

**EXHIBIT A****LEGAL DESCRIPTION FOR A  
WATER FACILITY EASEMENT**

CITY OF PORTLAND WATER BUREAU - May 1, 2018

A tract of land, located on a portion of land conveyed to Columbia Crossings LLC by deed document 2000-019933 (recorded Feb 10, 2000), Multnomah County Deed Records; being situated in the Southeast quarter of Section 33, Township 2 North, Range 1 East, Willamette Meridian, Multnomah County, Oregon. Said tract being more particularly described as follows:

Commencing at an iron rod with a plastic cap located at the South corner of Lot 1, Block 1, Jantzen Beach West, Multnomah County Survey Records; thence along the Southwest line of Lot 1 North 46°24'34" West 29.48 feet to the POINT OF BEGINNING.

Thence continuing along the Southwest line North 46°24'34" West 25.86 feet to a corner;  
thence continuing along the Southwest line North 59°43'28" West 2.61 feet;  
thence leaving the Southwest line North 30°30'00" East 304.40 feet;  
thence North 59°56'09" West 29.45 feet;  
thence South 30°15'14" West 7.23 feet;  
thence North 59°56'09" West 20.01 feet;  
thence North 30°17'54" East 15.92 feet;  
thence South 59°56'09" East 41.49 feet;  
thence North 30°15'14" East 21.35 feet;  
thence South 59°41'58" East 34.42 feet;  
thence South 30°15'14" West 340.35 feet; to the TRUE POINT OF BEGINNING.

The basis of bearing for this description is the Oregon State Plane Coordinate System - North Zone.

This tract contains 9,868 square-feet, more or less.

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*David R. King*

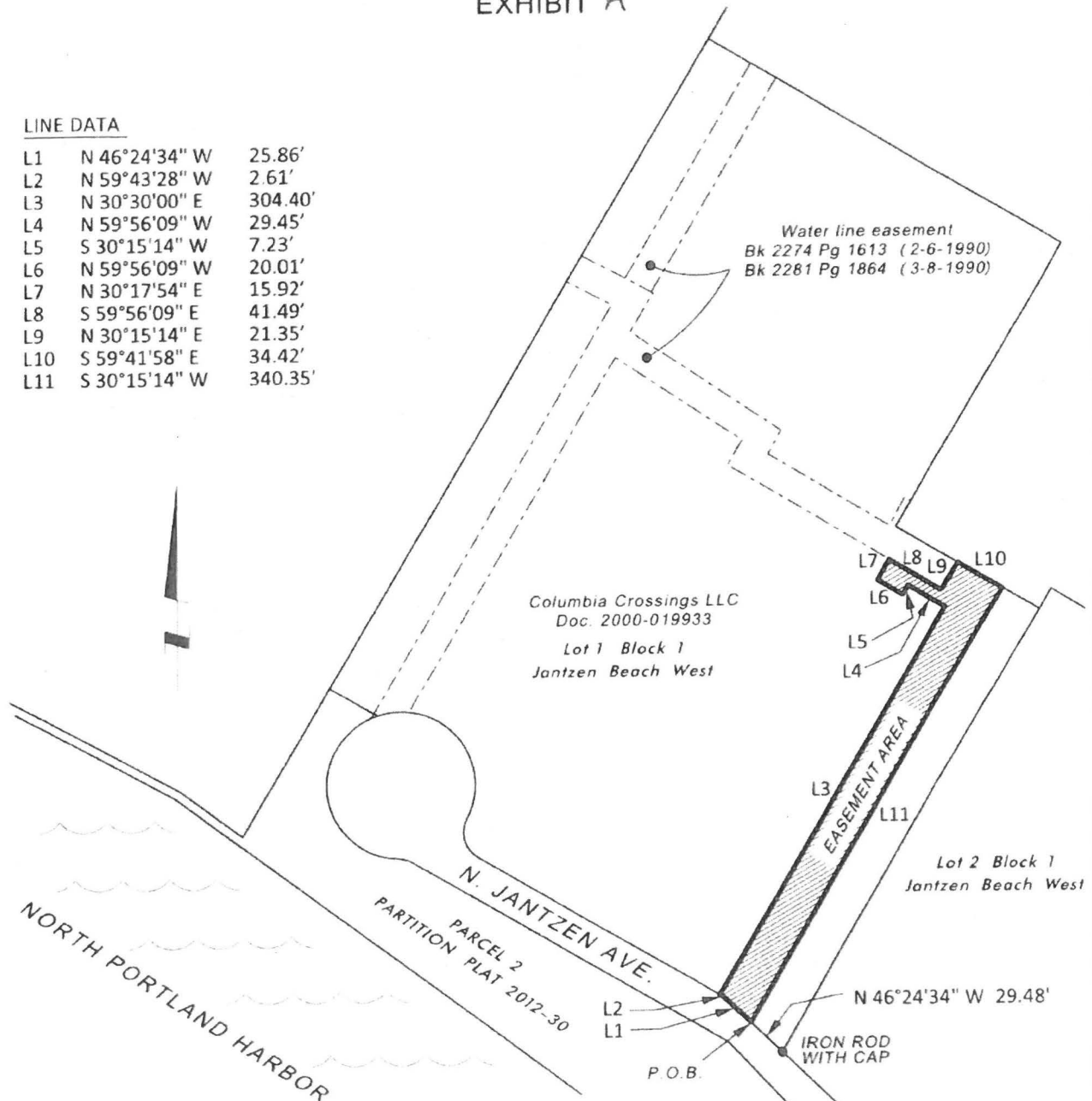
OREGON  
MAY 10, 2011  
DAVID R. KING  
82190

