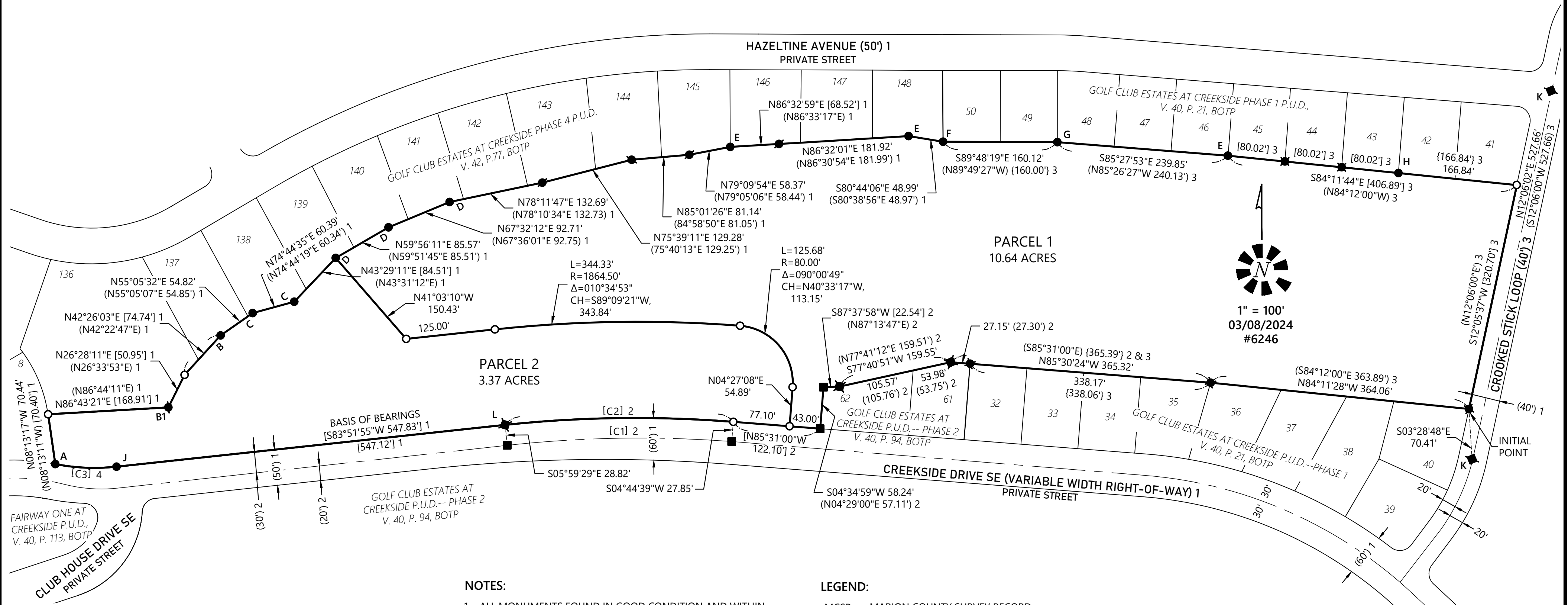


PARTITION PLAT No. 2024-
IN THE NW 1/4, & NE 1/4, SEC.22, T. 8S., R.3W., W.M.
CITY OF SALEM, MARION COUNTY, OREGON

BY:
MULTI/TECH ENGINEERING SERVICES, INC.
1155 13TH ST. S.E. SALEM, OREGON 97302
503-363-9227



NOTES:

- ALL MONUMENTS FOUND IN GOOD CONDITION AND WITHIN 0.2' OF THE SURFACE OF THE GROUND UNLESS OTHERWISE NOTED.
- ALL MONUMENTS SET FLUSH WITH GROUND UNLESS OTHERWISE NOTED.

MONUMENT TABLE:

- A. 5/8" IR, W/YPC SCRIBED "MULTI/TECH ENG.", PER 5
B. 5/8" IR, 0.5' DOWN, W/RPC SCRIBED "NORTHSTAR PLS 1823", PER 1
B1. 5/8" IR, 0.5' DOWN, W/RPC SCRIBED "NORTHSTAR PLS 1823", PER 1
C. 5/8" IR, 1.0' DOWN, W/RPC SCRIBED "NORTHSTAR PLS 1823", PER 1
D. 5/8" IR, 0.3' DOWN, W/RPC SCRIBED "NORTHSTAR PLS 1823", PER 1
E. 5/8" IR, 0.6' DOWN, W/RPC SCRIBED "NORTHSTAR PLS 1823", PER 1
F. 5/8" IR, 0.6' DOWN, W/RPC SCRIBED "NORTHSTAR PLS 1823", PER 3
G. 5/8" IR, 0.4' DOWN, W/RPC SCRIBED "NORTHSTAR PLS 1823", PER 3
H. 5/8" IR, PER 3
J. 5/8" IR, W/RPC SCRIBED "NORTHSTAR PLS 1823", PER 4
K. 5/8" IR, W/RPC SCRIBED "NORTHSTAR PLS 1823", PER 3
L. 5/8" IR, W/RPC SCRIBED "NORTHSTAR PLS 1823", PER 1

