

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT ANDREW J. ROBERTSON AND VIRGINIA M. ROBERTSON ARE THE FEE SIMPLE OWNERS OF THE PARCEL OF LAND SHOWN HEREON BOUNDED BY OUTSIDE CORNERS 1, 2, 9, 10 TO 1 INCLUSIVE, CONTAINING 0.346 ACRE, BEING KNOWN AS NEW LOT 2 ACCORDING TO MAP SHOWING SUBDIVISION OF RODNEY E. TAYLOR AND MARGARET GRIFFITH TAYLOR, RECORDED IN MAP BOOK 1, PAGE 1152, IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA, WAS CONVEYED TO SAID OWNERS BY MARGARET GRIFFITH TAYLOR AND RODNEY E. TAYLOR BY DEED DATED NOVEMBER 19, 1993 AND RECORDED IN DEED BOOK 1698, PAGE 1247 IN THE ABOVE MENTIONED CLERK'S OFFICE.

THAT JAMES S. ROBERTSON AND CAROLYN S. ROBERTSON ARE THE FEE SIMPLE OWNERS OF THE PARCEL OF LAND SHOWN HEREON BOUNDED BY OUTSIDE CORNERS 2, 3, 4, 5, 6, 7, 8, 9 TO 2 INCLUSIVE, CONTAINING 0.372 ACRE, BEING KNOWN AS NEW LOT 3 ACCORDING TO MAP SHOWING SUBDIVISION OF RODNEY E. TAYLOR AND MARGARET GRIFFITH TAYLOR, RECORDED IN MAP BOOK 1, PAGE 1152, IN THE ABOVE MENTIONED CLERK'S OFFICE WAS CONVEYED TO SAID OWNERS BY MARGARET GRIFFITH TAYLOR AND RODNEY E. TAYLOR BY DEED DATED NOVEMBER 19, 1993 AND RECORDED IN DEED BOOK 1698, PAGE 1250, IN THE ABOVE MENTIONED CLERK'S OFFICE.

THE SAID OWNERS HEREBY CERTIFY THAT THEY HAVE SUBDIVIDED AND COMBINED THE LAND AS SHOWN HEREON ENTIRELY OF THEIR OWN FREE WILL AND ACCORD AS REQUIRED BY SECTION 15.1-465 THRU 15.1-485 OF THE 1950 CODE OF VIRGINIA AS AMENDED TO DATE AND THE SUBDIVISION ORDINANCE OF THE CITY OF ROANOKE, VIRGINIA AND VACATED THE OLD LOT LINE AS SHOWN HEREON AS REQUIRED BY SECTION 15.1-483.1 OF THE 1950 CODE OF VIRGINIA AS AMENDED TO DATE.

WITNESS THE SIGNATURES AND SEALS OF SAID OWNERS.

Andrew J. Robertson 12/13/93 *Virginia M. Robertson* 12/13/93
ANDREW J. ROBERTSON DATE VIRGINIA M. ROBERTSON DATE
OWNER OWNER
D.B. 1698, PG. 1247 D.B. 1698, PG. 1247

James S. Robertson 12/13/93 *Carolyn S. Robertson* 12/13/93
JAMES S. ROBERTSON DATE CAROLYN S. ROBERTSON DATE
OWNER OWNER
D.B. 1698, PG. 1250 D.B. 1698, PG. 1250

STATE OF VIRGINIA
COUNTY OF ROANOKE TO WIT:

I, MARGARET S. CONNER, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT ANDREW J. ROBERTSON AND VIRGINIA M. ROBERTSON WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS 13TH DAY OF DECEMBER, 1993.

MY COMMISSION EXPIRES: JUNE 30, 1995
Margaret S. Conner
NOTARY PUBLIC

STATE OF VIRGINIA
COUNTY OF ROANOKE TO WIT:

I, MARGARET S. CONNER, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT JAMES S. ROBERTSON AND CAROLYN S. ROBERTSON, WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS 13TH DAY OF DECEMBER, 1993.

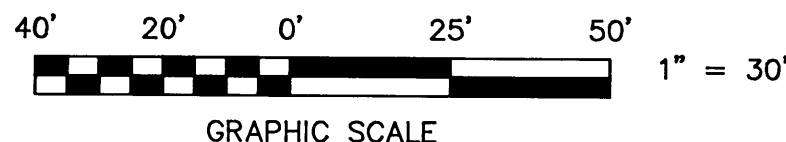
MY COMMISSION EXPIRES: JUNE 30, 1995
Margaret S. Conner
NOTARY PUBLIC

APPROVED: *Charles M. Huffine* 1/27/94
AGENT - CITY OF ROANOKE DATE
PLANNING COMMISSION
Charles M. Huffine 1/27/94
CITY ENGINEER - CITY OF ROANOKE DATE

PROPERTY ZONED RS-1
12/10/93

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA THIS MAP WAS PRESENTED WITH THE CERTIFICATE OF ACKNOWLEDGMENT THERETO ATTACHED ADMITTED TO RECORD AT 2:37 O'CLOCK P.M. ON THIS 8th DAY OF February, 1994.

