

11/18/2025

Scale: 1 inch= 420 feet File: COE 131-2025.Wallace.3 lot seg.ndp

Tract 1: 20.0113 Acres, Closure: s62.5512e 0.01 ft. (1/567224), Perimeter=3989 ft.

Tract 2: 20.2716 Acres, Closure: n67.0543w 0.03 ft. (1/136947), Perimeter=4589 ft.

Tract 3: 20.6250 Acres, Closure: n70.2721w 0.03 ft. (1/190229), Perimeter=5245 ft.

01 s00.5319w 798.28
02 n89.5612e 401.43
03 n07.1007e 110.3
04 s89.3114e 788.75
05 n00.2846e 692.55
06 n89.5310w 1197.34
07 @0
08 /s89.5310e 1197.34
09 /s00.2846w 692.55
10 n89.3114w 788.75
11 s07.1007w 110.3
12 s06.0855w 721.08
13 s16.0321w 304.48
14 s47.4625e 262.64
15 s30.0017e 213.21
16 s86.5344e 131.44
17 s62.0718e 104.3
18 n00.4103e 888.52
19 s89.5705e 423.44
20 n00.2846e 641.32

0 200 400 600



TRACT A

BEGINNING AT THE NORTHWEST SECTION CORNER OF SECTION 26; THENCE, SOUTH 00°53'19" WEST ALONG THE WEST LINE OF SAID SECTION 26 A DISTANCE OF 798.28 FEET; THENCE, NORTH 89°56'12" EAST A DISTANCE OF 401.43 FEET; THENCE, NORTH 07°10'07" EAST A DISTANCE OF 110.30 FEET; THENCE, SOUTH 89°31'14" EAST A DISTANCE OF 788.75 FEET; THENCE, NORTH 00°28'46" EAST A DISTANCE OF 692.55 FEET TO A POINT ALONG THE NORTH LINE OF SAID SECTION 26; THENCE, NORTH 89°53'10" WEST ALONG SAID NORTH LINE A DISTANCE OF 1197.34 FEET TO THE END OF THIS DESCRIPTION.

CONTAINING 20.01 ACRES MORE OR LESS

TRACT B

COMMENCING AT THE NORTHWEST SECTION CORNER OF SECTION 26; THENCE, SOUTH 89°53'10" EAST ALONG THE NORTH LINE OF SECTION 26 A DISTANCE OF 1197.34 FEET; THENCE, SOUTH 00°28'46" WEST A DISTANCE OF 692.55 FEET TO THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE, NORTH 89°31'14" WEST A DISTANCE OF 788.75 FEET; THENCE, SOUTH 07°10'07" WEST A DISTANCE OF 110.30 FEET; THENCE, SOUTH 06°08'55" WEST A DISTANCE OF 721.08 FEET; THENCE, SOUTH 16°03'21" WEST A DISTANCE OF 304.48 FEET; THENCE, SOUTH 47°46'25" EAST A DISTANCE OF 262.64 FEET; THENCE, SOUTH 30°00'17" EAST A DISTANCE OF 213.21 FEET; THENCE, SOUTH 86°53'44" EAST A DISTANCE OF 131.44 FEET; THENCE, SOUTH 62°07'18" EAST A DISTANCE OF 104.30 FEET; THENCE, NORTH 00°41'03" EAST A DISTANCE OF 888.52 FEET; THENCE, SOUTH 89°57'05" EAST A DISTANCE OF 423.44 FEET; THENCE, NORTH 00°28'46" EAST A DISTANCE OF 641.32 FEET.