EXPIRES: 6/30/2019

## EXHIBIT A

## LINE DATA

L1	N 46°24'34" W	25.86'
L2	N 59°43'28" W	2.61'
L3	N 30°30'00" E	304.40'
L4	N 59°56'09" W	29.45'
L5	S 30°15'14" W	7.23'
L6	N 59°56'09" W	20.01'
L7	N 30°17'54" E	15.92'
L8	S 59°56'09" E	41.49'
L9	N 30°15'14" E	21.35'
L10	S 59°41'58" E	34.42'
L11	S 30°15'14" W	340.35'



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LAND SURVEYOR

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EXPIRES: 6/30/19



CITY OF PORTLAND  
WATER BUREAU

WATER FACILITY  
EASEMENT EXHIBIT

DATE: 5/1/2018

PROJECT W01842

T2N R1E Sec 33, SE Qtr  
QSEC 1828

SCALE: 1" = 100 FT.

**EXHIBIT B**

LEGAL DESCRIPTION FOR A  
**TEMPORARY CONSTRUCTION EASEMENT**  
 CITY OF PORTLAND WATER BUREAU - May 1, 2018

A tract of land, located on a portion of land conveyed to Columbia Crossings LLC by deed document 2000-019933 (recorded Feb 10, 2000), Multnomah County Deed Records; being situated in the Southeast quarter of Section 33, Township 2 North, Range 1 East, Willamette Meridian, Multnomah County, Oregon. Said tract being more particularly described as follows:

Commencing at an iron rod with a plastic cap located at the West corner of Lot 1, Block 1, Jantzen Beach West, Multnomah County Survey Records; thence South 59°41'58" East 32.82 feet along the Southwest line to the POINT OF BEGINNING.

Thence, leaving the Southwest line, North 30°30'00" East 366.07 feet;  
 thence South 59°30'00" East 44.20 feet;  
 thence South 30°30'00" West 30.81 feet;  
 thence South 59°30'00" East 199.84 feet to the Southeast line of Lot 1;  
 thence South 30°18'02" West 49.60 feet along the Southeast line to an interior corner of Lot 1;  
 thence South 59°41'58" East 48.62 feet along the Northeast line of Lot 1;  
 thence leaving the Northeast line South 30°15'14" West 21.35 feet;  
 thence North 59°56'09" West 41.49 feet;  
 thence South 30°17'54" West 15.92 feet;  
 thence South 55°05'11" West 6.65 feet;  
 thence North 59°30'00" West 57.54 feet;  
 thence North 30°30'00" East 13.09 feet;  
 thence North 59°30'00" West 79.35 feet;  
 thence North 30°30'00" East 24.69 feet;  
 thence North 59°30'00" West 74.64 feet;  
 thence South 30°30'00" West 263.20 feet to the North line of North Jantzen Avenue;  
 thence along the North line of North Jantzen Avenue through a 50.00-foot radius curve,  
     concave to the South, a distance of 37.39 feet (delta: 42°50'49", chord: North 86°47'29" West  
     36.53 feet) to a point on the Southwest line of Lot 1;  
 Thence North 59°41'58" West 4.72 feet along the Southwest line of Lot 1 to the POINT OF  
 BEGINNING.

The basis of bearing for this description is the Oregon State Plane Coordinate System - North Zone.

This tract contains 30,068 square-feet, more or less.

