RECORD OF SURVEY SHEET 1 OF 2 FOR: T&L SALEM, LLC LOCATED IN THE S.W. 1/4 OF SECTION 27, T. 7 S., R. 3 W., W.M. CITY OF SALEM, MARION COUNTY, OREGON \_\_, 2024 MISSION ST S PROPERTY LINE ADJUSTMENT CASE NO.: SPR-ADJ-DAP23-24 NARRATIVE: **—**20.00' (20')[3] The purpose of this survey is to show a property line adjustment consolidating those properties S86°56'30"E 321.58' (S87°37'30"E 321.58')[1] described in Parcels 1-6 of Reel 4638, Page 485, Marion County Deed Records. Exhibit D of "Property" 301.58' (301.55')[10] \_\_\_\_\_, describes the resulting consolidated Line Adjustment 5 of 5", recorded in Instrument No. 2024-{70.55'}[3] property. This adjustment to consolidate was approved in City of Salem Planning Case No. SCALE: 1" = 30' SPR-ADJ-DAP23-24. The boundaries of the subject property were determined as follows: (100.0')[3] Saginaw Street S was determined by holding Monuments B and D as being at the centerline. CALCULATED POSITION PER [1 HELD FOR WEST RIGHT OF WAY Mission Street S was determined by holding Monument B as being on the south right of way line of (100.0')[3] LINE OF COMMERCIAL ST SE Mission St S extended westerly, and Monument A as being on the north right of way line. The south right of way line of Mission St S was then extended 321.58 feet from Monument B per [1] to calculate the northeast corner of the block. R. 3591, P. 218, Said northeast corner of the block, and Monument H were held for Commercial St SE. 30' R. 1971, P. 483, MCDR Kearney St S was determined by holding 32.00 feet from Monument D, and 60.00' from Monument F per 30' [4] and [2]. R. 2742. 00 The north line of the subject property was determined by holding deed calls southerly from the south right P. 482, of way line of Mission St S as shown. MCDR BEARINGS Bearings are referenced to NAD83 (2011), Epoch 2010.00, Oregon Coordinate Reference System (OCRS), Salem Zone - Between Monuments B and D as shown. MONUMENT SET AT THE S86°56'30"E 71.86' (71.9')[3] GEOMETRY POINT OF A RIGHT OF The property line adjustment deeds were recorded in Instrument No. 2024-PLA 1 OF 6,
ORIGINAL PROPERTY A,
PARCEL 1, R1, WAY DEDICATION WHICH HAS PF 2024- , 2024- , and 2024- , Marion County Deed Records. NOT YET RECORDED AT THE -BASIS TIME OF THIS SURVEY, BUT IS LEGEND: REQUIRED FOR THE ONGOING —S02°30'55"W 27.50' CALC)[10] DEVELOPMENT OF THE SUBJECT All monuments, found or set, are within 0.20' of ground surface unless noted otherwise. (27.5')[3]PROPERTY = Set 5/8" x 30" iron rod with orange plastic cap stamped "HARRIS L.S.96889" S86'56'30"E 230.88' (N89'41'E 229.30')[4] (231.0')[8] PLA 1 OF 6, ADJUSTED PROPERTY, = Found monument (see found monument list) EXHIBIT C, INST. = Data of record per survey noted 227.88' ,00 #2024-= Measured value matches record value per survey noted 8,570 SF = Marion County Survey Records MCSR 3.00' S86°56'48"E 72.63' (72.5')[3] MCDR = Marion County Deed Records **SURVEY REFERENCES:** Ш PLA 1, ORIGINAL LINE = Calculated Survey Value CALC [1] THE MERIDIAN CONDOMINIUM BOTP = Book of Town Plats V. H47, P. 13, BOTP .42, = Reel PARCEL 6, R1. MCSR 6692 = Volume PLA 1 OF 6, 20,827 SF MCSR 7953 ORIGINAL PROPERTY B, = Page MCSR 20120 PARCEL 2, R1, S87°30'29"E 100.00' INST # = Instrument Number MCSR 34476 5,51"W 4,308 SF PLA = Property Line Adjustment MCSR 35321 (N89°10'E 100')[4] CALC)[9] = Square Feet MCSR 16622 PLA 3 OF 6. ORIGINAL PROPERTY A. MCSR 8046 S86°56'54"E 73.40' (73.4')[3] PARCEL 5, R1, DEED REFERENCE: [9] MCSR 32110 5,700 SF [10] MCSR 31928 R1 R. 4638, P. 485, MCDR (194.50 [11] MCSR 5799 PLA 3 OF 6. ADJUSTED PROPERTY, PLA 2 OF 6, FOUND MONUMENT LIST: ORIGINAL PROPERTY A, EXHIBIT C, INST. PARCEL 3, R1, S87°30'29"E 130.74' 5/8" iron rod with yellow plastic cap stamped "WILSON PLS 2687", set in [1], held for #2024-CALC[[9] 7,865 SF 105.48' (WESTERLY 108.00')R1 15,762 SF Mission St S 194. PLA 3, ORIGINAL LINE S87°30'29"E 0.26' (N89°10'E 25')[4] 2" iron pipe and nail in monument box, down 0.5', origin unknown, shown in [11], held 2/ ≥ for Saginaw St S and Mission St S. .50')[4] 80.50' 106. SAGINAW H 80.50') 5'51"E 80. ORIGINAL 5/8" iron rod, set in [3], found N24°48'51"W 0.13' from northwest corner of block, shown as 29' 20' 30' 0.07 North and 0.3 West on [1]. 30' PLA 2 OF 6, ORIGINAL PROPERTY B, PLA 2 OF 6, PLA 3 OF 6. ADJUSTED PROPERTY, (NORTH NO315'5 PLA 2, O ORIGINAL PROPERTY B. 2" iron pipe and nail in monument box, down 0.5', origin unknown, shown in [6], held as PARCEL 4, R1. EXHIBIT C, INST. PARCEL 5, R1, being 2.00' southerly of the centerline of Kearney St S. 8,530 SF #2024-10,062 SF 16,395 SF 5/8" iron rod with yellow plastic cap stamped "MULTI/TECH ENG", set in [5], fits 74.00' (74')[4] calculated position. 60.00' 106.44' (106.80')[4] 3.00' 125.00' (125')[4] 32.00' (32') [4] N87°30'29"W 305.44' (S89°18'00"W 305.51' CALC)[10] 3/4" iron pipe, set in [2], held as being on the south right of way line of Kearney St S. 4.12 1/2" iron pipe, down 2.5', set in [4], held. MONUMENT SET AT THE GEOMETRY POINT OF A RIGHT OF 1/2" iron pipe with bent top, set in [7], held for Commercial St SE REGISTERED WAY DEDICATION WHICH HAS \_ **PROFESSIONAL** KEARNEY ST S NOT YET RECORDED AT THE - -**BARKER** LAND SURVEYOR TIME OF THIS SURVEY, BUT IS RECEIVED \_\_/\_\_\_ BY N02 (N89°13'40"E 79')[2] REQUIRED FOR THE ONGOING **SURVEYING** PRELIMINARY MARION COUNTY SURVEYOR. DEVELOPMENT OF THE SUBJECT S87°30'29"E 79.58' APPROVED FOR FILING ON PROPERTY O R E G O N JANUARY 10, 2023 3657 KASHMIR WAY SE SALEM, OREGON 97317 \_\_/\_\_\_ BRAD ROBERT HARRIS PHONE (503) 588-8800 96889PLS MCSR \_\_\_\_\_ FAX (503) 363-2469

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EXPIRES: 6/30/2025

