

**After recording, return to:**

Michelle M Morrow, Trustee  
PO BOX 3257  
SALEM, OR 97302

**Send tax statements to:**

HENRY A MEYER RT & MEYER, TIMOTHY H TRE &  
MEYER, JOHN K TRE  
PO BOX 3257  
SALEM, OR 97302

## Property Line Adjustment Deed

Timothy H. Meyer & John K. Meyer, Co-Trustee of the Henry A. Meyer Revocable Living Trust/ Michelle M Morrow, Trustee, hereinafter called Grantor, PO Box 3257, Salem OR 97302, is the owner of real property located in Marion County, Oregon, referred to herein as Property A, and more particularly described on Exhibit A, which is attached hereto and by this reference incorporated herein. Grantor is also the owner of real property located in Marion County, Oregon, referred to herein as Property B, more particularly described on Exhibit B, which is attached hereto and by this reference incorporated herein.

The purpose of this Property Line Adjustment Deed (Deed) is to effect a property line adjustment between Property A and Property B such that Property A will be increased in size by approximately 12,561 square feet and will hereafter consist of only the land described on Exhibit C, which is attached hereto and incorporated herein by this reference, and Property B will be decreased in size by approximately 12,579 square feet and will hereafter consist of the land more particularly described on Exhibit D, which is attached hereto and incorporated herein by this reference.

NOW THEREFORE, in order to effect the property line adjustment and to create the reconfigured lots as described on Exhibits C and D, Grantor does hereby grant, transfer, and convey all of that certain real property situated in Marion County, Oregon, described on Exhibit E, which is attached hereto and by this reference incorporated herein.

“BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON’S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301, AND 195.305 TO 195.336, AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS

INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301, AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.”

The true and actual consideration for this transfer, stated in terms of dollars is N/A; however, the actual consideration consists of other property or values which is the whole consideration. The purpose of this Deed is to effect a property line adjustment, and the two parcels are to remain separate and distinct.

This property line adjustment deed is executed this \_\_\_\_ day of \_\_\_\_\_, 2023.

Henry A. Meyer Revocable Living Trust/  
Michelle M Morrow, Trustee

By: \_\_\_\_\_

Grantor

\_\_\_\_\_

Title

STATE OF OREGON )

) ss.

County of \_\_\_\_\_)

This instrument was acknowledged before me on \_\_\_\_\_, 20\_\_\_\_,

by \_\_\_\_\_, as \_\_\_\_\_ of \_\_\_\_\_.

\_\_\_\_\_.

\_\_\_\_\_  
Notary Public—State of Oregon

My commission expires: \_\_\_\_\_

**EXHIBIT A  
SHEET 1 OF 1  
EXISTING PROPERTY - PARCEL 1**

THOSE TRACTS OF LAND DESCRIBED IN REEL 1329, PAGE 308, MARION COUNTY DEED RECORDS, SITUATED IN THE NORTHWEST ONE-QUARTER OF SECTION 11, TOWNSHIP 8 SOUTH, RANGE 3 WEST, WILLAMETTE MERIDIAN IN THE CITY OF SALEM, MARION COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE QUARTER SECTION CORNER BETWEEN SECTIONS 10 AND 11, IN TOWNSHIP 8 SOUTH, RANGE 3 WEST OF THE WILLAMETTE MERIDIAN IN MARION COUNTY, OREGON; THENCE SOUTH 89° 26' EAST 18.35 CHAINS (1,211.10 FEET); THENCE NORTH 0° 23' EAST 18.93 CHAINS (1,249.38 FEET) TO THE SOUTHWEST CORNER OF THE DONATION LAND CLAIM OF ABIJAH CAREY; THENCE WEST 38 LINKS (25.08 FEET); THENCE WEST 18.08 CHAINS (1,193.28 FEET) TO THE LINE BETWEEN SECTIONS 10 AND 11; THENCE SOUTH 16.03 CHAINS (1,057.98 FEET) TO THE PLACE OF BEGINNING.

