

NOTES:

- 1) THIS PLAT WAS DRAWN FROM EXISTING RECORDS AND DOES NOT CONSTITUTE AN ACTUAL FIELD SURVEY.
- 2) THE TOTAL AREA BOUNDED BY CORNERS 1 THROUGH 18, 18B, 18 TO 1 INCLUSIVE IS 8.679 ACRES.
- 3) TOTAL AREA DEDICATED IS 0.070 ACRE.
- 4) TOTAL AREA VACATED IS 0.610 ACRE.

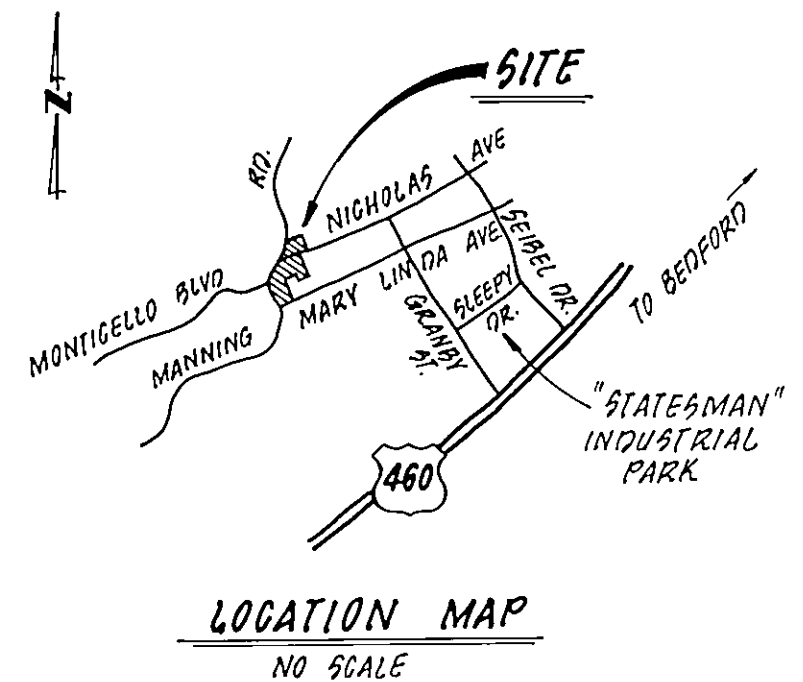
APPROVED:

Paul B. Reynolds, Jr.
AGENT FOR ROANOKE CITY PLANNING COMMISSION

12/21/83
DATE

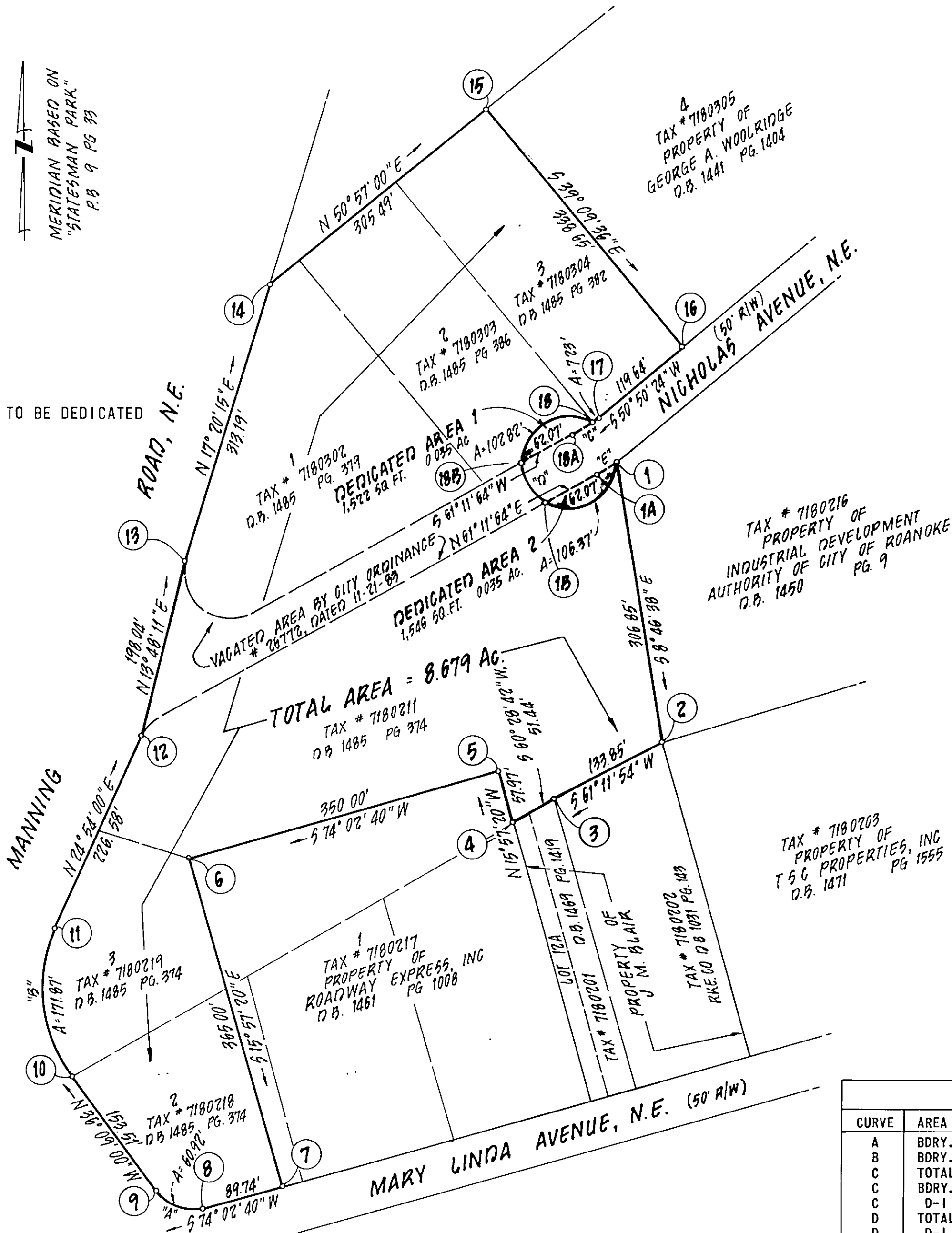
Richard B. Brown
CITY ENGINEER, ROANOKE, VIRGINIA

21 DEC. '83
DATE



LEGEND

AREA TO BE DEDICATED



IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF ROANOKE CITY, VIRGINIA, THIS PLAT WITH THE CERTIFICATE OF ACKNOWLEDGEMENT AND THERETO ANNEXED IS ADMITTED TO RECORD ON December 21, 1983, AT 1:37 O'CLOCK P.M.

Gary Robert Deputy Clerk

KNOW ALL MEN BY THESE PRESENTS. TO WIT:

THAT UNITED VIRGINIA BANK, IS THE FEE SIMPLE OWNER AND PROPRIETOR OF THE LAND SHOWN HEREON BOUNDED BY OUTSIDE CORNERS 1 THROUGH 12 TO 18 TO 1A TO 1 AND CORNERS 13 THROUGH 18 TO 18A TO 18B TO 18C TO 13, INCLUSIVE, WHICH COMPRISES ALL THE LAND CONVEYED TO SAID OWNERS BY DEED RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE CITY OF ROANOKE, VIRGINIA, IN DEED BOOK 1485, PAGE 374; DEED BOOK 1485, PAGE 379; DEED BOOK 1485, PAGE 386, AND PART OF THE LAND CONVEYED IN DEED BOOK 1485, PAGE 382.

THE SAID OWNER HEREBY DEDICATES TO THE CITY OF ROANOKE, VIRGINIA, IN FEE SIMPLE SUCH PORTIONS OF THE PREMISES PLATTED AS ARE ON THIS PLAT SET APART FOR STREET PURPOSES IN ACCORDANCE WITH THE PROVISIONS OF THE SUBDIVISION ORDINANCE OF THE CITY OF ROANOKE, AS AMENDED, AND THE VIRGINIA LAND SUBDIVISION ACT.