TESTE: ARTHUR B. CRUSH, III
CLERK
BY: *Kathy Child*
DEPUTY CLERK
CLOSED BY RCW

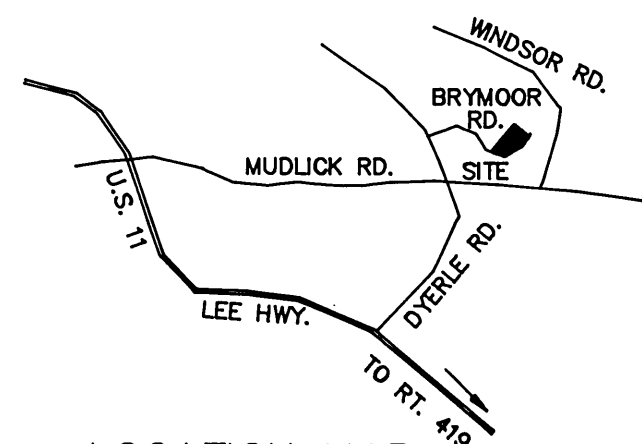
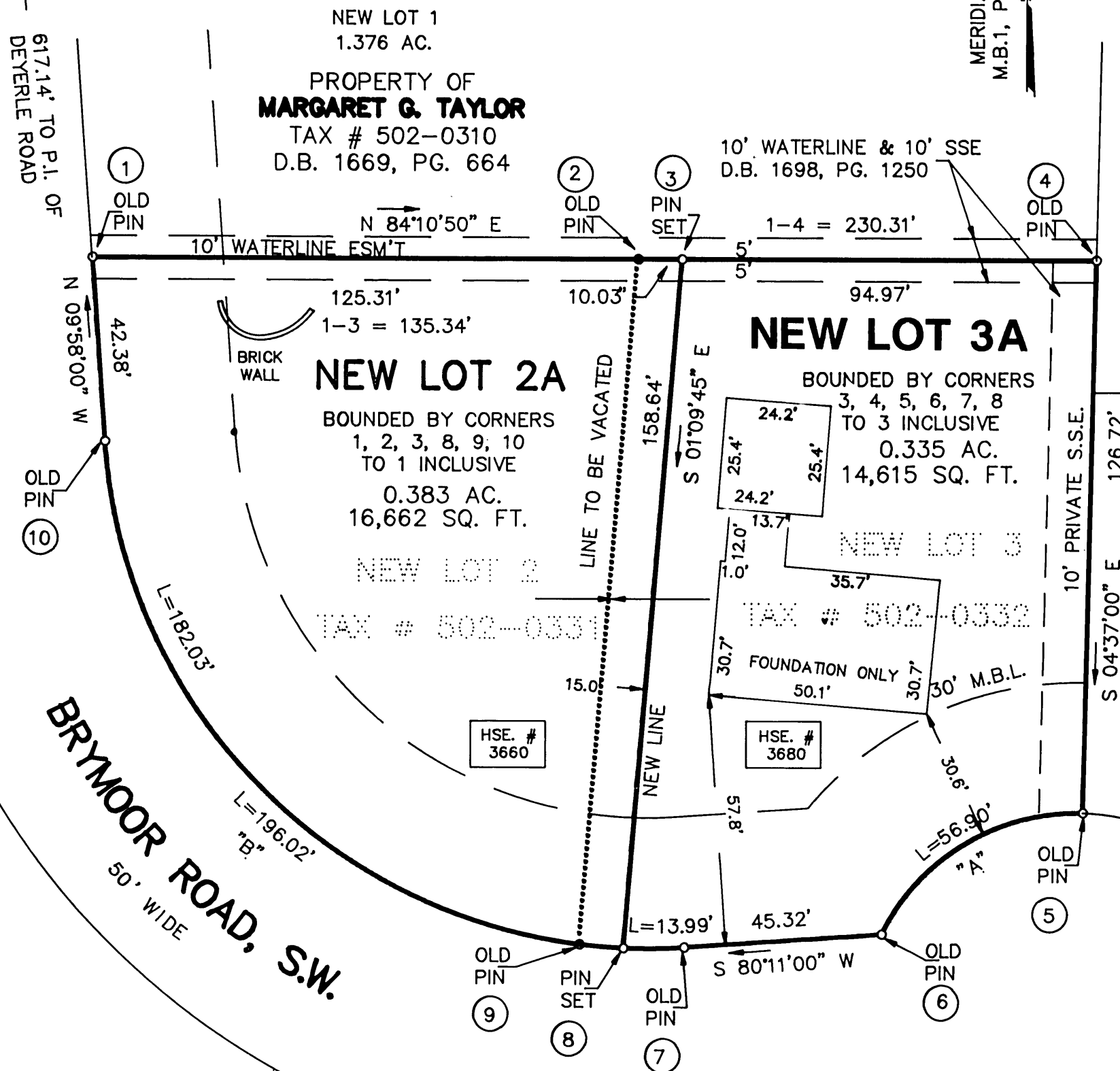


