

THIS ORIGINAL PLAT HAS NOT BEEN REDUCED

NEW PARCEL A-1 2.035 AC.

LINE	DIRECTION	DISTANCE
A-39	S88°15'00"E	250.92'
39-38	S01°52'02"W	148.16'
38-37	N88°38'22"W	12.92'
37-36	N73°29'32"W	60.59'
36-35	N87°28'09"W	14.64'
35-34	S02°31'51"W	14.98'
34-33	N89°18'07"W	1.18'
33-32	S01°57'11"W	32.94'
32-31	N83°28'18"W	0.63'
31-30	S46°59'26"W	11.97'
30-29	S01°56'23"W	7.51'
29-28	S43°04'39"E	12.28'
28-27	S02°15'00"W	26.14'
27-26	S05°03'32"W	101.18'
26-49	S02°15'00"W	12.34'
49-48	N42°26'48"W	30.40'
48-47	S41°51'49"W	24.22'
47-46	S90°00'00"W	2.00'
46-45	S48°52'58"E	49.86'
45-11	S02°15'00"W	132.83'
11-12	N87°45'00"W	88.05'
12-13	N73°52'30"W	10.55'
13-14	N60°00'00"W	13.20'
14-15	N73°52'30"W	10.55'
15-16	N87°45'00"W	2.00'
16-17	N02°15'00"E	1.42'
17-18	N87°45'00"W	24.45'
18-19	N02°15'00"E	32.45'
19-20	N87°45'00"W	1.42'
20-21	N02°15'00"E	2.00'
21-22	N11°37'30"W	10.55'
22-23	N25°30'00"W	13.20'
23-24	N11°37'30"W	10.55'
24-A	N02°15'00"E	425.25'

COORDINATE LISTING

CORNER	NORTHING	EASTING
A	10000.0000	10000.0000
39	9992.3373	10250.8030
38	9844.2559	10245.9754
37	9844.5626	10233.0617
36	9861.7790	10174.9692
35	9862.4255	10160.3435
34	9847.4601	10159.6820
33	9847.4745	10158.5021
32	9814.5536	10157.3795
31	9814.6252	10156.7535
30	9806.4603	10148.0006
29	9798.9546	10147.7464
28	9789.9849	10156.1335
27	9763.8650	10155.1072
26	9663.0792	10146.1852
49	9650.7497	10145.7008
48	9673.1821	10125.1837
47	9655.1470	10109.0225
46	9655.1470	10107.0225
45	9622.3590	10144.5853
11	9489.6330	10139.3705
12	9493.0896	10051.3884
13	9496.0201	10041.2521
14	9502.6200	10029.8205
15	9505.5505	10019.6842
16	9505.6290	10017.6858
17	9507.0479	10017.7415
18	9508.0077	9993.3104
19	9540.4327	9994.5843
20	9540.4885	9993.1654
21	9542.4869	9993.2439
22	9552.8219	9991.1177
23	9564.7360	9985.4349
24	9575.0779	9983.3048
A	10000.0000	10000.0000

BOUNDARY COORDINATES ARE BASED ON AN ASSUMED DATUM

NEW PORTION RIGHT-OF-WAY 0.021 AC.

LINE	DIRECTION	DISTANCE
45-46	N48°52'58"W	49.86'
46-47	S90°00'00"E	2.00'
47-48	N41°51'49"E	24.22'
48-49	S42°26'48"E	30.40'
49-45	S02°15'00"W	28.41'

COORDINATE LISTING

CORNER	NORTHING	EASTING
45	9622.3590	10144.5853
46	9655.1470	10107.0225
47	9655.1470	10109.0225
48	9673.1821	10125.1837
49	9650.7497	10145.7008
45	9622.3590	10144.5853

