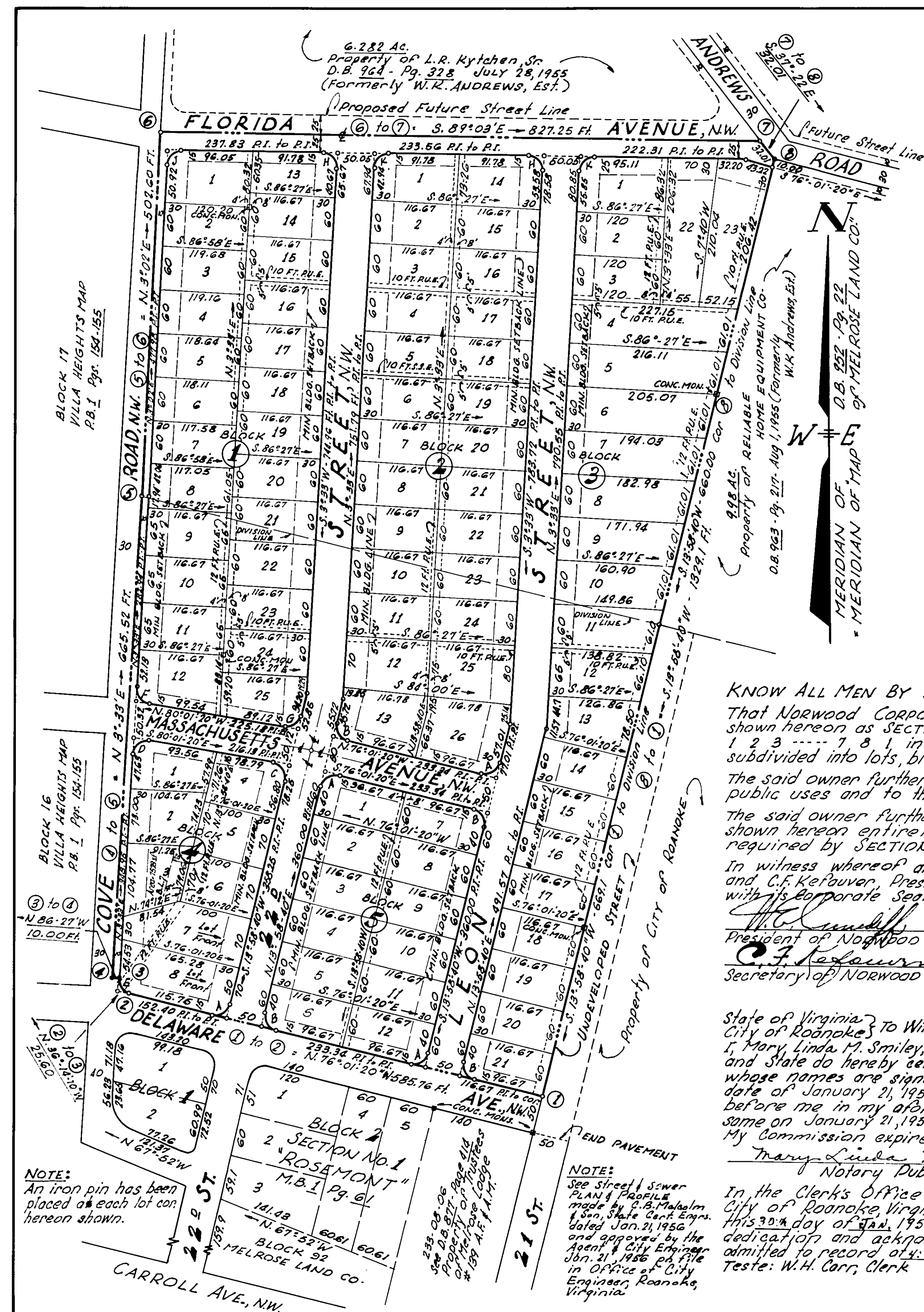




BOUNDARY DATA - ROSEMONT - SECT. 2

AREA = 21.055 Acres

LINE	BEARING	DIST.	N.	S.	E.	W.
1-2	N. 76° 01' 20" W.	585.76	141.49			568.40
2-3	N. 36° 14' 10" W.	25.60	20.45			15.13
3-4	N. 86° 27' W.	10.00	0.62			9.97
4-5	N. 3° 33' E.	665.52	664.24		41.21	
5-6	N. 3° 02' E.	502.60	501.91		26.61	
6-7	S. 89° 03' E.	827.25		13.72	827.22	
7-8	S. 37° 22' E.	32.01		25.44	19.44	
8-1	S. 13° 55' 40" W.	1329.10		1289.75		321.00
TOTALS		3977.84	1328.91	1328.91	914.49	914.50

