

PARTITION PLAT

PARTITION PLAT NO. 1991-076

A TRACT OF LAND LOCATED IN THE SOUTHWEST QUARTER OF SECTION 33, AND THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 2 SOUTH, RANGE 1 WEST, WILLAMETTE MERIDIAN CITY OF SHERWOOD, WASHINGTON COUNTY, OREGON

SURVEYED BY:

BURTON ENGINEERING & SURVEYING
11945 S.W. PACIFIC HIGHWAY #302
TIGARD, OREGON 97223
(503) 639-6116

THERE IS NO GEODETIC MONUMENT WITHIN 1/2 MILE RADIUS OF THIS PARTITION PLAT.

SURVEYOR'S CERTIFICATE

I, DANIEL T. BURTON, BEING FIRST DULY SWORN, HEREBY DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH LAWFUL MONUMENTS THE LAND REPRESENTED ON THE ATTACHED PARTITION MAP, THE BOUNDARIES OF WHICH ARE DESCRIBED AS FOLLOWS:

A TRACT OF LAND LOCATED IN THE SOUTHWEST QUARTER OF SECTION 33 AND SOUTHEAST QUARTER OF SECTION 32 TOWNSHIP 2 SOUTH, RANGE 1 WEST, WILLAMETTE MERIDIAN WASHINGTON COUNTY, OREGON DESCRIBED AS FOLLOWS:

BEGINNING AT A BRASS CAP MONUMENT MARKING THE QUARTER CORNER BETWEEN SECTION 32 AND 33, TOWNSHIP 2 SOUTH, RANGE 1 WEST, WILLAMETTE MERIDIAN; THENCE SOUTH 00°40'38" EAST 1311.68 FEET TO A 5/8 INCH IRON ROD MARKING THE SOUTH 1/16TH CORNER BETWEEN SECTIONS 32 AND 33 AND THE TRUE POINT OF BEGINNING; THENCE ALONG THE NORTHERLY LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 32 SOUTH 89°42'55" WEST 229.29 FEET TO A 5/8 INCH IRON ROD ON THE EASTERLY RIGHT OF WAY LINE OF S.W. MURDOCK ROAD, COUNTY ROAD #2257; THENCE WITH SAID EASTERLY RIGHT OF WAY LINE OF S.W. MURDOCK ROAD, COUNTY ROAD #2257 THE FOLLOWING DISTANCES; WITH A CURVE TO THE RIGHT WITH A RADIUS OF 1402.39 FEET, A CENTRAL ANGLE OF 14°24'53", AN ARC LENGTH OF 352.82 FEET AND A CHORD BEARING AND DISTANCE NORTH 13°56'59" EAST 351.89 FEET TO THE POINT OF TANGENCY; NORTH 21°09'26" EAST 327.49 FEET; THENCE ALONG THE LINES OF THAT TRACT OF LAND SHOWN ON S.N. 20158 THE FOLLOWING COURSES:

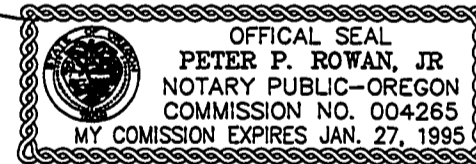
SOUTH 65°41'52" EAST 720.89 FEET;
SOUTH 00°45'56" EAST 344.80 FEET;
THENCE WITH THE NORTHERLY LINE OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 33, SOUTH 89°36'34" WEST 635.37 FEET TO THE TRUE POINT OF BEGINNING CONTAINING 9.22 ACRES OF LAND MORE OR LESS.

REGISTERED PROFESSIONAL LAND SURVEYOR

SUBSCRIBED AND SWORN TO BEFORE ME THIS 21ST DAY OF MAY, 1991

Peter P. Rowan, Jr.

OREGON JANUARY 15, 1987 DANIEL T. BURTON #2248



I CERTIFY THAT THIS TRACING IS AN EXACT COPY OF THE ORIGINAL PARTITION PLAT.

FND 5/8" IRON ROD "PLS1042" CAP S.N. 20158 - HELD

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO PARTITION THAT TRACT OF LAND DESCRIBED IN FEE NO. 90-55590, WASHINGTON COUNTY DEED RECORDS.