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 LAND SURVEYOR

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 MAY 10, 2011  
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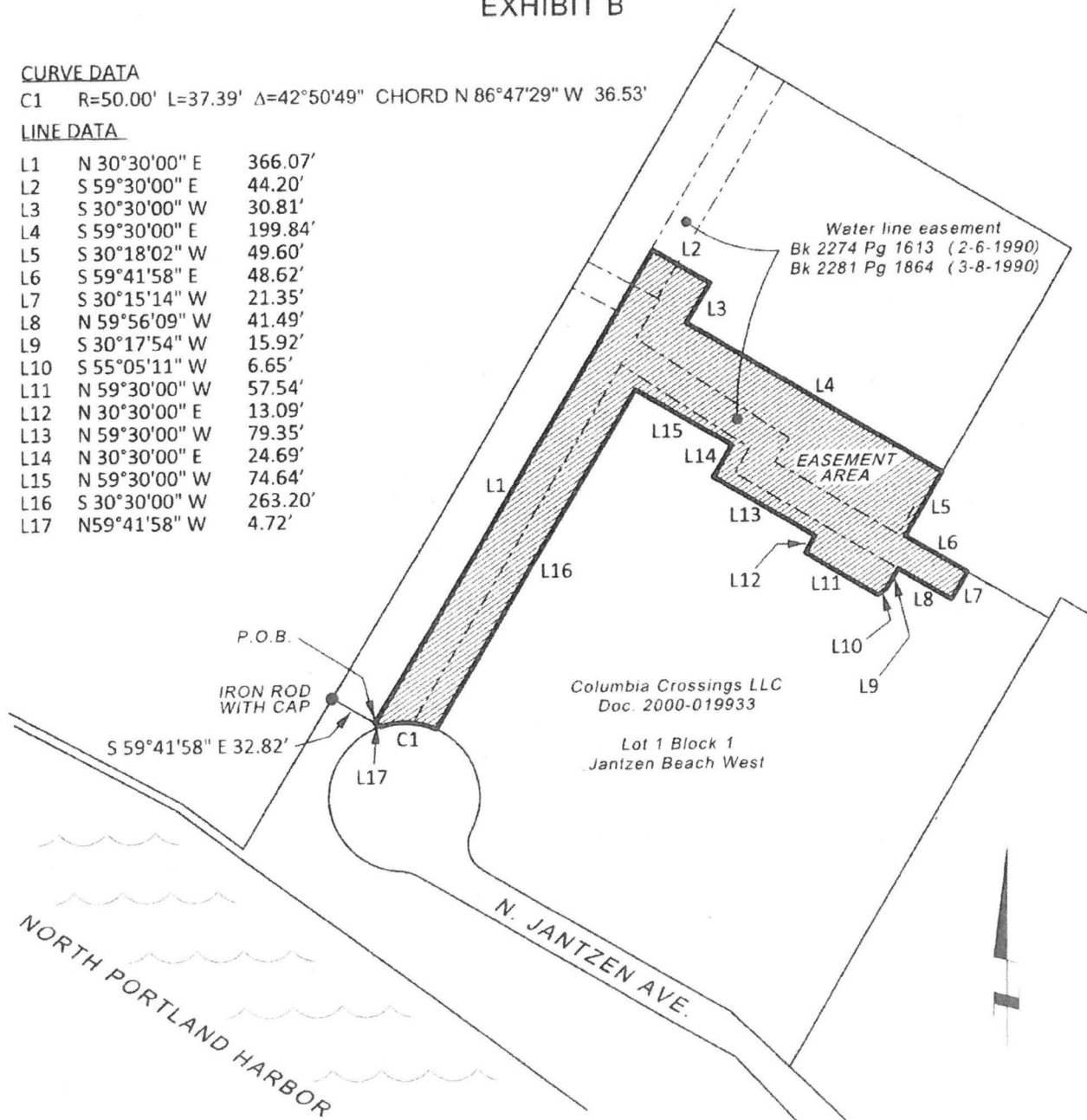
## EXHIBIT B

## CURVE DATA

C1 R=50.00' L=37.39'  $\Delta=42^\circ 50' 49''$  CHORD N  $86^\circ 47' 29''$  W 36.53'

