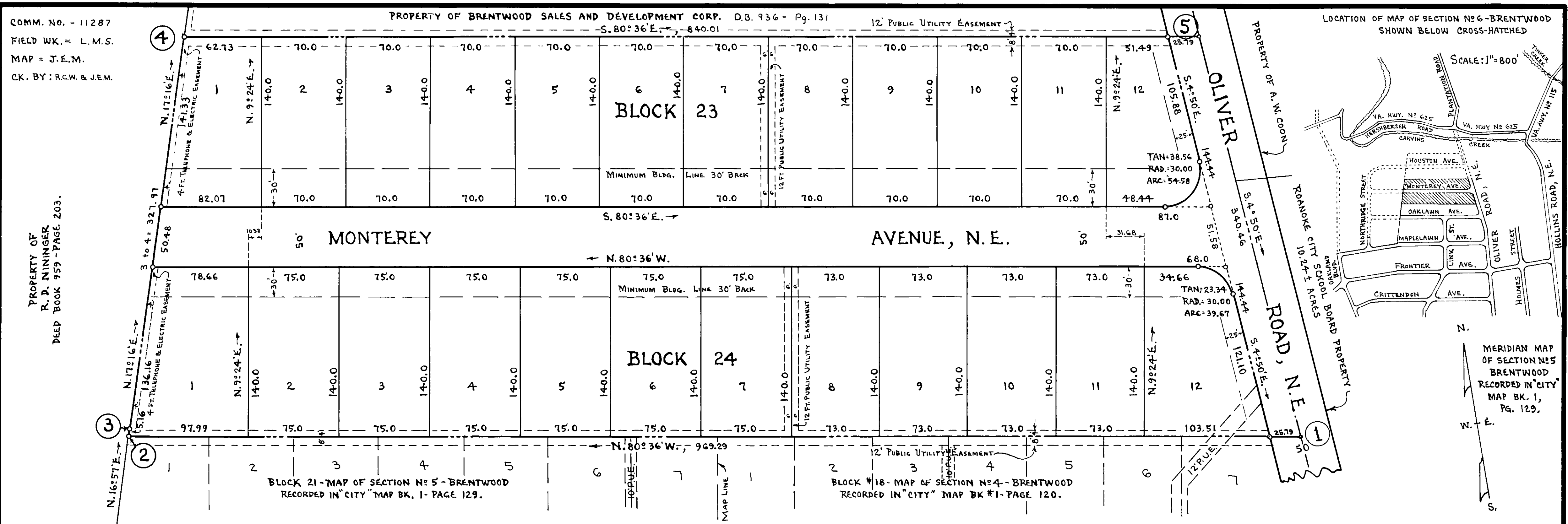


COMM. NO. - 11287
FIELD WK. = L.M.S.
MAP = J.E.M.
CK. BY: R.C.W. & J.E.M.



KNOW ALL MEN BY THESE PRESENTS : To Wit :-

THAT BRENTWOOD SALES AND DEVELOPMENT CORPORATION IS THE FEE SIMPLE OWNER AND PROPRIETOR OF THE LAND HEREON, SHOWN TO BE SUBDIVIDED, KNOWN AS SECTION No 6-BRENTWOOD, BOUNDED AS SHOWN HEREON IN DETAIL BY CORNERS ①-②-③-④-⑤ TO ①, SUBJECT ONLY TO THE LEIN OF A CERTAIN DEED OF TRUST DATED JULY 25, 1955, FROM BRENTWOOD SALES AND DEVELOPMENT CORPORATION TO SIDNEY F. PARHAM, JR. AND FRANK W. ROGERS, TRUSTEES, SECURING LEO F. MENEYRY, OF RECORD IN THE CLERK'S OFFICE OF THE MUSTINGS COURT FOR THE CITY OF ROANOKE, VIRGINIA, IN DEED BOOK 963- PG. 134.

THE UNDERSIGNED OWNER AND PROPRIETOR, THE TRUSTEES AND BENEFICIARY, AS AFORESAID, CERTIFY THAT THE SUBDIVISION AS APPEARS ON THIS PLAT AS BLOCKS 23 AND 24- SECTION NO 6-BRENTWOOD IS WITH THE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED PARTIES.

