

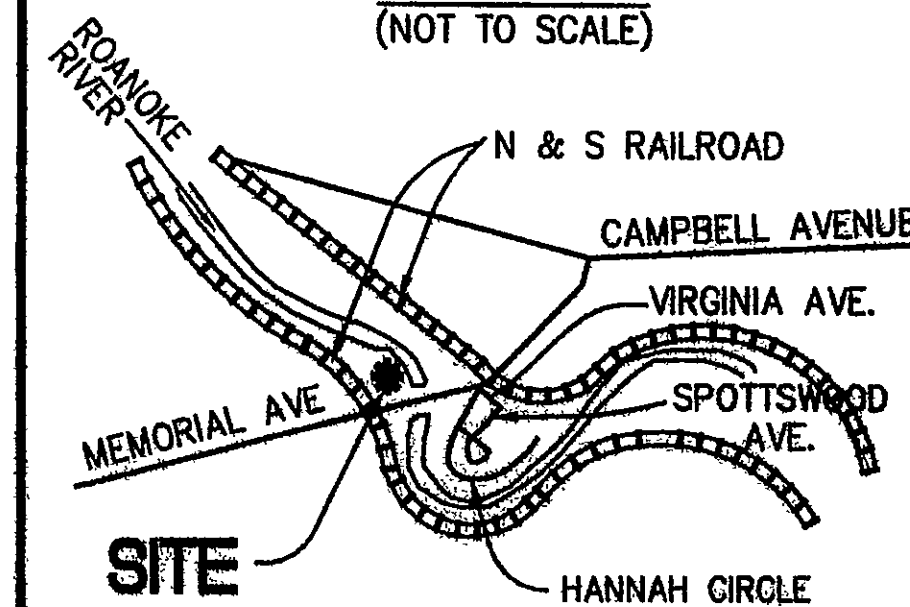
CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
B-C	100.00'	183.53'	130.89'	158.83'	N 19°07'31" W	105°19'16"
D-E	720.00'	124.74'	82.53'	124.59'	N 66°44'41" W	9°58'36"
F-G	80.01'	38.28'	20.37'	38.59'	N 43°01'42" W	37°30'22"
N-O	140.00'	218.58'	138.86'	197.03'	S 11°16'38" E	89°26'49"

NEW VARIABLE WIDTH RESERVATION EASEMENT 16,392 S.F.

LINE	BEARING	DISTANCE
I-A	N 81°22'29" E	108.09' (TIE)
A-B	N 33°28'47" E	75.80'
B-C	N 19°07'31" W	158.83'
C-D	N 71°42'28" W	32.50'
D-E	N 66°44'41" W	124.59'
E-F	N 61°46'53" W	88.79'
F-G	N 43°01'42" W	38.59'
G-H	S 56°44'11" E	39.12'
H-I	S 71°37'32" E	37.20'
I-J	S 85°20'51" E	80.14'
J-K	S 73°54'05" E	40.34'
K-L	S 68°47'14" E	82.30'
L-M	N 89°38'37" E	40.89'
M-N	S 69°22'08" E	20.99'
N-O	S 11°16'38" E	197.03'
O-P	S 33°28'47" W	38.69'
P-A	S 81°22'29" W	53.89'
P-11	N 81°22'29" E	224.40' (TIE)

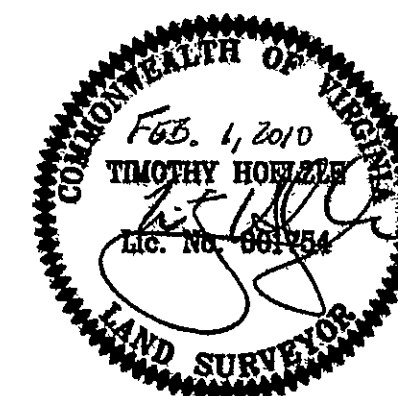
* DENOTES CHORD BEARING & DISTANCE

LOCATION MAP (NOT TO SCALE)



LEGEND

AC.	ACRE(S)
S.F.	SQUARE FEET
D.B.	DEED BOOK
PG.	PAGE
EX.	EXISTING
M.B.	MAP BOOK
R/W	RIGHT-OF-WAY
	EXISTING RESERVATION EASEMENT
	NEW RESERVATION EASEMENT



THIS PLAT DOES NOT CONSTITUTE A SUBDIVISION UNDER THE
ROANOKE CITY LAND SUBDIVISION AND/OR ZONING ORDINANCES.

OFFICE OF CITY ENGINEER
ROANOKE VIRGINIA
ROANOKE RIVER FLOOD REDUCTION PROJECT SHOWING

A Reservation Easement Across
Tax #1322024
Property of

The City of Roanoke, Virginia

(D.B. 432, pg. 305)
SITUATED ADJACENT TO MEMORIAL AVE., S.W.
Roanoke, Virginia

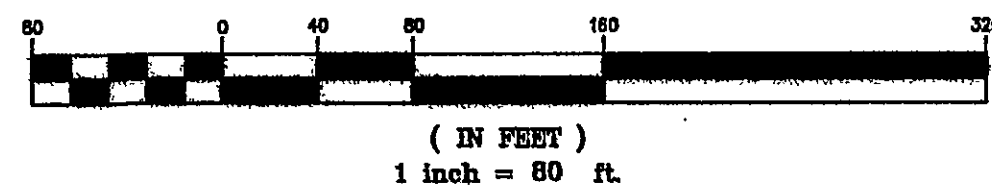
SCALE: 1" = 80'
DATE: FEB. 1, 2010
PLAN NO.

