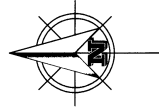


RECORD OF SURVEY

FOR: TANDEM NORTH, LLC
IN THE S.E. 1/4 OF SEC. 11, T. 7 S., R. 3 W., W.M.
CITY OF SALEM, MARION COUNTY, OREGON
JULY 25, 2019
CITY OF SALEM PROPERTY LINE ADJUSTMENT CASE NO. - PLA 19-05

FOUND MONUMENT LIST:

- Ⓐ 5/8" iron rod with yellow plastic cap stamped "BARKER PLS 636", set in [6], held.
- Ⓑ 5/8" iron rod, set in [3], held.
- Ⓒ 1/2" iron pipe, set in [2], held.
- Ⓓ 1/2" iron pipe, set in [1], held for south line HICKS-JONES SUBDIVISION.
- Ⓔ 3/4" iron pipe, set in [4], found S01°40'01"W 0.16' from north line of subject property.
- Ⓕ 5/8" iron rod with yellow plastic cap stamped "TOWLE PLS 2030", set in [5], held.
- Ⓖ 5/8" iron rod, origin unknown, down 0.3', shown in [5]. Held as 0.24' Easterly of corner per [5].
- Ⓗ 5/8" iron rod with aluminum cap marked "OREGON STATE HWY DIV", set in [4]. Held as 95.00' offset from centerline station "PD" 233+00.80 P.T.
- Ⓘ 5/8" iron rod with aluminum cap marked "OREGON STATE HWY DIV", set in [4], bent. Found at 115.01' offset from "PD" centerline.
- Ⓚ 5/8" iron rod with aluminum cap marked "OREGON STATE HWY DIV", set in [4], down 0.3'. Held as 115.00' offset from "PD" centerline.
- Ⓛ 5/8" iron rod with yellow plastic cap stamped "WILSON PLS 2687", set in [7], held.



SCALE: 1" = 100'

(215+00) [4]
"PD" 215+00.13
[115.00] [4]

400' SPARS = 542.78' B=0.25'
TANGENT=1492.78'
DELTA=25.30'
L=1247.06'
R=5729.58'
A=012°28'14"
CH=539'10.03"W,
1244.60'

(RIGHT OF WAY MARKS)
SALEM PARKWAY

(277+50) [4]
"PD" 227+47.19
(115.01) [4]
L=153.41'
R=5729.58'
A=001°32'03"
CH=N46°19'12"E,
153.41'

"PD" 228+00.80 P.C.S.

CHOP=5425.13' W 389.98' R3
(S27°30' W 389.98' R3)

"PD" 233+00.80 P.T. Bk =
[95.00] [4]
"PD" 233+16.20
MATCH SHEET 1



3657 KASHMIR WAY, SE
SALEM, OR 97307
PHONE: (503) 588-2800
FAX: (503) 363-2469
EMAIL: INFO@BARKERSURVEYING.COM

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Gregory L. Wilson
OR 0000000000
JUL 16, 1994
GREGORY L. WILSON
2007

EXPIRATION DATE: 6/30/2020

NARRATIVE:

The purpose of this survey is to show a property line adjustment between that tract of land conveyed to Tandem North, LLC by the State of Oregon, by and through its Department of Transportation, by deed recorded in Reel 4251, Page 397, Marion County Deed Records, and that tract of land described on Exhibit "D" in that instrument recorded in Reel 4164, Page 391, Marion County Deed Records, per City of Salem Property Line Adjustment Case No. PLA 19-05. The Basis of Bearings used was along the east line of Lot 9, Block 5, CHERRY AVENUE INDUSTRIAL CENTER NO. 2, per M.C.S.R. 39017, holding the monuments set in Partition Plat 2017-55 as shown.

To determine the boundary of the original Property "A":

First I located the centerline of Salem Parkway ("PD" alignment) by holding record offsets Southeastery from monuments I and K and holding the offset at monument I for record stationing per M.C.S.R. 1693. I then backed in the "V2" alignment at the record intersection with the "PD" alignment and at right angle to, and holding record alignment data for "V2" per the aforementioned Reel 4251, Page 397 (deed). The resulted calculated "V2" alignment matched the point of beginning calls quite well from the southeast corner of the HICKS-JONES SUBDIVISION (with the assumption that ODOT's reference was from the actual iron rod that we are calling 0.24' Easterly of the calculated corner). I then offset the "PD" centerline deed distance Southeastery and held the Northerly extension of the Eastern line of Reel 1599, Page 465 (also Northerly extension of the east line of Lot 6, Block 5, CHERRY AVENUE INDUSTRIAL PARK NO. 2) to determine the westerly lines of the subject property. Monuments found along the north line of said Block 5 were held to locate the south line of the subject property. The south right of way line of Mainline Drive was determined by offsetting the located centerline deed distance Southerly. Monuments found along the south line of the HICKS-JONES SUBDIVISION were utilized to locate the north line of the subject property.

To determine the boundary of the original Property "B", I held the found monuments and data from M.C.S.R. 39017.

A property line adjustment deed has been recorded in Reel 4251, Page 398, Marion County Deed Records.