SAVE AND EXCEPT: BEGINNING ON THE SOUTH LINE OF LOT 9, PRINGLE FRUIT TRACTS IN SECTION 11, TOWNSHIP 8 SOUTH, RANGE 3 WEST OF THE WILLAMETTE MERIDIAN IN MARION COUNTY, OREGON; AT A POINT WHICH IS 335.00 FEET NORTH 89° 20' WEST FROM THE SOUTHEAST CORNER OF SAID LOT 9; THENCE NORTH 89° 20' WEST FROM THE SOUTHEAST CORNER OF SAID LOT 9; THENCE NORTH 89° 20' WEST, ALONG SAID SOUTH LINE, 110.00 FEET; THENCE NORTH 0° 23' EAST 170.00 FEET; THENCE SOUTH 89° 20' EAST 110.00 FEET; THENCE SOUTH 0° 23' WEST 170.00 FEET TO THE PLACE OF BEGINNING.

ALSO SAVE AND EXCEPT THAT PORTION CONVEYED TO THE CITY OF SALEM BY WARRANTY DEED RECORDED MARCH 24, 1995, IN REEL 1228, PAGE 121, FILM RECORDS FOR MARION COUNTY, OREGON DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST SOUTHERLY SOUTHEAST CORNER OF "GEORGETOWN" A DULY RECORDED SUBDIVISION IN MARION COUNTY OREGON, AND BEING LOCATED IN SECTION 11, TOWNSHIP 8 SOUTH, RANGE 3 WEST OF THE WILLAMETTE MERIDIAN IN SAID COUNTY AND STATE; THENCE NORTH 01° 00' 59" EAST 71.15 FEET ALONG THE EASTERLY LINE OF SAID GEORGETOWN TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF COUNTY ROAD NO. 839 (COMMONLY KNOWN AS PRINGLE ROAD S.E.); THENCE SOUTH 55° 55' 29" EAST 29.87 FEET ALONG SAID RIGHT-OF-WAY TO A POINT ON THE WEST LINE OF R.M. TONE SUBDIVISION, A DULY RECORDED SUBDIVISION WITHIN SAID COUNTY AND STATE; THENCE SOUTH 00° 23' 15" EAST 239.30 FEET ALONG SAID WEST LINE TO A POINT; THENCE SOUTH 89° 36' 45" WEST TO A POINT 5.00 FEET FROM SAID WEST LINE IF MEASURED PERPENDICULAR THERETO; THENCE NORTH 00° 23' 15" WEST 185.17 FEET PARALLEL WITH SAID WEST LINE TO A POINT WHICH IS NORTH 89° 17' 45" EAST 19.33 FEET FROM THE POINT OF BEGINNING; THENCE SOUTH 89° 17' 45" WEST 19.33 FEET TO THE POINT OF BEGINNING.

CONTAINS 24.45 ACRES, MORE OR LESS.

**REGISTERED  
PROFESSIONAL  
LAND SURVEYOR**

Digitally signed by Eric D. Lynch  
Eric D. Lynch  
Date: 2023.03.16  
13:53:06-0700'

**OREGON  
JULY 12, 2005  
ERIC D. LYNCH  
56544**

**EXPIRES 12-31-24**

**EXHIBIT B  
SHEET 1 OF 1  
EXISTING PROPERTY - PARCEL 2**

THOSE TRACTS OF LAND DESCRIBED IN REEL 1329, PAGE 308, MARION COUNTY DEED RECORDS, SITUATED IN THE NORTHWEST ONE-QUARTER OF SECTION 11, TOWNSHIP 8 SOUTH, RANGE 3 WEST, WILLAMETTE MERIDIAN IN THE CITY OF SALEM, MARION COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF LOT 9, PRINGLE FRUIT TRACTS IN SECTION 11, TOWNSHIP 8 SOUTH, RANGE 3 WEST OF THE WILLAMETTE MERIDIAN IN MARION COUNTY, OREGON: THENCE NORTH 88°58'11" WEST 750.12 FEET TO THE NORTHEAST CORNER OF WILDRIDGE; THENCE NORTH 00°23'00" EAST, PARALLEL WITH THE EAST LINE OF SAID LOT 9, 300.00 FEET; THENCE SOUTH 88°58'11" EAST, PARALLEL WITH THE SOUTH LINE OF SAID LOT 9, 750.12 FEET TO THE EAST LINE THEREOF; THENCE SOUTH 00°23'00" WEST, 300.00 FEET TO THE POINT OF BEGINNING.

CONTAINS 5.16 ACRES, MORE OR LESS.

