

EXHIBIT A

Hilfiker Lane S.E.

February 2, 2022

OWNER: Hilfiker Station LLC

A Delaware limited liability company

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Project No. 718500

Map & Tax Lot No. 08S-03W-10DA 01302

Property ID No. 9

Right-Of-Way Acquisition

A unit of land, as shown on attached Exhibit "B", lying in the Northeast One-Quarter of the Southeast One-Quarter of Section 10, Township 8 South, Range 3 West, of the Willamette Meridian, City of Salem, Marion County, Oregon, said unit of land being a portion of Parcel 1 of Partition Plat No. 2013-047, Marion County Plat Records, said unit of land also being a portion of that property as described by Statutory Special Warranty Deed to Hilfiker Station LLC, a Delaware limited liability company, recorded December 28, 2012 as Reel 3458, Page 268, Marion County Records, said unit of land being that portion of said property lying northerly of the following described line, said line is to be lengthened or shortened to terminate at the boundary lines of Parcel 1 of said Partition Plat No. 2013-047;

Beginning at a point 38.62 feet right of Existing Hilfiker Lane S.E. Centerline Station 4+90.00;

Thence easterly, in a straight line, to a point 38.62 feet right of Existing Hilfiker Lane S.E. Centerline Station 5+67.52;

Thence easterly, in a straight line, to a point 36.85 feet right of Existing Hilfiker Lane S.E. Centerline Station 6+11.90;

Thence easterly, in a straight line, to a point 27.18 feet right of Existing Hilfiker Lane S.E. Centerline Station 6+40.00;

EXCEPTING therefrom that portion lying within the existing right-of-way of Hilfiker Lane S.E.

The stationing used to describe this unit of land is based on the Existing Centerline of Hilfiker Lane S.E., being more particularly described as follows:

Beginning at Existing Hilfiker Lane S.E. Centerline Station 0+00.00, said station being located at the intersection of the centerline of Sunnyside Road S.E. with the centerline of said Hilfiker Lane S.E. as shown on Pre-Construction Record of Survey recorded as MCSR 39483, Marion County Survey Records, said point bears N89°42'44"W, 1241.98 feet from a 5/8 inch iron rod with yellow plastic cap inscribed "Marion County Surveyor" set at the One-Quarter Corner common to Sections 10 and 11, Township 8 South, Range 3 West of the Willamette Meridian in the City of Salem, Marion County, Oregon per MCSR 39415, Marion County Survey Records;

Thence S89°42'44"E, 1241.98 feet to said 5/8 inch iron rod with yellow plastic cap inscribed "Marion County Surveyor", at Existing Hilfiker Lane S.E. Centerline Station 12+41.98 and the terminus of this centerline description.

Checked by: _____

Date: _____

This legal description, along with the Basis of Bearings thereof, is based on Pre-Construction Record of Survey recorded as MCSR 39483, Marion County Survey Records.

The unit of land to which this description applies contains 957 square feet, more or less.

Permanent Wall Easement

A unit of land, as shown on attached Exhibit “B”, lying in the Northeast One-Quarter of the Southeast One-Quarter of Section 10, Township 8 South, Range 3 West, of the Willamette Meridian, City of Salem, Marion County, Oregon, said unit of land being a portion of Parcel 1 of Partition Plat No. 2013-047, Marion County Plat Records, said unit of land also being a portion of that property as described by Statutory Special Warranty Deed to Hilfiker Station LLC, a Delaware limited liability company, recorded December 28, 2012 as Reel 3458, Page 268, Marion County Records, said unit of land being that portion of said property lying northerly of the following described line, said line is to be lengthened or shortened to terminate at the boundary lines of Parcel 1 of said Partition Plat No. 2013-047;

Beginning at a point 38.62 feet right of Existing Hilfiker Lane S.E. Centerline Station 4+90.00;

Thence easterly, in a straight line, to a point 38.62 feet right of Existing Hilfiker Lane S.E. Centerline Station 5+16.58;

Thence southerly, in a straight line, to a point 59.00 feet right of Existing Hilfiker Lane S.E. Centerline Station 5+16.58;