APPROVED:

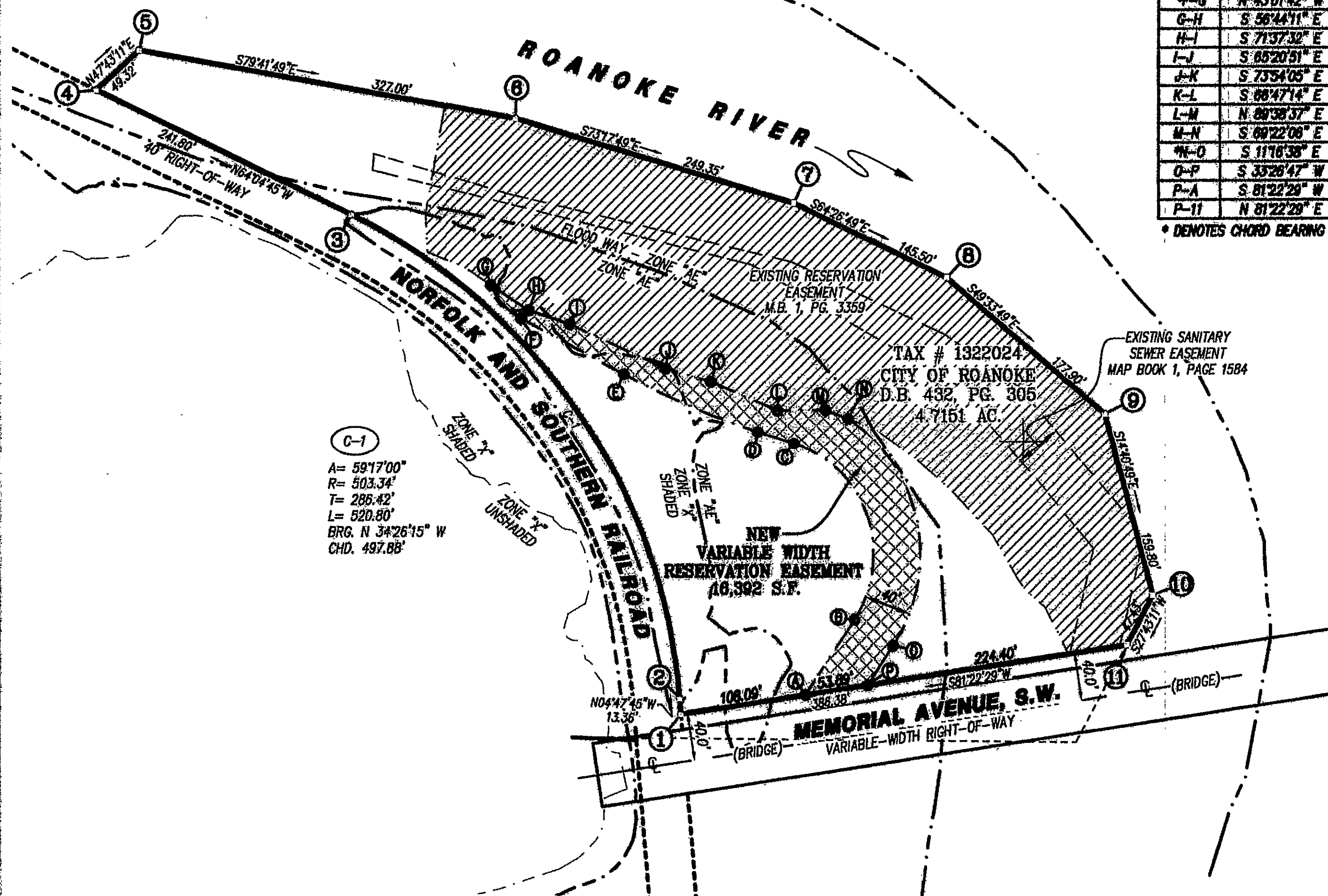
CITY ENGINEER

DATE: February 1, 2010
COMMA NO.: 2008-02710
SCALE: 1" = 80'
SHEET 1 OF 1

GRAPHIC SCALE



MERIDIAN OF
VIRGINIA STATE PLANE
GRID NORTH



G-1
A= 59°17'00"
R= 503.34'
T= 286.42'
L= 520.80'
BRG. N 34°26'15" W
CHD. 497.88'

NEW
VARIABLE WIDTH
RESERVATION EASEMENT
16,392 S.F.

CLERK'S CERTIFICATE

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA, THIS PLAT WITH THE CERTIFICATE OF ACKNOWLEDGMENT THEREOF ANNEXED IS ADMITTED TO RECORD ON February 2, 2010, AT 9:20 O'CLOCK A.M.

TESTEE: BRENDA S. HAMILTON

Kate Thomas
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 THAT ARE NOT SHOWN HEREON.
3. THIS PROPERTY DOES 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 BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS. SEE PANEL NUMBER 510130 0163 G, MAP NUMBER 51161C0163 G, DATED SEPTEMBER 28, 2007. "ZONE AE & FLOODWAY & X SHADED".
4. FOR CLARITY PURPOSES NOT ALL PHYSICAL IMPROVEMENTS ARE SHOWN.

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

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