## LINE DATA

L1	N $30^\circ 30' 00''$ E	366.07'
L2	S $59^\circ 30' 00''$ E	44.20'
L3	S $30^\circ 30' 00''$ W	30.81'
L4	S $59^\circ 30' 00''$ E	199.84'
L5	S $30^\circ 18' 02''$ W	49.60'
L6	S $59^\circ 41' 58''$ E	48.62'
L7	S $30^\circ 15' 14''$ W	21.35'
L8	N $59^\circ 56' 09''$ W	41.49'
L9	S $30^\circ 17' 54''$ W	15.92'
L10	S $55^\circ 05' 11''$ W	6.65'
L11	N $59^\circ 30' 00''$ W	57.54'
L12	N $30^\circ 30' 00''$ E	13.09'
L13	N $59^\circ 30' 00''$ W	79.35'
L14	N $30^\circ 30' 00''$ E	24.69'
L15	N $59^\circ 30' 00''$ W	74.64'
L16	S $30^\circ 30' 00''$ W	263.20'
L17	N $59^\circ 41' 58''$ W	4.72'



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CITY OF PORTLAND  
WATER BUREAU

TEMPORARY CONSTRUCTION  
EASEMENT EXHIBIT

DATE: 5/1/2018

T2N R1E Sec 33, SE Qtr  
QSEC 1628

PROJECT W01842

SCALE: 1" = 100 FT.

**EXHIBIT C**

LEGAL DESCRIPTION FOR AN

**ACCESS EASEMENT**

CITY OF PORTLAND WATER BUREAU - May 1, 2018

A tract of land, located on a portion of land conveyed to Jantzen Beach Moorage, Inc. by deed document 97-150784 (recorded Oct 01, 1997), Multnomah County Deed Records; being situated in the Southeast quarter of Section 33, Township 2 North, Range 1 East, Willamette Meridian, Multnomah County, Oregon. Said tract being more particularly described as follows:

BEGINNING at an iron rod with a plastic cap stamped "PLS 2045", located on the North line of Parcel 2, Partition Plat 2012-30, Multnomah County Survey Records; said iron rod being labelled as point "A" on said plat;

thence along the North line of Parcel 2 South 59°41'58" East, 1329.49 feet;  
 thence leaving the North line South 30°18'02" West, 10.41 feet;  
 thence South 59°41'58" East, 106.79 feet;  
 thence South 63°48'36" East, 89.34 feet;  
 thence North 31°29'29" East, 14.72 feet to the North line of Parcel 2, labelled as point "D" on said plat;  
 thence along the perimeter of Parcel 2 through the following courses:  
     thence South 58°30'31" East, 71.92 feet;  
     thence North 31°31'13" East, 30.00 feet;  
     thence South 58°29'31" East, 58.50 feet;  
     thence South 68°20'58" East, 74.22 feet;  
     thence North 74°15'25" East, 110.37 feet to the West line of N. Center Ave.;  
     thence South 15°44'01" East, 35.85 feet along the West line to a point of curvature;  
     thence 10.14 feet along a curve, concave to the East, having  
     a radius of 183.81 feet, the chord of which bears South 17°18'51" East, 10.14 feet, to the East corner of Parcel 2;  
     thence leaving the West line of N. Center Ave. 73.94 feet along a non-tangent curve, concave to the South, having a radius of 40.73 feet, the chord of which bears South 79°22'18" West, 64.20 feet;  
     thence South 75°11'43" West, 56.21 feet to an interior corner of Parcel 2;  
 thence leaving the interior corner of Parcel 2 South 75°11'43" West, 37.68 feet;  
 thence North 63°48'36" West, 288.90 feet;  
 thence North 59°41'58" West, 567.65 feet;  
 thence South 29°31'10" West, 3.18 feet  
 thence North 59°29'40" West, 72.46 feet  
 thence North 29°31'10" East, 2.92 feet  
 thence North 59°41'58" West, 845.86 feet to the Northerly line of Parcel 2;  
 thence along the Northerly line North 86°46'02" East, 58.66 feet to the POINT OF BEGINNING.

The basis of bearing for this description is the Oregon State Plane Coordinate System - North Zone.

This tract contains 63,118 square-feet, more or less.

