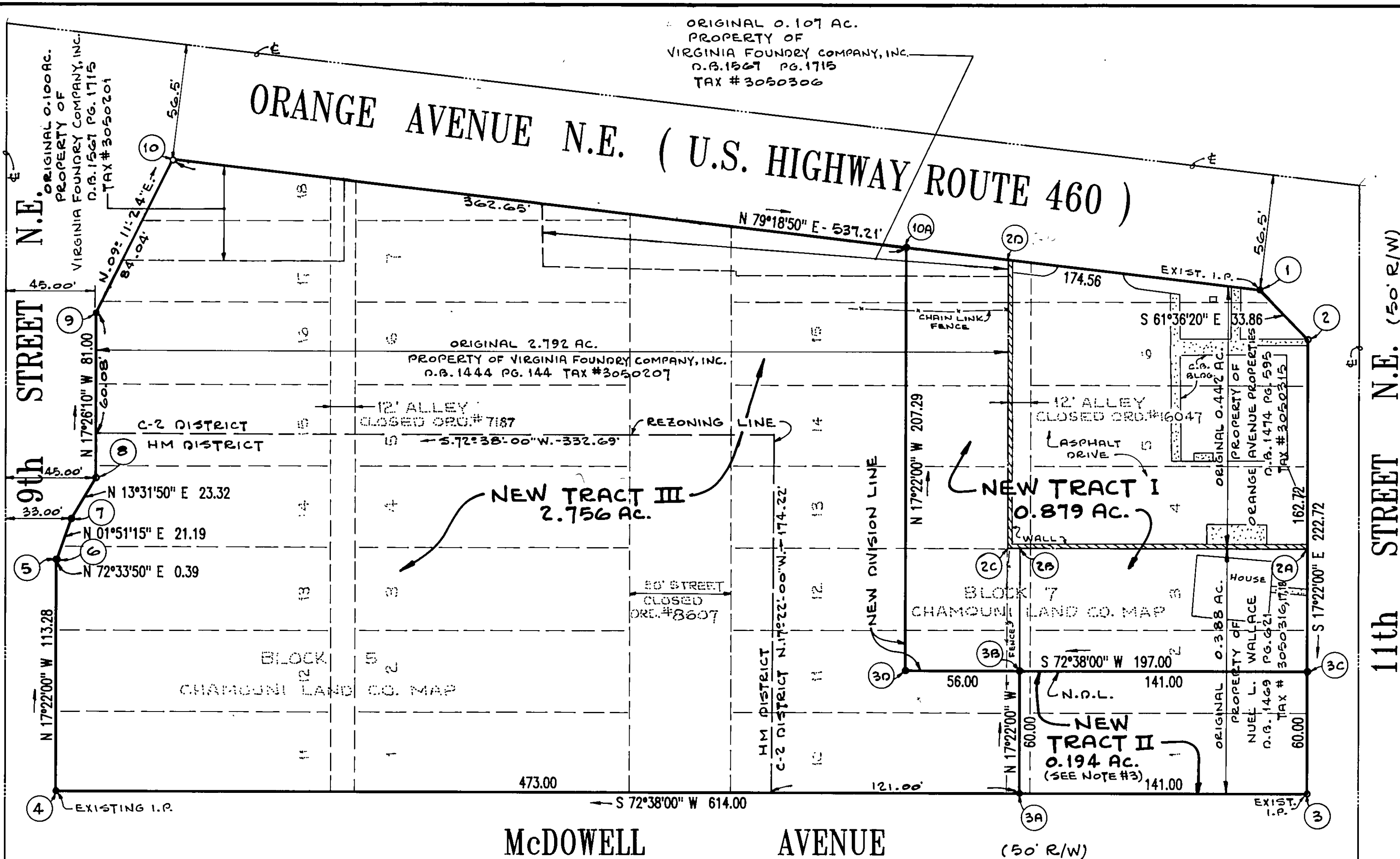




NOTES:

1. IRON PINS SET AT ALL CORNERS UNLESS OTHERWISE SPECIFIED.
2. PORTIONS OF THIS PROPERTY IS LOCATED IN A SPECIAL FLOOD HAZARD AREA AS DESIGNATED BY THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT.
3. SEE APPEALS #61-87-A FOR AREA WAIVER FROM BOARD OF ZONING APPEALS FOR NEW TRACT II.
4. ALL EXISTING STRUCTURES ARE SHOWN ON TRACT I ONLY. THERE MAY EXIST STRUCTURES ON TRACTS II & III NOT SHOWN HEREON.

PLAT SHOWING THE RESUBDIVISION OF
THE PROPERTY OF

ORANGE AVENUE PROPERTIES
(0.442 ACRE IN D.B. 1474, PG. 595),
NUEL L. WALLACE
(0.388 ACRE IN D.B. 1469, PG. 621),
AND
VIRGINIA FOUNDRY COMPANY, INC.
(2.792 ACRES IN D.B. 1444, PG. 144),
(0.107 ACRE IN D.B. 1567, PG. 1715),
(0.100 ACRE IN D.B. 1567, PG. 1715)

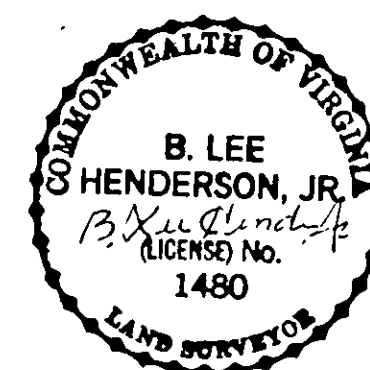
CREATING

NEW TRACTS I (0.879 ACRE),
II (0.194 ACRE), AND III (2.756 ACRES)

BEING A PORTION OF THE
ORIGINAL BLOCKS 5 & 7
CHAMOUNI LAND CO. MAP

ROANOKE CITY, VIRGINIA
SCALE: 1" = 40' DATE: 28 AUGUST, 1987

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



BOUNDARY COORDINATES		
ORIGIN OF COORDINATES ASSUMED		
CORNER	NORTH	EAST
1	1499.996	1500.008
2	1483.894	1529.795
3	1271.326	1596.274
4	1088.056	1010.264
5	1196.172	976.451
6	1196.289	976.823
7	1217.468	977.509
8	1240.141	982.965
9	1317.419	958.694
10	1400.382	972.116
TOTAL AREA = 3.829 AC.		

ORIGINAL TRANSFER BOUNDARYS					
			CORNERS	BEARING	DISTANCE
			2A - 3C	S 17° 22' 00" E	60.00'
			3C - 3B	S 72° 38' 00" W	141.00'
			3B - 2B	N 17° 22' 00" W	60.00'
			2B - 2A	N 72° 38' 00" E	141.00'
AREA = 0.194 ACRES					
CORNERS	BEARING	DISTANCE	CORNERS	BEARING	DISTANCE
2D - 2C	S 17° 22' 00" E	141.43'	1 - 2	S 61° 36' 20" E	33.86'
2C - 2B	N 72° 38' 00" E	6.00'	2 - 2A	S 17° 22' 00" E	102.72'
2B - 3B	S 17° 22' 00" E	60.00'	2A - 2C	S 72° 38' 00" W	147.00'
3B - 3D	S 72° 38' 00" W	56.00'	2C - 2D	N 17° 22' 00" W	141.43'
3D - 10A	N 17° 22' 00" W	207.29'	2D - 1	N 79° 18' 50" E	124.22'
10A - 2D	N 79° 18' 50" E	50.34'			
AREA = 0.243 ACRES			AREA = 0.442 ACRES		