

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT C. W. FRANCIS & SON, INC. IS THE FEE SIMPLE OWNER OF THE TRACT OF LAND SHOWN HEREON BOUNDED BY CORNERS 1 THROUGH 31 TO 1 INCLUSIVE, SUBDIVIDED INTO TRACTS AND KNOWN AS PEAKWOOD HILLS, AND BEING THE SAME LAND CONVEYED TO SAID OWNER BY DEED DATED 4-2-80 AND RECORDED IN DEED BOOK 1497 PAGE 1591 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF ROANOKE CITY, VIRGINIA AND SUBJECT TO THAT CERTAIN DEED OF TRUST TO COLONIAL AMERICAN NATIONAL BANK, LIENHOLDER BY DEED DATED JAN. 11, 1984, RECORDED IN DEED BOOK 1497 PAGE 1593 IN THE AFORESAID CLERK'S OFFICE, AND ALSO SUBJECT TO THAT CERTAIN DEED OF TRUST TO BETTY F. TRINKLE, LIENHOLDER BY DEED DATED 1-11-84, RECORDED IN DEED BOOK 1497 PAGE 1597 IN THE AFORESAID CLERK'S OFFICE.

THE SAID OWNER HEREBY CERTIFIES THAT HE HAS SUBDIVIDED THIS LAND INTO TRACTS AS SHOWN HEREON ENTIRELY WITH HIS OWN FREE WILL AND ACCORD AS REQUIRED BY SECTIONS 15-1-465 OF THE CODE OF VIRGINIA AS AMENDED TO DATE. THE SAID OWNER DOES BY VIRTUE OF THE RECORDATION OF THIS PLAT, DEDICATE IN FEE SIMPLE TO THE CITY OF ROANOKE ALL THE LAND EMBRACED WITHIN THE STREETS OF THIS SUBDIVISION AND ALL LAND SET APART FOR EASEMENTS OR OTHER PUBLIC USE IN ACCORDANCE WITH THE SUBDIVISION ORDINANCE OF THE CITY OF ROANOKE, AND THE VIRGINIA LAND SUBDIVISION ACT.

WITNESS THE SIGNATURES AND SEALS, THIS 13<sup>th</sup> DAY OF JANUARY, 1984.

C. W. FRANCIS & SON, INC.

BY: [Signature]  
JAMES L. TRINKLE, PRESIDENT

BY: [Signature] V.P.  
D. KYLE UMBERGER, VICE PRESIDENT, COLONIAL  
AMERICAN NATIONAL BANK, LIENHOLDER

BY: [Signature]  
BETTY F. TRINKLE, LIENHOLDER

STATE OF VIRGINIA

13-01-1984

I, [Signature], A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT JAMES L. TRINKLE, PRESIDENT OF C. W. FRANCIS & SON, INC. WHOSE NAME IS SIGNED TO THE FOREGOING WRITING DATED JANUARY 13, 1984 HAS PERSONALLY APPEARED BEFORE ME IN MY STATE AND ACKNOWLEDGED THE SAME ON THIS 13<sup>th</sup> DAY OF JANUARY, 1984

MY COMMISSION EXPIRES SEPTEMBER 14, 1986

[Signature]  
( NOTARY PUBLIC

STATE OF VIRGINIA

13-01-1984

I, [Signature], A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT D. KYLE UMBERGER, VICE PRESIDENT COLONIAL AMERICAN NATIONAL BANK, LIENHOLDER, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING DATED JANUARY 13, 1984 HAS PERSONALLY APPEARED BEFORE ME IN MY STATE AND ACKNOWLEDGED THE SAME ON THIS 13<sup>th</sup> DAY OF JANUARY, 1984

MY COMMISSION EXPIRES SEPTEMBER 14, 1986

[Signature]  
NOTARY PUBLIC

STATE OF VIRGINIA

13-01-1984

I, [Signature], A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT BETTY F. TRINKLE, LIENHOLDER WHOSE NAME IS SIGNED TO THE FOREGOING WRITING DATED JANUARY 13, 1984 HAS PERSONALLY APPEARED BEFORE ME IN MY STATE AND ACKNOWLEDGED THE SAME ON THIS 13<sup>th</sup> DAY OF JANUARY, 1984

MY COMMISSION EXPIRES SEPTEMBER 14, 1986

[Signature]  
NOTARY PUBLIC

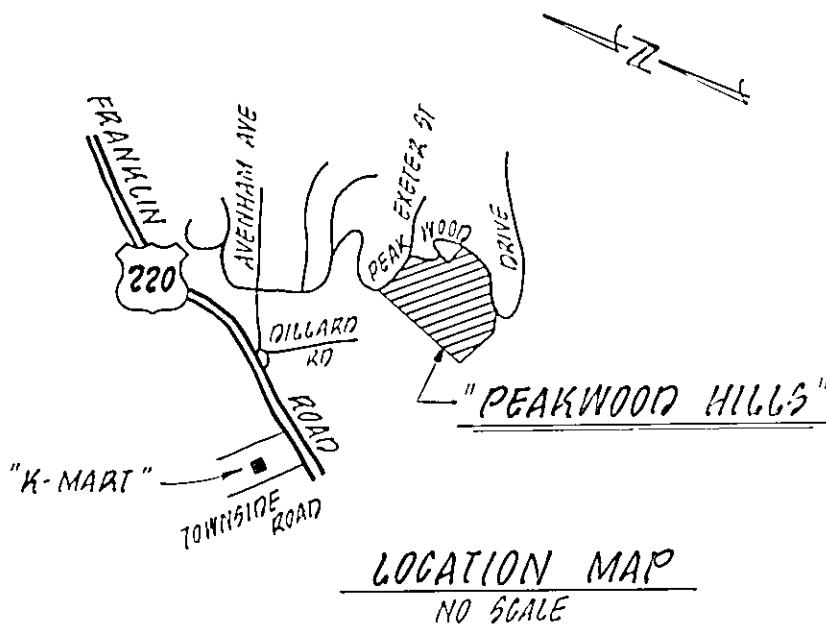
APPROVED:

[Signature]  
CITY ENGINEER, ROANOKE, VIRGINIA

30 JAN 1984  
DATE

[Signature]  
AGENT, FOR THE CITY OF ROANOKE PLANNING COMMISSION

13 JAN 1984  
DATE



IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA, THIS PLAT WAS PRESENTED ON THIS 30 DAY OF JANUARY, 1984. AND WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THERETO ANNEXED ADMITTED TO RECORD AT 4:35 O'CLOCK P.M.

TESTEE: PATSY TESTERMANH, CLERK

BY: [Signature]  
DEPUTY

PLAT OF  
PEAKWOOD HILLS  
ROANOKE, VIRGINIA  
PROPERTY OF:  
C. W. FRANCIS & SON, INC.

SCALE: 1"=100' DATE: 11 JAN. 1984

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

73-537  
SHEET 1 OF 2