

THAT ANN N WILLARD IS THE
FREE SIMPLE OWNER OF THE PROPERTY SHOWN HEREON,
BOUNDED BY OUTSIDE CORNERS 1 THRU 5 TO 1 INCLUSIVE
AND BEING PART OF THE PROPERTY CONVEYED TO SAID OWNER
BY DEED RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT
COURT OF THE CITY OF ROANOKE, VIRGINIA IN DEED BOOK
1590. PAGE 1840.

THE SAID OWNER HEREBY CERTIFIES THAT SHE HAS
SUBDIVIDED THE LAND INTO TRACTS AS SHOWN HEREON
ENTIRELY WITH HER OWN FREE WILL AND ACCORD AS
REQUIRED BY SECTION 15.1-465 THRU 15.1-485 OF THE
CODE OF VIRGINIA AS AMENDED TO DATE AND THE SUBDIVISION
ORDINANCE OF THE CITY OF ROANOKE, VIRGINIA AS AMENDED TO DATE.
WITNESS THE SIGNATURE OF THE SAID OWNER.

ANN N WILLARD
DB. 1590. PG. 1840

STATE OF VIRGINIA
City OF Roanoke
TO WIT:

I, Lisa Mowbray Cooper A NOTARY PUBLIC IN
AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT
ANN N. WILLARD, WHOSE NAME IS
SIGNED TO THE FOREGOING WRITING HAS PERSONALLY APPEARED
BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID
JURISDICTION ON THIS 13th DAY OF February, 1998

MY COMMISSION EXPIRES:

July 31, 1999

Lisa Howsbray Cooper
NOTARY PUBLIC

1. THIS PLAT IS SUBJECT TO INFORMATION WHICH MAY BE DISCLOSED BY A TITLE REPORT BY A LICENSED ATTORNEY.
2. THE SUBJECT PROPERTY IS WITHIN THE LIMITS OF ZONE X AS SHOWN ON THE FEMA FLOOD INSURANCE RATE MAP #51161C0041 D. THIS DETERMINATION IS BASED ON SAID MAP AND HAS NOT BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS.
3. THIS PROPERTY IS ZONED RS-2
4. NO BUILDING PERMIT WILL BE ISSUED UNTIL LOT "A" HAS BEEN APPROVED BY CITY OF ROANOKE HEALTH DEPARTMENT FOR SANITARY SEWER PURPOSES.
5. ROANOKE CITY BUILDING SETBACK MINIMUM REQUIREMENTS ARE:
30' FRONT YARD
5' SIDE YARD
25' REAR YARD

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF
ROANOKE VIRGINIA. THIS MAP WAS PRESENTED WITH THE CERTIFICATE
OF ACKNOWLEDGEMENT THERETO ATTACHED ADMITTED TO RECORD AT 98
11:17 O'CLOCK A.M. ON THIS 20th DAY OF Feb. 1997

TESTEE: ARTHUR B CRUSH. III
CLERK

BY: Tate Clark
DEPUTY CLERK

APPROVED:

AGENT - CITY OF ROANOKE
PLANNING COMMISSION

Charles M. Huffing
CITY ENGINEER - CITY OF ROANOKE

2-19-98
DATE

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

John E. Ramsey
JOHN E. RAMSEY, C.L.S.

THE ORIGINAL SCALE OF
THIS MAP HAS NOT BEEN
REDUCED.

TAX #6040302
ANN N WILLARD
DB. 1590. PG. 1840
REMAINING 8.67 AC.
PER TAX RECORDS

LOT 2
PROPERTY OF
PAUL A & ERLYENE W HITE
MB. 1, PG. 518
TAX #6040303

COORDINATES		
CORNER	NORTHING	EASTING
1	4582.009	6950.642
2	4572.814	6792.119
3	4663.881	6786.837
4	4770.799	6599.116
5	4790.344	6936.105
1	4582.009	6950.642

VICINITY MAP

NOT TO SCALE

PLAT OF SURVEY
MADE FOR
ANN N WILLARD
SHOWING THE DIVISION OF A 9.672
ACRE TRACT CREATING HEREON
LOT "A" CONTAINING 1.000 ACRE TRACT
AND LOT "B" CONTAINING 8.672 ACRE
SITUATE AT THE TERMINUS OF CITADEL LANE N.W.
ROANOKE, VIRGINIA

BY: JOHN E RAMSEY, C.L.S.

DATE: 09/19/97
REVISED: 11/20/97

SCALE: 1" = 50'

M.B. 1 PG. 1788