

KNOW ALL MEN BY THESE PRESENTS, TO WIT:
THAT TRENT PLUMBING AND HEATING, INC. IS THE FEE SIMPLE OWNER AND PROPRIETOR OF THE LAND SHOWN HEREON TO BE COMBINED, BOUNDED BY OUTSIDE CORNERS 10 TO 5C TO 5B TO 6 THROUGH 10 INCLUSIVE, WHICH COMPRISES A PORTION OF THE LAND CONVEYED TO SAID OWNER BY DEED DATED DECEMBER 30, 1986 FROM JAMES H. TRENT AND MILDRED W. TRENT RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF ROANOKE CITY IN DEED BOOK 1551, PAGE 1052.

THAT MILDRED W. TRENT IS THE FEE SIMPLE OWNER AND PROPRIETOR OF THE LAND SHOWN HEREON TO BE SUBDIVIDED, BOUNDED BY OUTSIDE CORNERS 1 THROUGH 5 TO 5B TO 5C TO 1, INCLUSIVE, WHICH COMPRISES ALL OF THE LAND CONVEYED TO SAID OWNER BY DEED DATED MARCH 7, 2000 FROM JAMES H. TRENT AND MILDRED W. TRENT RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF ROANOKE CITY IN INSTRUMENT #000003043.

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 CODE OF VIRGINIA 1950, SECTIONS 15.2-2240 THROUGH 15.2-2779 (AS AMENDED TO DATE) AND FURTHER PURSUANT TO AND IN COMPLIANCE WITH THE CITY OF ROANOKE SUBDIVISION ORDINANCES.

IN WITNESS WHEREOF ARE HEREBY PLACED THE FOLLOWING SIGNATURES AND SEALS ON THIS 17th DAY OF MARCH, 2003.

TRENT PLUMBING AND HEATING, INC.

BY: *[Signature]*

BY: *[Signature]*
MILDRED W. TRENT, OWNER

STATE OF VIRGINIA

County of Roanoke

I, Linda T. Smiley, A NOTARY PUBLIC IN AND FOR THE AFORESAID

County of Roanoke AND STATE DO HEREBY CERTIFY THAT MILDRED W. TRENT, OWNER, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING DATED

March 17, 2003 HAS PERSONALLY APPEARED BEFORE ME IN MY AFORESAID

Jurisdiction, AND STATE AND ACKNOWLEDGED THE SAME ON March 17, 2003.

MY COMMISSION EXPIRES March 31, 2007

[Signature]
NOTARY PUBLIC

STATE OF VIRGINIA

County of Roanoke

I, Linda T. Smiley, A NOTARY PUBLIC IN AND FOR THE AFORESAID

County of Roanoke AND STATE DO HEREBY CERTIFY THAT J. Barry Trent

FOR TRENT PLUMBING & HEATING, INC. OWNER, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING DATED

March 17, 2003 HAS PERSONALLY APPEARED BEFORE ME IN MY AFORESAID

Jurisdiction, AND STATE AND ACKNOWLEDGED THE SAME ON March 17, 2003.

MY COMMISSION EXPIRES March 31, 2007

[Signature]
NOTARY PUBLIC

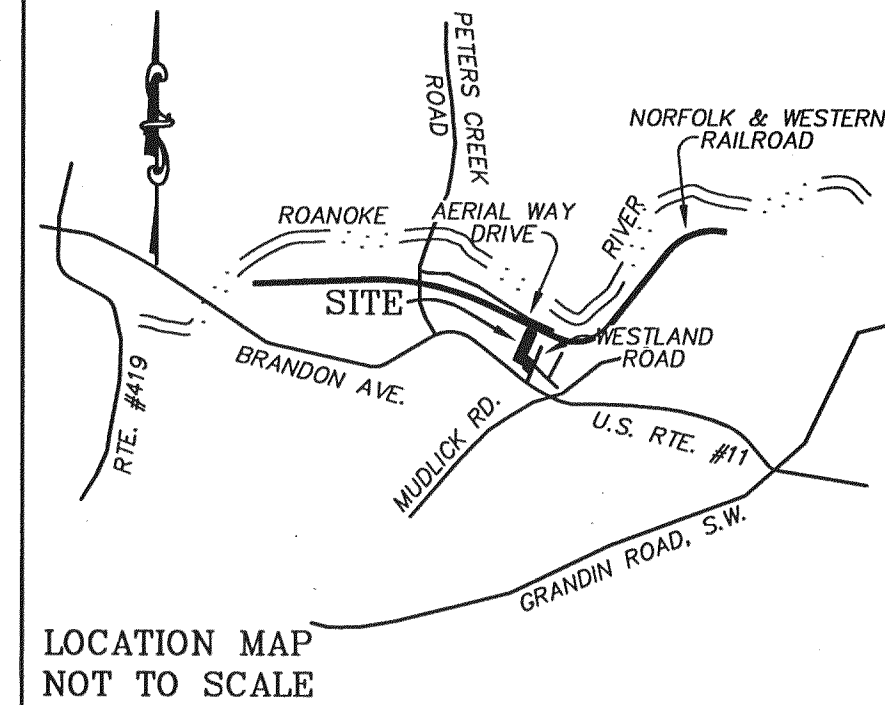
NOTES:

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 CORNERS UNLESS OTHERWISE NOTED.
4. 2,134 S.F. - 0.049 AC. BOUNDED BY CORNERS 5C, 5D, 5E, 5F, 5A, 5B TO 5C INCLUSIVE, TO BE CONVEYED BY MILDRED W. TRENT TO TRENT PLUMBING & HEATING, INC. AND BE ADDED TO AND COMBINED WITH ORIGINAL LOT 8B TO CREATE NEW LOT 8B-1.
5. THE PROPERTY SHOWN HEREON DOES NOT LIE WITHIN THE LIMITS OF A 100 YEAR FLOOD PLAIN AS DESIGNATED BY FEMA. THIS OPINION IS BASED ON AN INSPECTION OF THE FLOOD INSURANCE RATE MAPS AND HAS BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS. SEE COMMUNITY PANEL NUMBER 510130 0044 D, MAP NUMBER 51161C0044 D, DATED OCTOBER 15, 1993. SHADED ZONE X (500 YEAR FLOOD).
6. THE PROPERTY LINE BETWEEN CORNERS 5D THRU 5F TO 5A ARE NEW DIVISION LINES.
7. SEE EASEMENT AGREEMENT BETWEEN RICHARD W. DOSS ET AL AND TRENT PLUMBING & HEATING, INC. ET AL DATED 5/15/97 FOR 15' SANITARY SEWER EASEMENT.
8. THIS ORIGINAL SCALE MAP HAS NOT BEEN REDUCED.

LEGEND	
EX. IP	EXISTING IRON PIN
IPIPE	IRON PIPE
M.B.	MAP BOOK
D.B.	DEED BOOK
P.G.	PAGE
S.F.	SQUARE FEET
R/W	RIGHT-OF-WAY
S.W.	SOUTH-WEST
S.S.E.	SANITARY SEWER EASEMENT
S.D.E.	STORM DRAIN EASEMENT
S.D.CB	STORM DRAIN CATCH BASIN
VDOT	VIRGINIA DEPARTMENT OF TRANSPORTATION

BOUNDARY COORDINATES ORIGIN OF COORDINATES ASSUMED		
CORNER	NORTHING	EASTING
1	934.23121	884.16353
2	995.44297	811.64366
3	1030.51204	830.88321
4	1117.96242	725.04856
5	1217.64276	606.95351
6	1633.17336	811.87052
7	1614.92146	848.34522
8	1567.59461	946.75641
9	1249.36622	789.82353
10	1145.64510	1000.14916
1	934.23121	884.16353
AREA = 2.663 ACRES		

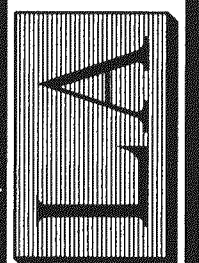
CURVE TABLE					
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING
C1	3476.08'	109.20'	54.61'	109.20'	S 64°19'00" E
					DELTA 1°48'00"