**REGISTERED  
PROFESSIONAL  
LAND SURVEYOR**

Eric D. Lynch Digitally signed by Eric  
D. Lynch  
Date: 2023.03.16  
13:53:50-07'00'

**OREGON  
JULY 12, 2005  
ERIC D. LYNCH  
56544**

**EXPIRES 12-31-24**

**EXHIBIT C  
SHEET 1 OF 2**

**PROPERTY LINE ADJUSTMENT  
PARCEL 1**

A PROPERTY LINE ADJUSTMENT OF THE COMMON LINE BETWEEN PARCELS 1 AND 2 OF THAT TRACT OF LAND DESCRIBED IN REEL 1329, PAGE 308, MARION COUNTY DEED RECORDS, SITUATED IN THE NORTHWEST ONE-QUARTER OF SECTION 11, TOWNSHIP 8 SOUTH, RANGE 3 WEST, WILLAMETTE MERIDIAN IN THE CITY OF SALEM, MARION COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**BEGINNING** AT THE WEST ONE QUARTER CORNER OF SAID SECTION 11; THENCE ALONG THE SOUTHERLY LINE OF THE SUBJECT PROPERTY SOUTH 87°28'04" EAST, 461.26 FEET; THENCE LEAVING SAID SOUTHERLY LINE, NORTH 01°52'53" EAST, 30.00 FEET; THENCE NORTH 87°28'04" WEST, 98.02 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A 12.00 FOOT RADIUS CURVE CONCAVE TO THE NORTHEAST, THROUGH A CENTRAL ANGLE OF 62°24'22" (THE CHORD BEARS NORTH 56°15'53" WEST, 12.43 FEET), AN ARC DISTANCE OF 13.07 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG THE ARC OF AN 80.00 FOOT RADIUS CURVE CONCAVE TO THE SOUTHWEST, THROUGH A CENTRAL ANGLE OF 07°44'42" (THE CHORD BEARS NORTH 28°56'03" WEST, 10.81 FEET), AN ARC DISTANCE OF 10.81 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG THE ARC OF A 12.00 FOOT RADIUS CURVE CONCAVE TO THE EAST, THROUGH A CENTRAL ANGLE OF 72°51'47" (THE CHORD BEARS NORTH 03°37'29" EAST, 14.25 FEET), AN ARC DISTANCE OF 15.26 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG THE ARC OF A 230.00 FOOT RADIUS CURVE CONCAVE TO THE NORTHWEST, THROUGH A CENTRAL ANGLE OF 08°05'50" (THE CHORD BEARS NORTH 36°00'27" EAST, 32.48 FEET), AN ARC DISTANCE OF 32.50 FEET; THENCE NORTH 31°57'33" EAST, 481.88 FEET; THENCE SOUTH 58°02'27" EAST, 129.64 FEET; THENCE SOUTH 88°07'07" EAST, 201.58 FEET; THENCE SOUTH 01°52'53" WEST, 445.28 FEET TO THE SOUTHERLY LINE OF SAID PROPERTY; THENCE ALONG SAID SOUTHERLY LINE, SOUTH 87°28'04" EAST, 290.02 FEET TO THE SOUTHEAST CORNER OF SAID PROPERTY; THENCE ALONG THE EASTERLY LINE OF SAID PROPERTY, NORTH 01°52'53" EAST, 885.06 FEET; THENCE NORTH 88°07'07" WEST, 5.00 FEET; THENCE NORTH 01°52'53" EAST, 185.17 FEET TO THE NORTHEAST CORNER OF SAID PROPERTY; THENCE ALONG THE NORTHERLY LINE OF SAID PROPERTY NORTH 88°09'28" WEST, 1212.92 FEET TO THE NORTHWEST CORNER OF SAID PROPERTY; THENCE ALONG THE WESTERLY LINE OF SAID PROPERTY, SOUTH 01°30'29" WEST, 1055.67 FEET TO THE **POINT OF BEGINNING**.

CONTAINS 24.74 ACRES, MORE OR LESS.

BEARINGS ARE BASED ON THE OREGON STATE PLANE COORDINATE SYSTEM  
OREGON NORTH ZONE (3601) NAD 83/91.

