

LEGAL DESCRIPTION

PARCEL I: Part of the John D. Mulkey Donation Land Claim No. 54, Township 11 South, Range 5 West, of the Willamette Meridian, in the County of Benton and State of Oregon, described as follows: Beginning at the Northeast corner of Lot 35 in the plat of FIRST ADDITION TO CLOVERLAND VILLAGE as platted and recorded in Book 4 at Page 47, Benton County, Oregon Record of Plats, said corner being on the Westerly right-of-way line of City View Drive; thence on said line along the arc of a 367.03 foot radius curve right (the chord of which bears North 0 degrees 17' West, 24.01 feet), a distance of 24.01 feet to a 5/8 inch iron rod and the true point of beginning; thence continuing Northeasterly along the arc of said curve 205.18 feet (the chord of which bears North 24 degrees 42' East, 202.56 feet) to a 5/8 inch iron rod; thence North 36 degrees 15' West, 89.52 feet to a 5/8 inch iron rod; thence South 51 degrees 00' West, 108.01 feet to a 5/8 inch iron rod; thence South 35 degrees 38-1/4' West, 216.75 feet to a 5/8 inch iron rod; thence South 76 degrees 43' East, 66.94 feet to a 5/8 inch iron rod; thence North 88 degrees 20' East, parallel to and 24.00 feet Northerly of the North line of Lot 35 of said addition, 113.42 feet to the true point of beginning. EXCEPT THEREFROM Lots 4 and 5 EASTON ADDITION, in the County of Benton and State of Oregon.

PARCEL II: Beginning at the Southeast corner of Lot 4, EASTON ADDITION, in the County of Benton and State of Oregon, said point also being the true point of beginning; thence South 57 degrees 34' 15" West, 10.00 feet; thence Northwesterly a distance of 100.00 feet to the Northeast corner of Lot 4, EASTON ADDITION; thence South 36 degrees 15' East, a distance of 98.00 feet back to the true point of beginning. ALSO: Beginning at the North Northeasterly corner of Lot 5 of EASTON ADDITION, in the County of Benton and State of Oregon, and being the true point of beginning; thence Southeasterly along the Northeasterly line of said Lot 7, South 63 degrees 49' 36" East to the Northeast corner of said Lot 5; thence Southerly along the East line of said Lot 5, a distance of 12 feet; thence Northwesterly to the true point of beginning.