

EXHIBIT A
3518-3598 Cherry Glen Place NE

All that real property being described as Tract I and Tract II of that deed recorded November 27, 2019, in Reel 4271, Page 341, Marion County Deed Records, situate in the Northeast One-Quarter of Section 12, Township 7 South, Range 3 West, Willamette Meridian, Marion County, State of Oregon, and being more particularly described as follows:

Beginning at a point on the east line of said Tract I, said point being an angle point in the common line between said Tract I, the Now existing City Limits Line as described in City Ordinance No. 12-2011 and the west right-of-way of Fisher Road NE, said point also being 30.00 feet westerly of the centerline of said road when measured perpendicular thereto;

Thence along said common line, South 88°23'06" East, 5.00 feet to and angle point in said common line, said point being 25.00 feet westerly of the centerline of said road when measured perpendicular thereto;

Thence continuing along said common line, North 01°36'54" East, 386.11 feet to a point of intersection with the westerly extension of the north line of Parcel 3, Partition Plat 96-23 as recorded in Marion County Book of Partition Plats, said point also being an angle point in the Now Existing City Limits line;

Thence leaving the east line of said Tract I and west right-of-way of Fisher Road NE along the Now Existing City Limits Line being common with the said westerly extension of the north line of said Parcel 3, South 88°49'58" East, 59.00 feet, to a point on the east right-of-way of Fisher Road NE, said point being 34.00 feet easterly of the centerline of said road when measured perpendicular thereto;

Thence leaving the Now Existing City Limits line along said east right-of-way the following 4 calls:

North 01°36'54" East, 168.65 feet to an angle point in said right-of-way, said point recorded as being 215.36 feet right from centerline station 56+32.54 of Ward Drive NE as described in Reel 3447, Page 356, Marion County Deed Records,

North 08°09'04" East, 70.25 feet to an angle point in said right-of-way, said point recorded as being 145.76 feet right of centerline station 56+41.06 of Ward Drive NE as described in Reel 3447, Page 356, Marion County Deed Records,

North 01°36'43" East, 85.94 feet to an angle point in said right-of-way, said point recorded as being 59.82 feet right of centerline station 56+41.73 of Ward Drive NE as described in Reel 3447, Page 356, Marion County Deed Records,

North 33°23'21" East, 25.79 feet to a point on the south right-of-way of Ward Drive NE recorded as being 38.00 feet right of centerline station 56+55.57 of Ward Drive NE as described in Reel 3447, Page 356, Marion County Deed Records;

Thence perpendicular to said centerline, North $01^{\circ}10'19''$ East, 72.00 feet to a point on the north right-of-way of said Ward Drive NE being 34.00 feet northerly of the centerline of said drive when measured perpendicular thereto;

Thence along said north right-of-way, North $88^{\circ}49'41''$ West, 7.47 feet to a point on said right-of-way recorded as being 34.00 feet left of centerline station 56+48.00 of Ward Drive NE as described in Reel 3446, Page 436, Marion County Deed Records;

Thence North $87^{\circ}37'11''$ West 89.16 feet to a point on the east line of the land described in Exhibit B of Reel 3128, Page 135, Marion County Deed Records, said point recorded as being 35.88 feet left of centerline station 55+58.86 of Ward Drive as described in Reel 3443, Page 208, Marion County Deed Records;

Thence, South $68^{\circ}23'53''$ West 7.44 feet to a point on the common line between south line of said Exhibit B and the north right-of-way of Ward Drive NE, said point recorded as being 33.00 feet left of centerline station 55+52.00 of Ward Drive NE as described in Reel 3443, Page 208, Marion County Deed Records;

Thence along the north right-of-way of Ward Drive NE being normal to and 33.00 feet northerly of the centerline of said Ward Drive NE as shown on MCSR 35068, the following two calls:

North $88^{\circ}49'41''$ West 129.36 feet to the beginning of a 314.24 foot radius curve to the right,

