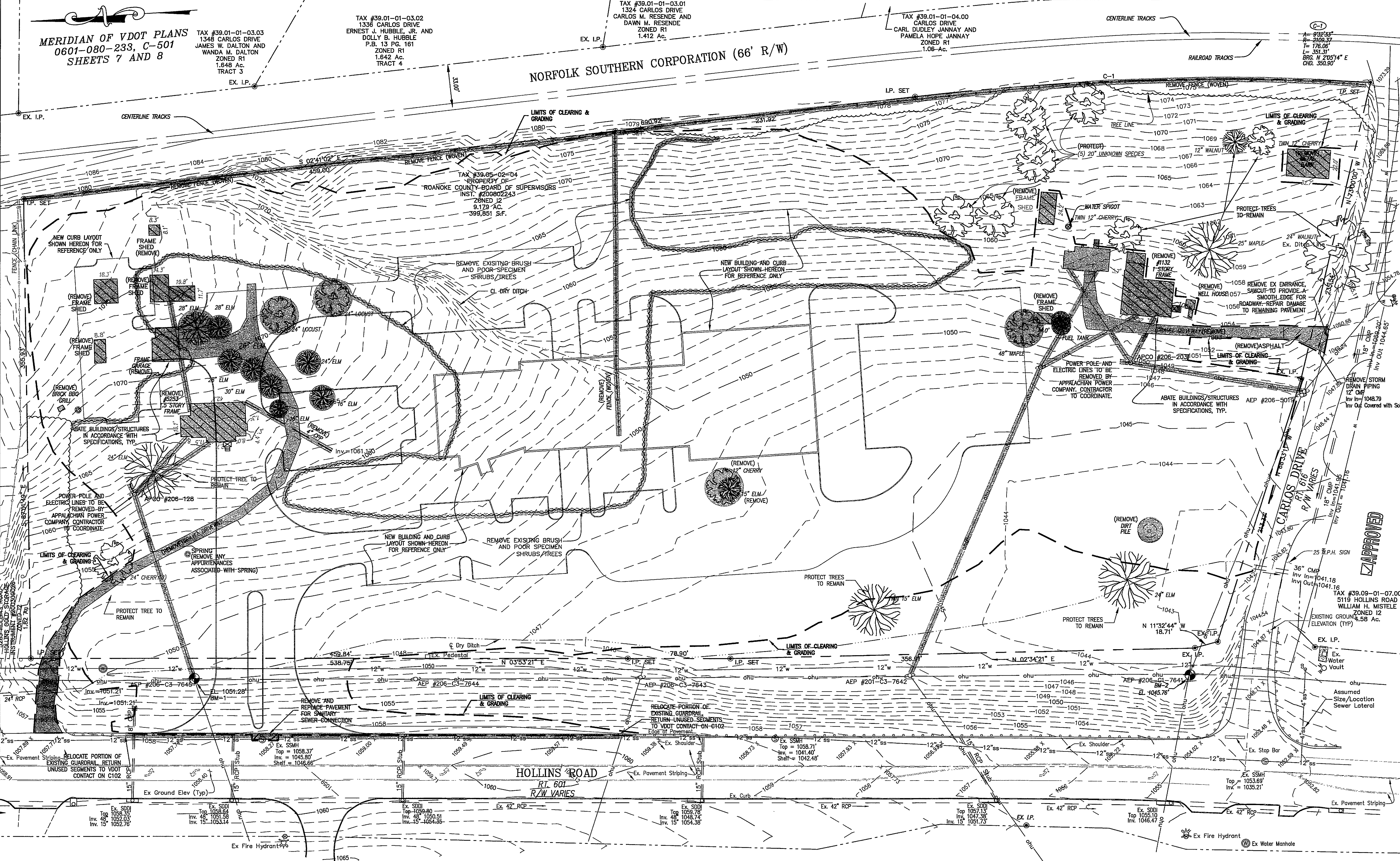
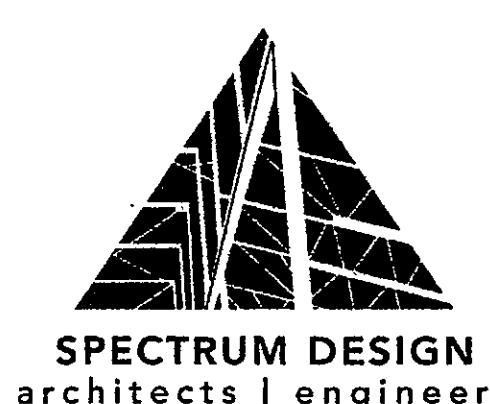




KEY PLAN

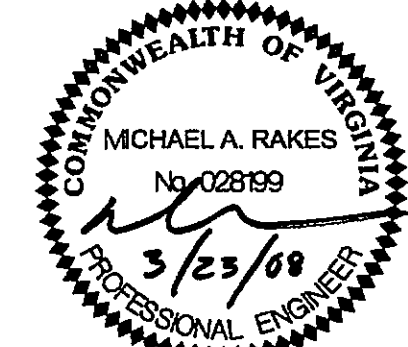
GENERAL NOTES



10 CHURCH AVE SE, PLAZA SUITE 1 ROANOKE, VIRGINIA 24011 540.342.6001
ROANOKE • MARION

FLEET SERVICE CENTER
ROANOKE COUNTY
5253 Old Hollins Rd
Roanoke, VA 24019
IFB-0898