BOUNDARY COORDINATES ARE BASED ON AN ASSUMED DATUM

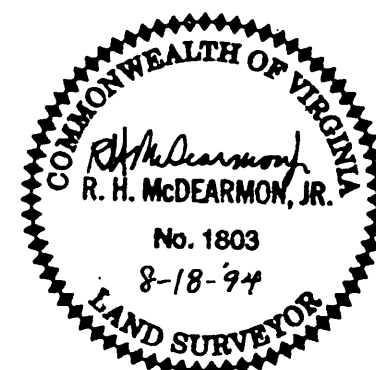
CURVE DATA

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
"A"	22.00'	10.66'	5.43'	10.55'	N73°52'30"W	27°45'00"
"B"	22.00'	10.66'	5.43'	10.55'	N73°52'30"W	27°45'00"
"C"	22.00'	10.66'	5.43'	10.55'	N11°37'30"W	27°45'00"
"D"	22.00'	10.66'	5.43'	10.55'	N11°37'30"W	27°45'00"
"E"	30.38'	90.90'	405.27'	60.59'	S73°29'32"E	171°25'34"
"F"	63.05'	117.43'	84.77'	101.18'	N05°03'32"E	106°42'57"
"G"	73.00'	30.62'	15.54'	30.40'	N42°26'48"W	24°02'10"
"H"	17.74'	26.65'	16.57'	24.22'	S41°51'49"W	86°05'09"
"I"	98.00'	50.41'	25.78'	49.86'	N48°52'58"W	29°28'29"
"J"	268.20'	162.39'	83.77'	159.92'	N34°05'46"E	34°41'32"
"K"	196.20'	15.53'	7.77'	15.53'	S59°45'19"W	04°32'11"
"L"	453.30'	150.00'	75.69'	149.32'	S71°30'13"W	18°57'34"
"M"	73.00'	68.13'	36.77'	65.69'	N81°12'07"W	53°28'29"
"N"	373.10'	37.71'	18.87'	37.69'	N83°52'42"E	05°47'26"
"O"	98.00'	51.61'	26.42'	51.02'	S78°42'30"E	30°10'35"
"P"	373.10'	35.66'	17.84'	35.65'	S89°30'42"W	05°28'34"

APPROVED:

John Thomas Russell 9/12/94
AGENT - ROANOKE CITY
PLANNING COMMISSION

Charles M. Duffing 9/12/94
CITY ENGINEER
CITY OF ROANOKE, VIRGINIA



NEW PARCEL B-1 4.288 AC.

LINE	DIRECTION	DISTANCE
39-2	S88°15'00"E	238.74'
2-3	N84°30'00"E	132.80'
3-4	S75°41'00"E	64.80'
4-5	S20°00'00"W	152.05'
6-5	S16°45'00"W	142.00'
6-7	S34°05'46"W	159.92'
7-8	S59°45'19"W	15.53'
8-9	S71°30'13"W	149.32'
9-55	S80°59'00"W	46.83'
55-54	N58°12'25"W	54.91'
54-53	N13°12'25"W	70.77'
53-52	N02°03'16"E	20.02'
52-51	N42°56'44"W	19.70'
51-50	N87°56'44"W	14.41'
50-49	N81°12'07"W	65.69'
49-26	N02°15'00"E	12.34'
26-27	N05°03'32"E	101.18'
27-28	N02°15'00"E	26.14'
28-29	N43°04'39"W	12.28'
29-30	N01°56'23"E	7.51'
30-31	N46°59'26"E	11.97'
31-32	S83°28'18"E	0.63'
32-33	N01°57'11"E	32.94'
33-34	S89°18'07"E	1.18'
34-35	N02°31'51"E	14.98'
35-36	S87°28'09"E	14.64'
36-37	S73°29'32"E	60.59'
37-38	S88°38'23"E	12.92'
38-39	N01°52'02"E	148.16'

COORDINATE LISTING

CORNER	NORTHING	EASTING
39	9992.3373	10250.8030
2	9985.0465	10489.4316
3	9997.7748	10621.6202
4	9981.7510	10684.4078
5	9838.8708	10632.4036
6	9702.8956	10591.4798
7	9570.4628	10501.8291
8	9562.6405	10488.4130
9	9515.2705	10346.8106
55	9507.9311	10300.5593
54	9536.8606	10253.8882
53	9605.7588	10237.7194
52	9625.7659	10238.4371
51	9640.1863	10225.0154
50	9640.7030	10210.6135
49	9650.7497	10145.7008
26	9663.0792	10146.1852
27	9763.8650	10155.1072
28	9789.9849	10156.1335
29	9798.9546	10147.7464
30	9806.4603	10148.0006
31	9814.6252	10156.7535
32	9814.5536	10157.3795
33	9847.4745	10158.5021
34	9847.4601	10159.6820
35	9862.4255	10160.3435
36	9861.7790	10174.9692
37	9844.5626	10233.0617
38	9844.2559	10245.9754
39	9992.3373	10250.8030

