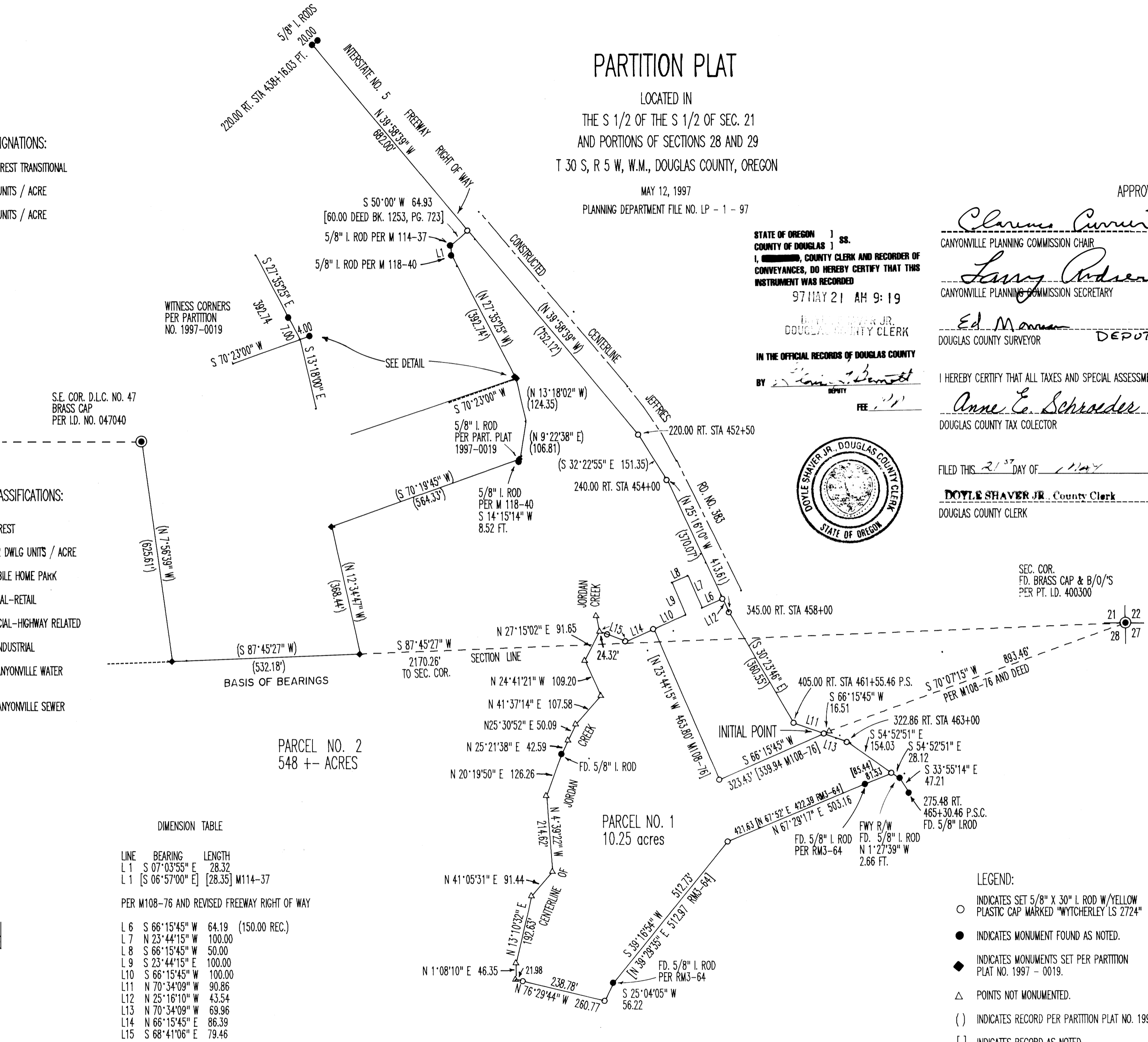
PARTITION PLAT

LOCATED IN
THE S 1/2 OF THE S 1/2 OF SEC. 21
AND PORTIONS OF SECTIONS 28 AND 29
T 30 S, R 5 W, W.M., DOUGLAS COUNTY, OREGON

