

SHEET 1 OF 7

MORGAN LAKE ESTATES

SITUATED IN SECTIONS 13 AND 24, TOWNSHIP 3 SOUTH, RANGE 37 EAST, WILLAMETTE MERIDIAN

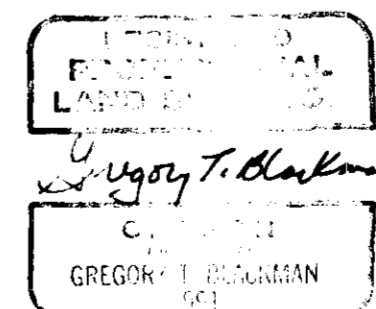
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FILING STATEMENT

UNION COUNTY CLERK

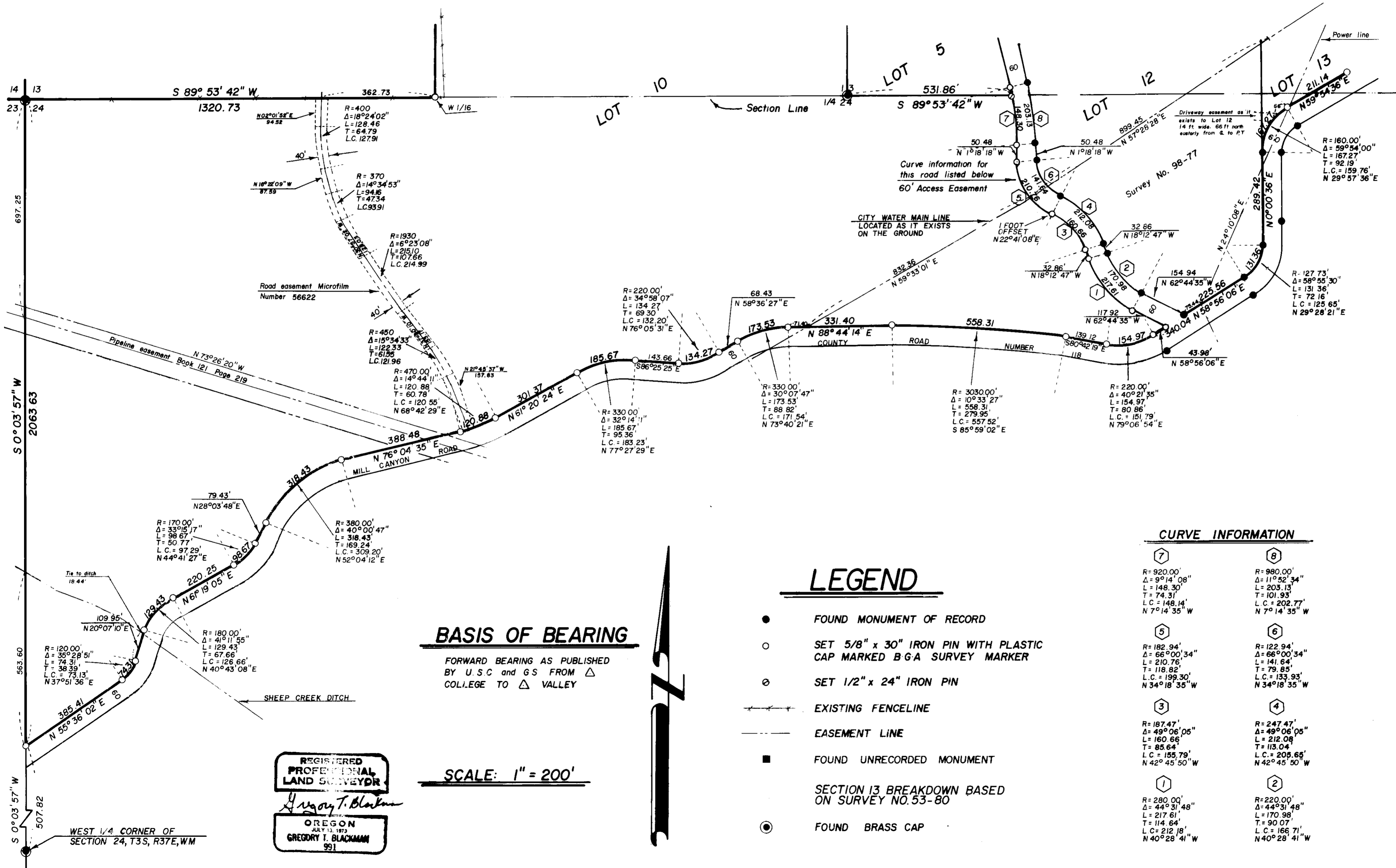
Filed for record this 22 day of June, 1981, at 8:30 o'clock PM, in book A on page 20 of plats of Union County. Microfilm Number 98278

