

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT SUSAN J. INGRAM IS THE OWNER OF A 0.1539 ACRE LOT, BOUNDED BY OUTSIDE CORNERS 1 THRU 4 TO 1 INCLUSIVE, BEING THE PROPERTY CONVEYED TO SAID OWNER BY HOWARD V. THURSTON BY DEED RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA IN INSTRUMENT #170003656.

AND THAT THE TRUSTEES OF GRACE COVENANT CHURCH ARE THE OWNERS OF A 22.9771 ACRE TRACT, BOUNDED BY CORNERS 5 THRU 29 TO 31 INCLUSIVE, BEING THE PROPERTY CONVEYED TO SAID OWNERS BY ANN GILMER AND CHRISTIE SWEENEY BY DEED RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA IN INSTRUMENT #980011589.

THE SAID OWNERS HEREBY CERTIFY THAT THEY HAVE RESUBDIVIDED THE PROPERTIES OF THEIR OWN FREE WILL AND ACCORD AS REQUIRED BY SECTIONS 15.2-2240 THRU 15.2-2279 OF THE 1950 CODE OF VIRGINIA AS AMENDED TO DATE AND THE CITY OF ROANOKE SUBDIVISION ORDINANCE AS AMENDED TO DATE.

WITNESS THE SIGNATURES AND SEALS OF SAID OWNERS:

Susan J. Ingram 2-27-18
SUSAN J. INGRAM - OWNER DATE
INSTRUMENT #170003656

Grace Covenant Church 5-01-18
TRUSTEES OF GRACE COVENANT CHURCH - OWNERS DATE
INSTRUMENT #980011589

STATE OF VIRGINIA OF ROANOKE TO WIT:

I, Roy E. Chambers, Jr., A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT SUSAN J. INGRAM, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAVE PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS 27 DAY OF FEB, 2017.

Roy E. Chambers, Jr.
NOTARY PUBLIC, STATE & SEAL
REGISTRATION # 363508

STATE OF VIRGINIA OF ROANOKE TO WIT:

I, Roy E. Chambers, Jr., A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT CHUBB STUB WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS 1 DAY OF MARCH, 2017.

Roy E. Chambers, Jr.
NOTARY PUBLIC, STATE & SEAL
REGISTRATION # 363508

GENERAL NOTES:

1. THIS PLAT WAS PREPARED WITHOUT BENEFIT OF A TITLE REPORT AND IS SUBJECT THERETO. THEREFORE, THERE MAY EXIST ENCUMBRANCES WHICH AFFECT THE PROPERTY NOT SHOWN HEREON.
2. THE SUBJECT PROPERTY IS WITHIN THE LIMITS OF ZONE "Y-UNSHADED" AS SHOWN ON THE FEMA FLOOD INSURANCE RATE MAP PANEL NO. 51161C0142 G, EFFECTIVE DATE SEPTEMBER 28, 2007. THIS DETERMINATION IS BASED ON SAID MAP AND HAS NOT BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS.
3. THE RECORDED OF THIS PLAT OF SUBDIVISION DOES NOT CONSTITUTE A CONVEYANCE OF LAND. ANY LOT, PARCEL OR TRACT OF LAND SHOWN HEREON THAT IS INTENDED FOR SALE AND/OR CONVEYANCE MUST BE CONVEYED BY DEED AND SAID DEED MUST BE RECORDED IN THE OFFICE OF THE CLERK OF CIRCUIT COURT OF THE CITY OF ROANOKE.

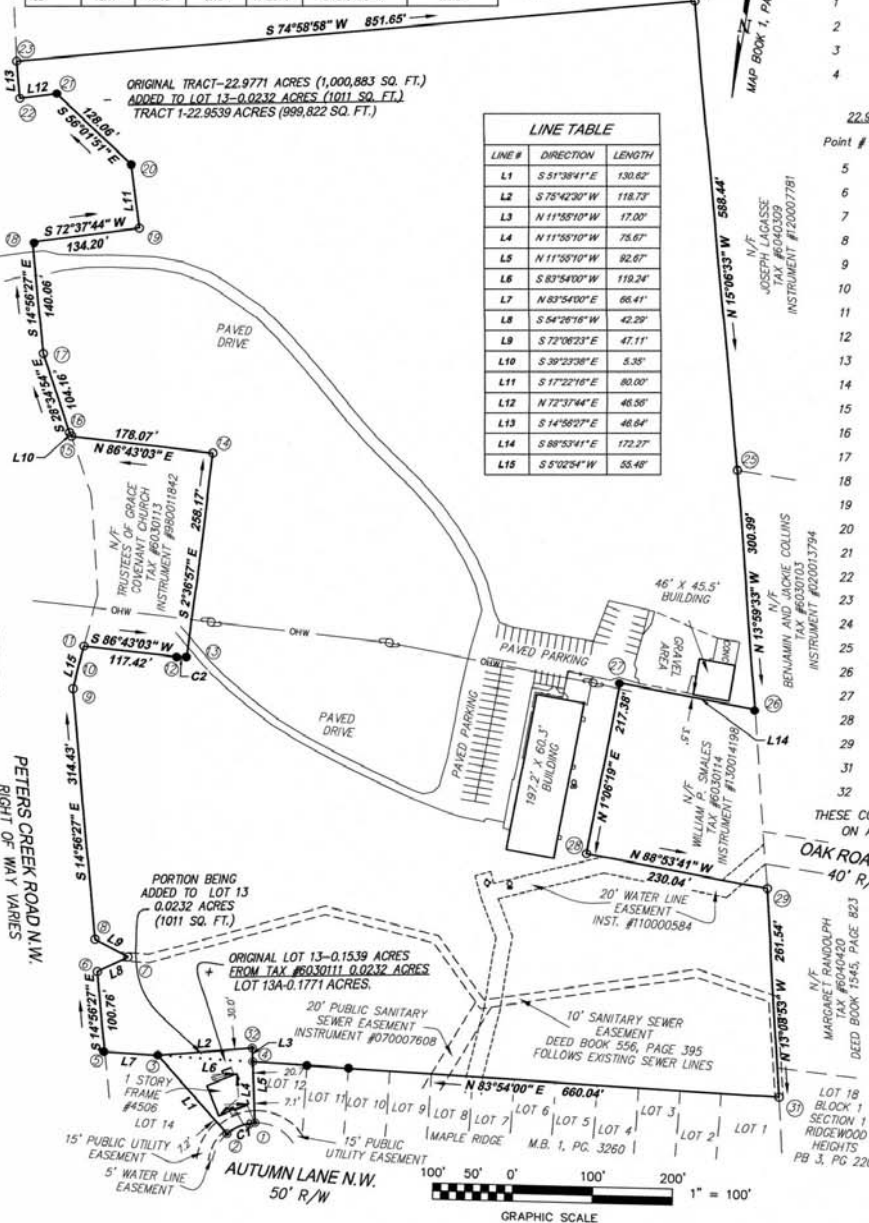
ROANOKE CITY APPROVAL:

