

BOUNDARY COORDINATES		
CORNER	NORTHING	EASTING
1	9365.96613	9037.57680
2	9532.70318	8996.00459
3	9536.98404	9013.17420
4	9547.44992	9015.23409
5	9547.06369	9017.19644
6	9553.35958	9018.43559
7	9545.58674	9057.92793
8	9553.43615	9059.47285
9	9552.18091	9065.85049
10	9554.14327	9066.23672
11	9547.78324	9098.55081
12	9554.60698	9123.93360
13	9506.44359	9136.88151
14	9379.24359	9090.82978
1	9365.96613	9037.57680
TOTAL AREA = 0.415 ACRE		

TAX #1290171
OPEN SPACE
M.B. 1, PG. 2027-2034
M.B. 1, PG. 1666-1667
PROPERTY OF
SOUTHWOOD OF ROANOKE
COMMUNITY, INC.
D.B. 1793, PG. 1222

KNOW ALL MEN BY THESE PRESENTS TO WIT:
THAT SOUTHWOOD OF ROANOKE COMMUNITY, INC. IS THE FEE SIMPLE OWNER AND PROPRIETOR OF THE LAND SHOWN HEREON TO BE
SUBDIVIDED BOUNDED BY OUTSIDE CORNERS 1 THROUGH 14 THROUGH 1, INCLUSIVE, WHICH COMPRISES A PORTION OF THE LAND
CONVEYED TO SAID OWNER BY DEED DATED MAY 30, 1997 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY
OF ROANOKE, VIRGINIA, IN DEED BOOK 1793, PAGE 1222, WHICH LAND IS SUBJECT OF A CERTAIN DEED OF TRUST TO F. B. WEBSTER
DAY AND R. SCOTT HOLTZAPPEL, TRUSTEES (EITHER OF WHOM MAY ACT) SECURING WACHOVIA BANK, N.A. (FORMERLY CENTRAL FIDELITY
NATIONAL BANK) BENEFICIARY, DATED JUNE 5, 1997 AND RECORDED IN THE AFORESAID CLERK'S OFFICE IN DEED BOOK 1794, PAGE 208,
WHICH LAND IS ALSO SUBJECT TO A CERTAIN DEED OF TRUST TO F. B. WEBSTER DAY AND R. SCOTT HOLTZAPPEL, TRUSTEES (EITHER
OF WHOM MAY ACT) SECURING WACHOVIA BANK, N.A. (FORMERLY CENTRAL FIDELITY NATIONAL BANK) BENEFICIARY, DATED JUNE 5, 1997
AND RECORDED IN THE AFORESAID CLERK'S OFFICE IN DEED BOOK 1794, PAGE 213.

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
15.2-2779 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 SEALS ON THIS 17 TH
DAY OF DECEMBER 1999.

THE SAID SOUTHWOOD OF ROANOKE COMMUNITY, INC. DOES BY VIRTUE OF THE RECORDATION OF THIS PLAT VACATE A PORTION OF THE
2' ENCROACHMENT EASEMENT ALONG ORIGINAL LOT 23A AND LOT 24A, (SEE NOTE #7).

SOUTHWOOD OF ROANOKE COMMUNITY, INC.

BY: Monty W. Plymale
MONTY W. PLYMALE, PRESIDENT

BY: F. B. Webster Day
F. B. WEBSTER DAY, TRUSTEE

WACHOVIA BANK, N.A.

BY: John R. Sanders
ASSISTANT Vice President

STATE OF VIRGINIA

City of Roanoke

I, Karen E. Neathawk, A NOTARY PUBLIC IN AND FOR THE AFORESAID City AND STATE DO
HEREBY CERTIFY THAT MONTY W. PLYMALE, PRESIDENT OF SOUTHWOOD OF ROANOKE COMMUNITY, INC. OWNER, WHOSE NAME IS SIGNED
TO THE FOREGOING WRITING, DATED December 16, 1999, HAS PERSONALLY APPEARED BEFORE ME IN MY AFORESAID
City AND STATE AND ACKNOWLEDGED THE SAME ON December 16, 1999.