BOUNDARY COORDINATES ARE BASED ON AN ASSUMED DATUM

NEW PORTION RIGHT-OF-WAY 0.195 AC.

LINE	DIRECTION	DISTANCE
40-41	N31°47'35"E	41.65'
41-42	N76°47'35"E	23.03'
42-43	N13°12'25"W	73.98'
43-44	N38°53'39"W	12.52'
44-45	N78°42'30"W	51.02'
45-49	N02°15'00"E	28.41'
49-50	S81°12'07"E	65.69'
50-51	S87°56'44"E	14.41'
51-52	S42°56'44"E	19.70'
52-53	S02°03'16"W	20.02'
53-54	S13°12'25"E	70.77'
54-55	S58°12'25"E	54.91'
55-10	S80°59'00"W	89.17'
10-40	S83°52'42"W	37.69'

COORDINATE LISTING

CORNER	NORTHING	EASTING
40	9489.9367	10175.0152
41	9525.3397	10196.9601
42	9530.6013	10219.3809
43	9602.6246	10202.4788
44	9612.3690	10194.6177
45	9622.3590	10144.5853
49	9650.7497	10145.7008
50	9640.7030	10210.6135
51	9640.1863	10225.0154
52	9625.7659	10238.4371
53	9605.7588	10237.7194
54	9536.8606	10253.8882
55	9507.9311	10300.5593
10	9493.9560	10212.4912
40	9489.9367	10175.0152

BOUNDARY COORDINATES ARE BASED ON AN ASSUMED DATUM

NEW PARCEL B-2 0.174 AC.

LINE	DIRECTION	DISTANCE
11-45	N02°15'00"E	132.83'
45-44	S78°42'30"E	51.02'
44-43	S38°53'39"E	12.52'
43-42	S13°12'25"E	73.98'
42-41	S76°47'35"W	23.03'
41-40	S31°47'35"W	41.65'
40-11	S89°30'42"W	35.65'

COORDINATE LISTING

CORNER	NORTHING	EASTING
11	9489.6330	10139.3705
45	9622.3590	10144.5853
44	9612.3690	10194.6177
43	9602.6246	10202.4788
42	9530.6013	10219.3809
41	9525.3397	10196.9601
40	9489.9367	10175.0152
11	9489.6330	10139.3705

BOUNDARY COORDINATES ARE BASED ON AN ASSUMED DATUM

RESUBDIVISION FOR
H.R. FOUNDATION, INC.
AND
**CITY OF ROANOKE REDEVELOPMENT
AND HOUSING AUTHORITY**

SHOWING THE RESUBDIVISION OF NEW PARCEL "A" AND NEW PARCEL "B", SUBDIVISION FOR VIRGINIA TECH REAL ESTATE FOUNDATION, INC., M.B. 1, PG. 1245, AND CREATING NEW PARCEL A-1 (2.035 AC.); NEW PARCEL B-1 (4.288 AC.); NEW PARCEL B-2 (0.174 AC.); AND NEW PORTIONS OF RIGHT-OF-WAY (0.021 AC. AND 0.195 AC.) TOTALING 0.216 AC., TO BE CONVEYED FOR PUBLIC RIGHT-OF-WAY SITUATE ON SHENANDOAH AVENUE, N.E., NORTH JEFFERSON STREET, AND WELLS AVENUE, N.E.

ROANOKE, VIRGINIA

HAYES, SEAY, MATTERN & MATTERN, INC.
ARCHITECTS - ENGINEERS - PLANNERS
ROANOKE, VIRGINIA

SCALE : 1" = 50'

COMM. NO. 4617

17 AUGUST 1994

SHEET 3 OF 3