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

*David R. King*

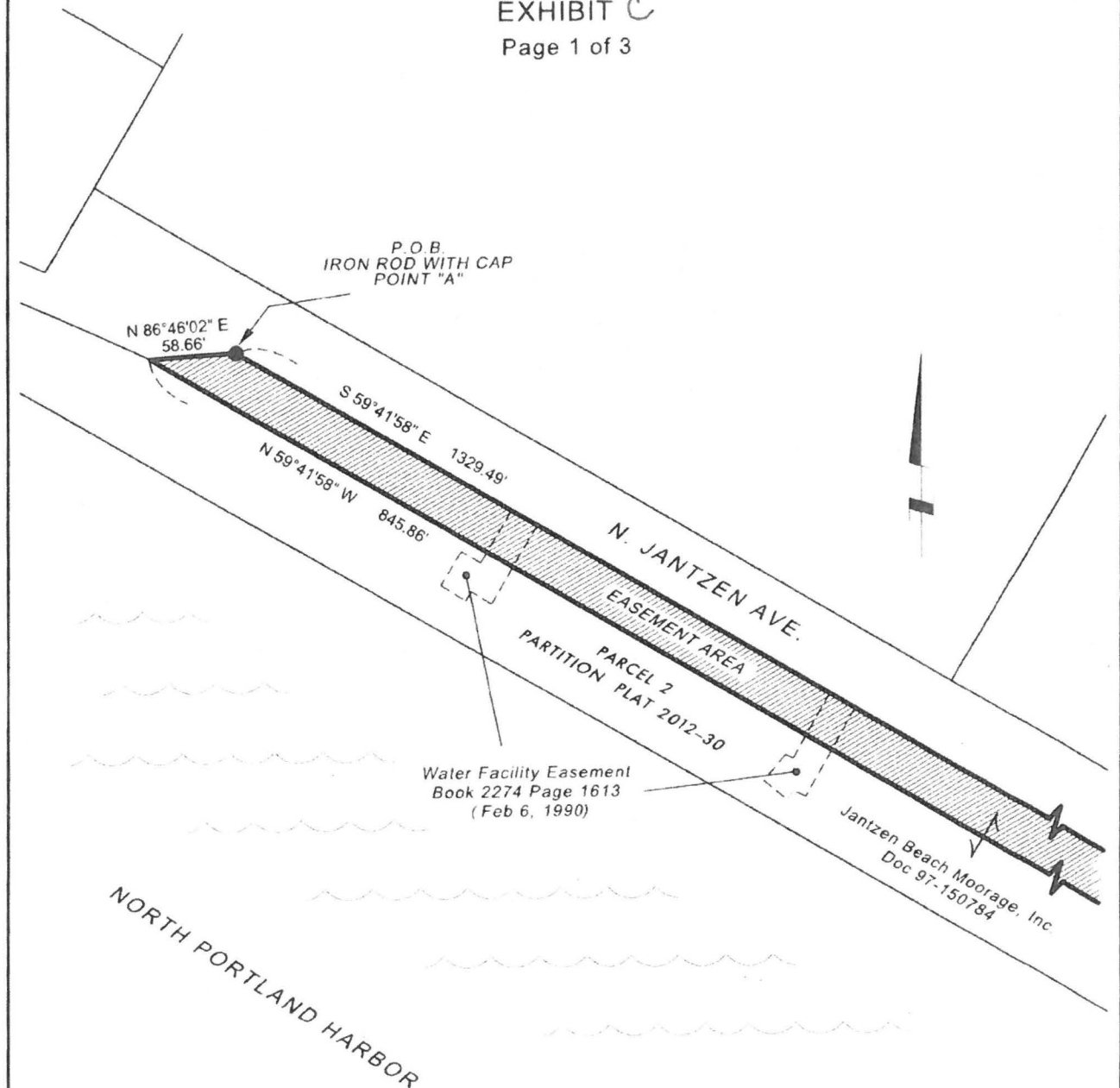
OREGON  
MAY 10, 2011  
DAVID R. KING  
82190

EXPIRES: 6/30/2019

189120

## EXHIBIT C

Page 1 of 3



REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

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OREGON  
MAY 10, 2011  
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EXPIRES: 6/30/19



