INSTRUMENT No. MBI DA 276' <u>Brandin</u> ave VICINITY MAP NO SCALE COORDINATE LIST (ASSUMED DATUM) E 5000.0000 N 5000.0000 2 N 4998.1778 E 5113.8854 N 4924.5455 E 5112.7073 N 4926.3676 E 4998.8219 E 5000.0000 N 5000.0000 € NEW 10' PUBLIC INGRESS & EGRESS EASEMENT BEARING LINE DIST. N 89°05'00" W 22.62' (TIE) 3–A A-B L=28.19' R=71./4 (CURVE) BEARING=N 19'40'38" W DELTA=22'30'58' CHORD=28.01' TAN=14.28" N 32°58'00" E B-C25.66' 48.27' (TIE) S 00'55'00" W NEW 10' PUBLIC INGRESS & EGRESS EASEMENT ALONG CENTERLINE OF EXISTING SIDEWALK TAX # 1350601 D.B. 250, PG. 571 = 11.63 ACRES LOT 1A D.B. 698, PG. 311 = 3.04 ACRES 17.4874 ACRES D.B. 870, PG. 278 = 3.01 ACRES TAX # 1350601 TOTAL = 17.68 ACRES UTILITY LOT 2A - 0.1926 ACRE LOT 1A = 17.4874 ACRES RESUBDIVISION PLAT CITY OF ROANOKE, VIRGINIA SHOWING THE RESUBDIVISION OF 17.68 ACRES (D.B. 250, PG. 571, D.B. 698, PG. 311, D.B. 870, PG. 278) CREATING HEREON LOT 1A - 17.4874 ACRES UTILITY LOT 2A - 0.1926 ACRE SITUATE BRANDON AVENUE, S.W. CITY OF ROANOKE, VIRGINIA ENGINEERS / SURVEYORS / PLANNERS
4203 MELROSE AVENUE, NW P.O. BOX 6260 ROANOKE, VIRGINIA 24017 FAX: (540) 366-8702 SCALE: 1"= 30'

