

KNOW ALL MEN BY THESE PRESENTS:-

To Wit:- That **W. B. HUDDLESTON** is the owner of the tract of land shown hereon, subdivided into lots known as "**HUDDLESTON COURT**", the outside boundary lines being shown hereon, bounded by outside corners No. 1, No. 2, No. 3, No. 4, No. 5, **5A, 5B, 6** and No. 7, excepting lot No. 8, Block No. 1, which boundary of land constitutes the west portion of Sections No. 85, No. 91 & 162, together with portions of closed alleys, as shown on Plat of Salem Improvement Company, Salem, Virginia.

In so far as the location of Missouri Avenue, and the abandoned, or closed alleys, are concerned, this plat supersedes the aforesaid Map of Salem Improvement Company, of record in Plat Book No. 1, Page No. 22 1/2.

The annexed plat, showing lots subdivided hereon, is with the free will and consent, and in accordance with the desire of the undersigned owner, as required by the Code of Virginia, Section No. 5218.

In compliance with the above writing, is hereby placed the signature of the owner of this property on this 20th day of June, 1939.

Signed: **W. B. Huddleston**
OWNER

State of Virginia
City of Roanoke

I **R. H. Poff**, a Notary Public in and for the aforesaid City and State, do hereby certify that **W. B. Huddleston**, whose name is signed to the foregoing writing, bearing date of June 20, 1939, has personally appeared before me, and acknowledged the same. Given under my hand and seal this 20th day of June, 1939.

My commission expires
SEPTEMBER 11, 1939

Notary Public

**L. D. FISHER PROPERTY
BONVUE HEIGHTS MAP
OF RECORD IN PLAT BOOK NO. 2, PAGE 112**

At a regular meeting of the Council of the Town of Salem, Va., held on Aug. 14, 1939, all members being present, on motion, the following ordinance was unanimously adopted: Whereas on application of **W. B. Huddleston**, be it ordained by the Council of the Town of Salem, that the plat of subdivision known as Huddleston Court, which constitutes a replatting of portions of Sections No. 85, 91 & 162 of Salem Improvement Co's Map be, and the same is hereby approved, and the Clerk of the Council is hereby directed to certify this original plat, which is to be recorded in the Clerk's Office of the Circuit Court of Roanoke County, Va., and this ordinance shall take effect immediately.

W. B. Huddleston
Clerk of the Council of the Town of Salem, Virginia.

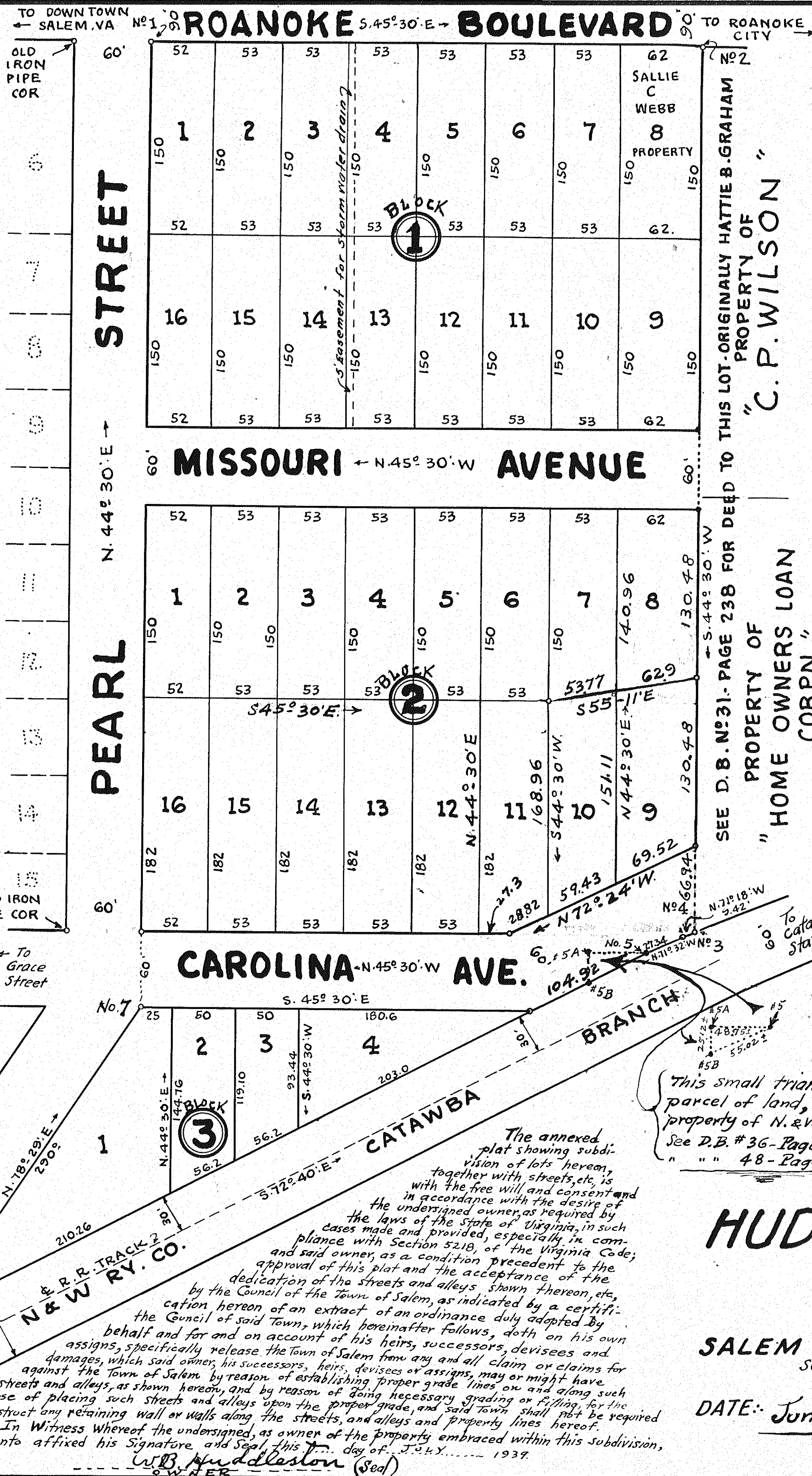
In the Clerk's Office of the Circuit Court for Roanoke County, Virginia, this Map was presented on the 16th day of Aug. 1939 and with the certificate of acknowledgment annexed, admitted to record at 3 o'clock P. M.

