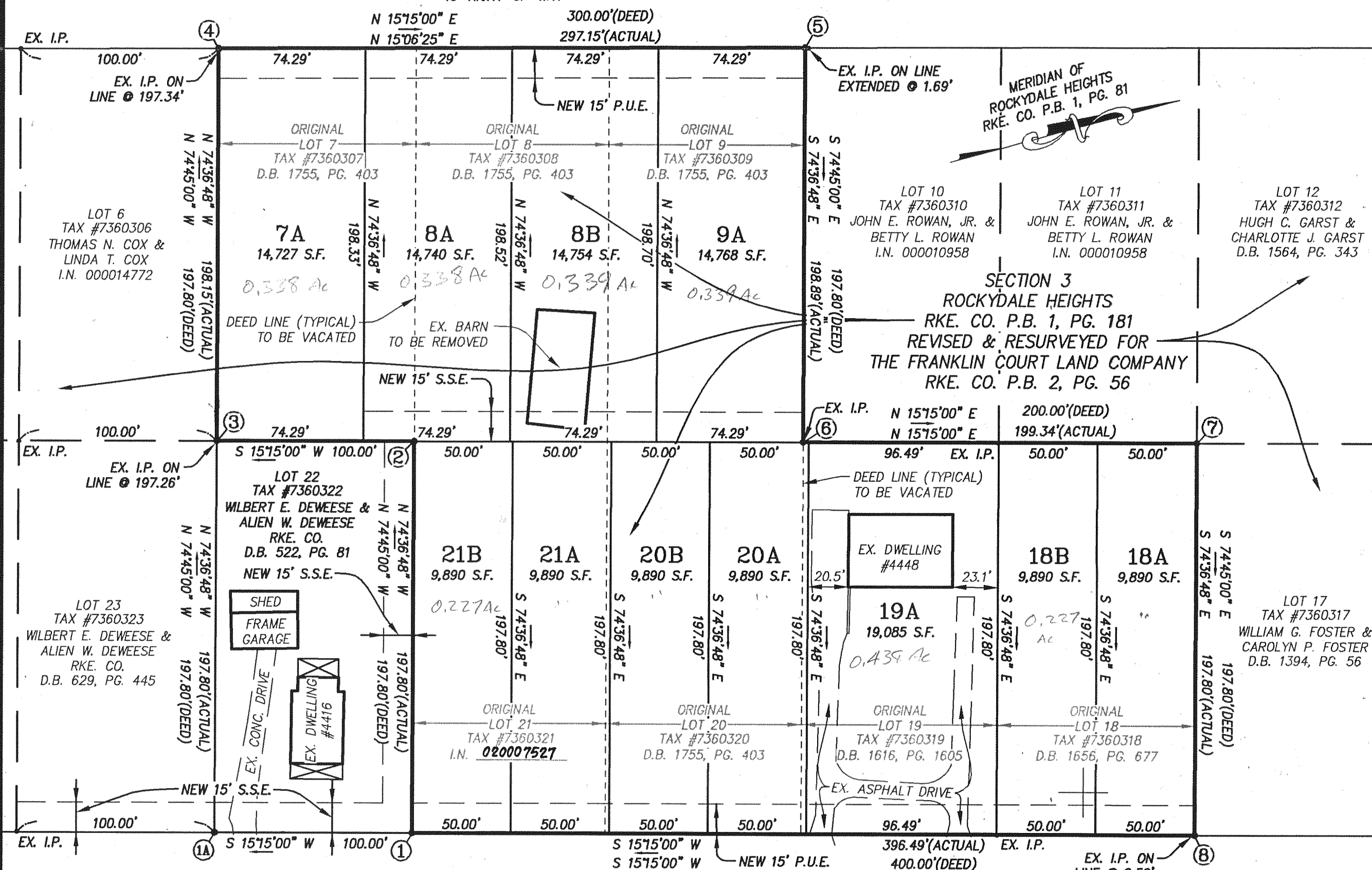


## OHIO STREET, NE

40' RIGHT-OF-WAY



| BOUNDARY COORDINATES<br>ORIGIN OF COORDINATES ASSUMED |            |            |
|---|------------|------------|
| CORNER  | NORTHING   | EASTING    |
| 1   | 5598.48550 | 6534.31718 |
| 2   | 5650.96776 | 6343.60657 |
| 3   | 5554.48875 | 6317.30338 |
| 4   | 5607.06295 | 6126.25872 |
| 5   | 5893.94594 | 6203.70304 |
| 6   | 5841.17490 | 6395.46299 |
| 7   | 6033.49478 | 6447.89541 |
| 8   | 5981.01251 | 6638.60602 |
| 1   | 5598.48550 | 6534.31718 |