IN WITNESS WHEREOF IS HEREBY PLACED THE FOLLOWING SIGNATURE AND SEAL ON DECEMBER 14, 1983.

UNITED VIRGINIA BANK

BY: Joseph L. Banks
JOSEPH L. BANKS, VICE PRESIDENT

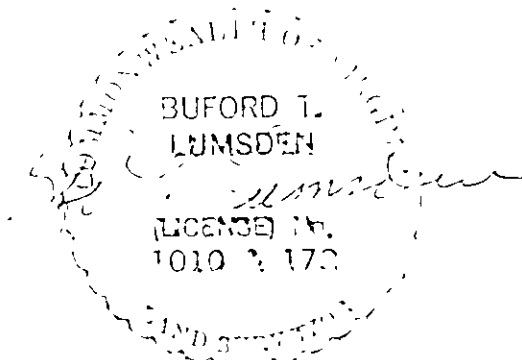
STATE OF VIRGINIA

CITY OF ROANOKE TO WIT:

I, Beverly C. Parks A NOTARY PUBLIC IN AND FOR THE AFORESAID CITY AND STATE DO HEREBY CERTIFY THAT JOSEPH L. BANKS, VICE PRESIDENT OF UNITED VIRGINIA BANK, OWNER, WHOSE NAME AS SUCH IS SIGNED TO THE FOREGOING WRITING DATED DECEMBER 12, 1983, HAS PERSONALLY APPEARED BEFORE ME IN MY AFORESAID CITY AND STATE AND ACKNOWLEDGED THE SAME ON DECEMBER 14, 1983.

MY COMMISSION EXPIRES June 5, 1987.

Beverly C. Parks
NOTARY PUBLIC



CURVE DATA							
CURVE	AREA	ANGLE	RADIUS	TAN.	ARC	CHORD	CH. BEARING
A	BDRY.	69° 48' 20"	50.00'	34.88'	60.92'	57.22'	N 71° 03' 10" W
B	BDRY.	61° 03' 00"	161.30'	95.11'	171.87'	163.85'	N 05° 37' 30" W
C	TOTAL	10° 21' 37"	179.65'	15.47'	30.86'	30.81'	S 56° 01' 14" W
C	BDRY.	02° 25' 34"	170.65'	3.61'	7.23'	7.23'	S 52° 03' 12" W
C	D-1	07° 56' 03"	170.65'	11.83'	23.63'	23.61'	S 57° 14' 01" W
D	TOTAL	229° 43' 42"	50.00'	29.03'	261.56'	50.21'	S 30° 50' 19" E
D	D-1	117° 49' 38"	50.00'	82.93'	102.82'	85.64'	N 60° 06' 43" E
D	VAC.	60° 00' 42"	50.00'	28.87'	52.37'	50.01'	S 28° 48' 27" E
D	D-2	121° 53' 22"	50.00'	90.00'	106.37'	87.42'	S 60° 14' 31" W
E	D-2	06° 35' 34"	220.65'	12.71'	25.39'	25.38'	N 57° 54' 07" E

BDRY. DENOTES BOUNDARY
D-1 DENOTES DEDICATED AREA 1
VAC. DENOTES VACATED AREA
D-2 DENOTES DEDICATED AREA 2

PLAT SHOWING
THE
SUBDIVISION OF PROPERTY OF
UNITED VIRGINIA BANK
AND
DEDICATING AREAS 1 & 2 TO THE
CITY OF ROANOKE, VA. FOR STREET PURPOSES
AND
COMBINING THE VACATED AREA OF NICHOLAS
AVENUE, N.E. WITH PARCELS DESIGNATED BY
TAX NO'S 7180302, 7180303, 7180304, 7180211,
7180219 & 7180218

SITUATED IN STATESMAN PARK (P.B. 9 PG. 33)

ROANOKE, VIRGINIA

SCALE: 1"=100' DATE: 13 DEC. 1983

BUFORD T. LUMSDEN & ASSOCIATE, P.C.
ENGINEERS - SURVEYORS
ROANOKE, VIRGINIA

#83-126