MY COMMISSION EXPIRES January 31, 2003

Karen E. Neathawk
NOTARY PUBLIC

STATE OF VIRGINIA

City of Roanoke

I, Sandra H. Wimmer, A NOTARY PUBLIC IN AND FOR THE AFORESAID City AND
STATE DO HEREBY CERTIFY THAT John R. Sanders AYP OF WACHOVIA BANK, N.A. AND F. B. WEBSTER DAY, TRUSTEE,
WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING, DATED December 17, 1999, HAVE PERSONALLY
APPEARED BEFORE ME IN MY AFORESAID City AND STATE AND ACKNOWLEDGED THE SAME ON
December 17, 1999.

MY COMMISSION EXPIRES MARCH 31, 2001

Sandra H. Wimmer
NOTARY PUBLIC

KINGSBURY CIRCLE

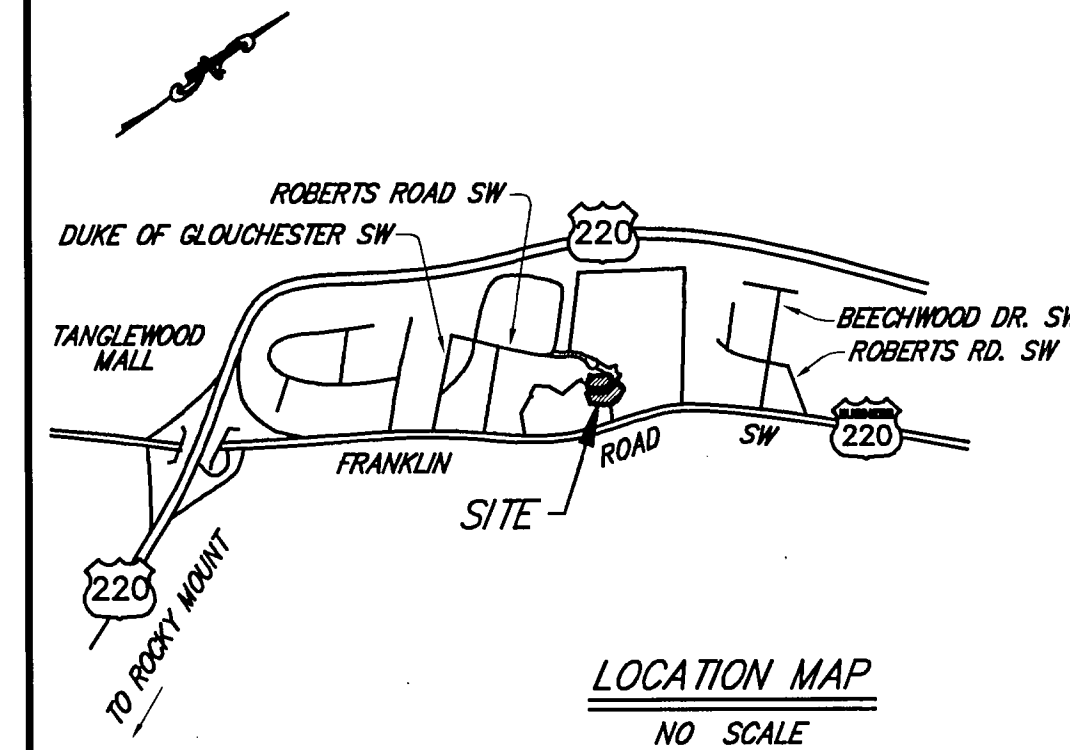
EX. 50' PRIVATE R/W, ACCESS
EASEMENT AND P.U.E.