THIS IS AN ORIGINAL SIZE PLAT AND HAS NOT BEEN REDUCED.

LOT	CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
NEW LOT 3-A	"A"	50.00'	56.90'	31.98'	53.88'	S 52°47'00" W	65°12'00"
TOTAL	"B"	125.00'	196.02'	124.67'	176.55'	N 54°53'30" W	89°51'00"
NEW LOT 3A	"B"	125.00'	13.99'	7.00'	13.99'	S 83°23'27" W	06°24'53"
NEW LOT 2A	"B"	125.00'	182.03'	111.45'	166.37'	N 51°41'03" W	83°26'07"

BOUNDARY NOTES:

THIS PLAT RESUBDIVIDES TAX PARCEL NO. 502-0331 (NEW LOT 2, 0.346 AC.) AND TAX PARCEL NO. 502-0332 (NEW LOT 3, 0.372 AC.) CREATING HEREON NEW LOT 2A (0.383 AC.) AND NEW LOT 3A (0.335 AC.).



PROPERTY OF
ROBERT W. & PHYLLIS V. BROKAW
TAX # 502-0311
D.B. 739, PG. 49

PROPERTY OF
ROBERT W. & PHYLLIS V. BROKAW
D.B. 739, PG. 49

LOT 9, PLAT OF RODNEY E. TAYLOR, ET UX
& ROBERT W. BROKAW ET UX
P.B. 7, PG. 39

TAX # 502-0309

POINT	NORTHING	EASTING
1	409.22	269.48
2	421.92	394.14
3	422.94	404.13
4	432.57	498.60
5	306.26	508.80
6	273.67	465.89
7	265.94	421.24
8	264.33	407.34
9	264.13	397.35
10	367.48	276.81
1	409.22	269.48

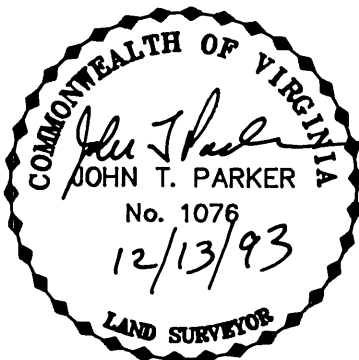
THESE COORDINATES ARE BASED ON AN ASSUMED DATUM.

NOTES:

- THIS PLAT IS SUBJECT TO INFORMATION WHICH MAY BE DISCLOSED BY A TITLE REPORT BY A LICENSED ATTORNEY.
- THE SUBJECT PROPERTY IS WITHIN THE LIMITS OF ZONE "X" AS SHOWN ON THE FEMA FLOOD INSURANCE RATE MAP. THIS DETERMINATION IS BASED ON SAID MAP AND HAS NOT BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS.

THIS RESUBDIVISION IS BASED ON A CURRENT FIELD SURVEY AND DESCRIPTION IN D.B. 1698, PGS. 1247 & 1250.

John T. Parker 12/13/93
JOHN T. PARKER, L.S. DATE



PLAT OF SURVEY FOR
ANDREW J. & VIRGINIA M. ROBERTSON

AND

JAMES S. & CAROLYN S. ROBERTSON

SHOWING THE RESUBDIVISION OF NEW LOT 2 (0.346 AC.) & NEW LOT 3 (0.372 AC.) CREATING HEREON NEW LOT 2A (0.383 AC.) & NEW LOT 3A (0.335 AC.) SITUATE ON BRYMOOR ROAD, S.W. ROANOKE, VIRGINIA

T. P. PARKER & SON

ENGINEERS - SURVEYORS - PLANNERS

TAX # 502-0331, 0332
CALC: LRD
DRAWN: LRD/73
N.B. JR-123

SCALE: 1" = 30'
DATE: DECEMBER 9, 1993
W.O. 93-2037