Tes: **R. K. Brown**
Clerk

Note: Carolina Avenue was officially closed: See Common Law Order Book "P", page No. 224, thereby making adjacent property owner legally own to width of Avenue as shown.

Note: An Iron Pipe is driven in the ground at each lot corner of this subdivision.

Note Book 52



RESTRICTIONS:-

The following restrictions shall, for a period of 30 years, be covenants, running with the land subdivided in the annexed plat.

- No part of any Residence, or other building, nearer to the front lot line or Street line, shall be constructed:
Facing Roanoke Boulevard, not nearer than 25 feet.
Facing Missouri Avenue, not nearer than 25 feet.
Facing Carolina Avenue, not nearer than 17 feet on S.W. side.
Facing Pearl Street, not nearer than 30 feet.
From the S.E. side of Pearl St, not nearer than 10 feet.
- No Building shall be constructed on any lot facing Roanoke Boulevard, costing less than \$3000.00.
Facing other streets, shown hereon, no residential building shall be constructed, costing less than \$2750.00 except upon lots in Block #3 which shall cost not less than 2000.00.
- No Building shall be erected for the conduct of business, nor shall any business be tolerated, or allowed to be carried on, in any structure, nor upon any lot shown hereon.
- The lots shown hereon, are to be sold, or re-sold, only to those whose nationality is that of the Caucasian Race.

~~When a branch of one or more of the foregoing conditions, within a period of 30 years from the date of recordation of this plat, the property affected by such branched condition, shall immediately revert, and title therein be transferred to the undersigned, his successors, heirs, executors, administrators, assigns, and assigns.~~

Signed: **W. B. Huddleston**
OWNER

MAP OF HUDDLESTON COURT PROPERTY OF

W. B. HUDDLESTON

SALEM Survey and Plat by: **C. B. Malcolm**
State Certified Engineer.

DATE: June 20, 1939.

VIRGINIA.

SCALE: 1"=60'

This small triangular parcel of land, is the property of N. & W. Ry. Co. See D.B. # 36- Page # 535 " " 48- Page # 172

The annexed plat showing subdivision of lots hereon, together with streets, etc., is in accordance with the desire of the undersigned owner, as required by the laws of the State of Virginia, in such cases made and provided, especially in compliance with Section 5218, of the Virginia Code, and said owner, as a condition precedent to the approval of this plat and the acceptance of the dedication of the streets and alleys shown thereon, etc., by the Council of the Town of Salem, as indicated by a certification hereon of an ordinance duly adopted by the Council of said Town, which hereinafter follows, doth on his own behalf and for and on account of his heirs, successors, devisees and assigns, specifically release the Town of Salem from any and all claim or claims for damages, which said owner, his successors, heirs, devisees or assigns, may or might have against the Town of Salem by reason of establishing proper grade lines on and along such streets and alleys, and by reason of going necessary grading or filling, for the purpose of placing such streets and alleys upon the proper grade, and said Town shall not be required to construct any retaining wall or walls along the streets and alleys and property lines hereof. In Witness Whereof the undersigned, as owner of the property embraced within this subdivision, has hereunto affixed his Signature and Seal, this 20th day of June, 1939.

W. B. Huddleston (Seal)