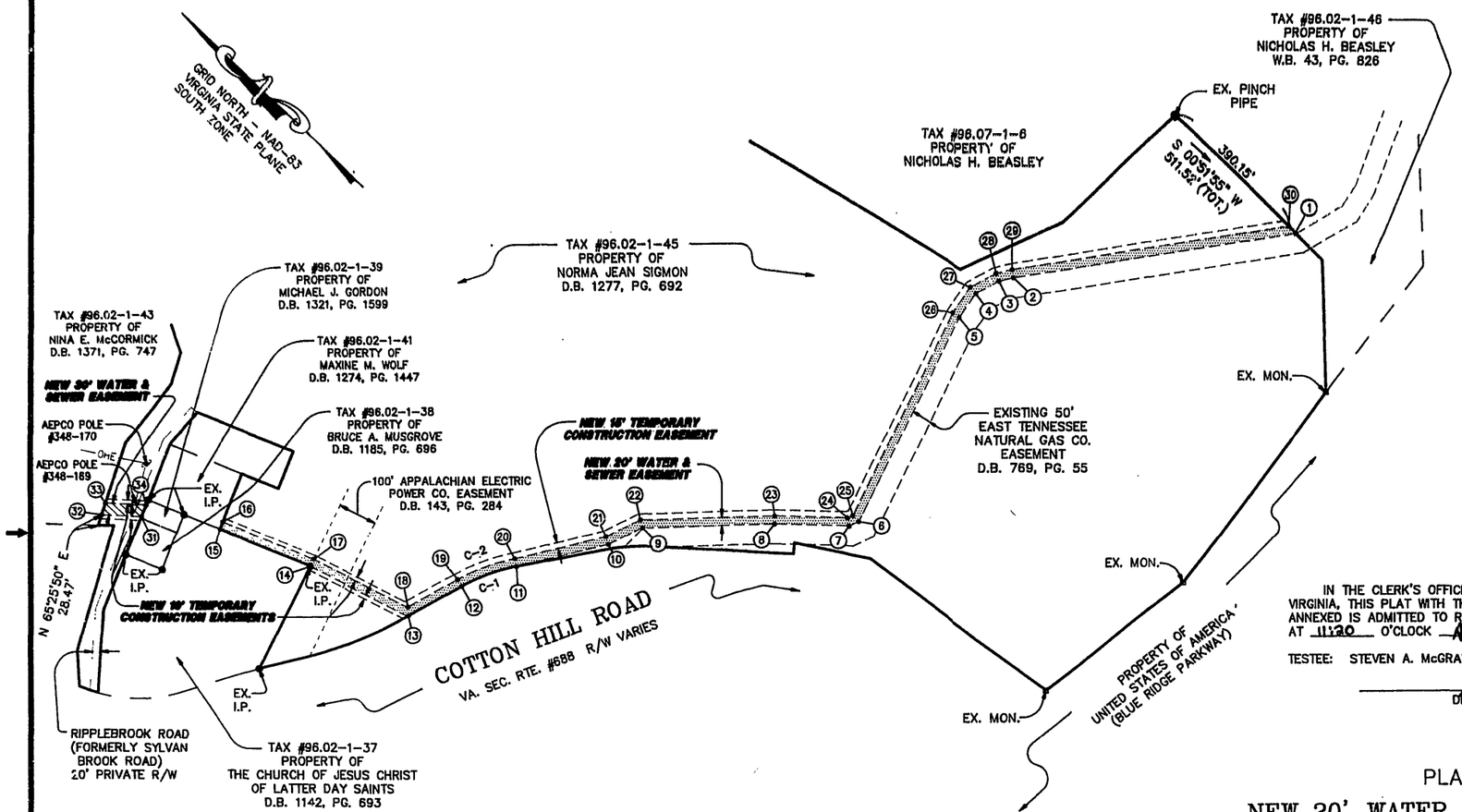
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C-1	447.12'	146.95'	74.14'	146.29'	N 63°06'56" W	18°49'52"
C-2	467.12'	153.03'	77.21'	152.34'	S 63°08'46" E	18°46'12"



NEW 20' WATER & SEWER EASEMENT		
LINE	DIRECTION	DISTANCE
1-2	N 52°12'35" W	706.19'
2-3	N 56°43'35" W	35.63'
3-4	N 72°11'35" W	63.51'
4-5	S 81°43'25" W	71.60'
5-6	S 73°09'25" W	565.90'
6-7	N 68°26'35" W	26.20'
7-8	N 41°39'35" W	184.88'
8-9	N 45°06'35" W	328.50'
9-10	N 69°31'50" W	93.46'
10-11	N 56°31'34" W	242.73'
11-12	N 63°06'56" W	146.29' CH.
12-13	N 72°31'52" W	154.36
13-14	N 16°44'02" W	281.76'
14-15	N 21°12'10" W	250.00'
15-16	N 68°47'50" E	20.00'
16-17	S 21°12'10" E	250.78'
17-18	S 16°44'02" E	271.94'
18-19	S 72°31'52" E	143.77'
19-20	S 63°08'46" E	152.34' CH.
20-21	S 56°31'34" E	239.96'
21-22	S 69°31'50" E	95.51'
22-23	S 45°06'35" E	333.43'
23-24	S 41°39'35" E	180.72'
24-25	S 68°26'35" E	14.48'
25-26	N 73°09'25" E	560.43'
26-27	N 81°43'25" E	77.73'
27-28	S 72°11'35" E	70.86'
28-29	S 56°43'35" E	39.13'
29-30	S 52°12'35" E	691.95'
30-1	S 00°51'55" W	25.02'
TOTAL AREA = 62,750 S.F.		