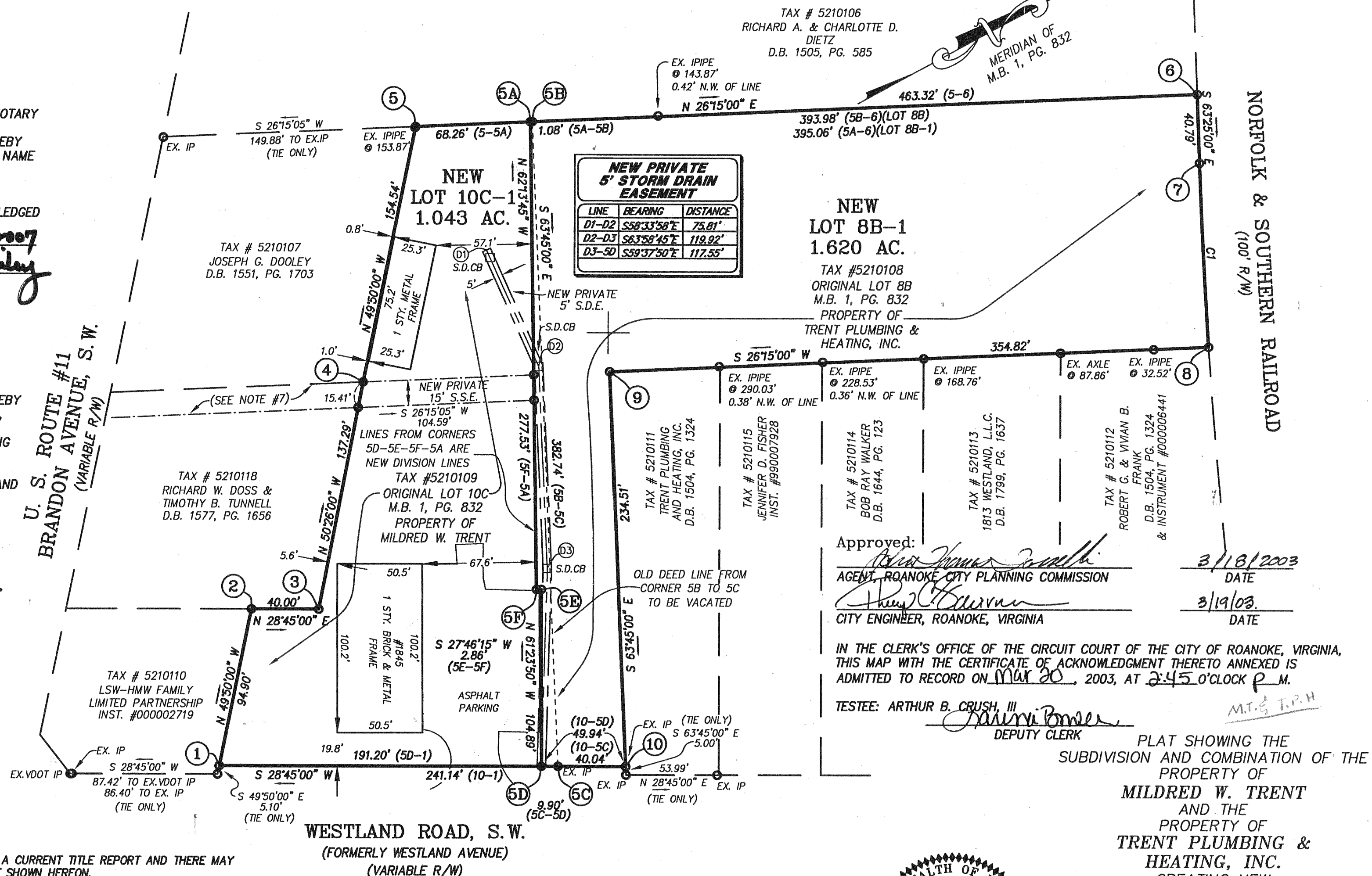
PHONE: (540) 774-4411
FAX: (540) 772-9445
E-MAIL: MAIL@LUMSDENPC.COM

4664 BRAMBLETON AVENUE, SW
P.O. BOX 20669
ROANOKE, VIRGINIA 24018

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



DATE: DECEMBER 2, 2002
COMM. NO.: 02-299
CADD FILE: F:\2002\02299\SUR\02299BAS.DWG
SHEET 1 OF 1



WESTLAND ROAD, S.W.
(FORMERLY WESTLAND AVENUE)
(VARIABLE R/W)

GRAPHIC SCALE



(IN FEET)
1 inch = 50 ft.

Approved: *[Signature]*
AGENT, ROANOKE CITY PLANNING COMMISSION
[Signature]
CITY ENGINEER, ROANOKE, VIRGINIA

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 MAR 20, 2003, AT 2:45 O'CLOCK P.M.

TESTEE: ARTHUR B. CRUSH, III
[Signature]
DEPUTY CLERK

PLAT SHOWING THE
SUBDIVISION AND COMBINATION OF THE
PROPERTY OF
MILDRED W. TRENT
AND THE
PROPERTY OF
TRENT PLUMBING &
HEATING, INC.
CREATING NEW
LOT 8B-1, (1.620 AC.)
PROPERTY OF
TRENT PLUMBING & HEATING, INC.
AND NEW
LOT 10C-1, (1.043 AC.)
PROPERTY OF
MILDRED W. TRENT
SITUATED ALONG WESTLAND ROAD, S.W.
ROANOKE, VIRGINIA