SECTION No. 1, "SOUTHWOOD"
M.B. 1, PG. 1666-1671

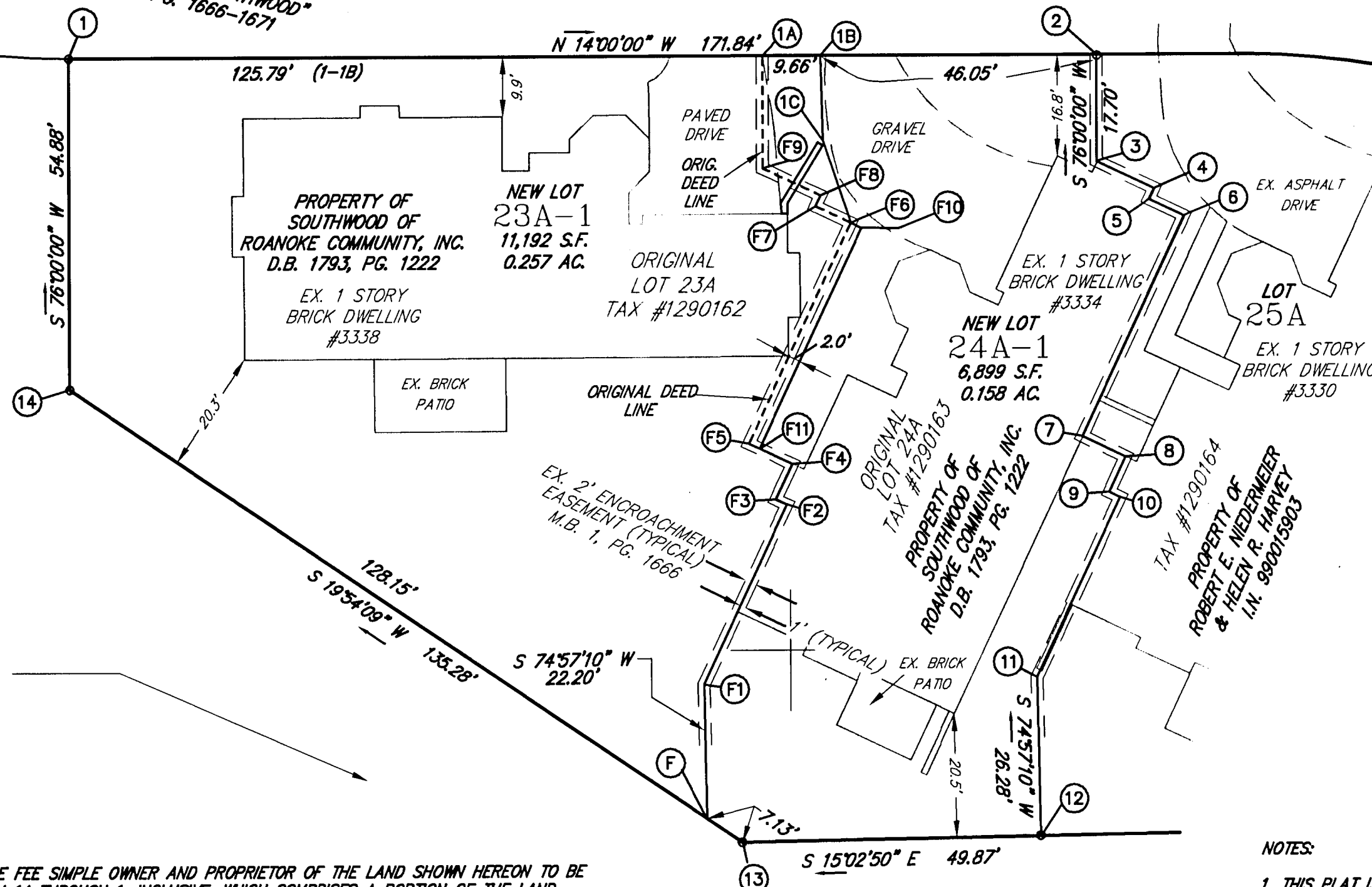
GRAPHIC SCALE



(IN FEET)
1 inch = 20 ft.



LOCATION MAP
NO SCALE



APPROVED: John Thomas Smith 12/20/99
AGENT, ROANOKE CITY PLANNING COMMISSION DATE
Charles M. Sullivan 12/20/99
CITY ENGINEER, ROANOKE, VIRGINIA 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
December 20, 1999 AT 12:06 O'CLOCK P.M.

