

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT BARRY.JST. JOHN IS THE FEE SIMPLE OWNER OF THE PARCEL OF LAND SHOWN HEREON BOUNDED BY CORNERS 1 THRU 6 TO 1 INCLUSIVE AND BEING ALL OF THE LAND CONVEYED TO SAID OWNER BY DEEDS RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF ROANOKE, VIRGINIA IN DEED BOOK 1715, PG 446.

THE SAID OWNER HEREBY CERTIFIES THAT IT HAS SUBDIVIDED THE LAND AS SHOWN HEREON ENTIRELY WITH ITS OWN FREE WILL AND ACCORDED AS REQUIRED BY SECTION 15.1-465 THRU 15.1-485 OF THE 1950 CODE OF VIRGINIA AS AMENDED TO DATE AND THE CITY OF ROANOKE SUBDIVISION ORDINANCE AS AMENDED TO DATE.

THE ABOVE DESCRIBED OWNER BY VIRTUE OF THE RECORDATION OF THIS PLAT DEDICATES TO AND VESTS IN THE CITY OF ROANOKE, VIRGINIA SUCH PORTIONS OF THE PREMISES AS PLATTED AS ARE ON THIS PLAT SET APART AS EASEMENTS OR OTHER PUBLIC USE.

WITNESS THE SIGNATURE AND SEAL OF THE SAID OWNER.

BARRY.JST. JOHN 3-14-95
BARRY.JST. JOHN DATE

STATE OF VIRGINIA

Communalist of Large TO WIT:

Martha Pace Franklin A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT BARRY.JST. JOHN WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS 14th DAY OF

March 1995

MY COMMISSION EXPIRES:

January 31, 1997 Martha Pace Franklin
NOTARY PUBLIC

IN THE CLERK'S OFFICE FOR THE CIRCUIT COURT OF ROANOKE VIRGINIA THIS MAP WAS PRESENTED WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THERETO ATTACHED ADMITTED TO RECORD AT

10:06 O'CLOCK A.M. ON THIS 15 DAY OF

March 1995.

TESTE: Arthur B. Cash III BY: Kathy S. Colledge
CLERK DEPUTY CLERK

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

Charles R. McMurry 3-13-95
CHARLES R. MCMURRY: CLS 926 DATE

LEGEND:

- + + + + EXISTING FENCELINE
- IRON PIN SET
- FENCE CORNER POST FOUND
- IRON PIN FOUND

MERIDIAN PB 2, PG 29

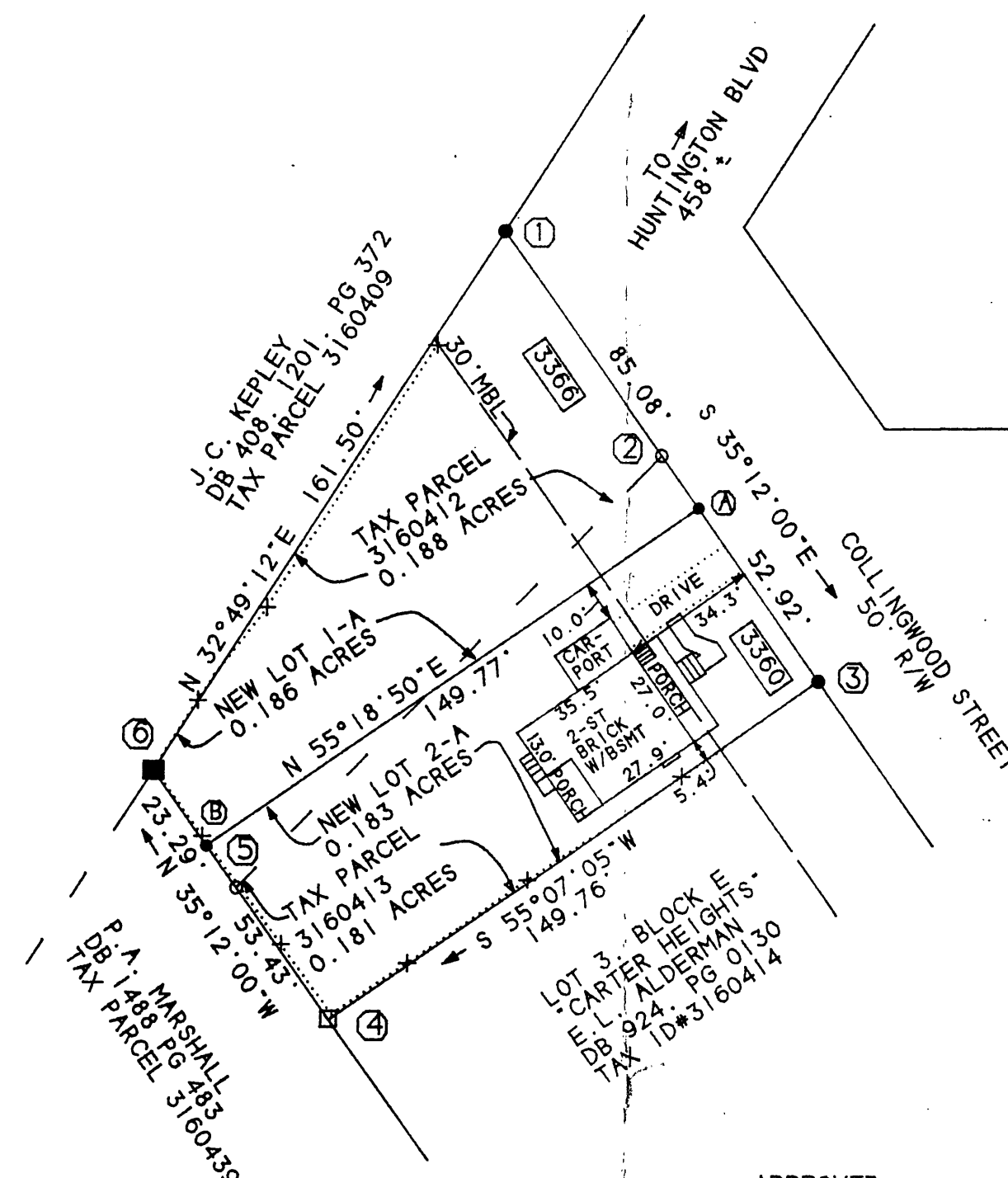
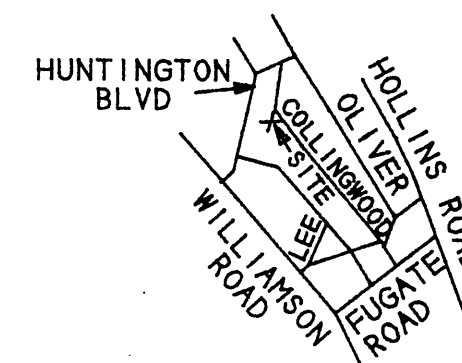
BOUNDARY COORDINATES		
ORIGIN OF COORDINATES ASSUMED		
CORNER	NORTHING	EASTING
1	5000.00000	5000.0000
2	4943.61700	5039.7738
3	4887.2340	5079.5477
4	4801.5861	4956.6916
5	4834.6805	4933.3461
6	4864.2792	4912.4665
1	5000.00000	5000.0000
A	4930.4789	5046.0417
B	4845.2494	4925.8905

