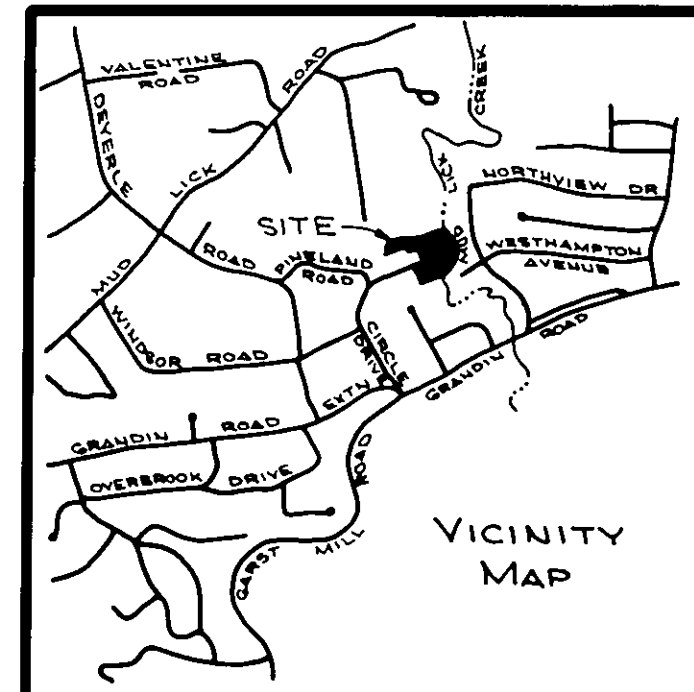




BOUNDARY TABLE						
CORR.	BEARING	DIST.	N	S	E	W
1-2	N70°51'33"E	24.34'	7.981		22.994	
2-3	N70°57'15"E	53.22'	17.367		50.307	
3-4	N85°32'48"E	127.00'	9.861		126.617	
4-5	N86°47'48"E	177.20'	9.902		176.923	
5-6	N81°43'48"E	77.05'	11.083		76.249	
6-7	N70°03'48"E	112.45'	38.343		105.711	
7-8	N86°38'48"E	59.00'	3.451		58.899	
8-9	S38°21'12"E	45.60'		35.759	28.295	
9-10	S23°28'12"E	177.00'		162.357	70.494	
10-11	S7°00'48"W	88.00'		87.342		10.745
11-12	S42°36'28"W	294.84'		217.004		199.600
12-13	S72°07'48"W	377.23'		115.756		359.031
13-14	N27°02'15"W	171.98'	153.184			78.178
14-15	N5°35'44"E	69.20'	68.870		6.747	
15-16	N84°33'06"E	36.57'	3.472		36.405	
16-17	N76°23'56"E	77.52'	18.230		75.346	
17-18	N64°56'00"E	37.00'	15.676		33.515	
18-19	N24°04'40"W	57.19'	52.214			23.332
19-20	N6°51'20"E	160.92'	159.769			19.208
20-21	S82°19'06"W	241.00'		32.214		238.837
21-1	N15°10'35"E	83.95'	81.022		21.977	
TOTALS			650.425	650.432	909.687	909.723

CURVE TABLE						
CURVE	LOT	DELTA	RADIUS	ARC	CHORD	DISTANCE
"H"	REU.	40°58'31"	40.00'	28.61'	N44°59'39"E	28.00'
"H"	ROAD	78°47'50"	40.00'	55.01'	N14°53'32"W	50.78'
"H"	TOTAL	119°46'21"	40.00'	83.62'	N5°35'44"E	69.20'
"J"	ROAD	8°33'40"	245.00'	36.61'	N84°33'06"E	36.57'
"K"	ROAD	22°55'50"	195.00'	78.04'	N76°23'56"E	77.52'

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE CITY OF ROANOKE, VIRGINIA, THIS MAP WAS PRESENTED ON THIS 31st DAY OF July, 1979, AND WITH THE CERTIFICATE OF DEDICATION AND ACKNOWLEDGEMENT THEREOF ANNEXED, ADMITTED TO RECORD AT 1:50 O'CLOCK P.M.