Thence easterly, in a straight line, to a point 59.00 feet right of Existing Hilfiker Lane S.E. Centerline Station 5+22.04;

Thence northerly, in a straight line, to a point 50.30 feet right of Existing Hilfiker Lane S.E. Centerline Station 5+22.04;

Thence easterly, in a straight line, to a point 41.12 feet right of Existing Hilfiker Lane S.E. Centerline Station 5+67.59;

Thence easterly, in a straight line, to a point 39.38 feet right of Existing Hilfiker Lane S.E. Centerline Station 6+11.21;

Thence easterly, in a straight line, to a point 32.21 feet right of Existing Hilfiker Lane S.E. Centerline Station 6+32.05;

Thence easterly, in a straight line, to a point 28.49 feet right of Existing Hilfiker Lane S.E. Centerline Station 7+25.00;

EXCEPTING therefrom the previously described Right-Of-Way Acquisition.

ALSO EXCEPTING therefrom that portion lying within the existing right-of-way of Hilfiker Lane S.E.

The stationing used to describe this unit of land is based on the Existing Centerline of Hilfiker Road S.E. described herein, being more particularly described above.

Checked by: _____
Date: _____

The unit of land to which this description applies contains 652 square feet, more or less.

Temporary Construction Easement

A unit of land, as shown on attached Exhibit “B”, lying in the Northeast One-Quarter of the Southeast One-Quarter of Section 10, Township 8 South, Range 3 West, of the Willamette Meridian, City of Salem, Marion County, Oregon, said unit of land being a portion of Parcel 1 of Partition Plat No. 2013-047, Marion County Plat Records, said unit of land also being a portion of that property as described by Statutory Special Warranty Deed to Hilfiker Station LLC, a Delaware limited liability company, recorded December 28, 2012 as Reel 3458, Page 268, Marion County Records, said unit of land being that portion of said property lying northerly of the following described line, said line is to be lengthened or shortened to terminate at the boundary lines of Parcel 1 of said Partition Plat No. 2013-047;

Beginning at a point 63.06 feet right of Existing Hilfiker Lane S.E. Centerline Station 4+90.00;

Thence easterly, in a straight line, to a point 63.06 feet right of Existing Hilfiker Lane S.E. Centerline Station 5+26.05;

Thence northerly, in a straight line, to a point 52.81 feet right of Existing Hilfiker Lane S.E. Centerline Station 5+26.05;

Thence easterly, in a straight line, to a point 41.98 feet right of Existing Hilfiker Lane S.E. Centerline Station 6+75.08;

Thence easterly, in a straight line, to a point 40.39 feet right of Existing Hilfiker Lane S.E. Centerline Station 7+00.79;

Thence easterly, in a straight line, to a point 25.74 feet right of Existing Hilfiker Lane S.E. Centerline Station 7+60.00;

EXCEPTING therefrom the previously described Right-Of-Way Acquisition.

ALSO EXCEPTING therefrom the previously described Permanent Wall Easement.

ALSO EXCEPTING therefrom that portion lying within the existing right-of-way of Hilfiker Lane S.E

The stationing used to describe this unit of land is based on the Existing Centerline of Hilfiker Road S.E. described herein, being more particularly described above.

The unit of land to which this description applies contains 2,209 square feet, more or less.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
July 15, 2003
JOHN T. CAMPBELL
60070

