THIS IS AN ORIGINAL AND HAS NOT BEEN REDUCED. ROAD KNOW ALL MEN THESE PRESENTS TO WIT: THAT TERRY E. PARSELL IS THE FEE NOTES: SIMPLE OWNER OF THE PARCEL OF LAND SHOWN HEREON BOUNDED BY RIVERLAND OUTSIDE CORNERS 1 TO 11 TO 1 INCLUSIVE, AND IS THE SAME LAND I. IRON PINS PLACED @ ALL CORNERS. 2. CURRENT ZONING RM-I CONVEYED TO SAID OWNER BY DEED BOOK 1679, PAGE 1891, IN THE OFFICE OF THE CLERK OF CIRCUIT COURT IN THE CITY OF ROANOKE, VIRGINIA. CURVE 'C' THE SAID OWNER HEREBY CERTIFIES THAT IT HAS SUBDIVIDED THIS LAND, AS CURVE 'B' CURVE 'A' R = 30.00'SHOWN HEREON, ENTIRELY OF ITS OWN FREE WILL AND ACCORD AND R = 30.00' R = 25.00'D = 72° 47' 16" PUSUANT TO AND IN COMPLIANCE WITH SECTION 15.1 - 465 OF THE 1950 CODE Δ = 42° 35'18" A = 64° 45' 33' T = 22.11'OF VIRGINIA AS AMENDED TO DATE. FURTHER PURSUANT TO AND IN T = 11.69'T = 15.85'A = 38.11'A = 22.30'COMPLIANCE WITH THE CITY OF ROANOKE LAND SUBDIVISION ORDINANCES, AS A = 28.25'CHD. = 35.60' CHD. = 21.79' AMENDED TO DATE. THE SAID OWNER HEREBY DEDICATES TO AND VESTS IN CHD. = 26.77' BRG. = 5.85°21'54"E. BRG. = N. 36° 56'28"E BRG. = N. 71° 13' 19" E. THE CITY OF ROANOKE, VIRGINIA, SUCH PORTIONS OF THE PREMISES AS PLATTED AS ARE ON THIS PLAT SET APART FOR STREETS. **VICINITY MAP** CURVE 'D' A = 50.131 NO SCALE R= 30.00' ALL OF THE EASEMENTS SHOWN HEREON ARE DEDICATED FOR PUBLIC USE. A = 107° 11' 52" CHD. = 48.29' T=40.69' BRG = N.04° 38'05"E. WITNESS THE SIGNATURE AND SEAL OF SAID OWNER. Jenny Passel Terry E. Parsell Date STATE OF VIRGINIA 5.E(Note: This 15' Private Drainage 57. Lot 14A . James H. "GLENWOOD ESTATES" Easement Is Part Of The Lot 14A · James G. Gubd. Garnand Subd. Garnand 219 Tax No. 4380 219 Tax No. 4380, Pg. 268 D.B. 1289, Pg. 268 A NOTARY PUBLIC IN AND Same Easement Created In AND STATE DO HEREBY CERTIFY THAT ENOAK FOR THE AFORESAID CITY L.P.F. D.B. 1510 , PG. 1039 OWNER. WHOSE NAME IS Terry E. Parsell SIGNED TO THE FORGOING WRITING DATED 6/15 Tax No. 4381009 Lot 9, Block 1, Sect. 2 D.B. 139B, Pg. 283 CETY DID PERSONALLY APPEAR BEFORE ME IN MY AFORESAID . AND STATE AND ACKNOWLEDGED THE SAME ON __ 8/31 MY COMMISSION EXPIRES 10x NO. 4500 615 1049 Pasmore # 4380231 LOT 8A NOTARY PUBLIC -/ Lot 1- James H. Garnand Gubd.
/
Lot 1- James Tus
D.B. 1573, Pg. 709
Tax No. 4380209 0.315 AC. -20 PERM. SEWER ESMI Tax No. 4381008 Lot 8, Block 1, Sect. 2 40'8/W) 36"OAK IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF BOANOKE VIRGINIA. THIS PLAT WAS PRESENTED ON THIS Boundary Coordinates Shown Hereon VIRGINIA, THIS PLAT WAS PRESENTED ON THIS DAY OF O 5,5, M.H. Are Based On An Assumed Datum. 1993 AND WITH THE CERTIFICATES OF DEDICATION -5.31° 45' 53"E. AND ACKNOWLEDGEMENTS THERETO ATTACHED IS ADMITTED TO RECORD AT EAST NORTH 0.00 0.00 estallist & In sunson TESTF.: De putyCLERK U.50°10'05"E. 1650 property of #4380232 375.59 Julia E. Gregory N. 74° 16' 58" W. - 164.001 Tax No. 4380220 (3) 134.19 500.05 1520°54'14"W, 0.575 AC. D.B. 1473, PG. 1983 GA#4380216 43.20 530.66 537°21'51'W, #4380226 LOT 1A 1 M.B.L. | 4/302. ! SEWER (5) 30.36 358.43 0.192 Ac. 25.19-9 106.031 0.143 Ac. 15' PRIVATE #4380229 LOT 4A (\wp) 365.68 -1.87 Tax # 4380230 0.148 AC #1308 DRAINAGE Q. 143Ac. 0.198 Ac. #1312 361.16 EASEMENT W #1316 0 O S.S. M.H. #1320 -57.16 351.79 Proposed 82:00' House Location 336.50 54.00 8 LEWIS 56.00 19' R/W ~ N/F (10) -162.69 271.21 Property of 1. THIS SURVEY WAS PERFORMED WITHOUT C.W. Stanley
Tax No. 4380222
0.575 Ac. THE BENEFIT OF A TITLE SEARCH AND THEREFORE MAY NOT SHOW ALL ENCUMBRANCES ROAD S.E. - 78.08 -29.46 2. THIS PROPERTY AS PLATTED DOES NOT FALL WITHIN THE 100 YEAR FLOOD ZONE. -0.01 -0.01 3. THIS PLAT WAS PREPARED FROM AN ACTUAL AND CURRENT FIELD SURVEY. REVISED 4: FEMA FLOOD ZONE 'X.' PLAT OF SURVEY SHOWING THE SUBDIVISION OF LOTS 2 THROUGH 6 (MAP BOOK I, PAGE 1255) 1679, PG. 1891 PROPERTY OF TERRY E. PARGELL, CREATING HEREON NEW LOTS ZATHROUGH 8A AND DEDICATING O. 110 ACRES TO THE CITY OF ROANOKE FOR STREET PURPOSES SITUATED AT LEWIS ROAD, S.E. & GLEN OAK STEET, S.E. APPROVED: TO BE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF **LEGEND** SURVEYED PROPERTY LINE SCALE: 1" = 50' DEED LINE L.M.W., P.C. PLANNING COMMISSION **EXISTING IRON FOUND** SET IRON REBAR **Engineering - Surveying** ENGINEER -- CITY OF Phone (703) 345-0675 1401 2nd Street S.W. SURVEYED: 2/24/93 Fax (703) 342-4456 Roanoke, Virginia 24016