LINE	BEARING	DISTANCE
1-A	S 35° 12' 00" E	85.08'
1-2	S 35° 12' 00" E	69.00'
2-3	S 35° 12' 00" E	69.00'
A-3	S 35° 12' 00" E	52.92'
4-B	N 35° 12' 00" W	53.43'
4-5	N 35° 12' 00" W	40.50'
5-6	N 35° 12' 00" W	36.22'
B-6	N 35° 12' 00" W	23.29'
B-A	N 55° 18' 50" E	149.77'

NOTES:

- 1) LINE A-B IS A NEW DIVISION LINE.
- 2) LINE 2-5 IS HEREBY VACATED.
- 3) THIS TRACT IS SHOWN AS BEING ENTIRELY IN ZONE X ON F.E.M.A. MAP PANEL NO. 51161C 0046 D WHICH ZONE IS NOT WITHIN THE 100 YEAR FLOOD PLAIN (BASED ON OCTOBER 15, 1993 FLOOD PLAIN STUDY).
- 4) THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE REPORT BY AN ATTORNEY AND THEREFORE MAY NOT NECESSARILY INDICATE ALL ENCUMBRANCES UPON THE PROPERTY.
- 5) OLD LOT 1 CURRENTLY ZONED RM-1.

LOCATION MAP



RECEIVED

APR 22 1995

CITY OF ROANOKE
DEPARTMENT OF PLANNING AND
COMMUNITY DEVELOPMENT

APPROVED:

John H. Smith 3-14-95
AGENT - CITY OF ROANOKE DATE
PLANNING COMMISSION

Charles M. Hufline 3-14-95
CITY ENGINEER DATE
CITY OF ROANOKE VA.

PLAT FROM SURVEY
SHOWING A NEW DIVISION OF THE PROPERTY
OWNED BY
BARRY J. ST. JOHN
BEING LOT 1 (0.181 ACRES)
AND LOT 2 (0.188 ACRES)
"CARTER HEIGHTS" SUBDIVISION
CREATING NEW LOT 1-A (0.186 ACRES)
SITUATED AT 3366 COLLINGWOOD ST. N.E.
AND NEW LOT 2-A (0.183 ACRES)
SITUATED AT 3360 COLLINGWOOD ST. N.E.
ROANOKE, VIRGINIA

SCALE 1" = 40' FEBRUARY 13, 1995
CHARLES R. MCMURRY-CERTIFIED LAND SURVEYOR
DALEVILLE VIRGINIA 24083-0097

M.B. 1 PG. 1396