NEW 30' WATER & SEWER EASEMENT		
LINE	DIRECTION	DISTANCE
31-32	N 40°05'15" W	99.90'
32-33	N 65°25'50" E	31.14'
33-34	S 40°05'15" E	101.84'
34-31	S 68°47'50" W	31.71'
TOTAL AREA = 3,030 S.F.		

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF ROANOKE COUNTY, VIRGINIA, THIS PLAT WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THERETO ANNEXED IS ADMITTED TO RECORD ON 3/17/93 1993, AT 11:20 O'CLOCK A M.

TESTEE: STEVEN A. McGRAW, CLERK

DEPUTY CLERK

LEGEND	
EX	EXISTING
I.P.	IRON PIN
MON.	MONUMENT
D.B.	DEED BOOK
P.G.	PAGE
TOT.	TOTAL
	NEW 20' WATER & SEWER EASEMENT
	NEW 30' WATER & SEWER EASEMENT
CH.	CHORD
S.F.	SQUARE FEET
R/W	RIGHT OF WAY
AEPCO	APPALACHIAN ELECTRIC POWER COMPANY

NOTES:
1. THIS PLAT IS FOR THE SOLE PURPOSE OF CREATING WATER & SEWER EASEMENTS AND TEMPORARY CONSTRUCTION EASEMENTS AS SHOWN HEREON AND DOES NOT CONSTITUTE AN ACTUAL BOUNDARY SURVEY.
2. THIS PLAT WAS PREPARED WITH THE BENEFIT OF A TITLE REPORT PREPARED BY MARTIN, HOPKINS, LEMON, & EDWARDS, P.C., DATED 24 JUNE, 1992.
3. TOTAL AREA OF NEW 20' WATER & SEWER EASEMENT = 62,750 S.F.
4. TOTAL AREA OF NEW 30' WATER & SEWER EASEMENT = 3,030 S.F.
5. IT IS THE INTENT OF THIS PLAT TO CREATE THAT PORTION OF THE 20' WATER & SEWER EASEMENT FROM CORNER 1 THRU 9 TO 22 THRU 30 TO 1, INCLUSIVE, AS SHOWN HEREON TO BE DIRECTLY ADJACENT TO THE EAST TENNESSEE NATURAL GAS COMPANY EASEMENT RECORDED IN D.B. 769, PG. 55.
6. THE NEW EASEMENTS AS SHOWN HEREON MAY BE AFFECTED BY THE FOLLOWING ENCUMBRANCES:
   A. NEW RIVER DEVELOPMENT CO. EASMENT, D.B. 145, PG. 507.
   B. APPALACHIAN ELECTRIC POWER CO. EASEMENT, D.B. 327, PG. 278.
   C. APPALACHIAN ELECTRIC POWER CO. EASEMENT, D.B. 465, PG. 229.
   D. APPALACHIAN ELECTRIC POWER CO. EASEMENT, D.B. 543, PG. 390.
   E. APPALACHIAN POWER CO. EASEMENT, D.B. 1194, PG. 51.
   F. RIGHT OF WAY & DAM EASEMENT D.B. 154 PG. 111, D.B. 153 PG.444.
   G. SUBJECT TO TERMS & CONDITIONS, D.B. 276, PG. 533.
7. THE NEW EASEMENTS AS SHOWN HEREON ARE AFFECTED BY THE FOLLOWING ENCUMBRANCE:
   A. EAST TENNESSEE NATURAL GAS EASEMENT, D.B. 769, PG. 55.

COMMONWEALTH OF VIRGINIA
2-7-93
B. LEE HENDERSON, JR.
No. 1480
LAND SURVEYOR

PLAT SHOWING

NEW 20' WATER AND SEWER EASEMENT
NEW 30' WATER AND SEWER EASEMENT
AND NEW TEMPORARY CONSTRUCTION EASEMENTS

BEING GRANTED TO

THE COUNTY OF ROANOKE

BY

NORMA JEAN SIGMON

ACROSS TAX #96.02-1-45

SCALE: 1" = 200' DATE: 3 DECEMBER 1992
REVISED: 2 FEBRUARY 1993

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

COMM. #91-376E