

This is to certify that the undersigned, H. D. SHANK, is the owner of the property shown on the annexed plat, which map is known as DIXIE HEIGHTS, which subdivision is according to a survey made by C. A. Malcolm, engineer August 15, 1929. A survey of said subdivision as a whole is as follows: Beginning at a point on the northerly side of the Lee Highway, common corner to the original East line of TURNER ROAD and to the land of H. D. SHANK, said beginning point being 10 ft. westerly from the East side of TURNER ROAD as now established, thence along the original easterly line of TURNER ROAD and the westerly line of the said SHANK PROPERTY, N 8° 18' W 1979.5 ft. to a point, being a large Hickory, thence continuing with the said line N 5° 14' W 236.3 ft. to a point, thence still with said line N 4° 18' W 763.51 ft. to a point corner to the property of R. D. HURT and on the original east line of TURNER ROAD, thence with the HURT line N 73° 08' E 309.5 ft. to a point, thence N 4° 05' W 264.6 ft. to a point, thence N 73° 22' E 764.9 ft. to a point corner to the said R. D. HURT and MILLIE WADE PROPERTY, thence with the WADE line S 55° 01' E 332. ft. to a point, thence N 76° 51' E 30. ft. to a point corner to MILLIE WADE and THOMAS A. WEST PROPERTY, thence with the said WEST PROPERTY S 4° 45' E 3090.5 ft. to a point on the north side of the Lee Hwy, thence along the said north side of the Lee Hwy, S 72° 44' W 955.53 ft. to the Place of Beginning." — The said subdivision and annexed plat is with the free consent and in accordance with the desire of the said undersigned owner, subject however to the following RESTRICTIONS and RESERVATIONS, which will enure not only to the benefit of the undersigned, but also to the benefit of his heirs, devisees and assigns. The owner reserves all of his rights in the streets and roads through said property, as are not in conflict with section 5219 of the VIRGINIA CODE of 1919, unamended to the date of RECORDATION of this PLAT.

In Witness whereof, the owner of this land, as shown hereon, and known as DIXIE HEIGHTS does hereby place his hand on this 15th day of August 1929

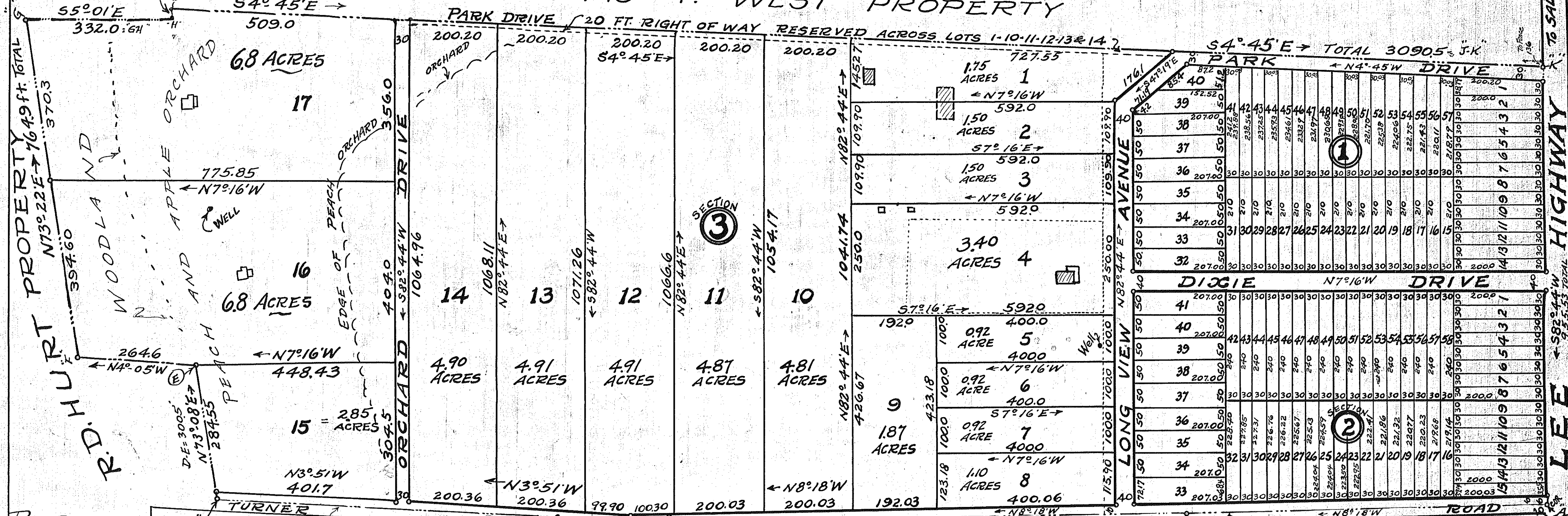
SIGNED:—

G. D. Shank

(Seal)

OWNER

THOMAS F. WEST PROPERTY



RESTRICTIONS:
The following RESTRICTIONS shall for a period of 25 Years be covenants running with the land as shown in the Annexed Plat

① Neither the said tract of land, nor any part or any lot therein, shall be sold leased or conveyed to Negroes or persons of Negro descent.

② No building or structure costing less than \$3000. shall be erected on any lot or lots in Sections 1 and 2 and on Parcels 1 thru 6, both inclusive, in section 3

③ No building or structure shall be erected on said tract or any parcel or lot thereof, the foundation of the front porch thereof, the forward wall of which shall be closer than 20 feet to the front line of any lot or lots, nor closer than 5 feet to the side line of any lot or lots. The side walls of any building must not be closer than 5 ft. to the side of lot.

④ No dwelling house or other structure, shall be erected on a smaller frontage than 50 feet, and no building or structure other than a dwelling house, private garage or servants quarters, shall be built on any lot or lots, except those lots fronting the Lee Highway.

Upon a breach of any one or more of the foregoing restrictions within a period of 25 YEARS from the date of Recordation of this Plat, the Property affected by such breached restriction, shall immediately revert, and the title thereto vested in the undersigned, his heirs, executors or assigns.

Witness my hand and seal on this 30 day of August 1929.
H.D. Shank OWNER (Seal)
 STATE OF VIRGINIA I, G.F. Garris, a Notary Public
 CITY OF ROANOKE
 in and for the aforesaid City and State, do hereby certify that
H.D. SHANK, whose name is signed to the foregoing certificates,
 bearing date of Aug. 15, 1929, has personally appeared before me and
 acknowledged the same this 30 day of August, 1929.

LEGAL REFERENCE:- See D.B. 92 Page 221
D.B. 134 Page 193

SIGNED: G. J. Harris
NOTARY PUBLIC
My Commission Expires on the 19th day of May 1930

Date: ~ A

VALLEY ^{Blange Hickory} LAND & INVESTMENT CO, INC PROPERTY

In the Clerk's Office of the Circuit Court for the County of
ROANOKE, STATE OF VIRGINIA, this MAP was presented and with
the Certificate of Acknowledgment, hereto annexed, admitted to
Record on the 31st day of August 1929,
at 9:00 o'clock A. m.
Teste Chas. D. DeWitt CLERK

MAP ~ OF ~ DIXIE HEIGHTS

~: PROPERTY OF :~

H. D. SHANK

ROANOKE CO.

VIRGINIA.

Date: ~ August 15, 1929

BY: C. B. Malcolm, Cert. Engr.
and: David Dick, Cert. Sur.

H. C. HINES, INC.
AUCTIONEERS & SELLING AGTS
WINSTON-SALEM, N.C. & ROANOKE, VA.