LEGEND:

- MCSR = MARION COUNTY SURVEY RECORD
BOTP = BOOK OF TOWN PLATS
W/YPC = WITH YELLOW PLASTIC CAP
W/RPC = WITH RED PLASTIC CAP
IR = IRON ROD
P. = PAGE
V. = VOLUME
R. = REEL
() = RECORD DATA PER SURVEY NOTED
[] = RECORD AND MEASURED DATA PER SURVEY NOTED
{ } = CALCULATED DATA PER 6
○ = SET 5/8" X 30" IR, W/YPC SCRIBED "MULTI/TECH ENG."
● = FOUND MONUMENT AS NOTED IN MONUMENT TABLE
● = FOUND 5/8" IR, W/RPC SCRIBED "NORTHSTAR PLS 1823" PER 1
■ = FOUND 5/8" IR, PER 2
■ = FOUND 5/8" IR, W/RPC SCRIBED "NORTHSTAR PLS 1823" PER 2
■ = FOUND 5/8" IR, W/RPC SCRIBED "NORTHSTAR PLS 1823" PER 3
■ = FOUND 5/8" IR, PER 3

REFERENCE DOCUMENT:

- MCSR 33705
- GOLF CLUB ESTATES AT CREEKSIDE P.U.D.--PHASE 2, V. 40, P. 94, BOTP
- GOLF CLUB ESTATES AT CREEKSIDE P.U.D.--PHASE 1, V. 40, P. 21, BOTP
- FAIRWAY ONE AT CREEKSIDE P.U.D., V. 40, P. 113, BOTP
- ECOWEST AT CREEKSIDE P.U.D., V. 44, P. 98, BOTP
- GOLF CLUB ESTATES AT CREEKSIDE PHASE 4 P.U.D., V. 42, P. 77, BOTP

CURVE DATA					
CURVE	RADIUS	DELTA	ARC LENGTH	CHORD BEARING	DIST.
[C1] 2	1,700.00'	10°37'06"	315.05'	N89°03'02"E	314.60'
[C2] 2	1,730.00'	10°36'36"	320.36'	S89°14'26"W	319.91'
[C3] 4	286.95'	17°13'06"	86.23'	S87°34'26"E	85.91'

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JULY 13, 2004
ROBERT D. HAMMAN
64202LS

EXPIRES: 6-30-2025

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IN THE NW 1/4, & NE 1/4, SEC.22, T. 8S., R.3W., W.M.
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BY:
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SURVEYOR'S CERTIFICATE:

I, ROBERT D. HAMMAN, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON, HEREBY CERTIFY THAT I HAVE SURVEYED AND MARKED WITH PROPER MONUMENTS THE LAND SHOWN HERON AS CROOKED STICK ESTATES AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE INITIAL POINT, BEING A 5/8" IRON ROD ON THE NORTHEAST CORNER OF LOT 40, GOLF CLUB ESTATES AT CREEKSIDE P.U.D.--PHASE 1, VOLUME 40, PAGE 21, MARION COUNTY BOOK OF TOWN PLATS, ON THE WESTERLY RIGHT-OF-WAY LINE OF CROOKED STICK LOOP, IN THE NORTHEAST QUARTER OF SECTION 22, TOWNSHIP 8 SOUTH, RANGE 3 WEST, OF THE WILLAMETTE MERIDIAN, CITY OF SALEM, MARION COUNTY, OREGON; THENCE ALONG THE NORTH LINE OF SAID PLAT, NORTH 84°11'28" WEST 364.06 FEET TO A 5/8" IRON ROD AT THE NORTHWEST CORNER OF LOT 36 OF SAID PLAT; THENCE NORTH 85°30'24" WEST 365.32 FEET TO A 5/8" IRON ROD; THENCE ALONG THE NORTH AND WEST LINE OF LOTS 61 AND 62, OF GOLF CLUB ESTATES AT CREEKSIDE P.U.D.--PHASE 2, VOLUME 40, PAGE 94, MARION COUNTY BOOK OF TOWN PLATS, THE FOLLOWING THREE CALLS; SOUTH 77°40'51" WEST 159.55 FEET TO A 5/8" IRON ROD; SOUTH 87°37'58" WEST 22.54 FEET TO A 5/8" IRON ROD; SOUTH 04°34'59" WEST 58.24 FEET TO A 5/8" IRON ROD ON THE NORTH RIGHT-OF-WAY LINE OF CREEKSIDE DRIVE; THENCE ALONG SAID RIGHT-OF-WAY LINE THE FOLLOWING FOUR CALLS: NORTH 85°31'00" WEST 122.10 FEET TO A 5/8" IRON ROD; 320.36 FEET ALONG A 1730.00 FOOT RADIUS CURVE TO THE LEFT (THE CHORD OF WHICH BEARS SOUTH 89°14'26" WEST 319.91 FEET) TO A 5/8" IRON ROD; SOUTH 83°51'55" WEST 547.83 FEET TO A 5/8" IRON ROD; 86.23 FEET ALONG A 286.95 FOOT RADIUS CURVE TO THE RIGHT (THE CHORD OF WHICH BEARS SOUTH 87°34'26" EAST 85.91 FEET) TO A 5/8" IRON ROD AT THE SOUTHEAST CORNER OF LOT 8, ECOWEST AT CREEKSIDE P.U.D., AS RECORDED IN VOLUME 44, PAGE 98, MARION COUNTY BOOK OF TOWN PLATS; THENCE ALONG THE EAST LINE OF SAID LOT 8 NORTH 08°13'17" WEST 70.44 FEET TO A 5/8" IRON ROD ON THE SOUTH SOUTHERLY BOUNDARY LINE OF GOLF CLUB ESTATES AT CREEKSIDE PHASE 4 P.U.D., V.42, P.77, MARION COUNTY BOOK OF TOWN PLATS; THENCE ALONG SAID PLAT BOUNDARY THE FOLLOWING 15 CALLS: NORTH 86°43'21" EAST 168.91 FEET TO A 5/8" IRON ROD; NORTH 26°28'11" EAST 50.95 FEET TO A 5/8" IRON ROD; NORTH 42°26'03" EAST 74.74 FEET TO A 5/8" IRON ROD; NORTH 55°05'32" EAST 54.82 FEET TO A 5/8" IRON ROD; NORTH 74°44'35" EAST 60.39 FEET TO A 5/8" IRON ROD; NORTH 43°29'11" EAST 84.51 FEET TO A 5/8" IRON ROD; NORTH 59°56'11" EAST 85.57 FEET TO A 5/8" IRON ROD; NORTH 67°32'12" EAST 92.71 FEET TO A 5/8" IRON ROD; NORTH 78°11'47" EAST 132.69 FEET TO A 5/8" IRON ROD; NORTH 75°39'11" EAST 129.28' FEET TO A 5/8" IRON ROD; NORTH 85°01'26" EAST 81.14 FEET TO A 5/8" IRON ROD; NORTH 79°09'54" EAST 58.37 FEET TO A 5/8" IRON ROD; NORTH 86°32'59" EAST 68.52 FEET TO A 5/8" IRON ROD; NORTH 86°32'01" EAST 181.92 FEET TO A 5/8" IRON ROD; SOUTH 80°44'06" EAST 48.99 FEET TO A 5/8" IRON ROD AT THE SOUTHWEST CORNER OF LOT 50, GOLF CLUB ESTATES AT CREEKSIDE P.U.D.--PHASE 1, V. 40, P.21, MARION COUNTY BOOK OF TOWN PLATS; THENCE SOUTH 89°48'19" EAST 160.12 FEET TO A 5/8" IRON ROD; THENCE SOUTH 85°27'53" EAST 239.85 FEET TO A 5/8" IRON ROD; THENCE SOUTH 84°11'44" EAST 406.89 FEET TO A 5/8" IRON ROD ON THE WESTERLY RIGHT-OF-WAY LINE OF CROOKED STICK LOOP; THENCE ALONG SAID RIGHT-OF-WAY LINE SOUTH 12°05'37" WEST 320.70 FEET TO THE POINT OF BEGINNING AND CONTAINING 13.60 ACRES, MORE OR LESS.