THE UNDERSIGNED OWNER AND PROPRIETOR, WITH THE CONSENT OF THE UNDERSIGNED TRUSTEE AND BENEFICIARY, HEREBY DEDICATES TO AND VESTS IN THE CITY OF ROANOKE, WHEREIN SAID LAND LIES, SUCH PORTIONS OF THE PREMISES PLATTED AS ARE ON THIS PLAT SET APART FOR STREETS, ALLEYS, EASEMENTS, OR OTHER PUBLIC USE, OR FOR FUTURE STREET WIDENING, IN ACCORDANCE WITH THE PROVISIONS OF THE SUBDIVISION ORDINANCE OF THE CITY OF ROANOKE, AS AMENDED, AND THE VIRGINIA LAND SUBDIVISION ACT.

WITNESS THE SIGNATURE OF SAID CORPORATION BY ITS PRESIDENT, B. IRVIN GIMBERT, WITH ITS CORPORATE SEAL HERETO AFFIXED AND DULY ATTESTED BY ITS SECRETARY, G.W. REED, JR., AND WITNESS THE SIGNATURES OF THE AFORESAID TRUSTEE AND BENEFICIARY, ON THIS 30TH DAY OF NOVEMBER, 1960

B. L. Lambert G. W. Reel Jr. Sudney F. Reel Leo F. Hensley
PRESIDENT, BRENTWOOD SALES & SECRETARY, BRENTWOOD SALES SOLE ACTING TRUSTEE BENEFICIARY
DEVELOPMENT CORPORATION.

CITY OF ROANOKE }
STATE OF VIRGINIA { TO WIT: -

I, MARY LINDA M. SMILEY, A NOTARY PUBLIC IN AND FOR THE AFORESAID CITY AND STATE, DO HEREBY CERTIFY THAT B. IRVIN GIMBERT AND G. W. REED, JR., PRESIDENT AND SECRETARY, RESPECTIVELY, OF BRENTWOOD SALES AND DEVELOPMENT CORPORATION, AND LEO F. HENEVRY, BENEFICIARY, AND SIDNEY F. PARKAM, JR., SOLE ACTING TRUSTEE, WHOSE NAMES ARE SIGNED TO THE ANNEXED WRITINGS DATED NOVEMBER 30, 1960, HAVE EACH PERSONALLY APPEARED BEFORE ME IN MY AFORESAID CITY AND STATE AND ACKNOWLEDGED EACH OF THEIR SIGNATURES ON THIS 30th DAY OF NOVEMBER, 1960.

My commission expires on January 2, 1961.

Mary Linda M. Smiley
NOTARY PUBLIC

APPROVED:

H. Cletus Broyles 3-28-61
CITY ENGINEER OF ROANOKE, VIRGINIA DATE

Werner K. Sensbach 3.27.1961
AGENT FOR ROANOKE CITY PLANNING COMMISSION. DATE

RESERVATIONS AND RESTRICTIONS

THE FOLLOWING RESERVATIONS AND RESTRICTIONS SHALL BE COVENANTS RUNNING WITH THE TITLE TO THE PROPERTY SHOWN SUBDIVIDED HEREON, FOR A PERIOD OF 25 YEARS FROM THE DATE OF RECORDATION OF THIS MAP.