CURVE DATA - ROSEMONT - SECT. #2

CURVE	ANGLE	TAN	RADIUS	ARC	BEARING	DIST.
A	90° 00'	20.00	20.00	31.42	N. 58° 58' 40" E.	28.28
B	90° 00'	20.00	20.00	31.42	S. 31° 01' 20" E.	28.28
C	94° 00'	21.45	20.00	32.82	S. 33° 01' 20" E.	29.25
D	96° 25' 40"	22.37	20.00	33.66	N. 51° 45' 30" E.	29.83
E	79° 34' 20"	16.65	20.00	27.77	N. 36° 14' 10" W.	25.60
F	83° 34' 20"	17.87	20.00	29.17	N. 38° 14' 10" W.	26.65
G	86° 00'	18.65	20.00	30.02	S. 56° 58' 40" W.	27.28
H	92° 36'	25.00	23.89	38.61	S. 42° 45' E.	34.54
J	87° 55'	25.00	25.93	39.79	N. 46° 59' 30" E.	36.00
K	87° 24'	25.00	26.13	39.86	N. 47° 17' E.	36.1

APPROVED:

H. Clites Broyles 1-27-56
City Engineer of Roanoke, Va. Date
J.R. Hildebrand 1-27-56
Agent for Roanoke City Planning Comm. Date

KNOW ALL MEN BY THESE PRESENTS, To Wit:

That Norwood Corporation is the owner of the land shown hereon as SECTION No. 2 - ROSEMONT, bounded by corners 1 2 3 ----- 7 8 1, inclusive, and containing 20.055 Acres subdivided into lots, blocks and streets.

The said owner further certifies that it dedicates said streets for public uses and to the City of Roanoke

the said owner further certifies that it has subdivided this land as shown hereon entirely with its own free will and consent, as required by SECTION 15-797 OF 1950 CODE OF VIRGINIA.

In witness whereof are hereby placed the signatures of W.E. Cundiff and C.F. Kefauver, President and Secretary respectively together with its Corporate Seal on October 15, 1955.

W.E. Cundiff
President of NORWOOD CORPORATION
C.F. Kefauver
Secretary of NORWOOD CORPORATION

State of Virginia, To Wit:-
City of Roanoke

I, Mary Linda M. Smiley, a Notary Public in & for the said City and State do hereby certify that W.E. Cundiff & C.F. Kefauver, whose names are signed to the annexed writing bearing date of January 21, 1956, have each personally appeared before me in my aforesaid City and State and acknowledged same on January 21, 1956

My Commission expires Jan 15, 1957
Mary Linda M. Smiley
Notary Public

In the Clerk's Office of the Hustings Court for the City of Roanoke, Virginia, this map is presented on this 30th day of Jan. 1956, and with the certificate of dedication and acknowledgement thereto annexed, admitted to record at 4:10 o'clock P.M.

Teste: W.H. Carr, Clerk By: *Peter J. Suter*
Deputy Clerk

ROSEMONT - SECTION No. 2

RESERVATIONS & RESTRICTIONS:-

The following restrictions are made covenants running with the title to the lots shown on Sect. No. 2, ROSEMONT for a period of 30 years from the date of recordation of this map.

- 1- No structures shall be erected on this land other than private dwelling houses with necessary outbuildings; nor shall more than one dwelling house with necessary outbuildings be erected or suffered to remain on any one lot or portions of lots whose frontage and average width is less than 60 feet.
- 2- No part of any building, other than porches shall be located nearer to the front street line than 30 feet except as shown on this map.
- 3- No dwelling costing less than \$6500.00 or the equivalent value of \$6500.00 in April 1955 shall be erected on any lot shown on this map.
- 4- No trailer, basement, shack, garage, barn or other outbuildings erected on any of said lots shall at any time be used as a residence, temporarily or permanently, nor shall any residence of a temporary character be permitted.
- 5- No swine or hogs shall be kept or maintained on any of the lots shown hereon.
- 6- None of the lots shall be used as a parking lot for commercial vehicles and no noxious or offensive trade or activity shall be carried on upon lot nor shall anything be done thereon which may be or become a nuisance to the neighborhood.
- 7- The lots are subject to the utility easements as shown hereon as well as necessary anchors and guys to electric and telephone poles.
- 8- If the owners of this subdivision or anyone claiming under them shall violate or attempt to violate any of these covenants, it shall be lawful for any person or persons owning any real property situate in the subdivision to prosecute any proceedings at law or in equity against the person or persons violating or attempting to violate any such covenant and either to prevent him or them from so doing, or to recover damages.

CAPTION LEGAL REFERENCE:-

Portion ROSEMONT - SECT. #2 North of Division Line - 10.100 Ac. - D.B. 960 - Page 422

Portion ROSEMONT - SECT. #2 South of Division Line - Northerly portion of 13.792 Ac. Tract D.B. 952 - Page 22

(Both of above tracts conveyed to NORWOOD CORP. by FIRST NAT'L EXCHG. BANK, TRUSTEE OF W.K. ANDREWS, EST.)

**MAP of
SECTION No. 2
~ROSEMONT~
Property of
NORWOOD CORPORATION**

BY: **C.B. MALCOLM & SON**
VA. STATE CERT. ENGRS.
ROANOKE, VIRGINIA

DATE: January 21, 1956 SCALE: 1"=100 Ft.

SEE CITY APPR. SHEET # 234

FW-CTE
FB-E-1-55-PT-55
DRN-CTE
CHK'D-RCW
-CBM, Jr.