

## KNOW ALL MEN BY THESE PRESENTS, TO WIT:

THAT APPALACHIAN POWER COMPANY, A VIRGINIA CORPORATION, IS THE FEE SIMPLE OWNER OF THE TRACT OF LAND SHOWN HEREON BOUNDED BY CORNERS 1 THRU 12 TO 1, INCLUSIVE, WHICH COMPRISES ALL OF THE LAND CONVEYED TO SAID OWNER BY DEEDS RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE CITY OF ROANOKE, VIRGINIA, IN DEED BOOK 1055, PAGE 74; DEED BOOK 1064, PAGE 274; DEED BOOK 1464, PAGE 759; A PORTION OF LAND CONVEYED IN DEED BOOK 1355, PAGE 416 AND PORTIONS OF ALLEYS VACATED BY ORD. NO. 30776-111891 DATED 11-18-91 AND ORD. NO. 31761-111593 DATED 11-15-93, AND THAT THE Y.W.C.A. IS THE FEE SIMPLE OWNER OF THE TRACT OF LAND SHOWN HEREON BOUNDED BY CORNERS 10, 9, 8, A TO 10, INCLUSIVE, WHICH COMPRISES ALL OF THE LAND CONVEYED TO SAID OWNER BY DEED RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE CITY OF ROANOKE, VIRGINIA, IN DEED BOOK 452 PAGE 242 AND A PORTION OF ALLEY VACATED BY ORD. NO. 31761-111593 DATED 11-15-93.

THE SAID OWNER CERTIFIES THAT IT HAS SUBDIVIDED THE LAND SHOWN HEREON ENTIRELY WITH ITS 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 FURTHER PURSUANT TO AND IN COMPLIANCE WITH CITY OF ROANOKE LAND SUBDIVISION ORDINANCES.

THE SAID OWNERS, AS A CONDITION PRECEDENT TO THE APPROVAL AND RECORDATION OF THIS PLAT, HEREBY DEDICATES TO THE CITY OF ROANOKE, VIRGINIA THE AREA SET FORTH ON THIS PLAT FOR PUBLIC UTILITY EASEMENTS, SAID EASEMENT AREAS BEING THE PUBLIC ALLEYS THAT WERE PERMANENTLY VACATED, DISCONTINUED, AND CLOSED BY CITY ORDINANCE NO. 31761-111593 DATED NOV. 15, 1993.

WITNESS THE FOLLOWING SIGNATURES ON THIS 16 DAY OF Feb., 1994.

C. A. Simmons

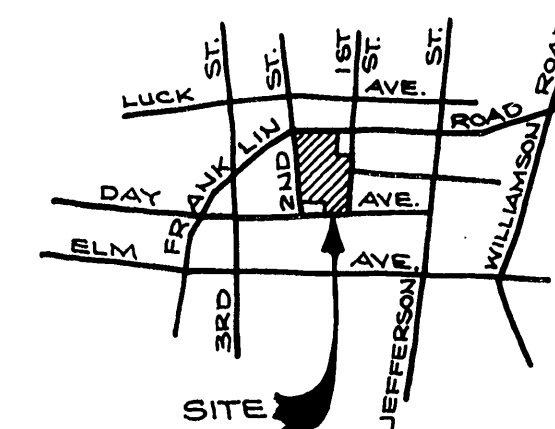
C. A. SIMMONS, A.P.CO. VICE PRES.

Diane P. Poff

DIANE POFF, PRESIDENT Y.W.C.A.

BOUNDARY COORDINATES		
POINT NO	NORTH	EAST
1	5000.0000	5000.0000
2	4995.5703	4900.0982
3	5086.0322	4897.4739
4	5078.5477	4728.6797
5	5355.7638	4686.5444
6	5425.9523	4677.1834
7	5454.2158	4700.6098
8	5465.0441	4900.8172
9	5337.1404	4906.7247
10	5340.8816	4988.3690
11	5321.4024	4989.2687
12	5158.2976	4995.4015
1	4999.9942	4999.9939

NOTE: THE ORIGINAL SCALE OF THIS MAP HAS NOT BEEN REDUCED.



VICINITY MAP

## LEGEND

L.P. LIGHT POLE  
C.B. CATCH BASIN  
M.H. MANHOLE  
"H" MON. 1/4" DIA. DRILLED HOLE

NOTE:

THE SUBJECT PROPERTY IS LOCATED IN FLOOD INSURANCE ZONE "X" AS DESIGNATED BY THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT.

STATE OF VIRGINIA  
City of Roanoke TO WIT:

I, Shirley F. Bowers, A NOTARY PUBLIC IN AND FOR THE AFOREMENTIONED City AND STATE, CERTIFY THAT C.A. SIMMONS, VICE PRESIDENT OF A.P.CO., HAS APPEARED BEFORE ME AND HAS ACKNOWLEDGED THE FOREGOING INSTRUMENT ON THIS 16th DAY OF February, 1994.

Shirley F. Bowers  
NOTARY PUBLIC

February 28, 1994  
COMMISSION EXPIRES

STATE OF VIRGINIA  
City of Roanoke TO WIT:

I, Joyce A. Bonds, A NOTARY PUBLIC IN AND FOR THE AFOREMENTIONED CITY AND STATE, CERTIFY THAT DIANE POFF, PRESIDENT OF THE Y.W.C.A., HAS APPEARED BEFORE ME AND HAS ACKNOWLEDGED THE FOREGOING INSTRUMENT ON THIS 16 DAY OF Feb., 1994.

Joyce A. Bonds  
NOTARY PUBLIC

July 31, 1994  
COMMISSION EXPIRES

I CERTIFY THAT THIS MAP OF SUBDIVISION IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

Jack G. Bess  
JACK G. BESS, C.L.S.

APPROVED: Charles M. Huffine 5/2/94  
CITY ENGINEER, CITY OF ROANOKE, VIRGINIA DATE

John Thomas Russell 4/29/94  
AGENT, CITY OF ROANOKE PLANNING COMMISSION DATE

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, THIS MAP IS PRESENTED AND WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THERETO ANNEXED, IS ADMITTED TO RECORD AT 12:05 O'CLOCK P. M. ON THIS 2 DAY OF May, 1994.

TESTE: Arthur B. Crush III  
CLERK

BY: Patty Humphreys  
DEPUTY CLERK



MAP OF SUBDIVISION MADE FOR  
APPALACHIAN POWER COMPANY  
AND THE Y.W.C.A.

SHOWING DIVISION OF NEW TRACT "A" CREATING HEREON NEW TRACT "A-1" AND NEW TRACT "A-2" AND ALSO SHOWING PORTIONS OF ALLEYS CLOSED BY ORD. NO. 30776-111891 & ORD. NO. 31761-111593 BEING COMBINED WITH PROPERTY OF APPALACHIAN POWER COMPANY AND Y.W.C.A.

ROANOKE, VIRGINIA  
SCALE: 1"=30' FEBRUARY 9, 1994

BY: JACK G. BESS  
CERTIFIED LAND SURVEYOR

SHEET 1 OF 2 N.B. J-6