1. THIS PROPERTY SHALL BE USED FOR RESIDENTIAL PURPOSES ONLY EXCEPT PRIVATE GARAGES AND SERVANT QUARTERS MAY BE ERRECTED IN CONNECTION WITH RESIDENCES, AND CHURCHES AND SCHOOLS MAY BE PERMITTED.
 2. NO RESIDENCE SHALL BE ERRECTED WHICH SHALL HAVE LESS THAN 1100 SQ. FEET OF FLOOR SPACE CONTAINED IN SAID DWELLING AND IN COMPUTING SAID FLOOR SPACE THE FOLLOWING SHALL BE EXCLUDED FROM SAID MINIMUM AREA : BREEZEWAYS, UNATTACHED BUILDINGS, PORCHES, AND SEMI-ATTACHED BUILDINGS ERRECTED IN CONJUNCTION WITH A RESIDENCE.
 3. NO HORSES, COWS, PIGS OR SWINE, FOWL OR PIGEONS, SHALL BE KEPT ON THESE PREMISES NOR SHALL ANY OTHER ANIMAL OR PET BE KEPT ON THESE PREMISES WHICH OCCASION NOXIOUS ODORS, OR ARE DANGEROUS TO THE HEALTH OR WELFARE OF THE OTHER RESIDENCES IN THIS SUBDIVISION AND NO NUISANCE SHALL BE MAINTAINED OR PERMITTED ON THIS PROPERTY.
 4. THE MAIN BODY OF ANY RESIDENCE SHALL NOT BE ERRECTED ON ANY LOT NEARER TO THE STREET LINES THAN THE MINIMUM BUILDING LINE SHOWN HEREON.
 5. NO STRUCTURE OF A TEMPORARY CHARACTER SUCH AS A TRAILER, BASEMENT, TENT, SHACK, GARAGE, BARN, OR OTHER OUTBUILDING SHALL BE USED ON ANY LOT AT ANY TIME AS A RESIDENCE, EITHER TEMPORARILY OR PERMANENTLY.
- THE BRENTWOOD SALES AND DEVELOPMENT CORPORATION SHALL HAVE THE RIGHT TO PREVENT A BREACH OF ANY OF THE AFORESAID COVENANTS ON CONDITIONS BY THE PURCHASER OF ANY LOT IN THIS SUBDIVISION OR HIS OR HER HEIRS OR ASSIGNS AND IN ADDITION THERETO THE BRENTWOOD SALES AND DEVELOPMENT CORPORATION. SHALL HAVE THE RIGHT UPON ANY BREACH OF ANY COVENANT TO BE PAID DAMAGES OCCASIONED BY SAID VIOLATION.

IN THE CLERK'S OFFICE OF THE HUSTINGS COURT FOR THE CITY OF
ROANOKE, VIRGINIA, THIS MAP IS PRESENTED ON THIS 29 DAY OF
March, 1968, AND WITH THE CERTIFICATES OF DEDICATION AND
ACKNOWLEDGEMENT THERETO ANNEXED, ADMITTED TO RECORD AT 11:30
O'CLOCK A M..

Teste: Walker R. Carter Jr.
W. R. CARTER, CLERK

By: Lena Listerman
DEPUTY CLERK

NOVEMBER 25, 1960.
I, HEREBY, CERTIFY THAT THIS
PLAT OF SURVEY IS CORRECT.

C. B. Malcolm Jr
VIRGINIA STATE CERTIFIED SURVEYOR

CLOSURE ① To ⑤, INCL., TO ① = 6.853 ACRES						
LINE	BEARING	DISTANCE	COS		SIN	
			NORTH	SOUTH	EAST	WEST
1-2	N. 80° 36' W.	969.29	158.31			956.27
2-3	N. 16° 57' E.	5.16	4.94		1.50	
3-4	N. 17° 16' E.	327.97	313.19		97.35	
4-5	S. 80° 36' E.	840.01		137.20	828.73	
5-1	S. 4° 50' E.	340.46		339.25	28.69	
TOTALS		2482.89	476.44	476.45	956.27	956.27

CAPTION LEGAL REFERENCE:

SEE DEED BOOK 963, PAGE 131 FOR CONVEYANCE OF TRACT TO BRENTWOOD SALES AND DEVELOPMENT CORPORATION FROM WINDSOR HOMES, INC..

MAP OF
SECTION No 6
BRENTWOOD

PROPERTY OF
BRENTWOOD SALES AND DEVELOPMENT CORPORATION
B. IRVIN GIMBERT **G. W. REED, JR.**
PRESIDENT SECRETARY

ROANOKE, VIRGINIA

By: C. B. Malcolm and Son
VIRGINIA STATE CERT. ENGRS.

DATE: NOVEMBER 25 , 1960.

SCALE: 1" = 50'.