Union County Clerk By Gregory T. Blackman Deputy



MORGAN LAKE ESTATES

SITUATED IN SECTIONS 13 AND 24, TOWNSHIP 3 SOUTH, RANGE 37 EAST, WILLAMETTE MERIDIAN



BASIS OF BEARING

FORWARD BEARING AS PUBLISHED
BY U.S.C and G.S FROM Δ
COLLEGE TO Δ VALLEY

SCALE: 1" = 200'

REGISTERED
PROFESSIONAL
LAND SURVEYOR
Gregory T. Blackman
OREGON
JULY 13, 1973
GREGORY I. BLACKMAN
991



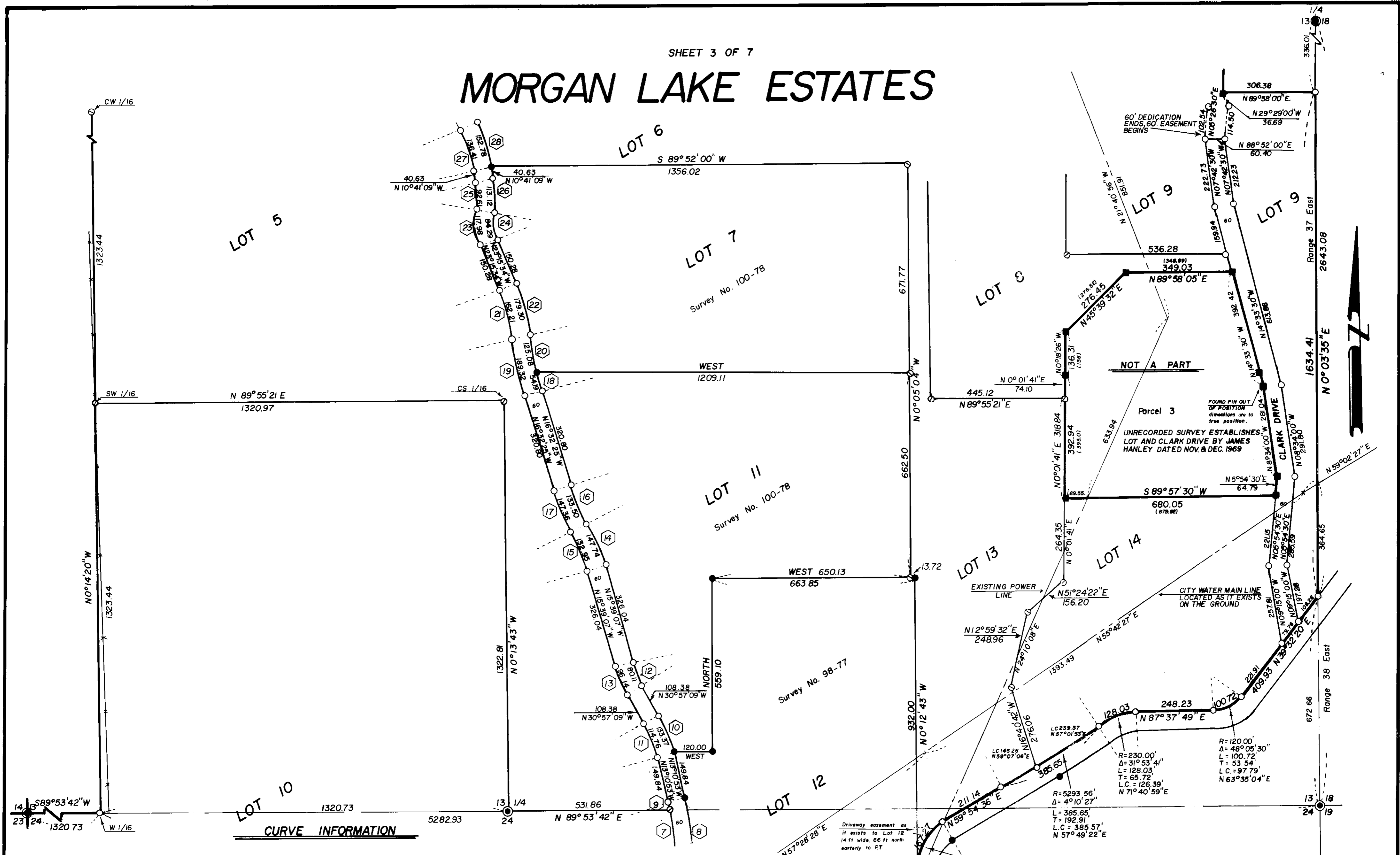
LEGEND

- FOUND MONUMENT OF RECORD
 - SET 5/8" x 30" IRON PIN WITH PLASTIC CAP MARKED B-G-A SURVEY MARKER
 - ⊙ SET 1/2" x 24" IRON PIN
 - EXISTING FENCELINE
 - - - EASEMENT LINE
 - FOUND UNRECORDED MONUMENT
 - FOUND BRASS CAP
- SECTION 13 BREAKDOWN BASED
ON SURVEY NO.53-80