ROBERT D. HAMMAN PLS 64202LS

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JULY 13, 2004
ROBERT D. HAMMAN
64202LS

EXPIRES: 6-30-2025

NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS TO PARTITION THE LAND DESCRIBED IN REEL 1906, PAGE 396, MARION COUNTY DEED RECORDS, AND ALLOWED IN CITY OF SALEM PLANNING CASE NO. . THE BASIS OF BEARINGS WAS HELD FROM MCSR 33705 AS RECORDED IN MARION COUNTY SURVEY RECORD, BETWEEN MONUMENTS "J" AND "L". THE INITIAL POINT OF THIS PARTITION PLAT IS LOCATED AT THE NORTHEAST CORNER OF LOT 40, GOLF CLUB ESTATES AT CREEKSIDE P.U.D.--PHASE 1, RECORDED AS VOLUME 40, PAGE 21, MARION COUNTY BOOK OF TOWN PLATS.

I HELD THE INITIAL POINT, AND MONUMENT "H", I WENT RECORD DISTANCE PER GOLF CLUB ESTATES AT CREEKSIDE P.U.D.--PHASE 1, AND REESTABLISHED THE SOUTHEAST CORNER OF LOT 41 OF SAID PLAT, CREATING THE EASTERLY BOUNDARY LINE ALONG THE WESTERLY RIGHT-OF-WAY LINE OF CROOKED STICK LOOP.

HOLDING MONUMENTS OF RECORD PER GOLF CLUB ESTATES AT CREEKSIDE P.U.D.--PHASE 1, GOLF CLUB ESTATES AT CREEKSIDE P.U.D.--PHASE 2, FAIRWAY ONE AT CREEKSIDE P.U.D., AND ECOWEST AT CREEKSIDE P.U.D., I ESTABLISHED THE SOUTHERLY LINE OF THE SUBJECT PROPERTY.

I HELD MONUMENTS "A" AND "B1", AND WENT RECORD DISTANCES, REESTABLISHING THE SOUTHWEST CORNER OF LOT 136, GOLF CLUB ESTATES AT CREEKSIDE P.U.D PHASE 4, CREATING THE WESTERLY BOUNDARY LINE OF THE SUBJECT PROPERTY.

HOLDING RECORD MONUMENTS PER GOLF CLUB ESTATES AT CREEKSIDE PHASE 4 P.U.D., AND GOLF CLUB ESTATES AT CREEKSIDE PHASE 1 P.U.D., I ESTABLISHED THE NORTHERLY BOUNDARY LINE OF THE SUBJECT PROPERTY.

APPROVALS:

CITY OF SALEM PLANNING ADMINISTRATOR
ADJUSTMENT CASE No.: DATE

CITY OF SALEM SURVEYOR
DATE

ALL TAXES, FEES, ASSESSMENTS AND OTHER CHARGES AS PROVIDED BY ORS 92.095 HAVE BEEN PAID THROUGH: .

MARION COUNTY TAX COLLECTOR
DATE

MARION COUNTY ASSESSOR
DATE

CHAIRPERSON OR VICE-CHAIRPERSON
MARION COUNTY BOARD OF COMMISSIONERS
DATE

DECLARATION:

KNOW ALL PERSONS BY THESE PRESENT THAT LAWRENCE E. TOKARSKI REVOCABLE LIVING TRUST IS THE OWNER OF RECORD OF THE LANDS REPRESENTED ON THIS SUBDIVISION MAP AND MORE PARTICULARLY DESCRIBED IN THE SURVEYOR'S CERTIFICATE AND HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED INTO LOTS AS SHOWN HEREON. WE HEREBY GRANT THE EASEMENTS AS SHOWN.

BY:

LAWRENCE E. TOKARSKI, TRUSTEE
LAWRENCE E. TOKARSKI REVOCABLE LIVING TRUST

STATE OF OREGON }
COUNTY OF MARION } S.S.

ON THIS DAY OF , 2024, THAT LAWRENCE E. TOKARSKI, TRUSTEE DID PERSONALLY APPEAR BEFORE ME, A NOTARY PUBLIC FOR OREGON, AND THE ABOVE-NAMED PERSON WHO ACKNOWLEDGED THE FOREGOING INSTRUMENT TO BE THEIR VOLUNTARY ACT AND DEED.

NOTARY SIGNATURE

NOTARY PUBLIC - OREGON

COMMISSION NO. .

MY COMMISSION EXPIRES: .

STATE OF OREGON }
COUNTY OF MARION } S.S.

I DO HEREBY CERTIFY THAT THE ATTACHED SUBDIVISION PLAT WAS RECEIVED FOR RECORDING ON THE DAY OF 2024, AT O'CLOCK M, AND RECORDED IN THE BOOK OF TOWN PLATS, VOLUME AT PAGE , ALSO REFERENCED IN THE MARION COUNTY DEED RECORDS IN INSTRUMENT NO. .

BILL BURGESS, MARION COUNTY CLERK

BY: DEPUTY COUNTY CLERK