

THIS IS AN ORIGINAL SIZE PLAT AND HAS NOT BEEN REDUCED

MERIDIAN OF VIRGINIA STATE
PLANE COORDINATE SYSTEM
SOUTH ZONE
NAD 83

PROPERTY OF
CITY OF ROANOKE
TAX NO. 435-0701
D.B. 86, PG. 395

OWNERSHIP
UNKNOWN

**NEW SANITARY
SEWER EASEMENT**
BOUNDED BY CORNERS
1 THRU 6 TO 1
6,098 SQ. FT. GROSS
-3,645 SQ. FT. EXISTING
2,453 SQ. FT. NET

PROPOSED SANITARY
SEWER MANHOLE RR-220

ROANOKE RIVER

CENTERLINE OF PROPOSED
SANITARY SEWER LINE

PROPOSED SANITARY
SEWER MANHOLE RR-221

EDGE OF PAVEMENT
PAVEMENT

EXISTING 40' SANITARY SEWER EASEMENT
SEE D.B. 856, PG. 16

BUILDING
PROPERTY OF
**TRUSTEES OF FAMILY
BIBLE FELLOWSHIP**
TAX NO. 425-0105
D.B. 1673, PG. 311
TRACT 2

EXISTING 20' SANITARY SEWER EASEMENT
SEE D.B. 856, PG. 16

JAMESTOWN PLAZA SUBDIVISION
M.B. 1, PG. 1175

**NEW TEMPORARY
CONSTRUCTION
EASEMENT**
6,719 SQ. FT. GROSS
-3,969 SQ. FT. EXISTING
2,750 SQ. FT. NET

PROPERTY OF
BILLY H. BRANCH
TAX NO. 425-0106
D.B. 1694, PG. 1855
TRACT 3

LEGEND

- POWER POLE
- OVERHEAD LINES
- PROPERTY LINE
- NEW SEWER EASEMENT
- NEW TEMPORARY CONSTRUCTION ESM'T

NOTES:

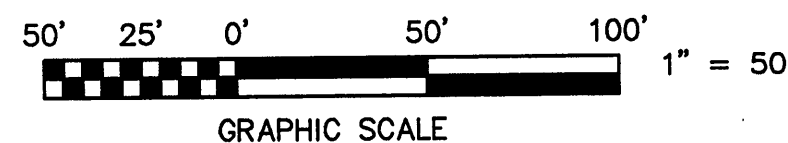
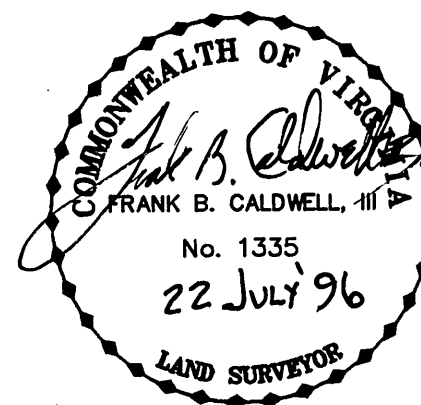
1. THIS PLAT IS SUBJECT TO INFORMATION WHICH MAY BE DISCLOSED BY A TITLE REPORT BY A LICENSED ATTORNEY.
2. METES AND BOUNDS DESCRIPTIONS SHOWN HEREON REPRESENT A COMPOSITE OF DEEDS, PLATS, CALCULATED INFORMATION AND FIELD TIES TO PROPERTY BOUNDARIES TO LOCATE THE POSITION OF THE EASEMENT IN RELATION TO THE BOUNDARIES. THIS SURVEY DOES NOT REFLECT A COMPLETE AND ACCURATE BOUNDARY SURVEY OF THE SUBJECT PROPERTIES.

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA THIS MAP WAS PRESENTED, AND ADMITTED TO RECORD AT 8:46 O'CLOCK A.M. ON THIS 23 DAY OF September, 1996.

TESTE: ARTHUR B. CRUSH, III
CLERK

BY: Kathy McMullen
DEPUTY CLERK

APPROVED:
Charles M. Huffer
CITY ENGINEER
ROANOKE, VIRGINIA
DATE 7-24-96



EASEMENT PLAT FOR
CITY OF ROANOKE

SHOWING A NEW SANITARY SEWER EASEMENT AND
TEMPORARY CONSTRUCTION EASEMENT BEING CONVEYED BY
BILLY H. BRANCH

ROANOKE, VIRGINIA

T. P. PARKER & SON
ENGINEERS - SURVEYORS - PLANNERS

TAX NO.: 425-0106
DRAWN: DAP
CALC.: DAP
CITY PLAN #6312-E

SCALE: 1" = 50'
JUNE 25, 1996
W.O.: 95-0024