AREA = 3.155 ACRES

## LEGEND

EX. EXISTING  
I.P. IRON PIN  
D.B. DEED BOOK  
P.B. PLAT BOOK  
PG. PAGE  
I.N. INSTRUMENT NUMBER  
RKE. CO. ROANOKE COUNTY  
I.N. INSTRUMENT NUMBER  
AC. ACRES  
S.F. SQUARE FEET  
S.S.E. SANITARY SEWER EASEMENT  
P.U.E. PUBLIC UTILITY EASEMENT

## LOCATION MAP

NOT TO SCALE

## NOTES:

- THIS PLAT IS BASED ON A CURRENT FIELD SURVEY.
- THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT AND THERE MAY EXIST ENCUMBRANCES WHICH AFFECT THE PROPERTY NOT SHOWN HEREON.
- IRON PINS SET AT ALL CORNERS UNLESS OTHERWISE DENOTED.
- 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.
- 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 0028 D, MAP NUMBER 51161C0028 D, DATED OCTOBER 15, 1993. "ZONE X"

## APPROVED:

*John P. ...*  
AGENT, ROANOKE CITY PLANNING COMMISSION  
*John C. ...*  
CITY ENGINEER, ROANOKE, VIRGINIA

5/2/2002  
DATE  
5/2/02  
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 May 2, 2002, AT 2:56 O'CLOCK P.M.

TESTEE: ARTHUR B. CRUSH, III

*Barbara Bensen*  
DEPUTY CLERK

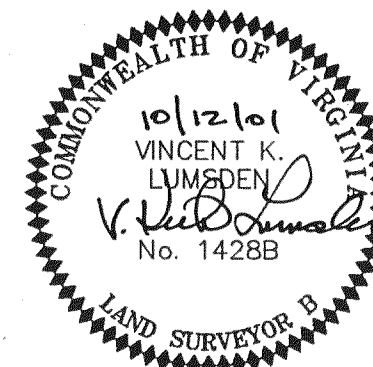
PLAT SHOWING  
THE RE-SUBDIVISION OF 3.155 AC.  
PROPERTY OF

DALE W. WEBB

BEING A RE-SUBDIVISION OF  
ORIGINAL LOTS 7 THROUGH 9 AND 18 THROUGH 21  
SECTION 3, ROCKYDALE HEIGHTS  
ROANOKE COUNTY P.B. 1, PG. 181  
REVISED AND RESURVEYED FOR  
THE FRANKLIN COURT LAND COMPANY  
ROANOKE COUNTY P.B. 2, PG. 56

AND SHOWING  
A NEW 15' SANITARY SEWER EASEMENT  
SITUATED ON LOTS 22 & 23  
BEING GRANTED TO THE CITY OF ROANOKE  
BY

WILBERT E. DEWEESE &  
ALIEN W. DEWEESE  
SITUATED ALONG OLD MOUNTAIN ROAD, NE  
CITY OF ROANOKE, VIRGINIA



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

*V. K. Lumsden*  
VINCENT K. LUMSDEN LS #14288  
DATE 10/12/01

## STATE OF VIRGINIA

City of Roanoke

*Dana M. Austrochuk*  
A NOTARY PUBLIC IN AND FOR THE AFORESAID  
STATE DO HEREBY CERTIFY THAT ARNOLD WRIGHT, EXECUTOR OF THE  
ESTATE OF WILBERT E. DEWEESE AND POWER OF ATTORNEY FOR ALIEN W. DEWEESE, WHOSE  
NAMES ARE SIGNED TO THE FOREGOING WRITING DATED April 26, 2002, 2002,  
HAVE PERSONALLY APPEARED BEFORE ME IN MY AFORESAID City AND STATE  
AND ACKNOWLEDGED THE SAME ON April 26, 2002.

MY COMMISSION EXPIRES December 31, 2003

*Dana M. Austrochuk*  
NOTARY PUBLIC

## STATE OF VIRGINIA

City of Roanoke

*Dana M. Austrochuk*  
A NOTARY PUBLIC IN AND FOR THE AFORESAID  
STATE DO HEREBY CERTIFY THAT DALE W. WEBB, OWNER, WHOSE  
NAME IS SIGNED TO THE FOREGOING WRITING DATED April 26, 2002, HAS  
PERSONALLY APPEARED BEFORE ME IN MY AFORESAID City AND STATE AND  
ACKNOWLEDGED THE SAME ON April 26, 2002.

