



PORT OF MORROW LEASE HOLD

DESCRIPTION

RECORD GOURMET FOOD PRODUCTS, INC. PARCEL

GOURMET FOOD PRODUCTS, INC. PROPERTY TO BE THAT PARCEL LOCATED IN THE PORT OF MORROW FOOD PROCESSING PARK SITUATED IN SECTION 3 AND 10, T 4 N., R 25 E., W.M., MORROW COUNTY, OREGON, AND AS PLATTED THEREIN LYING IN LOT 3 AND PORTIONS OF LOTS 1 AND 2 ALL OF BLOCK 3, AND MORE SPECIFICALLY LOCATED IN THE NORTH WEST QUARTER OF SECTION 10, BEGINNING AT THE NORTHWEST CORNER OF BLOCK 2 AND WHICH IS ALSO THE NORTHWEST CORNER LOT 1; THENCE EAST ALONG THE SOUTH SIDE OF A 120 FOOT WIDE UTILITY CORRIDOR A DISTANCE OF 1222.13 FEET; THENCE SOUTH 969.60 FEET ALONG THE WEST BOUNDARY OF THE 40 FOOT WIDE UNION PACIFIC RAILROAD EASEMENT; THENCE WEST APPROXIMATELY 538 FEET ALONG THE NORTH BOUNDARY OF THE COLUMBIA AVENUE RIGHT-OF-WAY TO THE SOUTHWEST CORNER OF THE TECHBUILT CORPORATION PARCEL; THENCE NORTH APPROXIMATELY 645 FEET; THENCE EAST 704.00 FEET TO WITHIN 20 FEET OF THE SECTION LINE; THENCE 400.00 NORTH TO THE TRUE POINT OF BEGINNING AND END OF LEGAL DESCRIPTION.

REVISED GOURMET FOODS PRODUCTS, INC. PARCEL

A PARCEL OF LAND LOCATED IN THE PORT OF MORROW FOOD PROCESSING PARK SITUATED IN SECTION 3 AND 10, T 4 N., R 25 E., W.M., MORROW COUNTY, OREGON, ACCORDING TO PLAT THEREOF RECORDED IN BOOK 2 OF PLATS, PAGE 39, RECORDS OF SAID COUNTY, BEING PORTIONS OF LOTS 1, 2 AND 3, BLOCK 2, OF SAID PLAT, AND BEING MORE PARTICULARLY DESCRIBED AS COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 1, AND TRUE POINT OF BEGINNING, THENCE EASTERLY ALONG THE NORTH LINE OF LOTS 1 AND 3, A DISTANCE OF 1222.13 FEET TO THE NORTHEAST CORNER OF SAID LOT 3; THENCE SOUTHERLY ALONG THE EAST LINE OF LOT 3, A DISTANCE OF 969.60 FEET TO THE SOUTHWEST CORNER THEREOF; THENCE NORTHWESTERLY ALONG THE SOUTH LINE OF SAID LOTS 2 AND 3, A DISTANCE OF 532.13 FEET; THENCE N 01° 29' 39" W, A DISTANCE OF 644.39 FEET; THENCE S 88° 30' 21" W, A DISTANCE OF 704.00 FEET TO A POINT ON THE WEST LINE OF SAID LOT 1; THENCE N 01° 29' 39" W, ALONG THE WEST LINE THEREOF A DISTANCE OF 252.00 FEET TO THE POINT OF BEGINNING.

SUBJECT TO EASEMENTS, RESERVATIONS AND RESTRICTIONS OF RECORD.