TESTE: Patsy Testerman
By Lena Testerman, Deputy Clerk.



I HEREBY CERTIFY THIS PLAT OF SURVEY IS CORRECT.
J. P. Parker
STATE CERTIFIED LAND SURVEYOR

PARCEL NOTE:
WE HEREBY AGREE TO CONVEY PARCEL "A" CONTAINING 0.151 ACRES TO DOUGLAS W. & GEORGEANN McDOWALL IN EXCHANGE FOR PARCEL "B" CONTAINING 0.074 ACRES.

THOMAS J. HUMPHRIES ET UX PROPERTY

ROGER D. OSBORNE, OWNER
GREGORY P. OSBORNE, OWNER
DOUGLAS W. McDOWALL, OWNER

STATE OF VIRGINIA
County of Roanoke
I, Linda J. Smiley, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE AND County DO HEREBY CERTIFY THAT DOUGLAS W. McDOWALL AND GEORGEANN McDOWALL AND ROGER D. OSBORNE AND GREGORY P. OSBORNE, WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING DATED September 4, 1979, HAVE EACH PERSONALLY APPEARED BEFORE ME IN MY STATE AND County AND ACKNOWLEDGED THE SAME ON THIS 4th DAY OF September, 1979.

MY COMMISSION EXPIRES: April 24, 1983
Linda J. Smiley
NOTARY PUBLIC

CURVE TABLE						
CURVE	LOT	DELTA	RADIUS	ARC	CHORD	DISTANCE
"A"	11	15°39'23"	125.00'	34.16'	S57°06'18"W	34.05'
"B"	11	62°38'19"	25.00'	27.33'	S17°56'42"W	25.99'
"C"	10	102°10'18"	50.00'	89.16'	S37°43'25"W	77.81'
"C"	9	65°59'12"	50.00'	57.58'	N58°11'50"W	54.45'
"C"	8	65°30'03"	50.00'	57.16'	N7°32'50"E	54.10'
"C"	7	40°50'41"	50.00'	35.64'	N60°43'10"E	34.89'
"C"	TOTAL	274°30'14"	50.00'	239.50'	N56°06'34"W	67.88'
"D"	7	39°37'42"	25.00'	17.29'	N61°19'41"E	16.95'
"E"	7	16°16'58"	175.00'	49.73'	N49°39'20"E	49.57'
"E"	6	7°08'20"	175.00'	21.80'	N61°22'00"E	21.78'
"E"	TOTAL	23°25'10"	175.00'	71.53'	N53°13'26"E	71.03'
"F"	5	22°55'50"	245.00'	98.05'	N76°24'00"E	97.40'
"G"	5	7°27'52"	195.00'	25.40'	N84°09'20"E	25.39'

BOUNDARY CONTAINS 6.072 ACRES.

STATE OF VIRGINIA
County of Roanoke
I, Linda J. Smiley, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE AND County DO HEREBY CERTIFY THAT DOUGLAS W. & GEORGEANN McDOWALL AND ETHEL V. WOOD WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING DATED September 4, 1979, HAVE EACH PERSONALLY APPEARED BEFORE ME IN MY STATE AND County AND ACKNOWLEDGED THE SAME ON THIS 4th DAY OF September, 1979.

