

SURVEYORS CERTIFICATION

I, TED C. BAKER, A REGISTERED LAND SURVEYOR IN THE STATE OF OREGON, DO CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH THE PROPER MONUMENTS THE LAND SHOWN HEREON. THE BOUNDARIES OF SAID LAND BEING DESCRIBED AS FOLLOWS:

PROPERTY DESCRIPTION

COMMENCING AT A 1992 DOUGLAS COUNTY BRASS CAP MARKING THE SECTION CORNER COMMON TO SECTIONS 5, 6, 7, AND 8 IN TOWNSHIP 24 SOUTH, RANGE 4 WEST OF THE WILLAMETTE MERIDIAN; THENCE ALONG WESTERLY SECTION LINE OF SAID SECTION 5, NORTH 0°43'00" EAST, 789.11 FEET TO A POINT; THENCE EAST, 851.86 FEET TO A POINT MARKED BY A 5/8" IRON PIN, SAID IRON PIN MARKS THE POINT OF BEGINNING AND INITIAL POINT OF THIS TRACT OF LAND; THENCE SOUTH, 771.24 TO A 5/8" IRON PIN; THENCE EAST, 480.00 FEET TO AN EXISTING FENCE CORNER; THENCE ALONG EXISTING FENCE LINES AS FOLLOWS: SOUTH 0°23'29" WEST, 2657.84 FEET TO AN EXISTING FENCE CORNER; THENCE NORTH 89°19'06" WEST, 646.62 FEET TO AN EXISTING FENCE CORNER; THENCE SOUTH 0°32'57" WEST, 1307.36 FEET TO AN EXISTING FENCE CORNER; THENCE SOUTH 88°59'18" WEST, 652.59 FEET TO AN EXISTING FENCE CORNER; THENCE SOUTH 6°27'47" WEST, 634.24 FEET TO AN EXISTING FENCE CORNER; THENCE NORTH 89°16'47" WEST, 2273.33 FEET TO A POINT WHICH IS 30.00 FEET EASTERLY AND PERPENDICULAR TO THE CENTERLINE OF COUNTY ROAD NO. 50 (MEDLEY - ELKHEAD ROAD); THENCE ALONG A LINE WHICH IS PARALLEL TO AND 30.00 EASTERLY OF SAID CENTERLINE AS FOLLOWS: NORTH 29°40'55" EAST, 292.68 FEET TO A POINT; THENCE ALONG A 1080.00 FOOT RADIUS CURVE LEFT, (THE CHORD OF WHICH BEARS NORTH 18°38'39" EAST, 413.54 FEET) A DISTANCE 416.11 FEET TO A POINT; THENCE NORTH 7°36'23" EAST, 1493.66 FEET TO A POINT; THENCE ALONG THE ARC OF A 970.00 FOOT RADIUS CURVE RIGHT (THE CHORD OF WHICH BEARS NORTH 25°13'12" EAST, 587.03 FEET) A DISTANCE OF 596.38 FEET TO A POINT; THENCE NORTH 42°50'00" EAST, 324.52 FEET TO A POINT; THENCE ALONG A 1030.00 FOOT RADIUS CURVE LEFT (THE CHORD OF WHICH BEARS NORTH 14°42'42" EAST, 970.97 FEET) A DISTANCE OF 1011.08 FEET TO A POINT; THENCE NORTH 13°24'36" WEST, 610.99 FEET TO A POINT; THENCE ALONG A 480.00 FOOT RADIUS CURVE LEFT (THE CHORD OF WHICH BEARS NORTH 29°33'29" WEST, 267.00 FEET) A DISTANCE OF 270.57 FEET TO A POINT; THENCE NORTH 45°42'23" WEST, 277.90 FEET TO A POINT; THENCE ALONG A 270.00 FOOT RADIUS CURVE RIGHT (THE CHORD OF WHICH BEARS NORTH 33°14'24" WEST, 116.57 FEET) A DISTANCE OF 117.49 FEET TO A POINT; THENCE NORTH 20°46'25" WEST, 158.77 FEET TO A POINT; THENCE ALONG THE ARC OF A 280.00 FOOT RADIUS CURVE LEFT (THE CHORD OF WHICH BEARS NORTH 46°46'57" WEST, 245.57 FEET) A DISTANCE OF 254.21 FEET TO A POINT; THENCE NORTH 72°47'30" WEST, 244.12 FEET TO A POINT; THENCE LEAVING SAID LINE WHICH IS PARALLEL TO AND 30.00 FEET EASTERLY OF SAID CENTERLINE OF COUNTY ROAD NO. 50, EAST, 3006.78 FEET TO THE POINT OF BEGINNING, ALL IN DOUGLAS COUNTY, OREGON AND CONTAINING 321.00 ACRES MORE OR LESS.