SPECTRUM DESIGN PROJECT NO. 06118



DATE: March 23, 2008
DESIGN ARCHITECT: VWH
PROJECT ARCHITECT: MAR
PROJECT ENGINEER: MF
CHECKED BY: DATE
DRAWN BY: NUMBER
REVISIONS: DATE

SHEET TITLE
EXISTING CONDITIONS & DEMOLITION PLAN

C101

MERIDIAN OF VDOT PLANS
0601-080-233, C-501
SHEETS 7 AND 8

TAX #39.01-01-03.03
1348 CARLOS DRIVE
JAMES W. DALTON AND
WANDA M. DALTON
ZONED R1
1.648 AC.
TRACT 3
EX. L.P.

TAX #39.01-01-03.02
1336 CARLOS DRIVE
ERNEST J. HUBBLE, JR. AND
DOLLY B. HUBBLE
P.B. 13 PG. 161
ZONED R1
1.642 AC.
TRACT 4

TAX #39.01-01-03.01
1324 CARLOS DRIVE
CARLOS M. RESENDE AND
DAWN M. RESENDE
ZONED R1
1.412 AC.

TAX #39.01-01-04.00
CARLOS DRIVE
CARL DUDLEY JANNAY AND
PAMELA HOPE JANNAY
ZONED R1
1.06 AC.

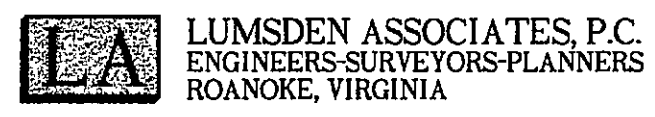
NORFOLK SOUTHERN CORPORATION (66' R/W)

TAX #39.05-02-04
PROPERTY OF
ROANOKE COUNTY BOARD OF SUPERVISORS
INST. #200802243
ZONED I2
9.179 AC.
399,851 S.F.

C-1
A= 938.55'
B= 500.22'
T= 176.06'
L= 351.31'
B'RC: N 235°14' E
CHD. 350.90'

APPROVED

SURVEY PERFORMED ON 7/20/07 BY:



LUMSDEN ASSOCIATES, P.C.
ENGINEERS-SURVEYORS-PLANNERS
ROANOKE, VIRGINIA

- SURVEY NOTES:**
- THIS PLAN IS BASED ON A CURRENT FIELD SURVEY.
 - IRON PINS WERE SET AT ALL CORNERS UNLESS NOTED OTHERWISE.
 - THIS PLAN WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT AND ENCUMBRANCES MAY EXIST THAT AFFECT THE SUBJECT PROPERTY THAT ARE NOT SHOWN HEREON.
 - THIS PROPERTY DOES NOT LIE WITHIN THE LIMITS OF A SPECIAL FLOOD HAZARD AREA AS DESIGNATED BY F.E.M.A. THIS OPINION IS BASED ON AN INSPECTION OF THE FLOOD INSURANCE RATE MAPS AND HAS BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS. SEE COMMUNITY PANEL NUMBER 510190 0028 D, MAP NUMBER 51161C0028 D, DATED OCTOBER 15, 1993, ZONE "X".
 - LEGAL REFERENCE: VDOT RIGHT OF WAY PLANS 0601-080-233, C-501, SHEETS 7 AND 8
TAX NUMBER 039.05-02-04.00-0000 INSTRUMENT #200600493 (WILL)
INSTRUMENT #200330678 (R/W TAKING)
R/W ACQUISITIONS SEE STATE HIGHWAY BOOK 16, PAGE 204
TAX NUMBER 039.05-02-05.00-0000
DEED BOOK 202, PG. 130
WILL BOOK 11, PG. 535 (NANA K. JANNAY)
INSTRUMENT #200314235 (POWER OF ATTORNEY FROM NANA K. JANNAY TO CARL DUDLEY JANNAY)
INSTRUMENT #200326317 (R/W TAKING)
R/W ACQUISITIONS SEE STATE HIGHWAY BOOK 16, PAGE 200
BENCHMARKS ARE PK NAILS SET ABOUT 1' ABOVE GROUND IN POWER POLES SITUATED ALONG HOLLINS ROAD AND ARE BASED ON VDOT RIGHT OF WAY PLANS 0601-080-233, C501, SHEETS 7 AND 8.
 - TOTAL AREA OF BOTH PARCELS EQUALS 9.179 ACRES.

SYMBOL LEGEND	
	SEWER CLEANOUT
	SEWER MANHOLE
	BENCHMARK
	FIRE HYDRANT
	WATER VALVE
	WATER MANHOLE
	UTILITY POLE
	CONCRETE PAD

LEGEND	
R/W	RIGHT OF WAY
EX	EXISTING
P.B.	PLAT BOOK
D.B.	DEED BOOK
P.G.	PAGE
I.P.	IRON PIN
AC.	ACRE
OHU	OVERHEAD UTILITIES
OE	OVERHEAD ELECTRIC
OT	OVERHEAD TELEPHONE

LEGEND:
 EXISTING ITEMS TO BE REMOVED