CITY OF PORTLAND  
WATER BUREAU

ACCESS EASEMENT EXHIBIT

DATE: 5/1/2018

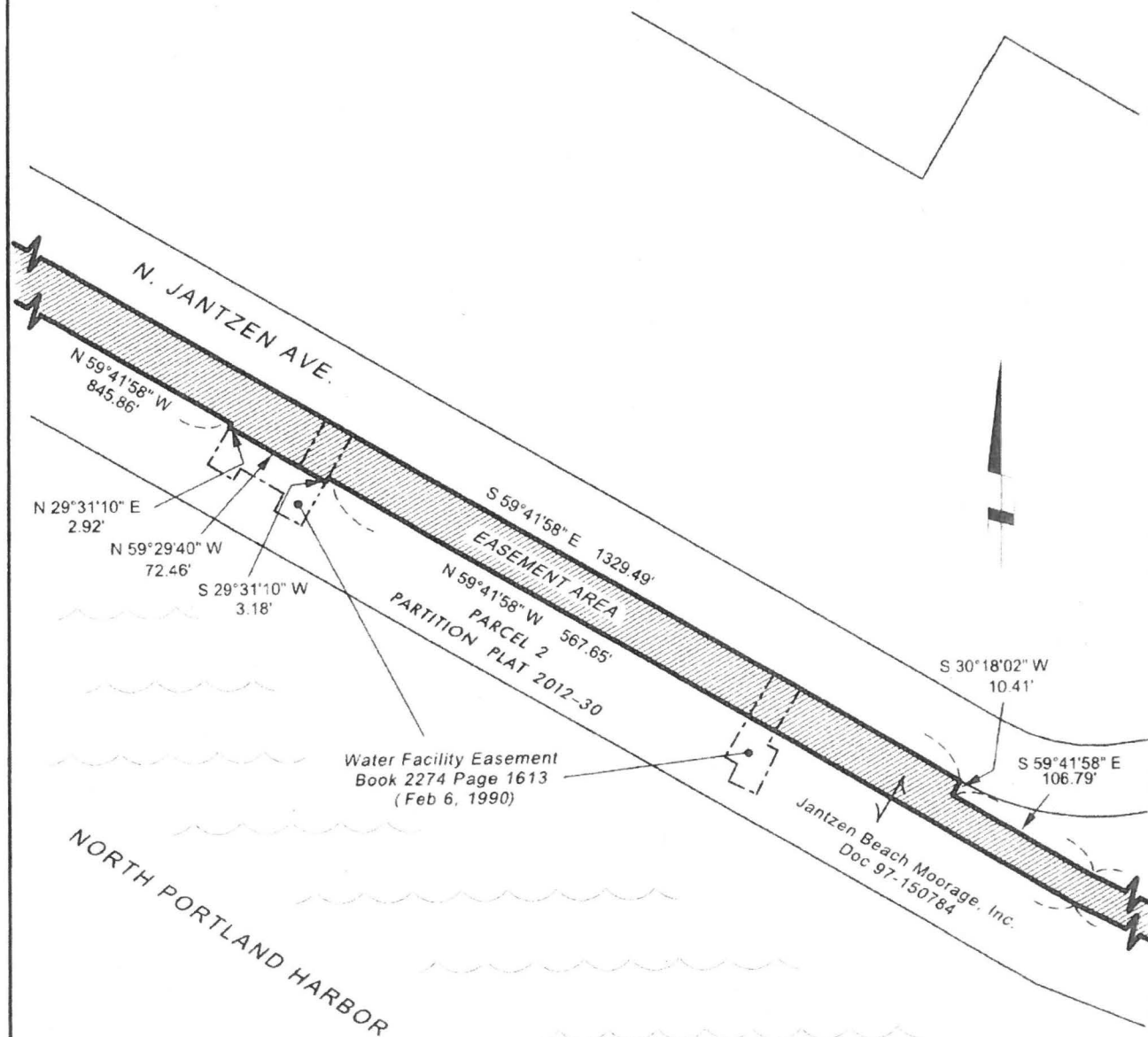
T2N R1E Sec 33, SE Qtr  
QSEC 1828

PROJECT W01842

SCALE: 1" = 100 FT.

EXHIBIT C

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REGISTERED  
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CITY OF PORTLAND  
WATER BUREAU