CURVE INFORMATION

7	8
R=920.00' Δ=9°14'08" L=148.30' T=74.31' L.C.=148.14' N 7°14'35" W	R=980.00' Δ=11°52'34" L=203.13' T=101.93' L.C.=202.77' N 7°14'35" W
5	6
R=182.94' Δ=66°00'34" L=210.76' T=118.82' L.C.=199.30' N 34°18'35" W	R=122.94' Δ=66°00'34" L=141.64' T=79.85' L.C.=133.93' N 34°18'35" W
3	4
R=187.47' Δ=49°06'05" L=160.66' T=85.64' L.C.=155.79' N 42°45'50" W	R=247.47' Δ=49°06'05" L=212.08' T=113.04' L.C.=205.65' N 42°45'50" W
1	2
R=280.00' Δ=44°31'48" L=217.61' T=114.64' L.C.=212.18' N 40°28'41" W	R=220.00' Δ=44°31'48" L=170.98' T=90.07' L.C.=166.71' N 40°28'41" W

MORGAN LAKE ESTATES

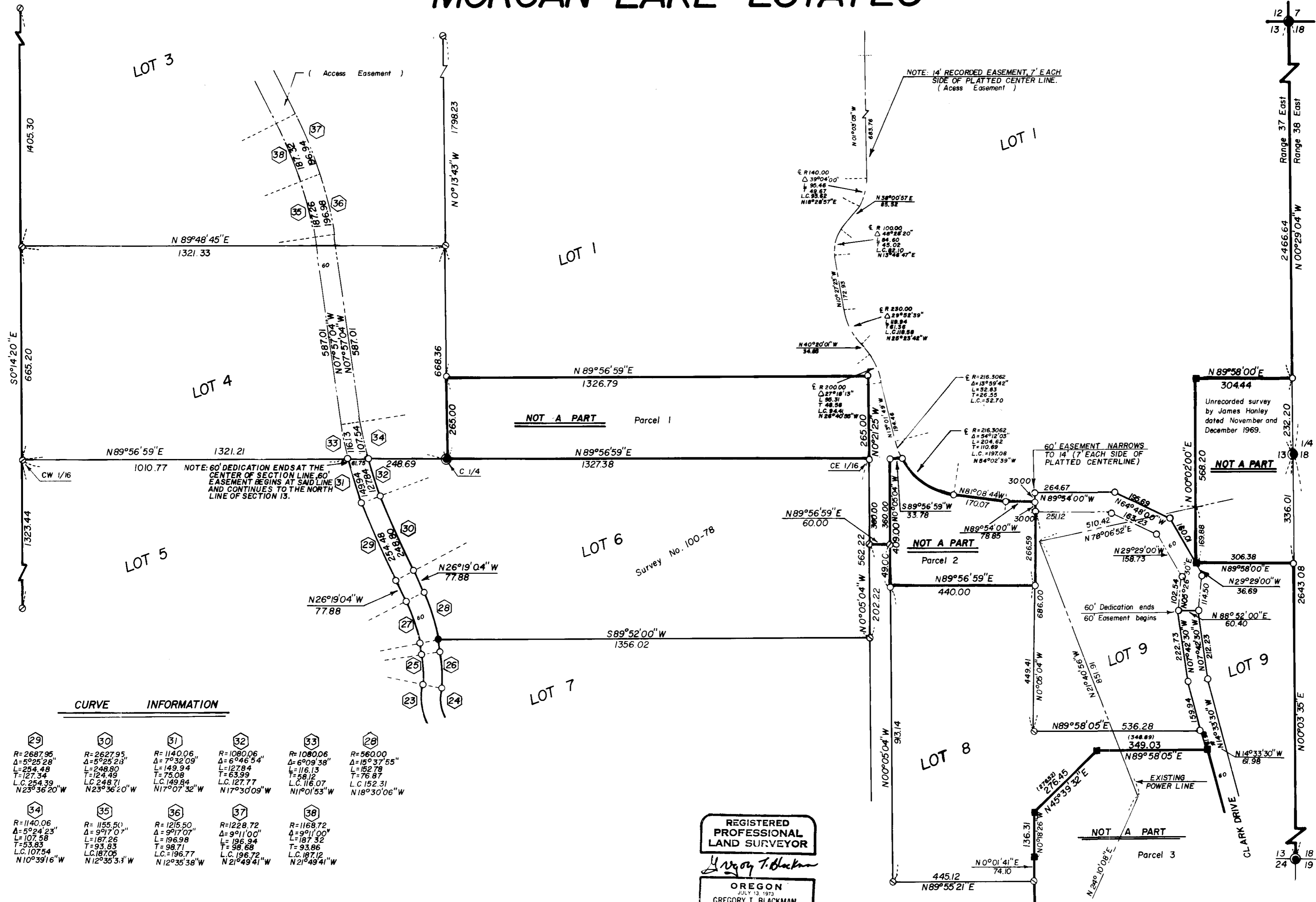


CURVE INFORMATION

<p>9 R=920.00' Δ=0°57'06" L=31.34' T=15.57' L.C.=31.33' N12°12'20"W</p>	<p>10 R=430.00' Δ=17°46'16" L=133.37' T=67.23' L.C.=132.84' N22°04'01"W</p>	<p>11 R=370.00' Δ=17°46'16" L=114.76' T=57.84' L.C.=114.30' N22°04'01"W</p>	<p>12 R=300.00' Δ=15°18'02" L=80.11' T=40.30' L.C.=79.98' N23°18'08"W</p>	<p>13 R=360.00' Δ=14°07'48" L=96.14' T=49.36' L.C.=95.85' N23°18'08"W</p>	<p>14 R=599.04' Δ=14°07'48" L=147.73' T=74.24' L.C.=147.36' N22°43'01"W</p>	<p>15 R=539.04' Δ=14°07'48" L=132.94' T=66.81' L.C.