3821 Ibex Street NE

All that real property being described in Reel 4403, Page 484, Marion County Deed Records situate in the Northwest One-Quarter of Section 7, Township 7 South, Range 2 West, Willamette Meridian, Marion County, State of Oregon, and being more particularly described as follows:

Beginning at the southwest corner of Lot 9, Block Two, Lancaster Village, as recorded in Volume 24, Page 12, Marion County Book of Town Plats, said corner also being the northwest corner of said Reel 4403, Page 484, and the Now Existing City Limits Line as established in City of Salem Ordinance Bill No. 12-11;

Thence leaving the Now Existing City Limits along the south line of said Block Two North 88°45'00" East, 357.00 feet to the northeast corner of said Reel 4403, Page 484 being on the west line of that land described in Reel 4041, Page 99, Marion County Deed Records;

Thence along the east line of said Reel 4403, Page 484 being coincident with the west line of said Reel 4041, Page 99 and southerly extension thereof, South 00°09'17" East, 152.50 feet to the northeast corner of that land described in Reel 4334, Page 136 Marion County Deed Records, said corner lying on the south right-of-way of Ibex Street NE;

Thence along the north line of said land, South 88°45'00" West, 95.00 feet to the northwest corner thereof;

Thence along the west line of said land, South 00°19'17" East, 122.50 feet to the north line of Parcel 2 of Reel 3429, Page 8, Marion County Deed Records;

Thence along the north line of said Parcel 2, South 88°45'00" West, 262.00 feet to a point on the east line of that land described in Reel 3934, Page 303 Marion County Deed Records;

Thence along said east line, North 00°09'17" West, 20.57 feet to the southeast corner of Parcel 3, Partition Plat 96-23, Marion County Book of Partition Plats, said corner lying on the Now Existing City Limits Line;

Thence along the east line of said Parcel 3, being coincident with the Now Existing City Limits Line, North 00°09'17" West, 254.43 feet to the Point of Beginning.

The above-described property contains 1.99 acres of land, more or less.

The Basis of Bearing for this description is South 00°09'17" East along the east line of Parcel 3, Partition Plat 96-23, Marion County Book of Partition Plats.

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

06/22/2022

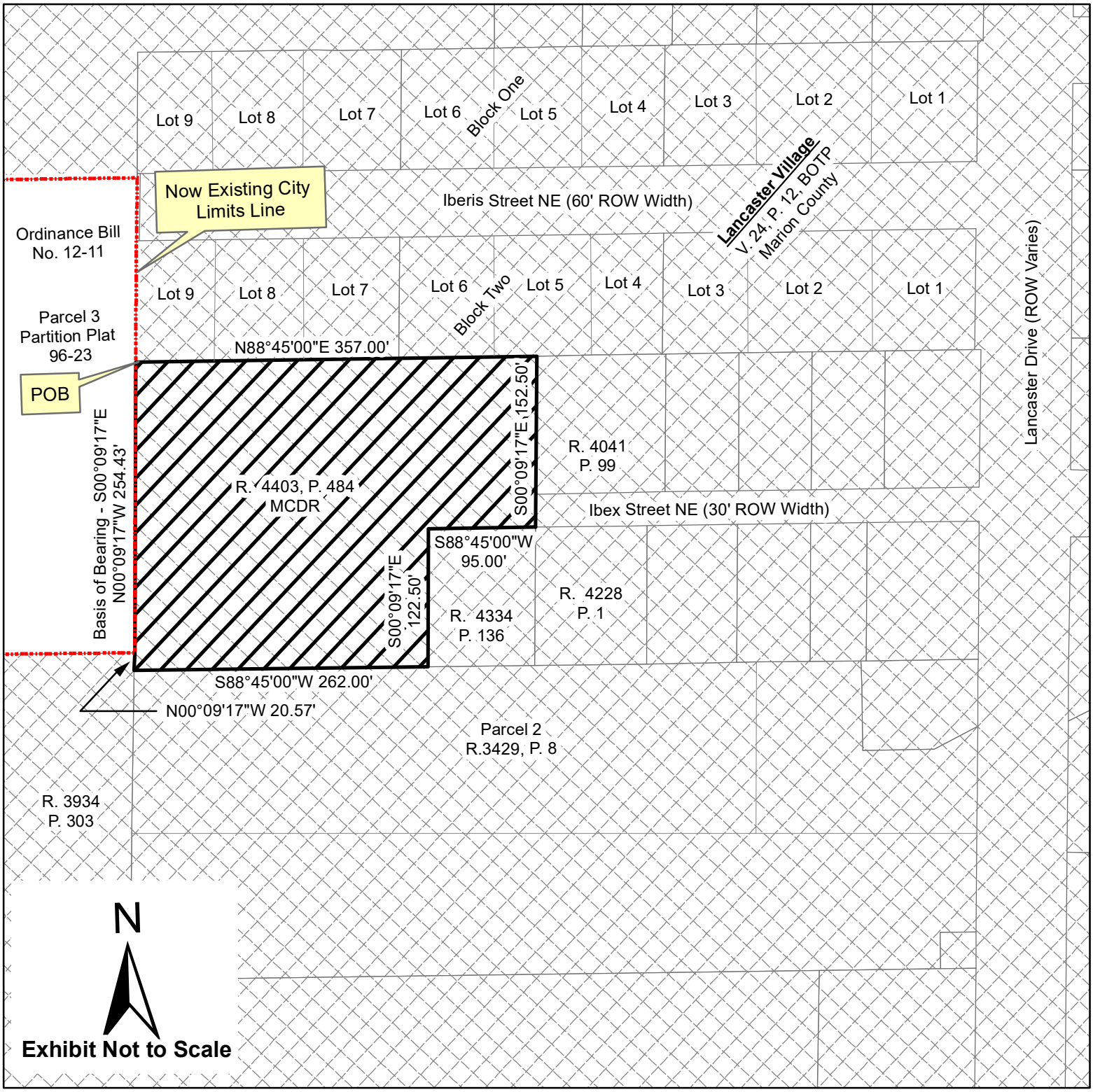
REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
DECEMBER 03, 2014
PAUL M. KOWALCZYK
79315

