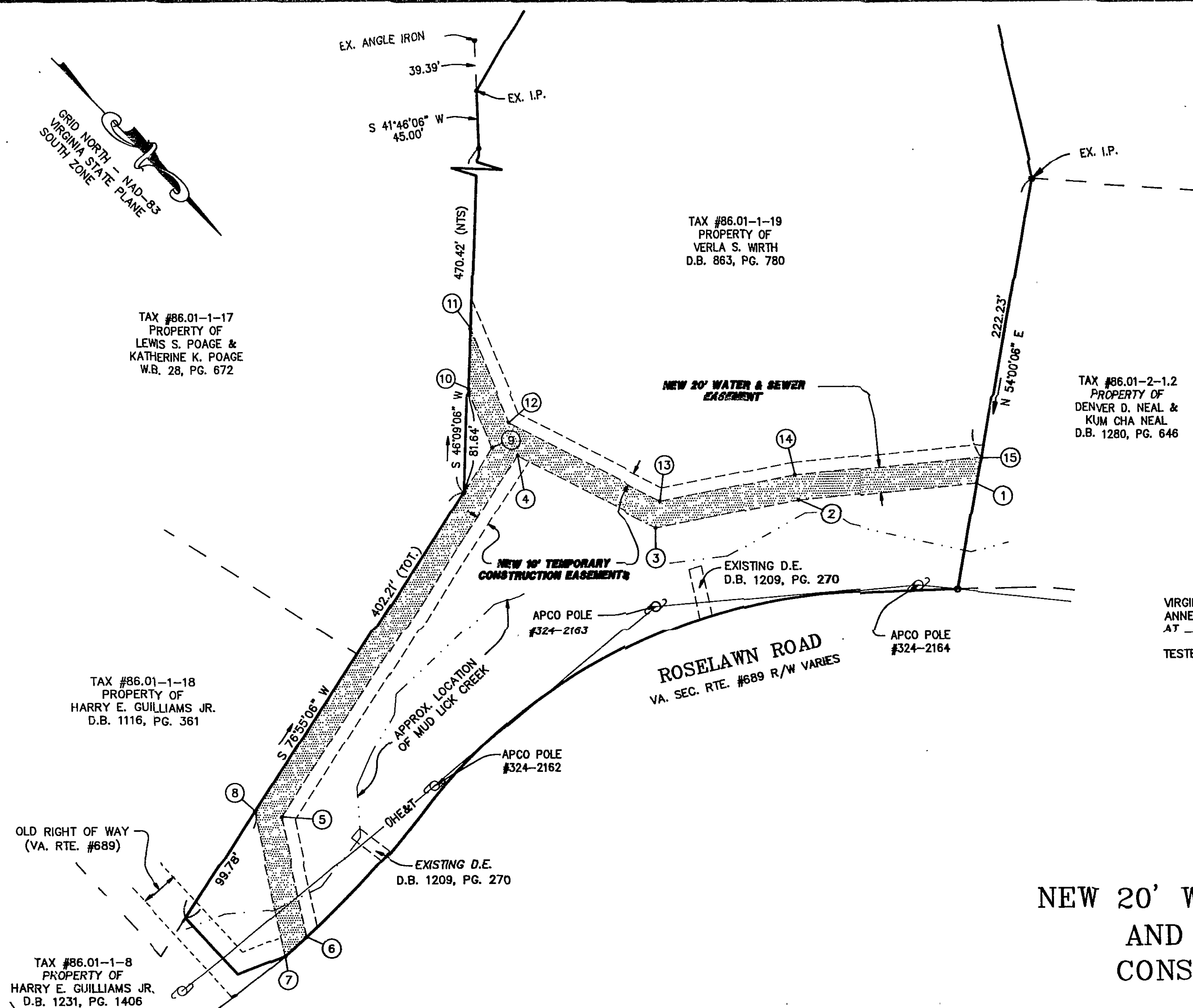




NEW 20' WATER & SEWER EASEMENT		
LINE	DIRECTION	DISTANCE
1-2	S 51°31'55" E	143.18'
2-3	S 57°09'52" E	115.02'
3-4	S 18°55'19" E	122.62'
4-5	N 76°55'06" E	342.14'
5-6	N 31°55'06" E	96.57'
6-7	S 87°44'17" E	23.02'
7-8	S 31°55'06" W	116.24'
8-9	S 76°55'06" W	344.37'
9-10	S 20°57'16" W	50.40'
10-11	S 46°09'06" W	46.98'
11-12	N 20°57'16" E	79.42'
12-13	N 18°55'19" W	133.72'
13-14	N 57°09'52" W	109.07'
14-15	N 51°31'55" W	149.72'
15-1	N 54°00'06" E	20.76'
TOTAL AREA = 18,270 S.F.		

LEGEND	
EX.	EXISTING
I.P.	IRON PIN
N.T.S.	NOT TO SCALE
D.B.	DEED BOOK
PG.	PAGE
TOT.	TOTAL
S.F.	SQUARE FEET
	NEW 20' WATER & SEWER EASEMENT
OHE&T	OVERHEAD ELECTRIC & TELEPHONE
D.E.	DRAINAGE EASEMENT

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 5/25/93, 1993, AT 09:42 O'CLOCK A. M.

TESTEE: STEVEN A. McGRAW, CLERK

DEPUTY CLERK

PLAT SHOWING
NEW 20' WATER & SEWER EASEMENT
AND NEW 10' TEMPORARY
CONSTRUCTION EASEMENTS

BEING GRANTED TO

THE COUNTY OF ROANOKE

BY

VERLA S. WIRTH

ACROSS TAX #86.01-1-19

SCALE: 1" = 60' DATE: 15 DECEMBER 1992
DATE: 16 FEBRUARY 1993

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

COMM. #91-378E

NOTES:

1. THIS PLAT IS FOR THE SOLE PURPOSE OF CREATING A WATER & SEWER 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 29 MAY, 1992.
3. TOTAL AREA OF NEW WATER & SEWER EASEMENT = 18,270 S.F.
4. THE NEW EASEMENTS AS SHOWN HEREON MAY BE AFFECTED BY THE FOLLOWING ENCUMBRANCES:
A. APPALACHIAN POWER CO. EASEMENT, D.B. 1204, PG. 894, D.B. 661, PG. 7.
B. APPALACHIAN ELECTRIC POWER CO. EASEMENTS, D.B. 265, PG. 29, D.B. 434, PG. 116.
5. THE NEW EASEMENTS AS SHOWN HEREON ARE AFFECTED BY THE FOLLOWING ENCUMBRANCE:
A. RIGHT OF WAY RTE. #689, D.B. 1209, PG. 270.
6. THE NEW EASEMENTS AS SHOWN HEREON ARE NOT AFFECTED BY THE FOLLOWING ENCUMBRANCE:
A. DRAINAGE EASEMENTS, D.B. 1209, PG. 270.
7. RIGHT-OF-WAY OF VA. SEC. RTE. 689 GRAPHICALLY SHOWN PER V.D.O.T. PROJECT 0689-080-192, C-501 SHEET 4.