=132.60' N22°43'01"W</p>	<p>16 R=577.63' Δ=13°14'30" L=133.50' T=67.05' L.C.=133.20' N23°09'40"W</p>	<p>17 R=637.63' Δ=13°14'30" L=147.36' T=74.01' L.C.=147.04' N23°09'40"W</p>	<p>18 R=1070.00' Δ=2°54'07" L=54.15' T=27.10' L.C.=54.19' N15°05'20"W</p>	<p>19 R=1130.00' Δ=9°35'58" L=189.32' T=94.86' L.C.=189.10' N11°44'26"W</p>
<p>20 R=1070.00' Δ=6°41'51" L=125.08' T=62.61' L.C.=125.00' N10°17'24"W</p>	<p>21 R=569.54' Δ=16°19'07" L=162.21' T=81.66' L.C.=161.67' N15°06'01"W</p>	<p>22 R=629.54' Δ=16°19'07" L=179.30' T=90.26' L.C.=178.70' N15°06'01"W</p>	<p>23 R=210.16' Δ=32°09'50" L=117.98' T=60.59' L.C.=116.43' N7°10'39"W</p>	<p>24 R=150.16' Δ=32°09'50" L=84.29' T=43.29' L.C.=83.19' N7°10'39"W</p>	<p>25 R=270.85' Δ=19°35'25" L=136.41' T=68.63' L.C.=135.99' N0°53'27"W</p>	<p>26 R=330.85' Δ=19°35'25" L=113.12' T=57.12' L.C.=112.57' N0°53'27"W</p>	<p>27 R=500.00' Δ=15°37'55" L=136.41' T=68.63' L.C.=135.99' N18°30'06"W</p>	<p>28 R=560.00' Δ=15°37'55" L=152.78' T=76.87' L.C.=152.31' N18°30'06"W</p>		

REGISTERED PROFESSIONAL LAND SURVEYOR
Gregory T. Blackman
OREGON
 JULY 13, 1993
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MORGAN LAKE ESTATES



