

# Tualatin Development Code

## EXHIBIT "O"

March 21, 1990

### LEGAL DESCRIPTION FOR ZIDELL

#### SWEEK POND MANAGEMENT AREA:

That portion of the Northeast quarter of Section 23, Township 2 South, Range 1 West, Willamette Meridian, City of Tualatin, Washington County, Oregon, described as follows:

BEGINNING at a point on the East line of the Northeast quarter of Section 23 marked by a 5/8 inch iron rod set in Washington County Survey number 20550, said iron rod being located 855.00 feet North of the East quarter corner of said Section 23;

THENCE North along said East line of the Northeast quarter of said Section 23, 141.00 feet to a 5/8 inch iron rod;

THENCE South 85° 35' 36" West 141.04 feet to a 5/8 inch iron rod;

THENCE North 87° 40' 52" West 179.83 feet to a 5/8 inch iron rod;

THENCE North 67° 29' 21" West 140.78 feet to a 5/8 inch iron rod;

THENCE North 44° 18' 12" West 121.60 feet to a point on the arc of a 477.50 foot radius non-tangent curve to the right (said point being on the Westerly right-of-way line of a proposed 45 foot road) and the TRUE POINT OF BEGINNING;

THENCE following the arc of said 477.50 radius curve to the right, the radial bearing of which bears North 76° 36' 33" West, through a central angle of 18° 20' 06", an arc distance of 152.80 feet, the long chord of which bears South 22° 32' 32" West for a chord distance of 152.15 feet;

THENCE North 76° 04' 43" West 55.05 feet;

THENCE South 78° 16' 53" West 9131 feet;

THENCE North 80° 48' 48" West 157.49 feet;

THENCE North 73° 32' 26" West 109.70 feet;

THENCE North 74° 53' 44" West 81.53 feet;

THENCE North 10° 09' 15" West 124.85 feet;

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THENCE North 08° 21' 31" East 94.04 feet;

THENCE North 37° 07' 48" East 141.70 feet to a 5/8 inch iron rod marking the Southwest corner of a 5.00 foot strip dedicated to the City of Tualatin under Washington County Fee Number 87054114 as set in Washington County survey number 22785;

THENCE North 88° 42' 42" East 458.98 feet to a 5/8 inch iron rod at the Southeast corner of said 5.00 foot strip;

THENCE North 01° 17' 18" West 5.00 feet to a 5/8 inch iron rod on the South boundary of the Plat of the Town of Tualatin, a subdivision in said Town, according to the duly recorded Plat thereof;

THENCE North 88° 42' 42" East 14.25 feet to a point on the West right-of-way line of the aforesaid proposed 45 foot road;

THENCE following the West right-of-way line of said proposed road South 0° 10' 49" East 155.93 feet to a point of curvature;

THENCE following the arc of a 477.50 foot radius curve to the right, through a central angle of 14