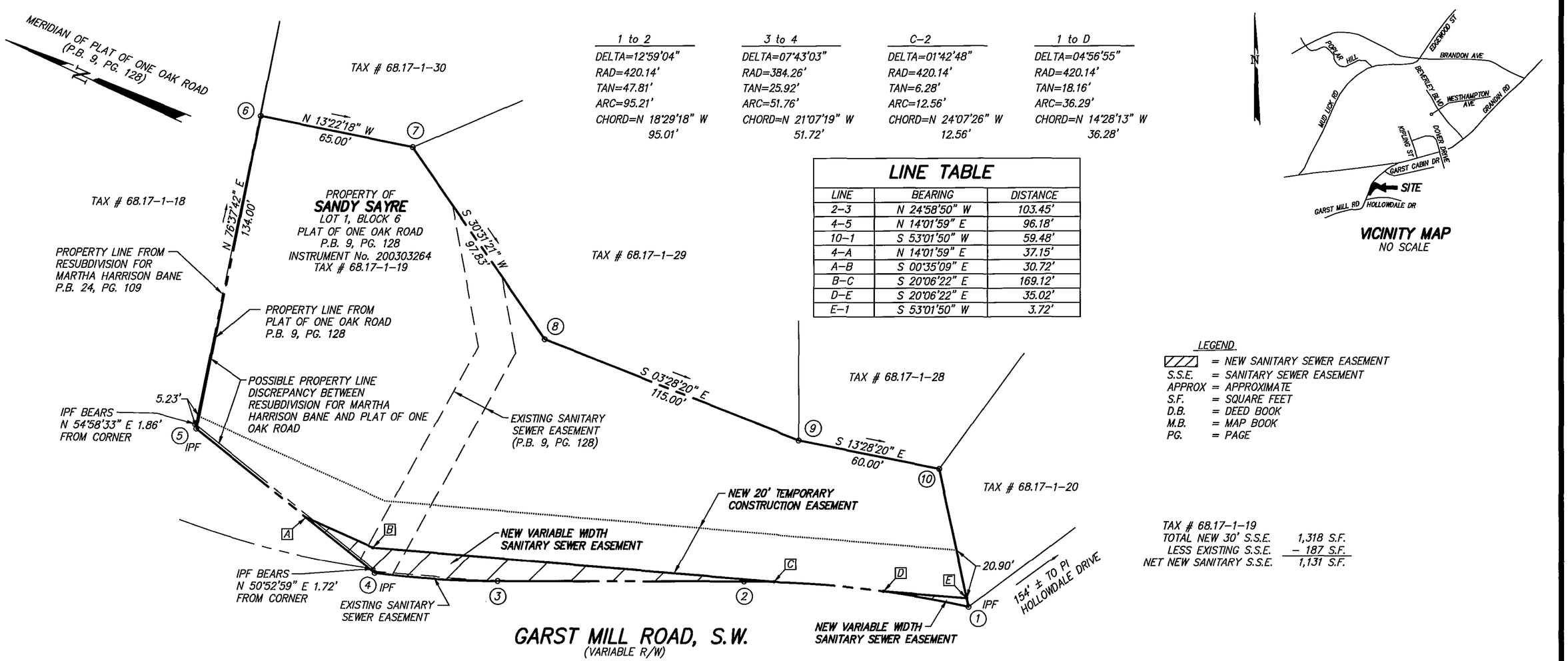
INSTRUMENT No. 2006-15724



1 to 2	3 to 4	C-2	1 to D
DELTA=12°59'04"	DELTA=07°43'03"	DELTA=01°42'48"	DELTA=04°56'55"
RAD=420.14'	RAD=384.26'	RAD=420.14'	RAD=420.14'
TAN=47.81'	TAN=25.92'	TAN=6.28'	TAN=18.16'
ARC=95.21'	ARC=51.76'	ARC=12.56'	ARC=36.29'
CHORD=N 18°29'18" W 95.01'	CHORD=N 21°07'19" W 51.72'	CHORD=N 24°07'26" W 12.56'	CHORD=N 14°28'13" W 36.28'

LINE TABLE

LINE	BEARING	DISTANCE
2-3	N 24°58'50" W	103.45'
4-5	N 14°01'59" E	96.18'
10-1	S 53°01'50" W	59.48'
4-A	N 14°01'59" E	37.15'
A-B	S 00°35'09" E	30.72'
B-C	S 20°06'22" E	169.12'
D-E	S 20°06'22" E	35.02'
E-1	S 53°01'50" W	3.72'

VICINITY MAP
NO SCALE

LEGEND
- = NEW SANITARY SEWER EASEMENT
- S.S.E. = SANITARY SEWER EASEMENT
- APPROX = APPROXIMATE
- S.F. = SQUARE FEET
- D.B. = DEED BOOK
- M.B. = MAP BOOK
- PG. = PAGE

TAX # 68.17-1-19
TOTAL NEW 30' S.S.E. 1,318 S.F.
LESS EXISTING S.S.E. - 187 S.F.
NET NEW SANITARY S.S.E. 1,131 S.F.

NOTES:
1. THIS PLAT WAS PREPARED WITH THE BENEFIT OF A TITLE REPORT BY GLENN, FELDMANN, DARBY & GOODLATTE, FILE NUMBER 0550600, DATED JULY 18, 2006.
2. THE SUBJECT PROPERTY LIES WITHIN THE LIMITS OF ZONE "X" AS SHOWN ON THE FEMA FLOOD INSURANCE RATE MAP, 51161C0044 D, EFFECTIVE DATE OCTOBER 15, 1993.
3. THIS PLAT DOES NOT CONSTITUTE A BOUNDARY SURVEY BY CALDWELL WHITE ASSOCIATES.

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF COUNTY OF ROANOKE, VIRGINIA, THIS MAP WAS PRESENTED WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THERETO ATTACHED ADMITTED TO RECORD AT 10:53 O'CLOCK A .M. ON THIS 22 DAY OF Sept , 2006.

TESTE: STEVEN A. McGRAW CLERK

BY: DEPUTY CLERK

30' 0' 30' 60' 1" = 30'
GRAPHIC SCALE

COMMONWEALTH OF VIRGINIA
FRANK B. CALDWELL, III
NO. 1335
7 Aug '06
LAND SURVEYOR

GARST MILL CORRECTIVE ACTION PROJECT
MUDLICK CREEK INTERCEPTOR 2006

EASEMENT PLAT
FOR
WESTERN VIRGINIA WATER AUTHORITY

SHOWING NEW VARIBLE WIDTH SANITARY SEWER EASEMENT AND 20' TEMPORARY CONSTRUCTION EASEMENT HEREBY DEDICATED TO WESTERN VIRGINIA WATER AUTHORITY BY SANDY SAYRE (INSTRUMENT No. 200303264) LOT 1, BLOCK 6, PLAT OF ONE OAK ROAD P. B. 9, PG. 128.

SITUATE GARST MILL ROAD, S.W.
WINDSOR HILLS MAGISTERIAL DISTRICT
COUNTY OF ROANOKE, VIRGINIA

CWA
CALDWELL WHITE ASSOCIATES
ENGINEERS / SURVEYORS / PLANNERS
4203 MELROSE AVENUE, NW
P.O. BOX 6260
ROANOKE, VIRGINIA 24017
(540) 366-3400 FAX: (540) 366-8702

TAX NO. 68.17-1-19
DATE: AUGUST 7, 2006
CALC. JW CHK'D FBC
CLOSED: JW

SCALE: 1"= 30'
N.B.: MUDLICK 1
DRAWN: JW
W.O.: 05-0102-37

P.B. 30, PG. 138