CURVE INFORMATION

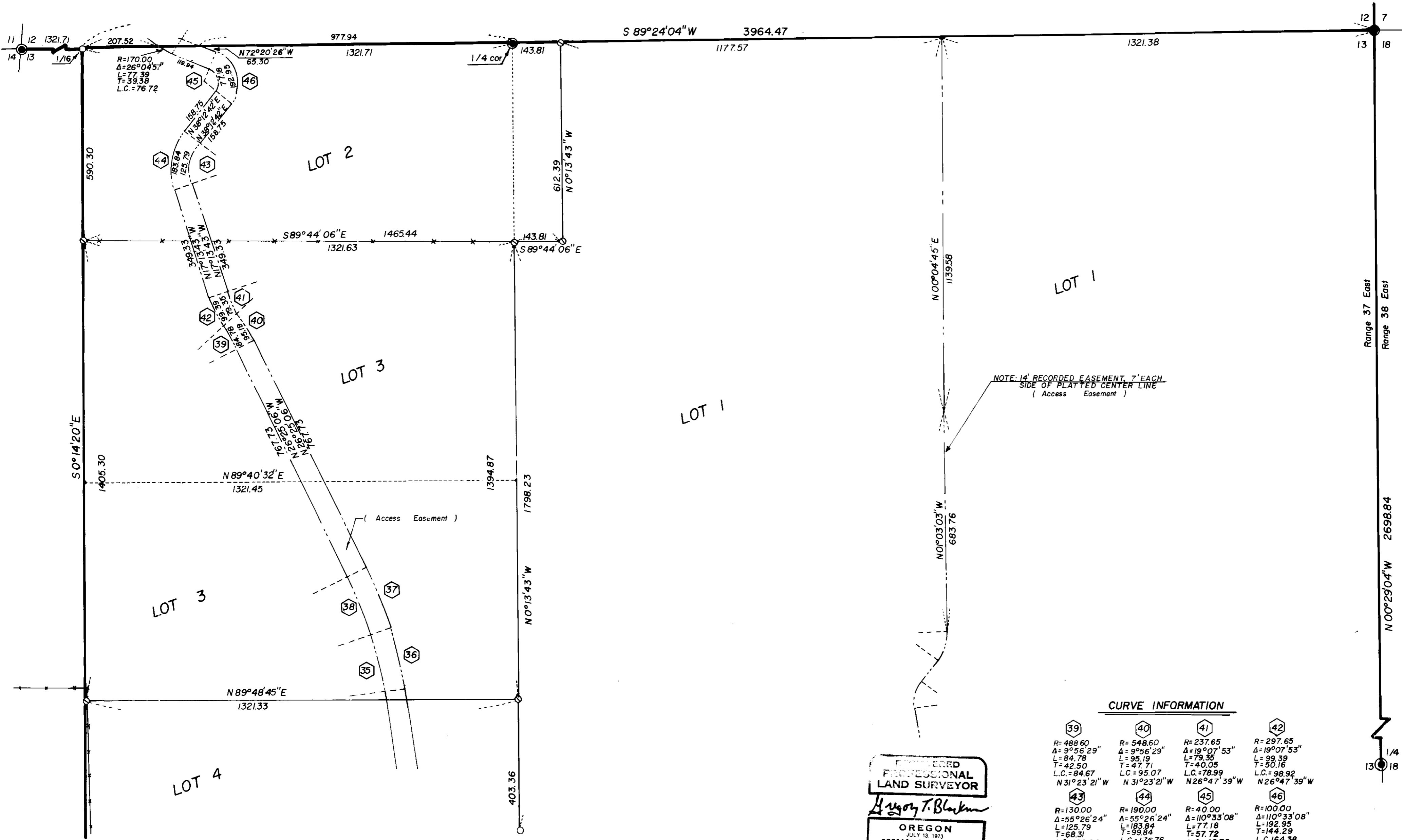
<p>29 R=2687.95 Δ=5°25'28" L=254.48 T=127.34 L.C. 254.39 N23°36'20"W</p>	<p>30 R=2627.95 Δ=5°25'21" L=248.80 T=124.49 L.C. 248.71 N23°36'20"W</p>	<p>31 R=1140.06 Δ=7°32'09" L=149.94 T=75.08 L.C. 149.84 N17°07'32"W</p>	<p>32 R=1080.06 Δ=6°46'54" L=127.84 T=63.99 L.C. 127.77 N17°30'09"W</p>	<p>33 R=1080.06 Δ=6°09'38" L=116.13 T=58.12 L.C. 116.07 N10°15'53"W</p>	<p>28 R=560.00 Δ=15°37'55" L=152.79 T=76.87 L.C. 152.31 N18°30'06"W</p>
<p>34 R=1140.06 Δ=5°24'23" L=107.58 T=53.83 L.C. 107.54 N10°39'16"W</p>	<p>35 R=1155.50 Δ=9°17'07" L=187.26 T=93.83 L.C. 187.06 N12°35'31"W</p>	<p>36 R=1215.50 Δ=9°17'07" L=196.98 T=98.71 L.C. 196.77 N12°35'38"W</p>	<p>37 R=1228.72 Δ=9°11'00" L=196.94 T=98.68 L.C. 196.72 N21°49'41"W</p>	<p>38 R=1168.72 Δ=9°11'00" L=187.32 T=93.86 L.C. 187.12 N21°49'41"W</p>	