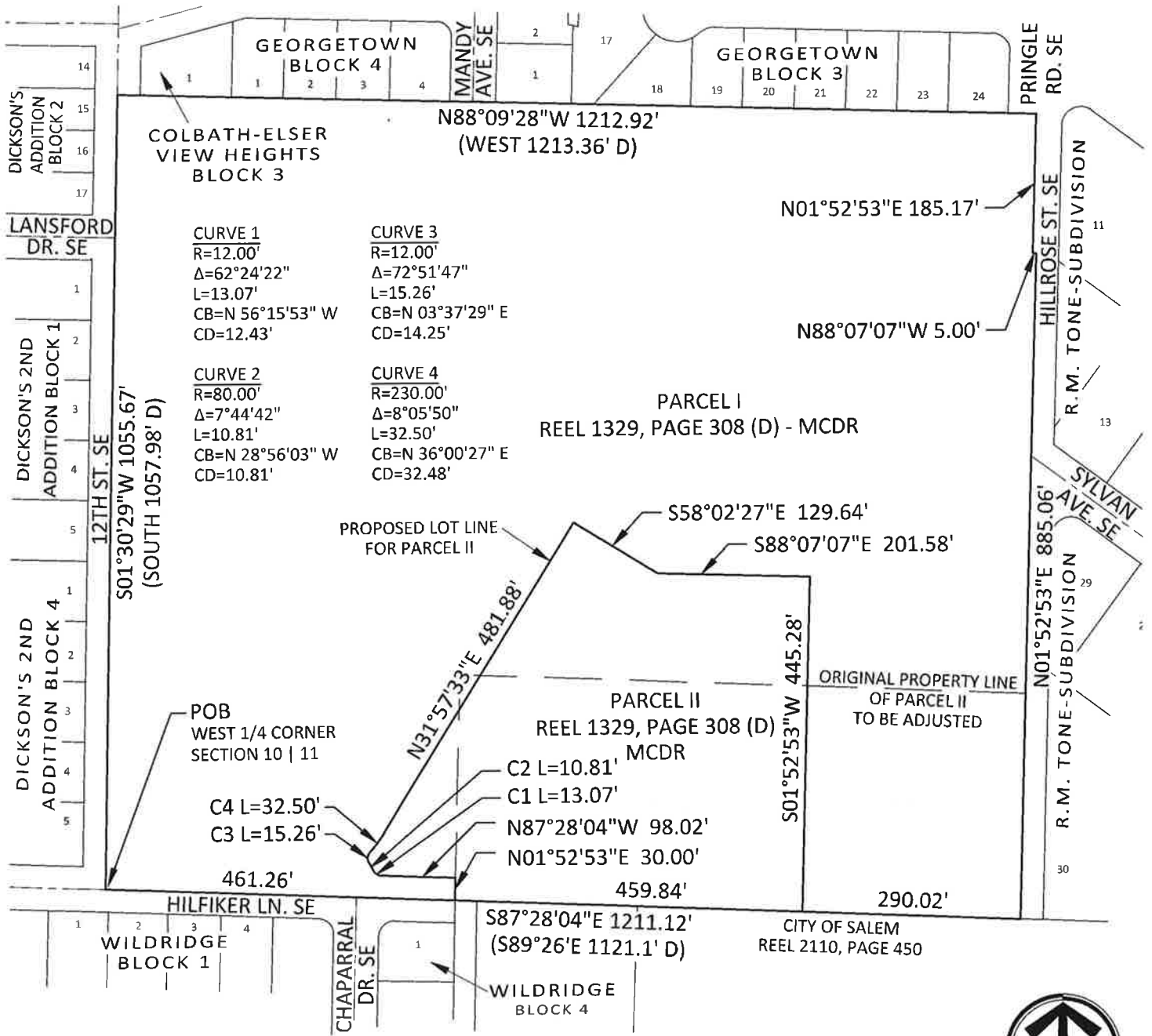
REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

Eric D. Lynch  
Digitally signed by Eric D. Lynch  
Date: 2023.03.16  
13:54:18-07'00'

