Annexation Description
Area 63
Tigard, Oregon
Project No. 0330-009
November 9, 2012

EXHIBIT 'A'
PROPERTY DESCRIPTION

A tract of land in Sections 7 and 8, Township 2 South, Range 1 West of the Willamette Meridian, Washington County, Oregon, being more particularly described as follows:

Beginning at the Northwest corner of Lot 1 of the Davis Place Subdivision, recorded in Document No. 2001095284, Washington County Plat Records, said point also being on the East Right-of-Way line of Southwest 150th Avenue and the North line of the South one half (1/2) of said Section 8, said Right-of-Way being variable in width;

Thence, along said variable width East Right-of-Way line the following courses;

South 00°03'03" West, 280.30 feet;
South 89°40'51" West, 13.00 feet;
South 00°03'03" West, 50.00 feet;
South 88°31'22" East, 5.00 feet;
South 00°03'03" West, 976.88 feet;
South 89°25'23" East, 8.00 feet;
South 00°03'03" West, 314.88 feet;
North 89°56'35" West, 13.00 feet;
South 00°03'03" West, 351.31 feet;
South 89°59'27" East, 15.00 feet;
South 00°03'03" West, 335.12 feet;
South 89°20'51" West, 2.00 feet;
South 00°03'03" West, 335.07 feet, to the Southwest corner of Lot 19 of the Orcas Estates Subdivision, recorded in Book 66 at Pages 28 and 29, Washington County Plat Records, and the South line of said Section 8;

Thence, along said South line of Section 8, North 89°59'49" West, 1909.75 feet to the most Southerly Southwest corner of Parcel 2 of Partition Plat 1990-006;

Thence, along the most Southerly portion of the Westerly line of said Parcel 2, North 00°19'17" West, 110.54 feet;

Thence, along the most Westerly portion of the Southerly line of said Parcel 2 and the Southerly line of Parcel 3 of said Partition Plat 1990-006, North 89°59'28" West, 702.92 feet to the East line of Tract "A" of said Partition Plat 1990-006, said "Tract A" being a 60.00 foot private access and public utility easement per said Partition Plat;

Thence, along the East line of said Tract "A", South 00°08'53" West, 110.61 feet to said South line of Section 8;

Thence, along said South line of Section 8, North 89°59'49" West, 60.00 feet to the West line of said Tract "A";

Thence along said West line of Tract "A" and the West line of said Parcel 3 of said Partition Plat 1990-006, North 00°08'53" East, 659.95 to the Southeast corner of Parcel 1 as described in the Deed to Tigard-Tualatin School District, recorded in Document No. 2006-096063, Washington County Deed Records;

Thence, along the South line of said Tigard-Tualatin School District Tract, South 89°58'36" West, 1313.39 feet to the West line of said Tigard-Tualatin School District Tract, said West line also being the Section line common to said Sections 7 and 8 ;

Thence, along said Section line and the West line of said Tigard-Tualatin School District Tract, North 00°01'16" East, 659.35 feet to the Northwest corner thereof and the Southeast corner of a tract of land in said Section 7 described in the Deed to Baggenstos Properties, LLC, recorded in Document No. 2003-058705, Washington County Deed Records;

Thence, along the South line of said Baggenstos Tract, and the Westerly extension thereof, South 89°57'02" West, 1338.68 feet to the West Right-of-Way of Southwest Roy Rogers Road, said Right-of-Way being variable in width;

Thence, along said variable width West Right-of-Way line the following courses;

North 00°08'47" East, 868.12 feet;
North 04°53'21" West, 192.56 feet;
North 00°17'52" West, 675.06 feet, to the Westerly extension of the North line of a tract of land described in the Deed to Gerald S. Upchurch, recorded in Document No. 2003-108665, Washington County Deed Records;

Thence, along the North line of said Upchurch Tract, and the Westerly extension thereof, North 89°53'24" East, 1357.56 feet to the Northeast corner of said Upchurch Tract and the Section line common to said Sections 7 and 8;

Thence, along said Section line and East line of said Upchurch Tract, South 00°05'40" West, 419.80 feet to the Southeast corner of said Upchurch tract and the Southwest corner of the Arbor Pointe No. 2 Subdivision, recorded in Document No. 2006-144877, Washington County Plat Records, said point also being the North line of the South one half (1/2) of said Section 8;

Thence, along the North line of the South one half (1/2) of said Section 8, also being the South line of Arbor Pointe No. 2 Subdivision per Document No. 2006-144877, and Meyers Farm Subdivision, recorded in Document No. 2000-049765, Washington County Plat Records, and Pleasant View Subdivision, recorded in Book 79 at Pages 3 through 5, Washington County Plat Records, and Sunridge Heights Subdivision, recorded in Document No. 2001-032724, Washington County Plat Records , and Sunridge Heights No. 2 Subdivision, recorded in Document No. 2001-113693, Washington County Plat Records, and French Prairie Estates No. 2 Subdivision, recorded in Book 74 at Pages 50 and 51, Washington County Plat Records and French Prairie Subdivision, recorded in Book 67 at Pages 16 and 17, Washington County Plat Records, North 89°52'52" East, 3986.89 feet to the Point of Beginning.

Containing 273.208 acres, more or less.

Bearings based on the South line of said French Prairie Subdivision, having a bearing of South 89°52'52" West.

05DEC12

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
JULY 13, 2004
TOBY G. BOLDEN
#60377LS

RENEW: 31DEC13