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MORGAN LAKE ESTATES



NOTE: 14' RECORDED EASEMENT, 7' EACH SIDE OF PLATTED CENTER LINE (Access Easement)

CURVE INFORMATION

<p>39</p> <p>R=488.60 Δ=95°56'29" L=84.78 T=42.50 L.C.=84.67 N31°23'21"W</p>	<p>40</p> <p>R=548.60 Δ=9°56'29" L=95.19 T=47.71 L.C.=95.07 N31°23'21"W</p>	<p>41</p> <p>R=237.65 Δ=19°07'53" L=79.35 T=40.05 L.C.=78.99 N26°47'39"W</p>	<p>42</p> <p>R=297.65 Δ=19°07'53" L=99.39 T=50.16 L.C.=98.92 N26°47'39"W</p>
<p>43</p> <p>R=130.00 Δ=55°26'24" L=125.79 T=68.31 L.C.=120.94 N10°29'29"E</p>	<p>44</p> <p>R=190.00 Δ=55°26'24" L=183.84 T=99.94 L.C.=176.76 N10°29'29"E</p>	<p>45</p> <p>R=40.00 Δ=110°33'08" L=77.18 T=57.72 L.C.=65.75 N17°03'52"W</p>	<p>46</p> <p>R=100.00 Δ=110°33'08" L=192.95 T=144.29 L.C.=164.38 N17°03'52"W</p>

REGISTERED PROFESSIONAL LAND SURVEYOR
Gregory T. Blackman
 OREGON
 JULY 13 1973
 GREGORY T. BLACKMAN
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MORGAN LAKE ESTATES

SURVEYOR'S CERTIFICATE

APPROVALS

I, Gregory T. Blackman, being duly sworn, depose and say that I have surveyed and platted MORGAN LAKE ESTATES, situated in Sections 13 and 24, Township 3 South, Range 37 East of the Willamette Meridian, more particularly described as follows;

Beginning at the Northeast corner of said Section 13;

- Thence; S 89°24'04" W along the North line of said Section 13, 3964.47 feet to the West 1/16 corner between Sections 13 and 12;
- Thence; S 0°14'20" E, 5307.68 feet to the West 1/16 corner between Sections 13 and 24;
- Thence; S 89°53'42" W along the South line of said Section 13, 1320.73 feet to the Southwest corner of said Section 13;
- Thence; S 0°03'57" W, along the West line of said Section 24, 2063.63 feet to the Northerly Right of Way line of County Road Number 118, also known as Mill Canyon Road;
- Thence along said Northerly Right of Way line the following courses;
- Thence; N 55°36'02" E, 385.41 feet to the P.C. of a 120.00 foot radius curve left;
- Thence; Northeasterly around said curve 74.31 feet (long chord bears N 37°51'36" E, 73.13 feet);
- Thence; N 20°07'10" E, 109.95 feet to the P.C. of a 180.00 foot radius curve right;
- Thence; Northeasterly around said curve 129.43 feet (long chord bears N 40°43'08" E, 126.66 feet);
- Thence; N 61°19'05" E, 220.25 feet to the P.C. of a 170.00 foot radius curve left;
- Thence; Northeasterly around said curve 98.67 feet (long chord bears N 44°41'27" E, 97.29 feet);
- Thence; N 28°03'48" E, 79.43 feet to the P.C. of a 380.00 foot radius curve right;
- Thence; Northeasterly around said curve 318.43 feet (long chord bears N 52°04'12" E, 309.20 feet);
- Thence; N 76°04'35" E, 388.48 feet to the P.C. of a 470.00 foot radius curve left;
- Thence; Northeasterly around said curve 120.88 feet (long chord bears N 68°42'29" E, 120.55 feet);
- Thence; N 61°20'24" E, 301.37 feet to the P.C. of a 330.00 foot radius curve right;
- Thence; Northeasterly around said curve 185.67 feet (long chord bears N 77°27'29" E, 183.23 feet);
- Thence; S 86°25'25" E, 143.66 feet to the P.C. of a 220.00 foot radius curve left;
- Thence; Northeasterly around said curve 134.27 feet (long chord bears N 76°05'31" E, 132.20 feet);
- Thence; N 58°36'27" E, 68.43 feet to the P.C. of a 330.00 foot radius curve right;
- Thence; Northeasterly around said curve 173.53 feet (long chord bears N 73°40'21" E, 171.54 feet);
- Thence; N 88°44'14" E, 331.40 feet to the P.C. of a 3030.00 foot radius curve right;
- Thence; Southeasterly around said curve 558.31 feet (long chord bears S 85°59'02" E, 557.52 feet);
- Thence; S 80°42'19" E, 139.12 feet to the P.C. of a 220.00 foot radius curve left;
- Thence; Northeasterly around said curve 154.97 feet (long chord bears N 79°06'54" E, 151.79 feet);
- Thence; N 58°56'06" E, 340.04 feet to the P.C. of a 127.73 foot radius curve left;
- Thence; Northeasterly around said curve 131.36 feet (long chord bears N 29°28'21" E, 125.65 feet);
- Thence; N 0°00'36" E, 289.42 feet to the P.C. of a 160.00 foot radius curve right;
- Thence; Northeasterly around said curve 167.27 feet (long chord bears N 29°57'36" E, 159.76 feet);
- Thence; N 59°54'36" E, 211.14 feet to the P.C. of a 5293.56 foot radius curve left;
- Thence; Northeasterly around said curve 385.65 feet (long chord bears N 57°49'22" E, 385.57 feet) to the P.C. of a 230.00 foot radius curve right;
- Thence; Northeasterly around said curve 128.03 feet (long chord bears N 71°40'59" E, 126.39 feet);
- Thence; N 87°37'49" E, 248.23 feet to the P.C. of a 120.00 foot radius curve left;
- Thence; Northeasterly around said curve 100.72 feet (long chord bears N 63°35'04" E, 97.79 feet);
- Thence; N 39°32'20" E, 409.93 feet to the East line of said Section 13;
- Thence; N 0°03'35" E, leaving said Northerly Right of Way line and along the East line of said Section 13, 1634.41 feet;
- Thence; S 89°58'00" W, 306.38 feet;
- Thence; N 0°02'00" E, 568.20 feet;
- Thence; N 89°58'00" E, 304.44 feet to the East line of said Section 13;
- Thence; N 0°29'04" W, along the East line of said Section 13, 2466.64 feet to the Point of Beginning of this description;