Thence along said curve 91.98 feet, through a central angle of $16^{\circ}46'13''$, to a point of intersection with the northerly extension of a line common to Fairmont Village Condominiums Phase No. 1, as recorded in Volume 36, Page 24, Marion County Book of Town Plats, and said Tract 1, Reel 4271, Page 341;

Thence Southerly along said common line and northerly extension thereof, South $01^{\circ}27'31''$ West 696.27 feet to the northeast corner of Parcel 2 of Tract II, Reel 4271, Page 341;

Thence along the common line of said Fairmont Village Condominiums Phase No. 1, and the north line of said Parcel 2 of Tract II, North $88^{\circ}41'17''$ West, 210.00 feet to the northwest corner of Parcel 1 of Tract II, also being on the Now Existing City Limits Line as described in City Ordinance No. 11-93;

Thence Southerly along the west line of said Parcel 1 of Tract II, and said Now Existing City Limits Line, South $01^{\circ}08'57''$ West, 408.22 feet to a point on the north line of the land described in Reel 1292, Page 740, Marion County Deed Records, and angle point in the Now Existing City Limits Line;

Thence along said north line being coincident with the Now Existing City Limits Line the following 5 calls:

North $15^{\circ}49'44''$ East 72.62 feet,

North $14^{\circ}32'20''$ East 72.50 feet,

North 69°07'57" East 74.48 feet,

North 84°50'51" East 246.47 feet,

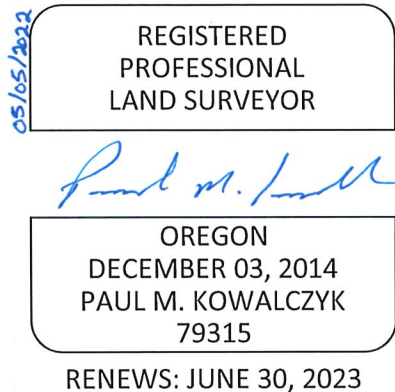
South 89°53'19" East 95.76 feet, to a point on the west right-of-way of Fisher Road NE said point being 30.00 feet westerly of the centerline of said Road when measured perpendicular thereto, and angle point in the Now Existing City Limits Line;

Thence along said right-of-way being coincident with the Now Existing City Limits Line, North 01°36'54" East 89.74 feet to the Point of Beginning.

The above-described property contains 5.78 acres of land outside and 1.09 acres within the existing right-of-way of Fisher Road NE and Ward Drive NE, more or less.