Brenda S. Hamilton 5/3/2018
SUBDIVISION AGENT - CITY OF ROANOKE DATE

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA THIS MAP WAS PRESENTED WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THERETO ATTACHED ADMITTED TO RECORD AT 12:00 O'CLOCK P.M. ON THIS 9 DAY OF MARCH, 2018.

TESTE:
BRENDA S. HAMILTON
CLERK
BY *Joseph McAllister*
DEPUTY CLERK

CURVE TABLE					
CURVE #	LENGTH	RADIUS	TANGENT	DELTA	CHORD DIRECTION
C1	38.13'	55.00'	19.87'	39°43'15"	N 58°12'36"E
C2	12.17'	40.00'	6.13'	17°25'40"	S 78°01'10"W



LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S 51°38'41"E	130.62'
L2	S 75°42'30"W	118.73'
L3	N 11°58'10"W	17.00'
L4	N 11°58'10"W	75.67'
L5	N 11°58'10"W	92.67'
L6	S 83°54'00"W	119.24'
L7	N 83°54'00"E	66.41'
L8	S 84°28'16"W	42.29'
L9	S 72°06'23"E	47.11'
L10	S 39°23'38"E	5.35'
L11	S 17°22'16"E	80.00'
L12	N 72°37'44"E	46.58'
L13	S 14°56'27"E	46.64'
L14	S 88°53'41"E	172.27'
L15	S 5°02'54"W	55.48'

LOT 3 Point Table

Point #	Northing	Easting
1	3131.9723	3641.8762
2	3151.6592	3673.6403
3	3070.6048	3776.0696
4	3057.9338	3657.5048

22.9771 Acre Point Table

Point #	Northing	Easting
5	3077.6618	3842.1036
6	2980.3082	3868.0816
7	2955.7129	3833.6794
8	2941.2383	3878.5106
9	2637.4383	3959.5772
10	2598.5000	3956.1374
11	2582.1735	3954.6951
12	2575.4503	3837.4677
13	2572.9344	3825.6117
14	2315.0334	3837.3942
15	2325.2294	4015.1720
16	2321.0949	4018.5674
17	2229.6282	4068.3986
18	2094.3033	4104.5090
19	2054.2367	3976.4297
20	1977.8854	4000.3144
21	1906.3322	4106.5194
22	1920.2331	4150.9559
23	1875.1699	4162.9807
24	1654.4999	3340.4161
25	2222.5982	3187.0343
26	2514.6571	3114.2567
27	2511.3340	3286.4946
28	2728.6735	3290.6879
29	2733.1111	3060.6907
31	2987.7950	3001.1989
32	3041.2852	3661.0091

LEGEND:

- DEEDED CORNER
- MONUMENT FOUND
- MONUMENT SET
- UTILITY POLE
- OVERHEAD WIRE
- CLEAN OUT
- FIRE HYDRANT
- WATER METER

BOUNDARY LINE ADJUSTMENT FOR SUSAN J. INGRAM AND TRUSTEES OF GRACE COVENANT CHURCH

PROPERTY SITUATED AT 4506 AUTUMN LANE N.W.
SHOWING 0.0232 ACRES (1011 SQ. FT.) OF
TAX #6030111 (22.9771 ACRE TRACT) BEING ADDED TO
TAX #6050558 (LOT 13 OF MAPLE RIDGE M.B. 1, PG. 3260)
CREATING HEREON LOT 13A (0.1771 ACRES-7714 SQ. FT.)
AND TRACT 1 (22.9539 ACRES-999,822 SQ. FT.)
CITY OF ROANOKE, VIRGINIA
SCALE: 1"=100'

TAX #6030111, & 6050558 DATE: SEPTEMBER 12, 2017
DRAWN: MAC N.B.: RAW DATA
CALC.: REC W.O.: 17-0127:01



parker
DESIGN GROUP

ENGINEERS • SURVEYORS • PLANNERS • LANDSCAPE ARCHITECTS