TESTEE: ARTHUR B. CRUSH, III

Joseph J. Lumsden
DEPUTY CLERK

NOTES:

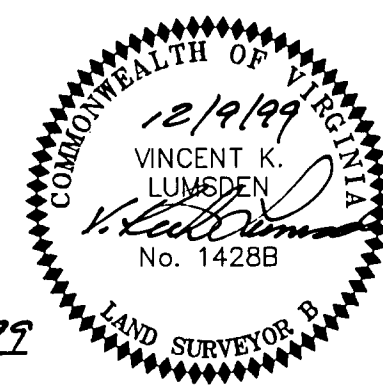
1. THIS PLAT IS BASED ON A CURRENT FIELD SURVEY.
2. THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT AND THERE MAY EXIST ENCUMBRANCES WHICH AFFECT THE PROPERTY NOT SHOWN HEREON.
3. IRON PINS SET AT ALL CORNERS UNLESS OTHERWISE DENOTED.
4. APPROVAL HEREOF BY THE CITY OF ROANOKE SUBDIVISION 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 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 0044 D, MAP NUMBER 51161C044 D, DATED OCTOBER 15, 1993. "ZONE X"
6. THIS PLAT REMOVES (237 S.F.) BOUNDED BY CORNERS 1A, 1B, 1C, F6, F8, F9 TO 1A, INCLUSIVE, ALONG WITH (81 S.F.) BOUNDED BY CORNERS F6, F5, F11, F10, TO F6, INCLUSIVE, FROM ORIGINAL LOT 24A AND COMBINES BOTH PARCELS WITH ORIGINAL LOT 23A CREATING NEW LOT 23A-1.
7. EXISTING 2' ENCROACHMENT EASEMENT FROM CORNERS 1A TO F9, F8, F7, F6 TO F5 TO BE VACATED BY THIS PLAT.

BOUNDARY LOT 24A-1		
CORNER	BEARING	DISTANCE
1B-2	N14°00'00"W	46.05'
2-3	N76°00'00"E	17.70'
3-4	N11°08'04"E	10.67'
4-5	S78°51'56"E	2.00'
5-6	N11°08'04"E	6.42'
6-7	S78°51'56"E	40.25'
7-8	N11°08'04"E	8.00'
8-9	S78°51'56"E	6.50'
9-10	N11°08'04"E	2.00'
10-11	S78°51'56"E	32.93'
11-12	N74°57'10"E	26.28'
12-13	S15°02'50"E	49.87'
13-F	S19°54'09"W	7.13'
F-F1	S74°57'10"W	22.20'
F1-F2	N78°51'56"W	32.93'
F2-F3	S11°08'04"W	2.00'
F3-F4	N78°51'56"W	6.50'
F4-F11	S11°08'04"W	6.00'
F11-F10	N78°51'56"W	40.25'
F10-F8	S11°08'04"W	2.00'
F8-F6	S57°24'27"W	14.45'
F6-1C	S74°34'44"W	14.09'

PARTIAL BOUNDARY CHART		
CORNER	BEARING	DISTANCE
1A-F9	N76°00'00"E	18.71'
F9-F8	N11°08'04"E	10.67'
F8-F7	S78°51'56"E	2.00'
F7-F6	N11°08'04"E	6.42'
F6-F5	S78°51'56"E	40.25'
F5-F11	N11°08'04"E	2.00'

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

Vincent K. Lumsden 12/19/99
VINCENT K. LUMSDEN LS #1428B DATE



PLAT SHOWING
THE RESUBDIVISION OF
LOT 23A & LOT 24A RESUBDIVISION OF
SECTION No. 1, "SOUTHWOOD" - M.B. 1, PG. 2027-2034
AND
CREATING HEREON
LOT 23A-1 (0.257 ACRE)
AND
LOT 24A-1 (0.158 ACRE)
PROPERTY OF
SOUTHWOOD OF ROANOKE COMMUNITY, INC.
SITUATED ALONG KINGSBURY CIRCLE, SW
ROANOKE, VIRGINIA

SCALE: 1" = 20' DATE: 9 DECEMBER 1999

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

COMM. #95-292