RECORD TECHBUILT CORPORATION PARCEL

TECHBUILT CORPORATION PROPERTY TO BE THAT PARCEL LOCATED IN THE PORT OF MORROW FOOD PROCESSING PARK SITUATED IN SECTION 3 AND 10, T 4 N., R 25 E., W.M., MORROW COUNTY, OREGON, AND AS PLATTED THEREIN LYING IN LOT 2 AND PORTIONS OF LOT 1, OF BLOCK 2 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF LOT 2 ADJACENT TO THE INTERSECTION OF COLUMBIA AVENUE AND SECTION LINE ROAD BETWEEN SECTION 9 AND SECTION 10; THENCE NORTH ALONG THE WEST BOUNDARY OF BLOCK 2 AND ON A LINE BEING 20.00 FEET FROM AND PARALLEL TO THE SECTION LINE A DISTANCE OF 479.86 FEET; THENCE N 88° 30' 21" E, A DISTANCE OF 704.00 FEET; THENCE S 01° 29' 39" W, A DISTANCE OF APPROXIMATELY 645 FEET TO THE NORTH BOUNDARY OF COLUMBIA AVE RIGHT-OF-WAY A DISTANCE OF APPROXIMATELY 118.00 FEET TO THE TRUE POINT OF BEGINNING AND END OF LEGAL DESCRIPTION.

REVISED TECHBUILT CORPORATION PARCEL

A PARCEL OF LAND LOCATED IN THE PORT OF MORROW FOOD PROCESSING PARK SITUATED IN SECTION 3 AND 10, T 4 N., R 25 E., W.M., MORROW COUNTY, OREGON, ACCORDING TO PLAT THEREOF RECORDED IN BOOK 2 OF PLATS, PAGE 39, RECORDS OF SAID COUNTY, BEING PORTIONS OF LOTS 1 AND 2, BLOCK 2, OF SAID PLAT, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 1; THENCE S 01° 29' 39" E, ALONG THE WEST LINE THEREOF, A DISTANCE OF 252.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE N 88° 30' 21" E, A DISTANCE OF 704.00 FEET; THENCE S 01° 29' 39" E, A DISTANCE OF 644.39 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID LOT 2, SAID POINT LYING N 17° 06' 00" W, A DISTANCE OF 532.73 FEET FROM THE SOUTHWEST CORNER OF LOT 3, BLOCK 2, OF SAID PLAT; THENCE NORTHWESTERLY ALONG THE SOUTHERLY LINE OF SAID LOT 2, A DISTANCE OF 723.00 FEET MORE OR LESS, TO THE SOUTHWEST CORNER OF SAID LOT 2; THENCE N 01° 29' 39" W, ALONG THE WEST LINE THEREOF, A DISTANCE OF 479.86 FEET TO THE TRUE POINT OF BEGINNING.

SUBJECT TO EASEMENTS, RESERVATIONS, AND RESTRICTIONS OF RECORD.

NOTES

1. BASIS OF BEARING: PLAT OF PORT OF MORROW FOOD PROCESSING PARK
2. SET 5/8" REBAR W/CAP STAMPED "ROGERS 976" AT ALL CORNERS UNLESS OTHERWISE NOTED
3. NUMEROUS TYPOGRAPHIC AND/OR MATHEMATICAL ERRORS IN BOTH RECORD DESCRIPTIONS FOR THAT REASON, REVISED DESCRIPTIONS HAVE BEEN PREPARED TO ELIMINATE SUCH ERRORS.

CERTIFICATION

I JOHN W. BECKER A PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON HEREBY CERTIFY THAT THIS MAP IS BASED ON AN ACTUAL FIELD SURVEY CONDUCTED UNDER MY DIRECT SUPERVISION IN JANUARY, 1987 FROM A LEGAL DESCRIPTION FURNISHED BY J.I. GROUP I FURTHER CERTIFY THAT, AS A RESULT OF THIS SURVEY, NO PHYSICAL ENCROACHMENTS FROM THIS PARCEL INTO ADJOINING PARCELS, NOR FROM ADJOINING PARCELS INTO THIS PARCEL WERE OBSERVED EXCEPT AS NOTED.

RECEIVED BY
Morrow County Surveyor
Date _____
Rec'd By _____
No. C-861-K (534)

PROFESSIONAL LAND SURVEYORS
JOHN W. BECKER
1813
2/24/87

ROGERS SURVEYING INC., P.S.	CLIENT	U I GROUP	JOB
PROFESSIONAL LAND SURVEYORS	PROJECT	BOUNDARY SURVEY	487
P. O. Box 507 Richland, Washington (509) 943-3151	DRN. BY	TWM	SCALE 1" = 100'
	APPROVED	J.B.	DATE 4 JAN 87
			FB No. 434 TAPE XXXVI FILE 53-55
			SHEET 2 OF 4