Excepting the following described parcels;

Parcel 1

- Beginning at the Center of said Section 13;
- Thence; N 89°56'59" E, along the South line of the Northeast 1/4 of said Section 13, 1327.38 feet to the West line of the East 1/2 of the Northeast 1/4 of said Section 13;
- Thence; N 0°21'25" W, along said West line, 265.00 feet;
- Thence; S 89°56'59" W, 1326.79 feet to the West line of the Northeast 1/4 of said Section 13;
- Thence; S 0°13'43" E, along said West line, 265.00 feet to the Point of Beginning of this description.

UNION COUNTY ASSESSOR

I hereby certify that pursuant to O.R.S. 92.095, all ad valorem taxes and all special assessments, fees and other charges required by law to be placed on the 1981 tax roll which became a lien on this subdivision or will become a lien during this calendar year but not yet certified to the tax collector for collection have been paid to me

Date 1/21/81 Assessor Patty Goodenham By _____ Deputy

UNION COUNTY TREASURER

I hereby certify that all ad valorem taxes and all special assessments, fees and other charges required by law to be placed on the tax roll which have become a lien on this subdivision and that now are due and payable have been paid to me.

Date 1/21/81 Treasurer Barbara Dean

UNION COUNTY PLANNING COMMISSION

Approved this 10th day of NOVEMBER, 1980 Sharon Deek

UNION COUNTY SURVEYOR

Examined and recommended for approval this 20 day of Jan, 1981

UNION COUNTY COURT

Approved this 21st day of JANUARY, 1981
Carl Nelson Joe Gault Mark Cunningham

SURVEYOR'S CERTIFICATE (Continued)

Parcel 2

- Beginning at a point 409.72 feet South and 826.78 feet West of the East 1/4 corner of said Section 13;
- Thence; N 0°05'04" W, 266.59 feet to the centerline of a 14 foot road easement, as it exists on the ground;
- Thence; N 89°54'00" W, along said centerline, 78.85 feet;
- Thence; N 81°08'44" W, along said centerline, 170.07 feet to the P.C. of a 216.31 foot radius curve right;
- Thence; Northwesterly along said centerline around said curve 204.62 feet (long chord bears N 54°02'39" W, 197.08 feet) to the North line of the Southeast 1/4 of said Section 13;
- Thence; S 89°56'59" W, along said North line, 33.78 feet;
- Thence; S 0°05'04" E, 409.00 feet;
- Thence; N 89°56'59" E, 440.00 feet to the Point of Beginning of this description.