CONTAINING 20.27 ACRES MORE OR LESS

TRACT C

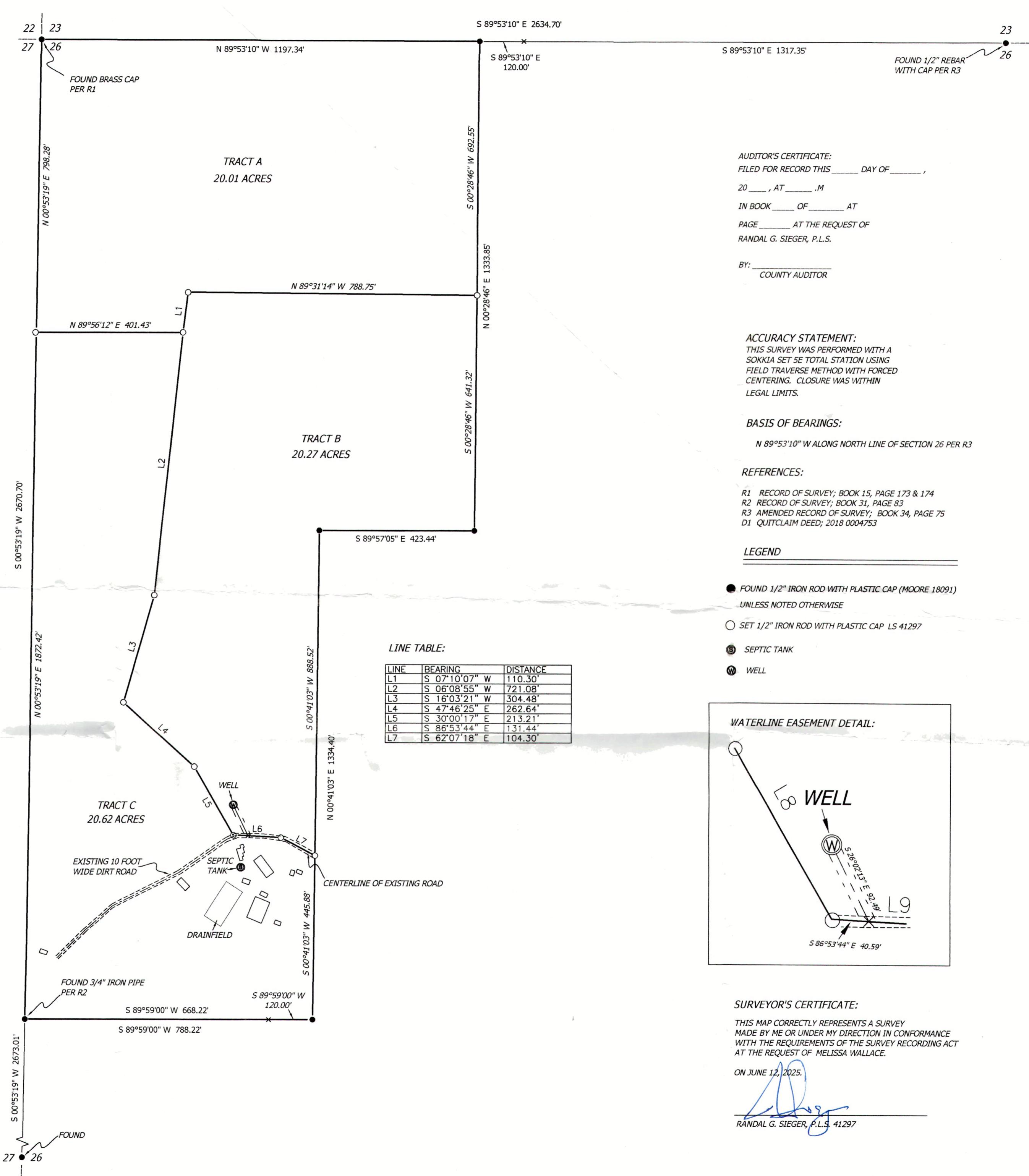
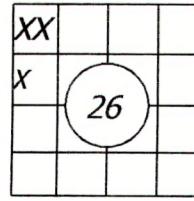
COMMENCING AT THE NORTHWEST SECTION CORNER OF SECTION 26; THENCE, SOUTH 00°53'19" WEST ALONG THE WEST LINE OF SAID SECTION 26 A DISTANCE OF 798.28 FEET TO THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE, NORTH 89°56'12" EAST A DISTANCE OF 401.43 FEET; THENCE, SOUTH 06°08'55" WEST A DISTANCE OF 721.08 FEET; THENCE, SOUTH 16°03'21" WEST A DISTANCE OF 304.48 FEET; THENCE, SOUTH 47°46'25" EAST A DISTANCE OF 262.64 FEET; THENCE, SOUTH 30°00'17" EAST A DISTANCE OF 213.21 FEET; THENCE, SOUTH 86°53'44" EAST A DISTANCE OF 131.44 FEET; THENCE, SOUTH 62°07'18" EAST A DISTANCE OF 104.30 FEET; THENCE, NORTH 00°41'03" EAST A DISTANCE OF 445.88 FEET; THENCE, SOUTH 89°59'00" WEST A DISTANCE OF 788.22 FEET TO A POINT ALONG THE WEST LINE OF SAID SECTION 26; THENCE, NORTH 00°53'19" EAST ALONG WEST LINE A DISTANCE OF 1872.42 FEET TO THE TRUE POINT OF BEGINNING AND END OF THIS DESCRIPTION.

CONTAINING 20.62 ACRES MORE OR LESS

WATERLINE EASEMENT:

A 15' WIDE WATERLINE EASEMENT BETWEEN TRACT B AND TRACT C, LYING 7.5' EITHER SIDE OF THE FOLLOWING DESCRIBED LINE. COMMENCING AT THE NORTHWEST SECTION CORNER OF SECTION 26; THENCE, SOUTH 00°53'19" WEST ALONG THE WEST LINE OF SAID SECTION 26 A DISTANCE OF 798.28 FEET; THENCE, NORTH 89°56'12" EAST A DISTANCE OF 401.43 FEET; THENCE, SOUTH 06°08'55" WEST A DISTANCE OF 721.08 FEET; THENCE, SOUTH 16°03'21" WEST A DISTANCE OF 304.48 FEET; THENCE, SOUTH 47°46'25" EAST A DISTANCE OF 262.64 FEET; THENCE, SOUTH 30°00'17" EAST A DISTANCE OF 213.21 FEET; THENCE, SOUTH 86°53'44" EAST A DISTANCE OF 40.59 FEET, TO THE POINT OF BEGINNING OF THIS WATERLINE EASEMENT DESCRIPTION; THENCE, NORTH 26°02'13" WEST A DISTANCE OF 92.49 FEET, TO THE END OF THE EASEMENT DESCRIPTION.

30N, 41E



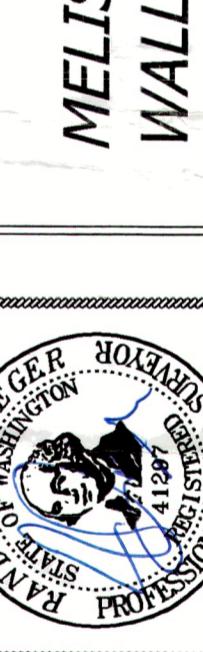
RECORD OF SURVEY

LOCATED IN THE NW^{1/4} OF SECTION 26, TOWNSHIP 30 NORTH, RANGE 41 EAST, WILLAMETTE MERIDIAN, STEVENS COUNTY, WASHINGTON

PREPARED FOR:

MELISSA
WALLACE

SEPTEMBER 2, 2025



DATE: SEPTEMBER 2, 2025

SCALE: 1" = 200'
DRAWN BY: R.G.S.
PROJECT NO.: 25-010
Dwg.: 25-010

SHEET
1
OF
1

RANDAL SIEGER
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