OREGON  
JULY 12, 2005  
ERIC D. LYNCH  
56544

EXPIRES 12-31-24

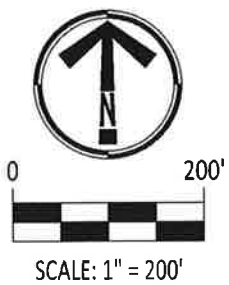
# EXHIBIT C



**PARCEL I**  
 ORIGINAL AREA 1,065,028 SQ.FT., 24.45 ACRES  
 NEW AREA 1,077,589 SQ.FT., 24.74 ACRES

**PARCEL II**  
 ORIGINAL AREA 224,944 SQ. FT., 5.16 ACRES  
 NEW AREA 212,365 SQFT., 4.88 ACRES

POB = POINT OF BEGINNING  
 (D) = REEL 1329, PAGE 308  
 MCDR = MARION COUNTY DEED RECORDS



**PROJECT NO.** 0883-004  
**ORIG. DATE:** 3/16/2023  
**DRAWN BY:** EDL  
**SHEET No.** 2 OF 2

**PROPERTY LINE ADJUSTMENT**  
**PARCEL 1**  
**DR HORTON**  
**SALEM, OREGON**

**EMERIO**  
 ENGINEERING • SURVEYING • DESIGN

6445 SW FALLBROOK PLACE, SUITE 100  
 BEAVERTON, OREGON 97008  
 TEL: (503) 746-8812  
 FAX: (503) 639-9592  
 www.emeriodesign.com

**EXHIBIT D  
SHEET 1 OF 2**

**PROPERTY LINE ADJUSTMENT  
PARCEL 2**

A PROPERTY LINE ADJUSTMENT OF THE COMMON LINE BETWEEN PARCELS 1 AND 2 OF THAT TRACT OF LAND DESCRIBED IN REEL 1329, PAGE 308, MARION COUNTY DEED RECORDS, SITUATED IN THE NORTHWEST ONE-QUARTER OF SECTION 11, TOWNSHIP 8 SOUTH, RANGE 3 WEST, WILLAMETTE MERIDIAN IN THE CITY OF SALEM, MARION COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**COMMENCING** AT THE WEST ONE QUARTER CORNER OF SAID SECTION 11; THENCE ALONG THE SOUTHERLY LINE OF THE SUBJECT PROPERTY SOUTH 87°28'04" EAST, 461.26 FEET TO THE **POINT OF BEGINNING**; THENCE LEAVING SAID SOUTHERLY LINE, NORTH 01°52'53" EAST, 30.00 FEET; THENCE NORTH 87°28'04" WEST, 98.02 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A 12.00 FOOT RADIUS CURVE CONCAVE TO THE NORTHEAST, THROUGH A CENTRAL ANGLE OF 62°24'22" (THE CHORD BEARS NORTH 56°15'53" WEST, 12.43 FEET), AN ARC DISTANCE OF 13.07 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG THE ARC OF AN 80.00 FOOT RADIUS CURVE CONCAVE TO THE SOUTHWEST, THROUGH A CENTRAL ANGLE OF 07°44'42" (THE CHORD BEARS NORTH 28°56'03" WEST, 10.81 FEET), AN ARC DISTANCE OF 10.81 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG THE ARC OF A 12.00 FOOT RADIUS CURVE CONCAVE TO THE EAST, THROUGH A CENTRAL ANGLE OF 72°51'47" (THE CHORD BEARS NORTH 03°37'29" EAST, 14.25 FEET), AN ARC DISTANCE OF 15.26 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG THE ARC OF A 230.00 FOOT RADIUS CURVE CONCAVE TO THE NORTHWEST, THROUGH A CENTRAL ANGLE OF 08°05'50" (THE CHORD BEARS NORTH 36°00'27" EAST, 32.48 FEET), AN ARC DISTANCE OF 32.50 FEET; THENCE NORTH 31°57'33" EAST, 481.88 FEET; THENCE SOUTH 58°02'27" EAST, 129.64 FEET; THENCE SOUTH 88°07'07" EAST, 201.58 FEET; THENCE SOUTH 01°52'53" WEST, 445.28 FEET TO THE SOUTHERLY LINE OF SAID PROPERTY; THENCE ALONG SAID SOUTHERLY LINE, NORTH 87°28'04" WEST, 459.84 FEET TO THE **POINT OF BEGINNING**.

CONTAINS 4.88 ACRES, MORE OR LESS.

BEARINGS ARE BASED ON THE OREGON STATE PLANE COORDINATE SYSTEM  
OREGON NORTH ZONE (3601) NAD 83/91.