MY COMMISSION EXPIRES: April 24, 1983
Linda J. Smiley
NOTARY PUBLIC

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT DOUGLAS W. & GEORGEANN McDOWALL AND ETHEL V. WOOD ARE THE OWNERS OF THE TRACT OF LAND SHOWN HEREON, SUBDIVIDED INTO LOTS 1, 13, 14 AND 15, WINDSOR HILLS, SUBDIVISION NO. 2, AND BOUNDED BY CORNERS 1 THRU 27 INCLUSIVE, WHICH IS THE LAND CONVEYED TO SAID OWNERS BY DEED FROM RUTH WOOD McDOWALL BY DEED DATED MAY 17, 1967 RECORDED IN DEED BOOK 834 PAGE 274 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF ROANOKE, VIRGINIA AND ALSO THE LAND CONVEYED TO SAID OWNERS BY DEED FROM RUTH WOOD McDOWALL AND W. D. McDOWALL BY DEED DATED APRIL 6, 1950 RECORDED IN DEED BOOK 436 PAGE 436 IN THE AFORESAID CLERK'S OFFICE AND ALSO A PORTION OF THE LAND CONVEYED TO SAID OWNERS BY DEED FROM ELIZABETH McDOWALL CAMPBELL AND CHARLES W. CAMPBELL BY DEED DATED MARCH 3, 1975 RECORDED IN DEED BOOK 1023 PAGE 236 IN THE AFORESAID CLERK'S OFFICE.

THE SAID OWNERS HEREBY CERTIFY THAT THEY HAVE SUBDIVIDED THIS LAND INTO LOTS AS SHOWN HEREON ENTIRELY WITH THEIR OWN FREE WILL AND ACCORD AS REQUIRED BY SECTIONS 15.1-465 THRU 15.1-485 OF THE CODE OF VIRGINIA AS AMENDED TO DATE.

THE SAID OWNERS HEREBY DEDICATE TO AND VEST IN THE CITY OF ROANOKE, VIRGINIA, SUCH PORTIONS OF THE PREMISES PLATTED AS ARE ON THIS PLAT SET APART FOR STREETS, EASEMENTS OR OTHER PUBLIC USE.

THE SAID OWNERS DO AS A CONDITION PRECEDENT TO THE APPROVAL OF THIS PLAT AND SUBDIVISION AND THE ACCEPTANCE OF THE DEDICATION OF THE STREETS SHOWN HEREON BY THE CITY OF ROANOKE, ON ITS OWN BEHALF AND FOR AND ON ACCOUNT OF ITS SUCCESSORS AND ASSIGNS, SPECIFICALLY RELEASES THE CITY OF ROANOKE FROM ANY CLAIM OR CLAIMS FOR DAMAGES WHICH SAID OWNERS, THEIR SUCCESSORS ASSIGNS MAY OR MIGHT HAVE AGAINST THE CITY OF ROANOKE BY REASON OF ESTABLISHING PROPER GRADE LINES ON AND ALONG SUCH STREETS AS SHOWN ON THIS PLAT OF THE SUBDIVISION (OR SUCH CHANGE STREETS AS MAY BE AGREED UPON IN THE FUTURE) AND BY DOING NECESSARY GRADING, CUTTING OR FILLING FOR PURPOSE OF PLACING SUCH STREETS UPON PROPER GRADE AS MAY FROM TIME TO TIME BE ESTABLISHED BY THE CITY OF ROANOKE, AND THE CITY OF ROANOKE SHALL NOT BE REQUIRED TO CONSTRUCT ANY RETAINING WALL OR WALLS ALONG THE STREETS AND PROPERTY LINES THEREOF.

WITNESS THE SIGNATURES AND SEALS ON THIS 4th DAY OF Sept, 1979.

Douglas W. McDowall, OWNER
Georgeann McDowall, OWNER
Ethel V. Wood, OWNER

SURVEY SHOWING A RESUBDIVISION OF PROPERTY OF

DOUGLAS W. & GEORGEANN McDOWALL AND ETHEL V. WOOD
SHOWING RESUBDIVISION OF PORTIONS OF LOTS 11, 12, 13, 14 & 15, WINDSOR HILLS, SUBDIVISION NO. 2" P.B. 2 PG. 109

CITY OF ROANOKE, VIRGINIA
DATE: AUGUST 24, 1979
SCALE: 1"=50'

BY: T. P. PARKER & SON
ENGINEERS & SURVEYORS, LTD.
SALEM, VIRGINIA

APPROVED:
[Signature] DATE: July 31, 1979
CITY ENGINEER, ROANOKE, VIRGINIA

[Signature] DATE: July 31, 1979
AGENT FOR THE CITY OF ROANOKE PLANNING COMMISSION