Parcel 3

- Beginning at a point 918.82 feet South and 274.26 feet West of the East 1/4 corner of said Section 13, said point being on the West right of way line of Clark Drive;
- Thence; S 89°58'05" W, 349.03 feet;
- Thence; S 45°39'32" W, 276.45 feet;
- Thence; S 0°18'26" E, 136.31 feet;
- Thence; S 0°01'41" W, 392.94 feet;
- Thence; N 89°57'30" E, 680.05 feet to the West right of way line of Clark Drive;
- Thence; N 5°54'30" E, along said West line, 64.79 feet;
- Thence; N 8°34'00" W, along said West line, 281.04 feet;
- Thence; N 14°33'30" W, along said West line, 392.42 feet to the Point of Beginning of this description.

That I made such a survey and plat by order of and under the direction of the owners thereof, that all lot corners and boundary corners are marked with monuments as indicated on the annexed map in accordance with O.R.S. 92.050 and 92.060.

REGISTERED PROFESSIONAL LAND SURVEYOR

Gregory T. Blackman

OREGON 201-13-1973 GREGORY T. BLACKMAN 991

Gregory T. Blackman
Baggett, Griffith and Associates
Partner, O.P.L.S. 991

Rickey G. Robinson
RICKY G. ROBINSON
NOTARY PUBLIC - OREGON
My Commission Expires 7/21/84

Subscribed and sworn before me this 19th day of JANUARY, 1981

MORGAN LAKE ESTATES

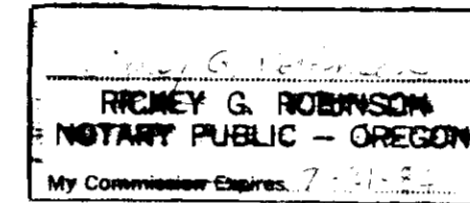
DEDICATION

We, Glenn Lester, Russell L. Lester and Sharon L. Lester, husband and wife, Robert P. Weber and Sandra K. Filer, husband and wife, Marshall Kilby, Lonnie H. Lester and Ruth Lester, husband and wife, Louis Fusco Jr. and Janet M. Fusco, husband and wife, Bill Shaw and Garnet Shaw, husband and wife, Dr. Roger G. Roos and Kathleen Roos, husband and wife, Marty Lester, and C.D. Lester, being duly sworn, depose and say that we are the owners of MORGAN LAKE ESTATES, more particularly described in the annexed Surveyor's Certificate, that we did cause the same to be surveyed and platted as shown on the annexed map, and we do for ourselves, our heirs and assigns, hereby dedicate, donate and convey to public use forever all roads as shown on the annexed map. Plat subject to all applicable building setbacks and restrictions, also subject to easements as shown on the annexed map.

STATE OF OREGON SS:
COUNTY OF UNION

Be it remembered that on this 14th day of OCTOBER, 1980, personally appeared before me Glenn Lester, Russell L. Lester and Sharon L. Lester, husband and wife, Robert P. Weber and Sandra K. Filer, husband and wife, Marshall Kilby, Lonnie H. Lester and Ruth Lester, husband and wife, Bill Shaw and Garnet Shaw, husband and wife, Dr. Roger G. Roos and Kathleen Roos, husband and wife, Marty Lester, and C.D. Lester, who are known to me to be the identical persons described in and who executed the adjacent instrument and who acknowledged to me that they executed the same freely and voluntarily.

In witness whereof I hereunto set my hand and affix my official notary seal this 14th day of OCTOBER, 1980



Glenn Lester
Glenn Lester

Russell L. Lester
Russell L. Lester

Robert P. Weber
Robert P. Weber

Marshall Kilby
Marshall Kilby

Lonnie H. Lester
Lonnie H. Lester

Bill Shaw
Bill Shaw

Dr. Roger G. Roos
Dr. Roger G. Roos

Marty Lester
Marty Lester

C.D. Lester
C.D. Lester

Sharon L. Lester
Sharon L. Lester

Sandra K. Filer
Sandra K. Filer

Ruth Lester
Ruth Lester

Garnet Shaw
Garnet Shaw

Kathleen Roos
Kathleen Roos

Louis Fusco Jr.
Louis Fusco Jr.

Janet M. Fusco
Janet M. Fusco

STATE OF OREGON
COUNTY OF LINCOLN SS:

Be it remembered that on this 14 day of July, 1980, personally appeared before me Louis Fusco Jr. and Janet M. Fusco, husband and wife, who are known to me to be the identical persons described in and who executed the adjacent instrument and who acknowledged to me that they executed the same freely and voluntarily.

In witness whereof I hereunto set my hand and affix my official notary seal this 14 day of July, 1980

Ann F. Moore

My commission expires 7-6-84



REGISTERED
PROFESSIONAL
LAND SURVEYOR

Gregory T. Blackman

OREGON
JULY 13, 1973
GREGORY T. BLACKMAN
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[Faint handwritten notes and signatures in the bottom right corner.]