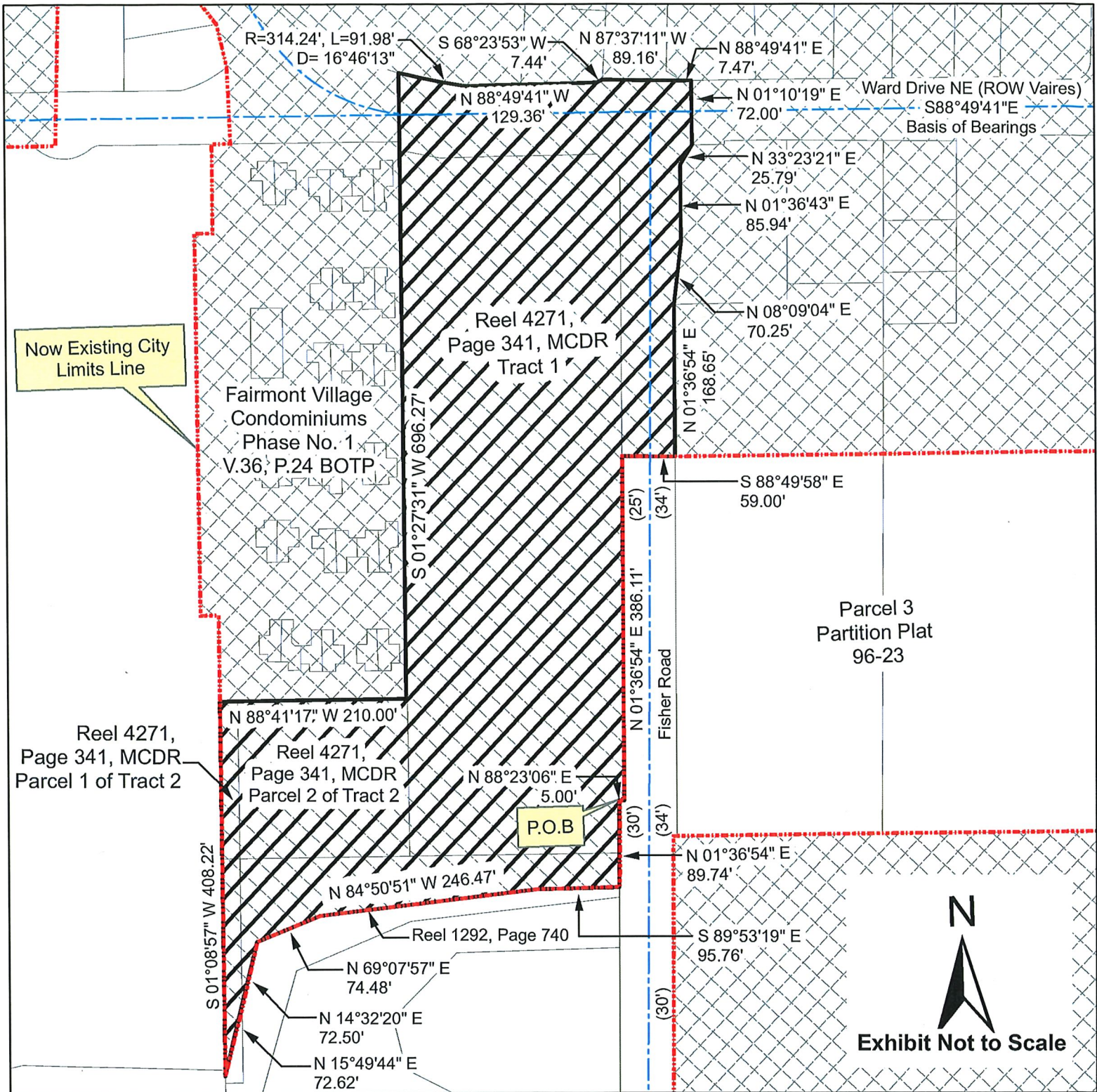
The Basis of Bearing for this description is South 88°49'41" East along the centerline of Ward Drive NE as depicted on Marion County Survey Record 38484.

Said property is shown on the attached Exhibit Map and by this reference made a part thereof.



Approved: pmk
Date: May 5, 2022
Annexation No.: C-746

DOR No.: 24-P277-2022
DOR Date: May 4, 2022



BASIS OF BEARING - Centerline of Ward Road NE as shown on Marion County Survey Record 38484.

P.O.B. = Point of Beginning

BOTP = Book of Town Plats for Marion County

MCDR = Marion County Deed Records

ROW = Right-of-Way

V. = Volume

P. = Page



PROPERTY IN MARION COUNTY



PROPERTY PROPOSED TO BE ANNEXED INTO CITY

EXHIBIT MAP

NORTHEAST 1/4 TOWNSHIP 7 SOUTH, RANGE 3 WEST, SECTION 12
WILLAMETTE MERIDIAN

**CITY OF SALEM, OREGON
PUBLIC WORKS DEPARTMENT**

3518/3598 Cherry Glen Place NE and Adjacent Lands

CITY OF SALEM ORDINANCE NO. _____

ANNEXED: _____ ADJACENT TO WARD 6

CONTAINING: 5.78 Acres Outside ROW and 1.09 Acres Inside ROW

CASE NO. C-746

TRACT NO. _____