

MERIDIAN OF
CRYSTAL SPRING
LAND COMPANY
P.D. 1 PGs. 102 & 103

BOUNDARY COORDINATES		
ORIGIN OF COORDINATES ARE ASSUMED		
CORNER	NORTHING	EASTING
1	1,000.000	1,000.000
2	1,082.567	1,052.230
3	984.310	1,236.519
4	890.185	1,196.501
1	1,000.000	1,000.000
TOTAL AREA: 0.496 ACRES, 21,619 SQ. FT.		

APPROVED:

John R. Marshall
AGENT, ROANOKE CITY PLANNING COMMISSION

5-13-93
DATE

Charles M. Bluffing 5-13-93
CITY ENGINEER, ROANOKE, VIRGINIA

DATE

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF
ROANOKE, VIRGINIA, THIS MAP WITH THE CERTIFICATE OF
ACKNOWLEDGEMENT THERETO ANNEXED IS ADMITTED TO RECORD ON
May 13, 1993, AT 2:20 O'CLOCK P.M.

TESTEE: ARTHUR B. CRUSH, III

Lena Testerman
DEPUTY CLERK

PLAT SHOWING THE
RESUBDIVISION OF LOTS 1, 2, 6, 7, &
SOUTHERN HALF OF LOTS 3 & 8 AND
PART OF AN ALLEY (VACATED & CLOSED)
RUNNING THROUGH SAID LOTS, BLOCK 53
CRYSTAL SPRING LAND COMPANY MAP
(P.B. 1, PAGE 102 & 103)
PROPERTY OF

MARY E. CROUCH

CREATING NEW

Lot 1A (0.252 Acres)
Lot 6A (0.244 Acres)

ROANOKE, VIRGINIA

SCALE: 1" = 30' DATE: 12 APRIL 1993

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

KNOW ALL MEN BY THESE PRESENTS, TO WIT:

THAT MARY E. CROUCH IS THE FEE SIMPLE OWNER AND PROPRIETOR OF
THE LAND SHOWN HEREON TO BE RE-SUBDIVIDED BOUNDED BY OUTSIDE
CORNERS 1 THRU 4 TO 1 INCLUSIVE, WHICH COMPRISES ALL OF THE LAND
CONVEYED TO CARLYLE E. CROUCH (DECEASED) AND MARY E. CROUCH BY
DEED DATED 27 DECEMBER, 1951, AND RECORDED IN THE CLERK'S OFFICE
OF THE CIRCUIT COURT OF ROANOKE CITY, VIRGINIA, IN DEED BOOK
870, PAGE 363.

THE SAID OWNER CERTIFIES THAT SHE HAS SUBDIVIDED THIS LAND, AS
SHOWN HEREON, ENTIRELY WITH HER 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.

IN WITNESS THEREOF ARE HEREBY PLACED THE FOLLOWING SIGNATURES
AND SEALS ON THIS 11th DAY OF May, 1993.

BY: *Joann Gish Mcknight* LEGAL REFERENCE:
MARY E. CROUCH, OWNER P.O.A.

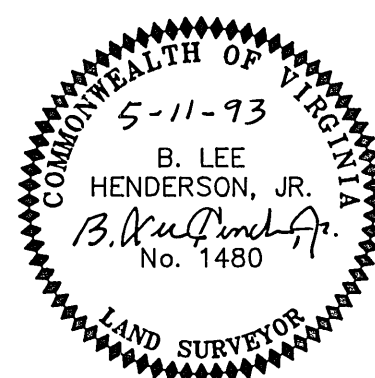
POWER OF ATTORNEY
DATED 8 JANUARY, 1993
GRANTED TO JOANN GISH MCKNIGHT
BY MARY ELIZABETH CROUCH
RECORDED IN DEED BOOK 1682,
PAGE 1389.

NOTES:

1. THIS PLAT IS BASED ON A CURRENT FIELD SURVEY.
2. THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT
TITLE REPORT AND THERE MAY EXIST ENCUMBRANCES WHICH AFFECT THIS
PROPERTY NOT SHOWN HEREON.
3. IRON PINS HAVE BEEN SET AT ALL CORNERS UNLESS OTHERWISE NOTED.
4. THIS PLAT REPRESENTS THE RESUBDIVISION OF ORIGINAL TAX
PARCEL 1060706.
5. THIS PROPERTY IS CURRENTLY ZONED RS-3.
6. THIS PROPERTY IS NOT LOCATED 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. SEE COMMUNITY
PANEL NUMBER 510130 0020 C DATED JUNE 1, 1984.

I HEREBY CERTIFY THAT THIS PLAT IS CORRECT
TO THE BEST OF MY KNOWLEDGE AND BELIEF.

B. Henderson Jr.



STATE OF VIRGINIA
County of Roanoke

I, *Sara V. Brillman*, A NOTARY PUBLIC IN AND FOR
THE AFORESAID County AND STATE DO HEREBY CERTIFY THAT JOANN
GISH MCKNIGHT, POA FOR MARY E. CROUCH, OWNER, WHOSE NAME IS SIGNED
TO THE FOREGOING WRITING DATED April 12, 1993, HAS
PERSONALLY APPEARED BEFORE ME IN MY AFORESAID County AND
STATE AND ACKNOWLEDGED THE SAME ON May 11, 1993.

MY COMMISSION EXPIRES January 31, 1995

Sara V. Brillman
NOTARY PUBLIC