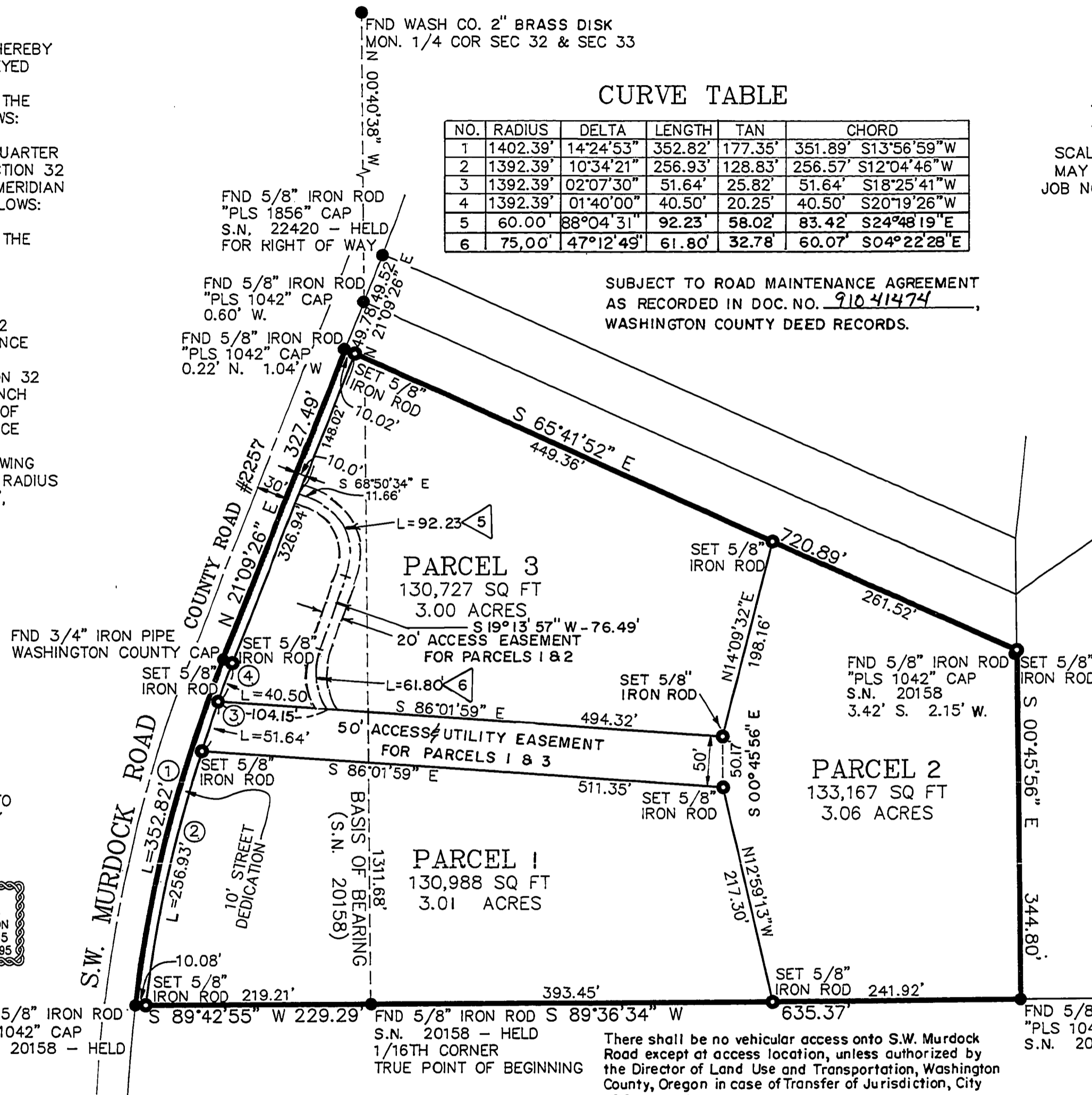
BASIS OF BEARING FOR THIS SURVEY IS THE SECTION LINE BETWEEN SECTIONS 32 AND 33, TOWNSHIP 2 SOUTH, RANGE 1 WEST, WILLAMETTE MERIDIAN AS SHOWN ON S.N. 20158 AND DETERMINED BY THE BRASS DISK MONUMENT MARKING THE QUARTER CORNER OF SECTIONS 32 AND 33 AND THE 5/8" IRON ROD MARKING THE 1/16TH CORNER AS SHOWN HEREON.

THIS TRACT WAS CREATED BY A MINOR PARTITION WITH S.N. 20158. THE THREE MONUMENTS ON THE SOUTHERLY LINE OF THIS TRACT, SHOWN HEREON, AND THE BRASS DISK QUARTER CORNER MONUMENT CHECK WITH THE ANGLES AND DISTANCES SHOWN ON S.N. 20158. SAID SOUTHERLY LINE OF THIS TRACT WAS DETERMINED BY HOLDING SAID THREE MONUMENTS SHOWN HEREON AND ON S.N. 20158. THE RECORD CALLS PER SAID SURVEY WERE HELD FOR THE REMAINING LINES OF THIS TRACT.