RENEWS: 12/31/2023

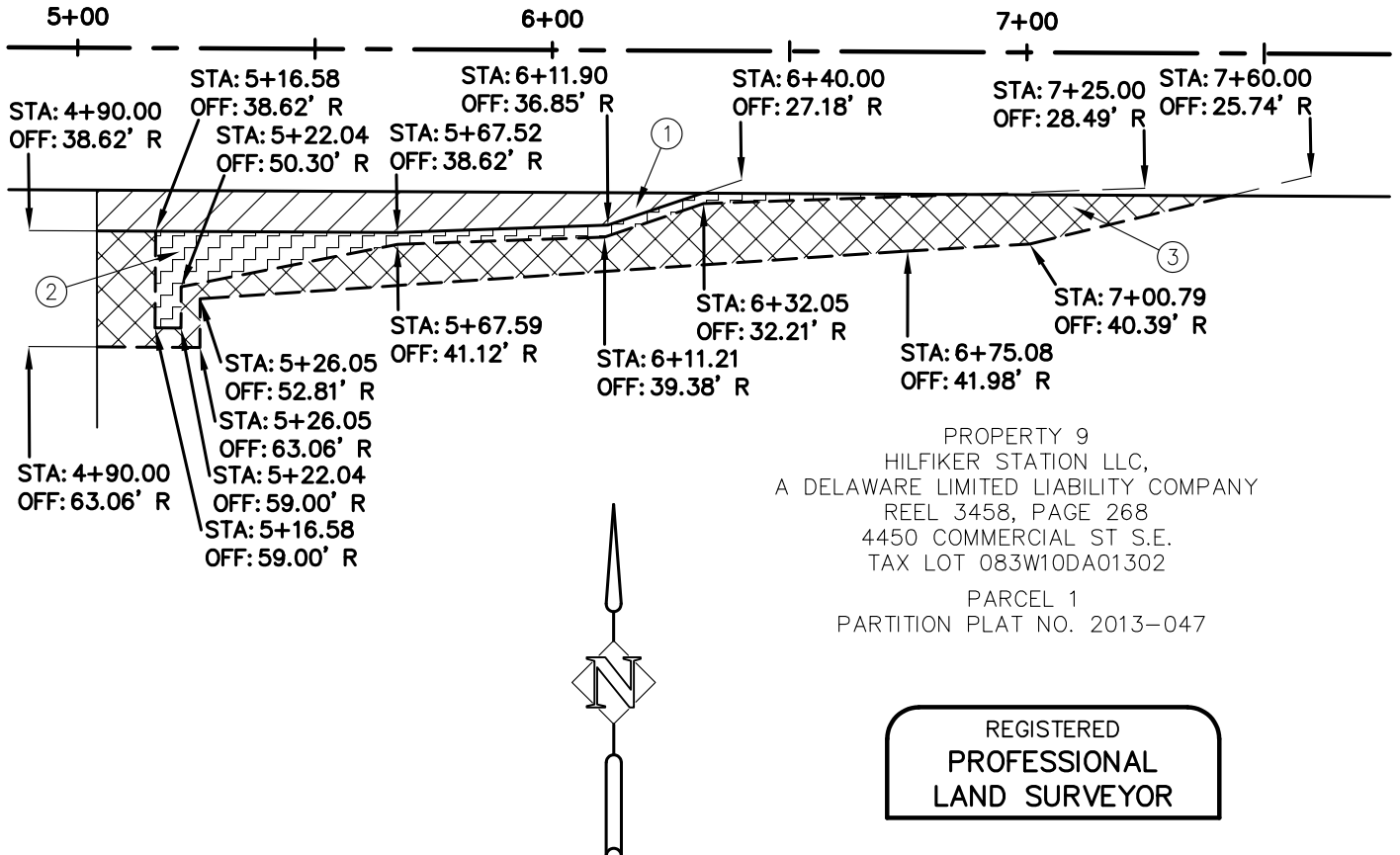
Checked by: _____

Date: _____

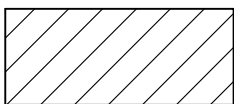
EXHIBIT "B"

PROPERTY ID NO. 9

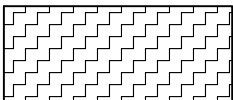
HILFIKER LANE S.E.



LEGEND



① RIGHT-OF-WAY ACQUISITION
± 957 SQ.FT.



② PERMANENT WALL EASEMENT
± 652 SQ.FT.



③ TEMPORARY CONSTRUCTION
EASEMENT
± 2,209 SQ.FT.

PROJECT NO. 718500
SEE ATTACHED LEGAL DESCRIPTION



**Harper
Houf Peterson
Righellis Inc.**

ENGINEERS • PLANNERS
LANDSCAPE ARCHITECTS • SURVEYORS

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