

LEGEND	
●	IRON PIN FOUND
○	IRON PIN SET
M.B.L.	MINIMUM BUILDING LINE
P.U.E.	PUBLIC UTILITY EASEMENT
W.L.E.	WATER LINE EASEMENT
ESM'T	EASEMENT

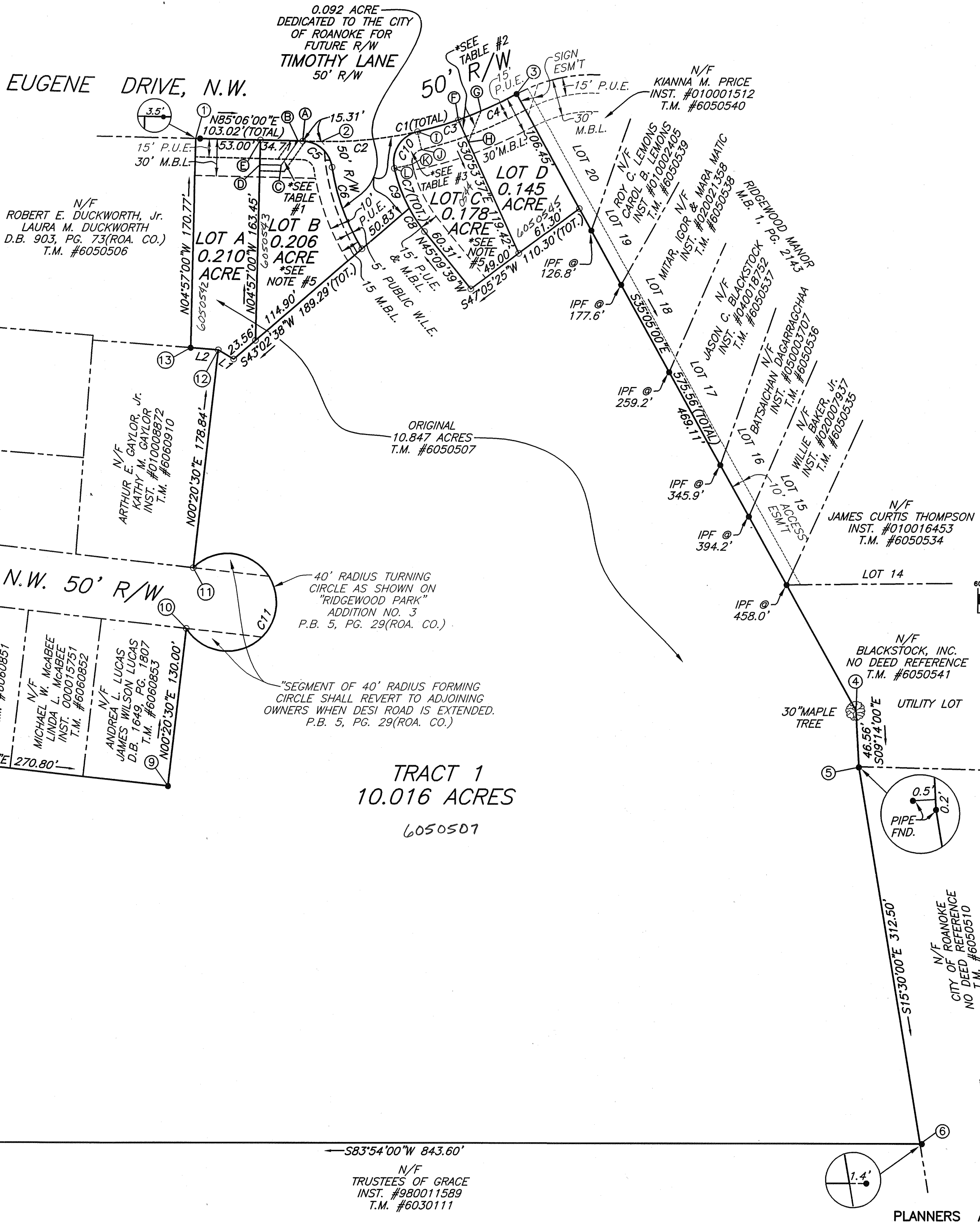


TABLE #1

CENTERLINE 10' PRIVATE SANITARY SEWER EASEMENT FOR THE BENEFIT OF LOT 1

LINE	BEARING	LENGTH	
A-B	S85°06'00"W	3.75	TIE LINE
B-C	S29°00'17"W	24.10	
C-D	S85°06'00"W	17.50	
D-E	N04°57'00"W	20.00	TIE LINE

TABLE #2

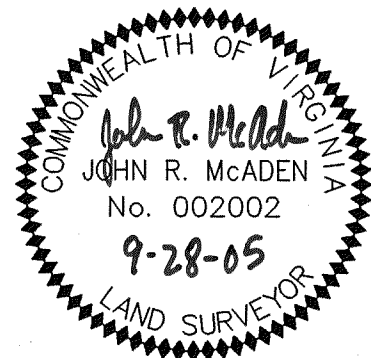
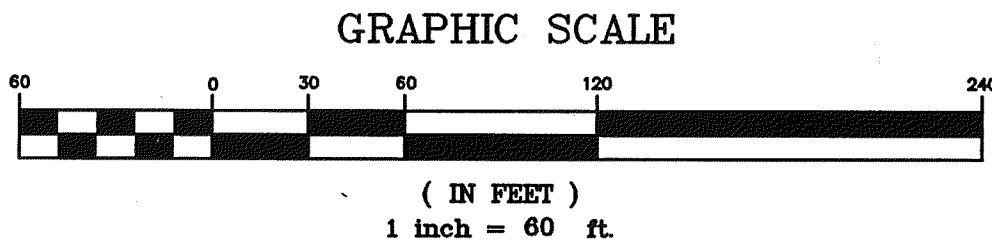
VARIABLE WIDTH PRIVATE SANITARY SEWER EASEMENT FOR THE BENEFIT OF LOT 3

LINE	BEARING	LENGTH	
F-G	N62°34'25"E	20.00	CHORD
G-H	S15°50'24"W	27.42	
H-F	N30°53'37"W	20.00	

TABLE #3

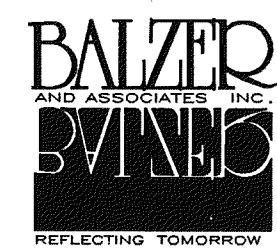
PRIVATE SIGN EASEMENT

LINE	BEARING	LENGTH	
I-J	S19°17'22"E	15.00	
J-K	SEE C12 ON CURVE TABLE		
K-L	S71°13'13"W	15.00	
L-I	SEE C10 ON CURVE TABLE		



PLAT OF SURVEY
SHOWING THE SUBDIVISION OF PROPERTY OWNED BY
DAVID L. & JENEVA S. LUCAS
10.847 ACRES AS DESCRIBED IN
INSTRUMENT #040016289
TO BE KNOWN AS
RIDGEWOOD PLACE
SECTION 1
CREATING HEREON LOTS A, B, C, D &
TRACT 1(10.016 ACRES)
SITUATED ON EUGENE DRIVE, N.W.
CITY OF ROANOKE, VIRGINIA
SURVEYED SEPTEMBER 28, 2005
JOB #R0400131.01
SCALE: 1"= 60'
SHEET 2 OF 2

PLANNERS ARCHITECTS ENGINEERS SURVEYORS
Balzer & Associates, Inc. 1208 Corporate Circle Roanoke Va. 24018



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