



APPROVED:

Edward R. Tuckey
AGENT, CITY OF ROANOKE PLANNING COMMISSION

7/15/92
DATE

Charles M. Huffine
CITY ENGINEER, ROANOKE, VIRGINIA

7/15/92
DATE

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA, THIS PLAT WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THEREOF ANNEXED IS ADMITTED TO RECORD ON July 16, 1992, AT 2:50 O'CLOCK P.M.

TESTEE: ARTHUR B. CRUSH, III, CLERK

Patty Humphrey
DEPUTY CLERK

KNOW ALL MEN BY THESE PRESENTS, TO WIT:

THAT THE HEIRS OF THE BART A. GALBRAITH, ESTATE, ARE THE FEE SIMPLE OWNERS AND PROPRIETORS OF THE LAND SHOWN HEREON, BOUNDED BY CORNERS 1 THRU 4 TO 1, INCLUSIVE, WHICH COMPRISES ALL OF THE LAND CONVEYED TO SAID OWNER FROM C. F. POWERS AND JENNIE P. POWERS BY DEED DATED 28 JANUARY 1944, AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF ROANOKE COUNTY, VIRGINIA, IN DEED BOOK 310, PAGE 286.

THE SAID OWNERS CERTIFY THAT THEY HAVE SUBDIVIDED THIS LAND, AS SHOWN HEREON, ENTIRELY WITH THEIR OWN FREE WILL AND CONSENT AND PURSUANT TO AND IN COMPLIANCE WITH THE VIRGINIA CODE OF 1950, AS AMENDED TO DATE, AND FURTHER PURSUANT TO AND IN COMPLIANCE WITH THE CITY OF ROANOKE LAND SUBDIVISION ORDINANCES, AS AMENDED TO DATE. THE SAID OWNERS DO BY VIRTUE OF THE RECORDATION OF THIS PLAT, DEDICATE IN FEE SIMPLE TO THE CITY OF ROANOKE THE 25' WIDE STRIP OF LAND ALONG AIRPORT ROAD, SHOWN HEREON, FOR ROAD WIDENING PURPOSES.

IN WITNESS WHEREOF ARE HEREBY PLACED THE FOLLOWING SIGNATURES AND SEALS ON THIS 4TH DAY OF June, 1992.

BART A. GALBRAITH, ESTATE

Joyce Galbraith Colony
JOYCE GALBRAITH COLONY
CO-EXECUTOR/TRUSTEE

BY: Carolyn G. Nolan
CAROLYN G. NOLAN
CO-EXECUTOR/TRUSTEE

BY: Betsy Galbraith DeCarolis
BETSY G. DECAROLIS
CO-EXECUTOR/TRUSTEE

STATE OF VIRGINIA
COUNTY OF ROANOKE

I, JULIE L. BIGGS, A NOTARY PUBLIC IN AND FOR THE AFORESAID COUNTY AND STATE DO HEREBY CERTIFY THAT JOYCE GALBRAITH COLONY, CO-EXECUTOR AND TRUSTEE FOR THE ESTATE OF BART A. GALBRAITH, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING DATED 1 JUNE, 1992, HAS PERSONALLY APPEARED BEFORE ME IN MY AFORESAID COUNTY AND STATE AND ACKNOWLEDGED THE SAME ON 1 JUNE, 1992.

MY COMMISSION EXPIRES 11-30-96

NOTARY PUBLIC

STATE OF VIRGINIA
COUNTY OF ROANOKE

I, Carolyn G. Nolan, A NOTARY PUBLIC IN AND FOR THE AFORESAID COUNTY AND STATE DO HEREBY CERTIFY THAT CAROLYN G. NOLAN, CO-EXECUTOR AND TRUSTEE FOR THE ESTATE OF BART A. GALBRAITH, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING DATED June 8, 1992, HAS PERSONALLY APPEARED BEFORE ME IN MY AFORESAID COUNTY AND STATE AND ACKNOWLEDGED THE SAME ON June 8, 1992.

MY COMMISSION EXPIRES June 1, 1993

NOTARY PUBLIC

STATE OF VIRGINIA
COUNTY OF ROANOKE

I, SARA V. PRILLAMAN, A NOTARY PUBLIC IN AND FOR THE AFORESAID COUNTY AND STATE DO HEREBY CERTIFY THAT BETSY G. DECAROLIS, CO-EXECUTOR AND TRUSTEE FOR THE ESTATE OF BART A. GALBRAITH, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING DATED March 27, 1992, HAS PERSONALLY APPEARED BEFORE ME IN MY AFORESAID COUNTY AND STATE AND ACKNOWLEDGED THE SAME ON June 4, 1992.

MY COMMISSION EXPIRES January 31, 1995

NOTARY PUBLIC

NOTES:

- THIS ORIGINAL SCALE PLAT HAS NOT BEEN REDUCED.
- THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT AND THERE MAY EXIST ENCUMBRANCES WHICH AFFECT THIS PROPERTY NOT SHOWN HEREON.
- THIS PLAT IS BASED ON A CURRENT FIELD SURVEY.
- IRON PINS HAVE BEEN SET AT ALL CORNERS, UNLESS OTHERWISE NOTED.
- THIS PLAT SUBDIVIDES ORIGINAL TAX MAP #6640107.
- THIS PROPERTY AS SHOWN HEREON DOES NOT FALL WITHIN THE LIMITS OF A 100 YEAR FLOOD BOUNDARY AS DESIGNATED BY FEMA. THIS OPINION IS BASED ON AN INSPECTION OF THE FLOOD INSURANCE RATE MAP AND HAS NOT BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS.
- CORNERS 3B TO 3A DENOTES A NEW DIVISION LINE.
- THIS PROPERTY IS ZONED LM.

PLAT OF SURVEY
SHOWING SUBDIVISION OF THE
PROPERTY (5.008 AC.) OF

BART A. GALBRAITH ESTATE
CREATING HEREON
LOT "1" (3.113 AC.) &
LOT "2" (1.459 AC.)

AND DEDICATING 0.436 AC.
TO THE CITY OF ROANOKE FOR
PUBLIC STREET PURPOSES

SITUATED ALONG
AIRPORT ROAD, N.W.

ROANOKE VIRGINIA

SCALE: 1" = 60' DATE: 27 MARCH 1992

LUMSDEN ASSOCIATES, P.C.
ENGINEERS-SURVEYORS-PLANNERS
ROANOKE, VIRGINIA