CURVE TABLE

| NO. | RADIUS | DELTA | LENGTH | TAN | CHORD |
|-----|----------|-----------|---------|---------|---------------------|
| 1 | 1402.39' | 14°24'53" | 352.82' | 177.35' | 351.89' S13°56'59"W |
| 2 | 1392.39' | 10°34'21" | 256.93' | 128.83' | 256.57' S12°04'46"W |
| 3 | 1392.39' | 02°07'30" | 51.64' | 25.82' | 51.64' S18°25'41"W |
| 4 | 1392.39' | 01°40'00" | 40.50' | 20.25' | 40.50' S20°19'26"W |
| 5 | 60.00' | 88°04'31" | 92.23' | 58.02' | 83.42' S24°48'19"E |
| 6 | 75.00' | 47°12'49" | 61.80' | 32.78' | 60.07' S04°22'28"E |

SUBJECT TO ROAD MAINTENANCE AGREEMENT AS RECORDED IN DOC. NO. 910 41474, WASHINGTON COUNTY DEED RECORDS.



SCALE 1"=100'
MAY 21, 1991
JOB NO. 91-140

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT CATHY GARRISON AND PASTY J. MILLER ARE THE OWNERS OF THE LAND REPRESENTED ON THE ANNEXED MAP, AND MORE PARTICULARLY DESCRIBED IN THE ACCOMPANYING SURVEYOR'S CERTIFICATE AND HAVE CAUSED THE SAME TO BE PARTITIONED AND SURVEYED INTO PARCELS AS SHOWN ON THE ANNEXED MAP. THERE ARE NO WATER RIGHTS APPURTENANT TO THIS PROPERTY. WE HEREBY DEDICATE FOR PUBLIC USE, ADDITIONAL DEDICATION AS SHOWN.

Cathy Garrison
CATHY GARRISON

Patsy J. Miller
PATSY J. MILLER

ACKNOWLEDGEMENT

STATE OF OREGON S.S.
COUNTY OF WASHINGTON

KNOW ALL MEN BY THESE PRESENTS, ON THIS 11th DAY OF July, 1991, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY PERSONALLY APPEARED CATHY GARRISON AND PATSY J. MILLER WHO BEING DULY SWORN, DID SAY THAT THEY ARE THE IDENTICAL PERSONS NAMED IN THE INSTRUMENT, AND THAT THEY EXCUTED SAID INSTRUMENT FREELY AND VOLUNTARILY.

Karen Hays



| LEGEND | |
|--------|---|
| ● | = DENOTES 5/8"x30" IRON ROD SET W/ YELLOW PLASTIC CAP STAMPED "BURTON ENGR." |
| ● | = DENOTES FOUND MONUMENT AS NOTED. |
| S.N.= | DENOTES SURVEY NUMBER AS RECORDED IN THE WASHINGTON COUNTY SURVEYOR'S OFFICE. |

APPROVALS

APPROVED THIS 31ST DAY OF July, 1991

Daniel T. Burton
WASHINGTON COUNTY SURVEYOR

STATE OF OREGON S.S.
COUNTY OF WASHINGTON

I DO HEREBY CERTIFY THAT THE ATTACHED PARTITION PLAT WAS RECEIVED FOR RECORD ON THE 31ST DAY OF July, 1991 AT 3:40 O'CLOCK P M AND RECORDED AS PARTITION PLAT NO. 1991-076 OF SAID COUNTY.

DIRECTOR OF ASSESSMENT AND TAXATION
EX-OFFICIO COUNTY CLERK

Lorena M. Eakin
DEPUTY

STATE OF OREGON S.S.
COUNTY OF WASHINGTON

I DO HEREBY CERTIFY THAT I HAVE COMPARED THE WITHIN PLAT WITH THE ORIGINAL THEREOF, THAT THE SAME IS A FULL, TRUE AND CORRECT TRANSCRIPT THEREOF, AS THE SAME APPEARS OF RECORD AS PARTITION PLAT NO. 1991-076 THEREOF.

DIRECTOR OF ASSESSMENT AND TAXATION
EX-OFFICIO COUNTY CLERK

BY: *Lorena M. Eakin*
DEPUTY

There shall be no vehicular access onto S.W. Murdock Road except at access location, unless authorized by the Director of Land Use and Transportation, Washington County, Oregon in case of Transfer of Jurisdiction, City of Sherwood.