ACCESS EASEMENT EXHIBIT

DATE: 5/1/2018

PROJECT W01842

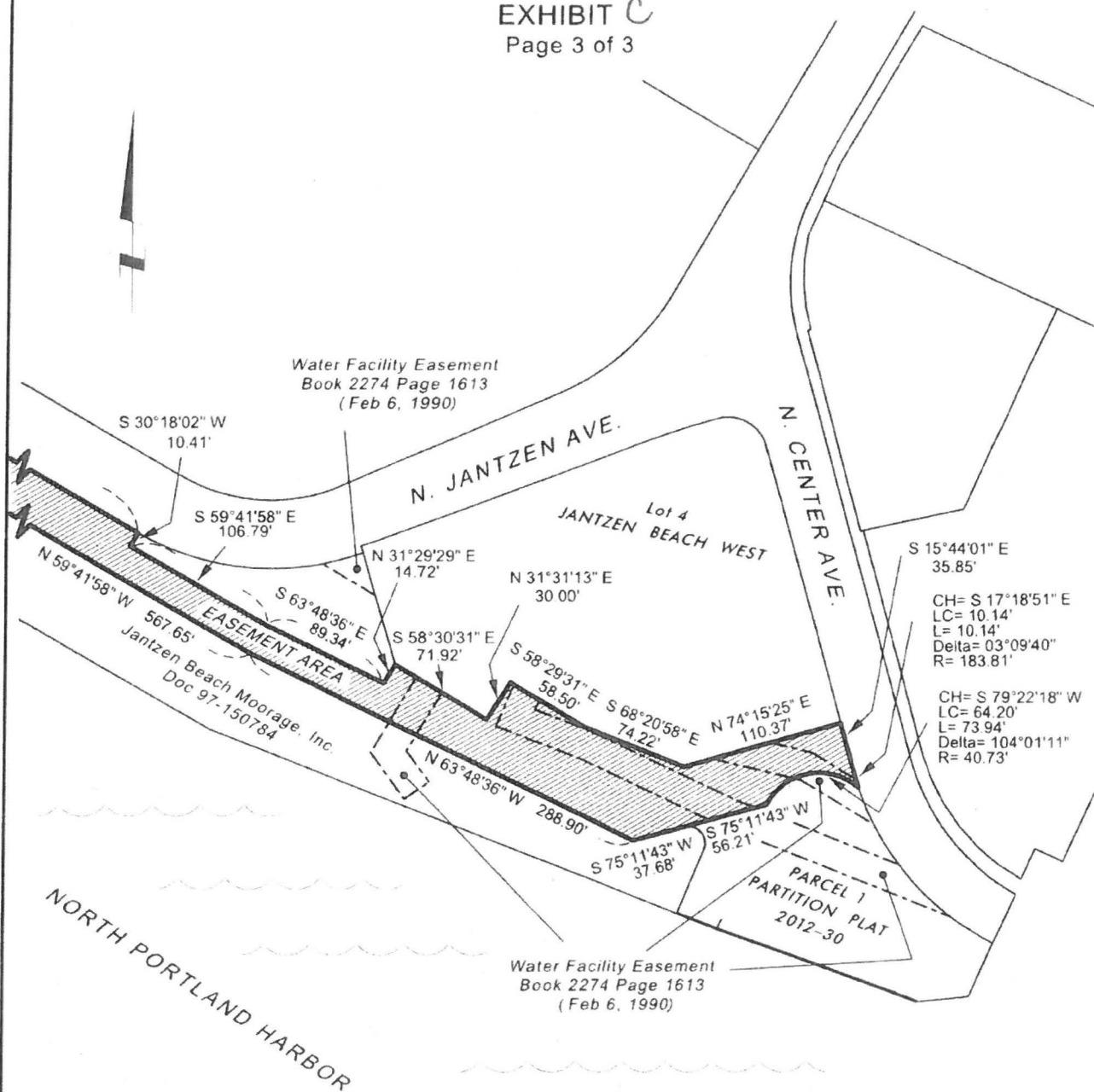
T2N R1E Sec 33, SE Qtr  
QSEC 1828

SCALE: 1" = 100 FT.

189120

## EXHIBIT C

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REGISTERED  
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CITY OF PORTLAND  
WATER BUREAU

## ACCESS EASEMENT EXHIBIT

DATE: 5/1/2018

PROJECT W01842

T2N R1E Sec 33, SE Qtr  
QSEC 1828

SCALE: 1" = 100 FT.



**EXHIBIT D****LEGAL DESCRIPTION FOR A  
WATER FACILITY EASEMENT**

CITY OF PORTLAND WATER BUREAU - May 1, 2018

A tract of land, located on a portion of land conveyed to Jantzen Beach Moorage, Inc. by deed document 97-150784 (recorded Oct 01, 1997), Multnomah County Deed Records; being situated in the Southeast quarter of Section 33, Township 2 North, Range 1 East, Willamette Meridian, Multnomah County, Oregon. Said tract being more particularly described as follows:

Commencing at a point on the North line of North Jantzen Avenue, as shown on Partition Plat 2012-30, Multnomah County Survey Records; said point being located on the North half of a cul-de-sac and monumented with an iron rod with a plastic cap, also shown on Partition Plat 2012-30; thence 105.29 feet along the West line of the cul-de-sac through a 50.00-foot radius curve, concave to the East, the chord of which bears South 11°27'05" West 86.88 feet to the POINT OF BEGINNING.

Thence continuing along the South line of North Jantzen Avenue 10.06 feet through a 50.00-foot radius curve, concave to the Northeast, the chord of which bears South 54°38'15" East 10.04 feet; thence leaving said South line South 29°58'30" West 9.86 feet; thence North 60°01'30" West 10.00 feet; thence North 29°58'30" East 10.80 feet to the POINT OF BEGINNING.

The basis of bearing for this description is the Oregon State Plane Coordinate System - North Zone.

This tract contains 102 square-feet, more or less.

REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

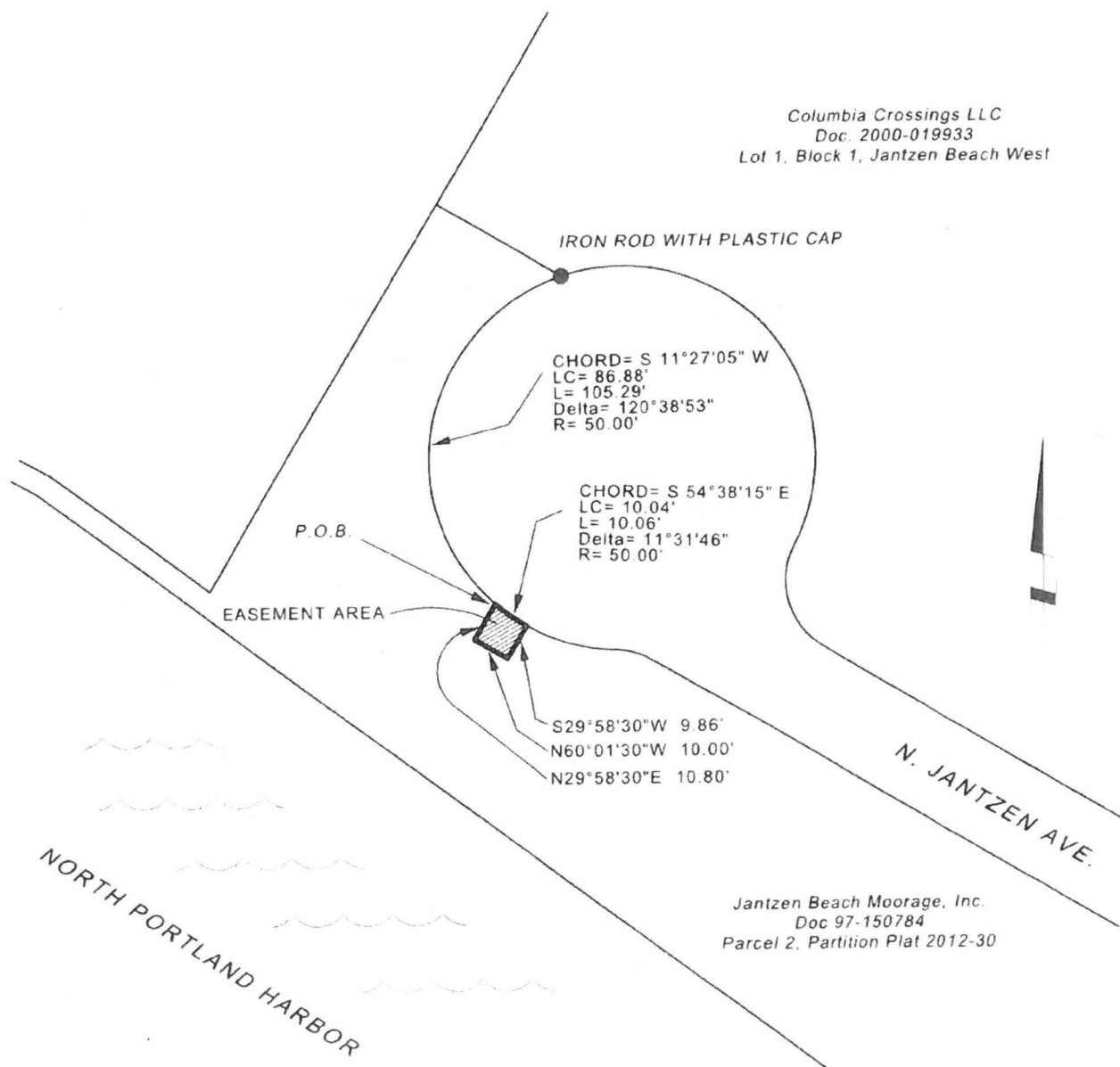
*David R. King*

OREGON  
MAY 10, 2011  
DAVID R. KING  
82190

EXPIRES: 6/30/2019

## EXHIBIT D

Columbia Crossings LLC  
Doc. 2000-019933  
Lot 1, Block 1, Jantzen Beach West



REGISTERED  
PROFESSIONAL  
LAND SURVEYOR

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MAY 10, 2011  
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EXPIRES: 6/30/19



CITY OF PORTLAND  
WATER BUREAU

WATER FACILITY  
EASEMENT EXHIBIT

DATE: 5/1/2018

T2N R1E Sec 33, SE Qtr  
QSEC 1828

PROJECT W01842

SCALE: 1" = 40 FT.