RENEWS: JUNE 30, 2023

Approved: PMK
Date: June 22, 2022
Annexation No.: C-750

DOR No.: 24-P278-2022
DOR Date: June 21, 2022



BASIS OF BEARING - South 00°09'17" East along the east line of Parcel 3, Partition Plat 96-23, Marion County Book of Partition Plats

MCDR = Marion County Deed Records
ROW = Right-of-Way
POB = Point of Beginning
BOTP = Book of Town Plat
R. = Reel
V. = Volume P. = Page

PROPERTY IN MARION COUNTY

PROPERTY PROPOSED TO BE ANNEXED INTO CITY

EXHIBIT MAP

TOWNSHIP 7 SOUTH, RANGE 2 WEST, SECTION 7
WILLAMETTE MERIDIAN

CITY OF SALEM, OREGON
PUBLIC WORKS DEPARTMENT

3821 Ibex Street NE

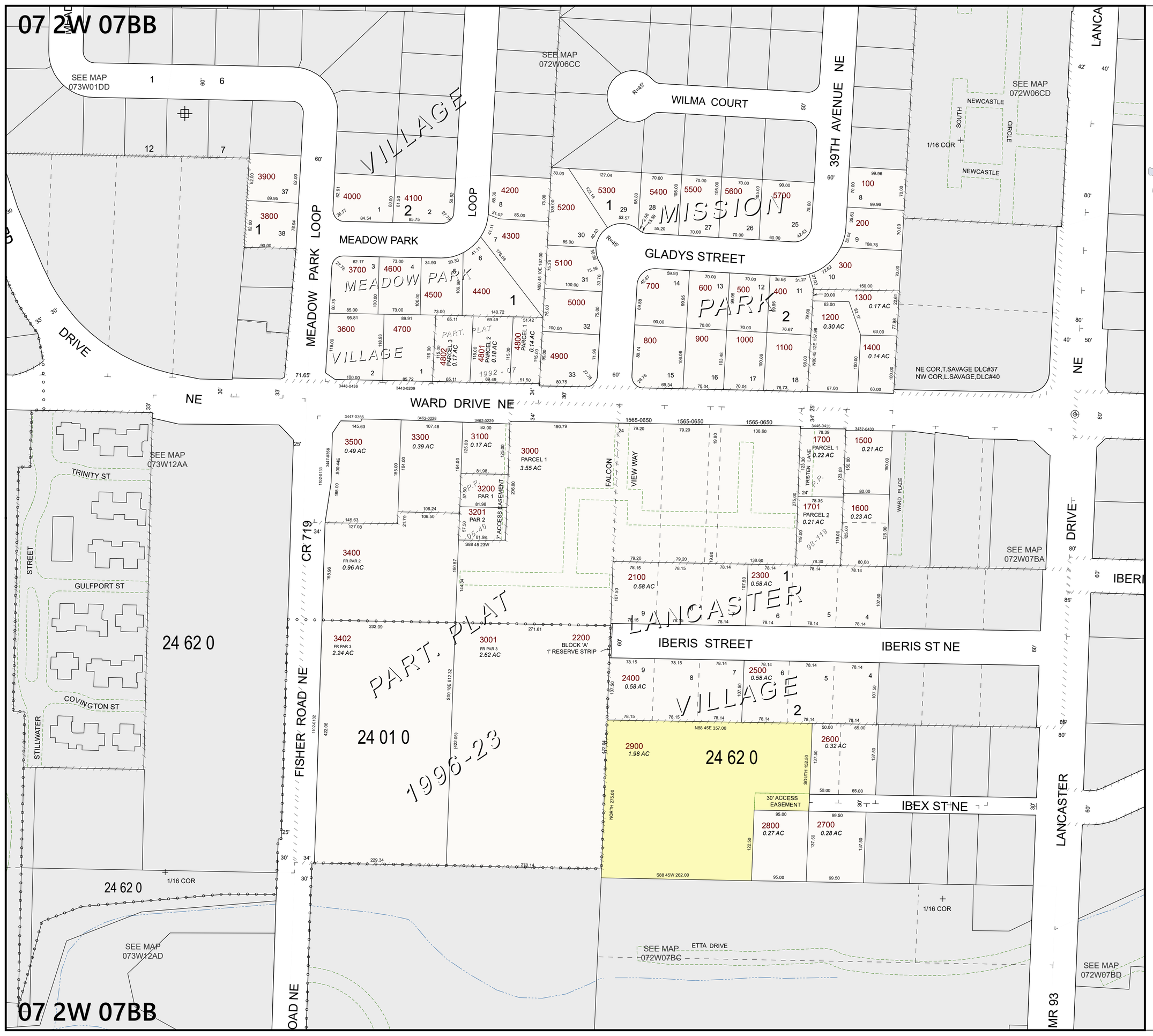
CITY OF SALEM ORDINANCE NO. _____

ANNEXED:_____ ADJACENT TO WARD 5

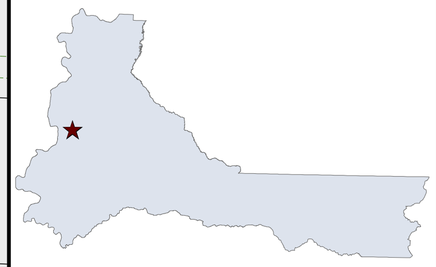
CONTAINING: 1.99 Acres

CASE NO. C-750 TRACT NO. ____

07 2W 07BB



07 2W 07BB
SALEM



MARION COUNTY, OREGON

NW1/4 NW1/4 SEC7 T7S R2W W.M.

SCALE 1" = 100'

LEGEND

LINE TYPES

- Taxlot Boundary
- Historical Boundary
- Road Right-of-Way
- Easement
- Railroad Right-of-Way
- Railroad Centerline
- Private Road ROW
- Taxcode Line
- Subdivision/Plat Bndry
- Map Boundary
- Waterline - Taxlot Bndry
- Waterline - Non Bndry

CORNER TYPES

- + 1/16TH Section Cor.
- 1/4 Section Cor.
- DLC Corner
- 16 15 / 21 22 Section Corner

NUMBERS

Tax Code Number

00 00 0

Acreage *0.25 AC*

All acres listed are Net Acres, excluding any portions of the taxlot within public ROWs

NOTES

Tick Marks: A tick mark in the road indicates that the labeled dimension extends into the public ROW

200.00
175.00

CANCELLED NUMBERS

1800
1900
2000
3401
3501

DISCLAIMER: THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY

Marion County OREGON — Assessors Office Cartography Dept

FOR ADDITIONAL MAPS VISIT OUR WEBSITE AT www.co.marion.or.us

PLOT DATE: 10/16/2020

SALEM
07 2W 07BB