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

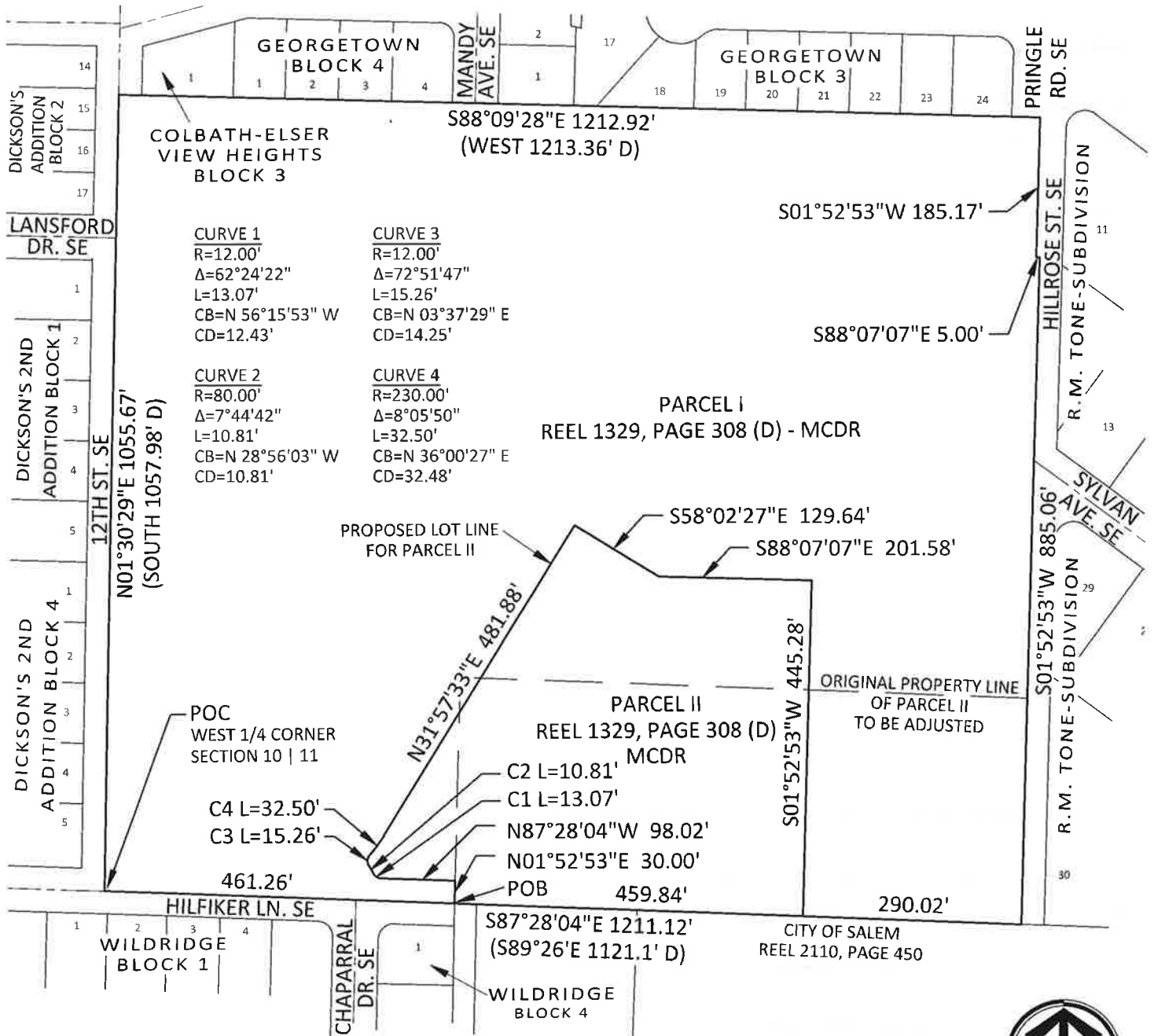
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Lynch  
Eric D. Lynch Date: 2023.03.16  
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OREGON  
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EXPIRES 12-31-24

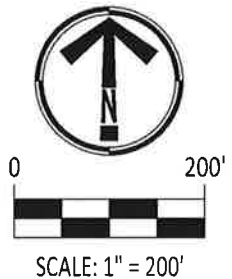


# EXHIBIT D



**PARCEL I**  
 ORIGINAL AREA 1,065,028 SQ.FT., 24.45 ACRES  
 NEW AREA 1,077,589 SQ.FT., 24.74 ACRES  
 POC = POINT OF COMMENCEMENT  
 POB = POINT OF BEGINNING  
 (D) = REEL 1329, PAGE 308  
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**PARCEL II**  
 ORIGINAL AREA 224,944 SQ. FT., 5.16 ACRES  
 NEW AREA 212,365 SQFT., 4.88 ACRES



**PROJECT NO.** 0883-004  
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**PROPERTY LINE ADJUSTMENT**  
**PARCEL 2**  
**DR HORTON**  
**SALEM, OREGON**

**EMERIO**  
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