MAY 12, 1997
PLANNING DEPARTMENT FILE NO. LP - 1 - 97

PLAN DESIGNATIONS:
(FFT) FARM FOREST TRANSITIONAL
RES-2 DWLG UNITS / ACRE
RES-8 DWLG UNITS / ACRE
INDUSTRIAL

ZONING CLASSIFICATIONS:
(FF) FARM FOREST
R-1/B RES-2 DWLG UNITS / ACRE
RMP RES-MOBILE HOME PARK
C-1 COMMERCIAL-RETAIL
C-2 COMMERCIAL-HIGHWAY RELATED
1G GENERAL INDUSTRIAL
WATER: NO. CANYONVILLE WATER DISTRICT
SEWER: NO. CANYONVILLE SEWER DISTRICT



DIMENSION TABLE

LINE	BEARING	LENGTH
L 1	S 07°03'55" E	28.32
L 1	[S 06°57'00" E] [28.35] M114-37	
PER M108-76 AND REVISED FREEWAY RIGHT OF WAY		
L 6	S 66°15'45" W	64.19 (150.00 REC.)
L 7	N 23°44'15" W	100.00
L 8	S 66°15'45" W	50.00
L 9	S 23°44'15" E	100.00
L 10	S 66°15'45" W	100.00
L 11	N 70°34'09" W	90.86
L 12	N 25°16'10" W	43.54
L 13	N 70°34'09" W	69.96
L 14	N 66°15'45" E	86.39
L 15	S 68°41'06" E	79.46

SCALE: 1" = 200'

STATE OF OREGON)
COUNTY OF DOUGLAS)
I, Doyle Shaver Jr., COUNTY CLERK AND RECORDER OF
CONVEYANCES, DO HEREBY CERTIFY THAT THIS
INSTRUMENT WAS RECORDED
97 MAY 21 AM 9:19
DOYLE SHAVER JR.
DOUGLAS COUNTY CLERK
IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY
BY Heather Bennett
FEE \$11



APPROVALS:

Clarence Currier 5-16-97
CANYONVILLE PLANNING COMMISSION CHAIR DATE

Larry Anderson 5-16-97
CANYONVILLE PLANNING COMMISSION SECRETARY DATE

Ed Monahan 5-20-97
DOUGLAS COUNTY SURVEYOR DEPUTY DATE

I HEREBY CERTIFY THAT ALL TAXES AND SPECIAL ASSESSMENTS OR OTHER CHARGES REQUIRED BY LAW HAVE BEEN PAID.

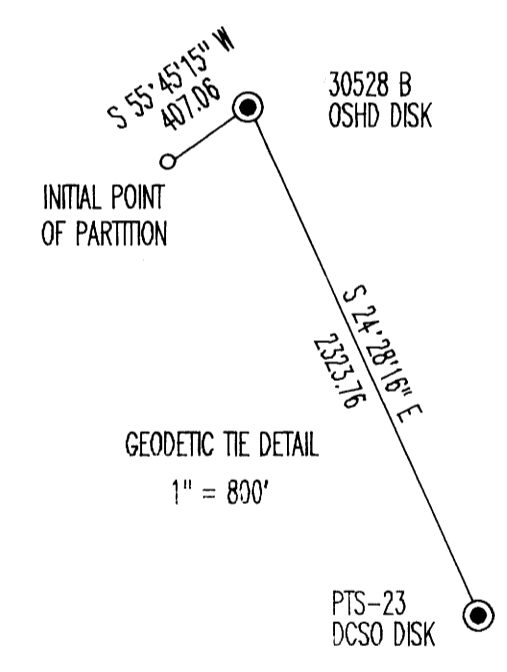
Anne E. Schroeder 5-21-97
DOUGLAS COUNTY TAX COLLECTOR DATE

97-10513

FILED THIS 21ST DAY OF May 1997 9:19 O'CLOCK AM PM

Doyle Shaver Jr. County Clerk
DOUGLAS COUNTY CLERK

SEC. COR.
FD. BRASS CAP & B/O/S
PER PT. I.D. 400300



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REGISTERED PROFESSIONAL LAND SURVEYOR
Raymond W. Wytchery
OREGON
JULY 25, 1995
RAYMOND W. WYTCHERLEY
2724
EXPIRES JUNE 30, 1998

1997 - 0058 B