

APPROVED:

John Thomas Russell
AGENT, ROANOKE CITY PLANNING COMMISSION

7/28/99
DATE

Phyllis C. Schirmer
CITY ENGINEER, ROANOKE, VIRGINIA

7/28/99
DATE

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA,
THIS MAP WITH THE CERTIFICATE OF ACKNOWLEDGMENT THERETO ANNEXED IS ADMITTED
TO RECORD ON July 30, 1999, AT 10:56
O'CLOCK A.M.

TESTEE: ARTHUR B. CRUSH, III

Kathleen Holladay
DEPUTY CLERK

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT RICHARD A. DEARING AND NANCY G. DEARING ARE THE FEE SIMPLE OWNERS AND PROPRIETORS OF THE LAND SHOWN HEREON TO BE SUBDIVIDED, BOUNDED BY OUTSIDE CORNERS 1 THROUGH 4 TO 1, INCLUSIVE, WHICH COMPRISES ALL OF THE LAND CONVEYED TO SAID OWNER FROM LAWRENCE D. JOHNSON, JR. BY DEED DATED FEBRUARY 8, 1999, AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA, IN INSTRUMENT NUMBER 990001904.

THE SAID OWNERS CERTIFY THAT THEY HAVE SUBDIVIDED THIS LAND, AS SHOWN HEREON, ENTIRELY WITH THEIR OWN FREE WILL AND CONSENT AND PURSUANT TO AND IN COMPLIANCE WITH THE VIRGINIA CODE OF 1950, AS REQUIRED BY SECTIONS 15.2-2240 THROUGH 15.2-2279, AS AMENDED TO DATE, AND FURTHER PURSUANT TO AND IN COMPLIANCE WITH THE CITY OF ROANOKE LAND SUBDIVISION ORDINANCES.

IN WITNESS WHEREOF ARE HEREBY PLACED THE FOLLOWING SIGNATURES AND SEAL ON THIS 21ST DAY OF JULY, 1999.

BY: *Richard A. Dearing*
RICHARD A. DEARING, OWNER

BY: *Nancy G. Dearing*
NANCY G. DEARING, OWNER

STATE OF VIRGINIA

County of Roanoke

I, *Abraham B. Brown*, A NOTARY PUBLIC IN AND FOR THE AFORESAID County AND STATE DO HEREBY CERTIFY THAT RICHARD A. DEARING AND NANCY G. DEARING, OWNERS, WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING DATED July 21, 1999, HAVE PERSONALLY APPEARED BEFORE ME IN MY AFORESAID County AND STATE AND ACKNOWLEDGED THE SAME ON July 21st, 1999.

MY COMMISSION EXPIRES October 31, 2002

Abraham B. Brown
NOTARY PUBLIC

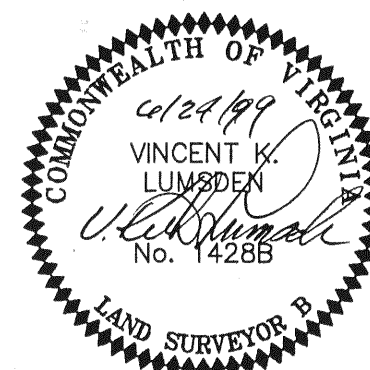
BOUNDARY COORDINATES		
ORIGIN OF COORDINATES ASSUMED		
CORNER	NORTHING	EASTING
1	4800.03672	4863.82756
2	4748.98414	5153.36112
3	4608.94448	5128.66835
4	4643.22467	4849.14252
1	4800.03672	4863.82756
AREA = 43,072 S.F., 0.989 AC.		

NOTES:

- 1) THIS PLAT IS BASED ON A CURRENT FIELD SURVEY.
- 2) THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT AND THERE MAY EXIST ENCUMBRANCES WHICH AFFECT THE PROPERTY NOT SHOWN HEREON.
- 3) IRON PINS SET AT ALL CORNERS UNLESS OTHERWISE DENOTED.
- 4) APPROVAL HEREOF BY THE CITY OF ROANOKE SUBDIVISION AGENT IS FOR PURPOSES OF ENSURING COMPLIANCE WITH THE CITY OF ROANOKE SUBDIVISION ORDINANCE. PRIVATE MATTERS, SUCH AS COMPLIANCE WITH RESTRICTIVE COVENANTS OR OTHER TITLE REQUIREMENTS, APPLICABLE TO THE PROPERTIES SHOWN HEREON, ARE NOT REVIEWED OR APPROVED WITH REGARD TO THIS SUBDIVISION OR RESUBDIVISION.
- 5) THIS PROPERTY DOES NOT LIE WITHIN THE LIMITS OF A 100 YEAR FLOOD BOUNDARY AS DESIGNATED BY FEMA. THIS OPINION IS BASED ON AN INSPECTION OF THE FLOOD INSURANCE RATE MAPS AND HAS NOT BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS. SEE COMMUNITY PANEL NUMBER 510130 0042 D, MAP NUMBER 51161C0042 D, DATED OCTOBER 15, 1993. "ZONE X"
- 6) THIS ORIGINAL SCALE PLAT HAS NOT BEEN REDUCED.
- 7) THIS PLAT IS A RESUBDIVISION OF THE CITY OF ROANOKE TAX MAP NUMBERS 1012406, 1012407, AND 1012408.
- 8) LINE FROM 1A TO 1B CONSTITUTES A NEW DIVISION LINE.

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

Vincent K. Lumsden
VINCENT K. LUMSDEN LS #14288
DATE 6/24/99



PLAT SHOWING
THE RESUBDIVISION OF
PROPERTY OF
RICHARD A. DEARING &
NANCY G. DEARING
CREATING HEREON NEW
TRACT A (0.513 AC.)
AND NEW
TRACT B (0.476 AC.)

BEING LOTS 2 THROUGH 5,
BLOCK 5, MAP OF ROANOKE CITY
OFFICIAL SURVEY SW, SHEET 8
SITUATED ALONG LUCK AVENUE, SW
CITY OF ROANOKE, VIRGINIA

SCALE: 1" = 30' DATE: 24 JUNE 1999

LUMSDEN ASSOCIATES, P.C.
ENGINEERS - SURVEYORS - PLANNERS
ROANOKE, VIRGINIA

COMM. #99-204