Ted C. Baker 2-09-01
TED C. BAKER P.L.S. 2488 DATE

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO DIVIDE INTO 2 PARCELS THAT PROPERTY DESCRIBED IN WARRANTY DEED RECORDED IN BOOK 1413, PAGES 981 THROUGH 986, DOUGLAS COUNTY OFFICIAL RECORDS IN DOUGLAS COUNTY, OREGON. THE BRASS CAPS LOCATED AT THE SOUTHWEST CORNER OF SECTION 5 AND THE WEST 1/4 CORNER OF SECTION 5 WERE FOUND IN THE FIELD AND HELD FOR CONTROL FOR THIS SURVEY. RECORD DATA FROM SAID WARRANTY DEED WAS HELD TO ESTABLISH THE NORTHERLY, EASTERLY AND SOUTHERLY BOUNDARIES OF SAID PROPERTY, THE WESTERLY BOUNDARY WAS ESTABLISHED BY HOLDING A LINE PARALLEL TO AND 30.00 FEET EASTERLY OF THE CENTERLINE OF COUNTY ROAD NO. 50 (MEDLEY - ELKHEAD ROAD), THE INTERIOR LINE WAS ESTABLISHED PARALLEL TO THE NORTH BOUNDARY AND SO PARCEL 1 WOULD CONTAIN 80.00 ACRES.

2001-04836

OWNERS DECLARATION

KNOWN ALL PERSONS BY THESE PRESENT THAT TRANSITION MANAGEMENT INCORPORATED IS THE OWNER OF THE LAND SHOWN HEREON AND DESCRIBED IN THE SURVEYOR CERTIFICATION AND HAVE CAUSED THE SAME TO BE SURVEYED AND PARTITIONED INTO PARCELS AS SHOWN IN ACCORDANCE WITH THE PROVISIONS OF ORS CHAPTER 92. THE OWNER ALSO ACKNOWLEDGES THE EXISTENCE OF ALL PUBLIC AND PRIVATE EASEMENTS SHOWN ON THE ACCOMPANYING PARTITION PLAT. THE OWNER ALSO CREATES A 10.00 WIDE WATERLINE EASEMENT ACROSS PARCEL 1 TO SERVE PARCEL 2 AS SHOWN ON THE ACCOMPANYING PARTITION PLAT.

Janet K. Swanson 2-9-01
JANET K. SWANSON - PRESIDENT DATE
TRANSITION MANAGEMENT INC.

ACKNOWLEDGEMENT

STATE OF OREGON)
) S.S.
COUNTY OF LANE)

PERSONALLY APPEARED BEFORE ME, JANET K. SWANSON - PRESIDENT/ TRANSITION MANAGEMENT INCORPORATED, WHO IS KNOWN TO ME TO BE THE PERSON NAMED ABOVE, WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT SAID INSTRUMENT BE HER VOLUNTARY ACT AND DEED. SIGNED AND ATTESTED TO BEFORE ME ON THIS 9th DAY OF FEBRUARY, 2001.

Lynne M. Clouse
NOTARY PUBLIC FOR THE STATE
OF OREGON, COUNTY OF LANE



PARTITION PLAT
LOCATED IN
SECTIONS 5, 6, 7, & 8
T24S, R4W, W.M.
FOR
TRANSITION INC.
BY
ROBERTS SURVEYING INC.
P.O. BOX 7155
EUGENE, OREGON 97401
PHONE (541) 345-1112
JANUARY 3, 2001

APPROVALS

Ed Monahan 2-23-01
DOUGLAS COUNTY SURVEYOR DEPUTY DATE
Keith L. Cubic 2/23/01
DOUGLAS COUNTY PLANNING DIRECTOR DATE

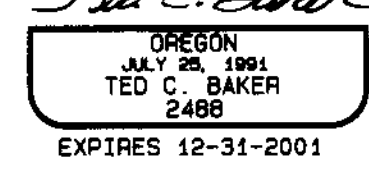
TAX STATEMENT

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

Carole R. Krueger 2-23-01
DOUGLAS COUNTY TAX COLLECTOR DATE

I HEREBY CERTIFY THAT THIS PARTITION PLAT WAS RECEIVED FOR RECORDING ON THE 27th DAY OF February, 2001 AT 8:00 O'CLOCK AM AND RECORDED AS PARTITION PLAT NO. 2001-0016 DOUGLAS COUNTY RECORDS, AND AS INSTRUMENT NO. 2001-04836

Doyle Shaver Jr. by Carol Engels, Deputy
DOUGLAS COUNTY CLERK



STATE OF OREGON)
COUNTY OF DOUGLAS) SS
I, DOYLE SHAVER JR., COUNTY CLERK AND
RECORDER OF CONVEYANCES, DO HEREBY CERTIFY
THAT THIS INSTRUMENT WAS RECORDED

01 FEB 27 AM 8:00

DOYLE SHAVER JR.
DOUGLAS COUNTY CLERK
IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY

BY Carol Engels
DEPUTY

2001-04836