MY COMMISSION EXPIRES December 31, 2003

*Dana M. Austrochuk*  
NOTARY PUBLIC

## KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT DALE W. WEBB IS THE FEE SIMPLE OWNER AND PROPRIETOR OF THE LAND SHOWN HEREON TO BE  
SUBDIVIDED, BOUNDED BY OUTSIDE CORNERS 1 THROUGH 8 TO 1, INCLUSIVE, WHICH COMPRISES ALL OF THE  
LAND CONVEYED TO SAID DALE W. WEBB BY THE FOLLOWING DEEDS RECORDED IN THE CLERK'S OFFICE OF THE  
CIRCUIT COURT OF THE CITY OF ROANOKE VIRGINIA: DEED DATED FEBRUARY 8, 1990, AND RECORDED IN DEED  
BOOK 1616, AT PAGE 1605; DEED DATED MARCH 26, 1992, AND RECORDED IN DEED BOOK 1656, AT PAGE 677;  
AND DEED DATED JANUARY 18, 1996, AND RECORDED IN DEED BOOK 1755, AT PAGE 403; AND DEED DATED  
APRIL 24, 2002, AND RECORDED IN INSTRUMENT NUMBER 020007527, AND THAT WILBERT E.  
DEWEESE AND ALIEN W. DEWEESE ARE THE FEE SIMPLE OWNERS AND PROPRIETORS OF THE LAND SHOWN  
HEREON BOUNDED BY OUTSIDE CORNERS 1 THROUGH 3 TO 1A TO 1, INCLUSIVE, CONTAINING A 15' SANITARY  
SEWER EASEMENT TO BE GRANTED TO THE CITY OF ROANOKE WHICH COMPRISES A PORTION OF THE LAND  
CONVEYED TO SAID WILBERT E. DEWEESE & ALIEN W. DEWEESE, BY DEED DATED FEBRUARY 7, 1953, AND  
RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF ROANOKE IN DEED BOOK 522,  
AT PAGE 81.

THE SAID DALE W. WEBB CERTIFIES THAT HE HAS SUBDIVIDED THIS LAND, AS SHOWN HEREON, ENTIRELY WITH  
HIS 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.

THE SAID DALE W. WEBB DOES, BY VIRTUE OF RECORDATION OF THIS PLAT, DEDICATE IN FEE SIMPLE TO THE  
CITY OF ROANOKE FOR PUBLIC USE ALL OF THE EASEMENTS SHOWN HEREON.

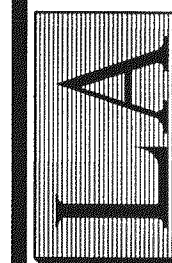
THE SAID WILBERT E. DEWEESE AND ALIEN W. DEWEESE THROUGH ARNOLD WRIGHT, EXECUTOR OF THE ESTATE  
OF WILBERT E. DEWEESE AND POWER OF ATTORNEY FOR ALIEN W. DEWEESE, DO BY VIRTUE OF RECORDATION OF  
THIS PLAT, DEDICATE IN FEE SIMPLE TO THE CITY OF ROANOKE FOR PUBLIC USE THE NEW 15' SANITARY SEWER  
EASEMENT LOCATED ACROSS LOTS 22 AND 23.

IN WITNESS WHEREOF ARE HEREBY PLACED THE FOLLOWING SIGNATURES AND SEAL ON THIS 26 DAY OF  
April, 2002.

BY: *Dale W. Webb*  
DALE W. WEBB, OWNER

BY: *Arnold Wright*  
ARNOLD WRIGHT, EXECUTOR OF THE ESTATE  
OF WILBERT E. DEWEESE AND POWER OF  
ATTORNEY FOR ALIEN W. DEWEESE

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



DATE: OCTOBER 12, 2001  
SCALE: 1" = 50'  
COMM. NO.: 2001-135  
CADD FILE: F:\2001\01135\Sur\135r01DWG

SHEET 1 OF 1

4664 BRAMBLETON AVENUE, SW  
P.O. BOX 20669  
ROANOKE, VIRGINIA 24018  
PHONE: (540) 774-4411  
FAX: (540) 772-9445  
E-MAIL: MAIL@LUMSDENPC.COM