

KNOW ALL MEN BY THESE PRESENTS:

The undersigned is the owner of the land shown hereon, bounded by outside corners No. 1 to No. 8 inclusive, which land is subdivided into lots as shown hereon, the subdivision being known as ALVIEW ADDITION, in Roanoke County, Virginia. The undersigned further certifies that said subdivision as appears on this map is with the free consent and in accordance with the desire of the undersigned owner.

WITNESS the following signature and seal this 21 day of September, 1946

STATE OF VIRGINIA
CITY OF ROANOKE

I, Leo Normayle, a notary public in and for the city and state aforesaid do hereby certify that J. R. Alvis, whose name is signed to the foregoing writing, bearing date 21 of September, 1946, personally appeared and acknowledged the same before me in my city and state aforesaid.

GIVEN under my hand this 21st of September, 1946

My Commission Expires:
13 July 47

Leo Normayle
NOTARY PUBLIC

RESTRICTIVE COVENANTS:

The following restrictions are hereby made covenants running with the title to the lots shown on this map for a period of 25 years from the date of this map:

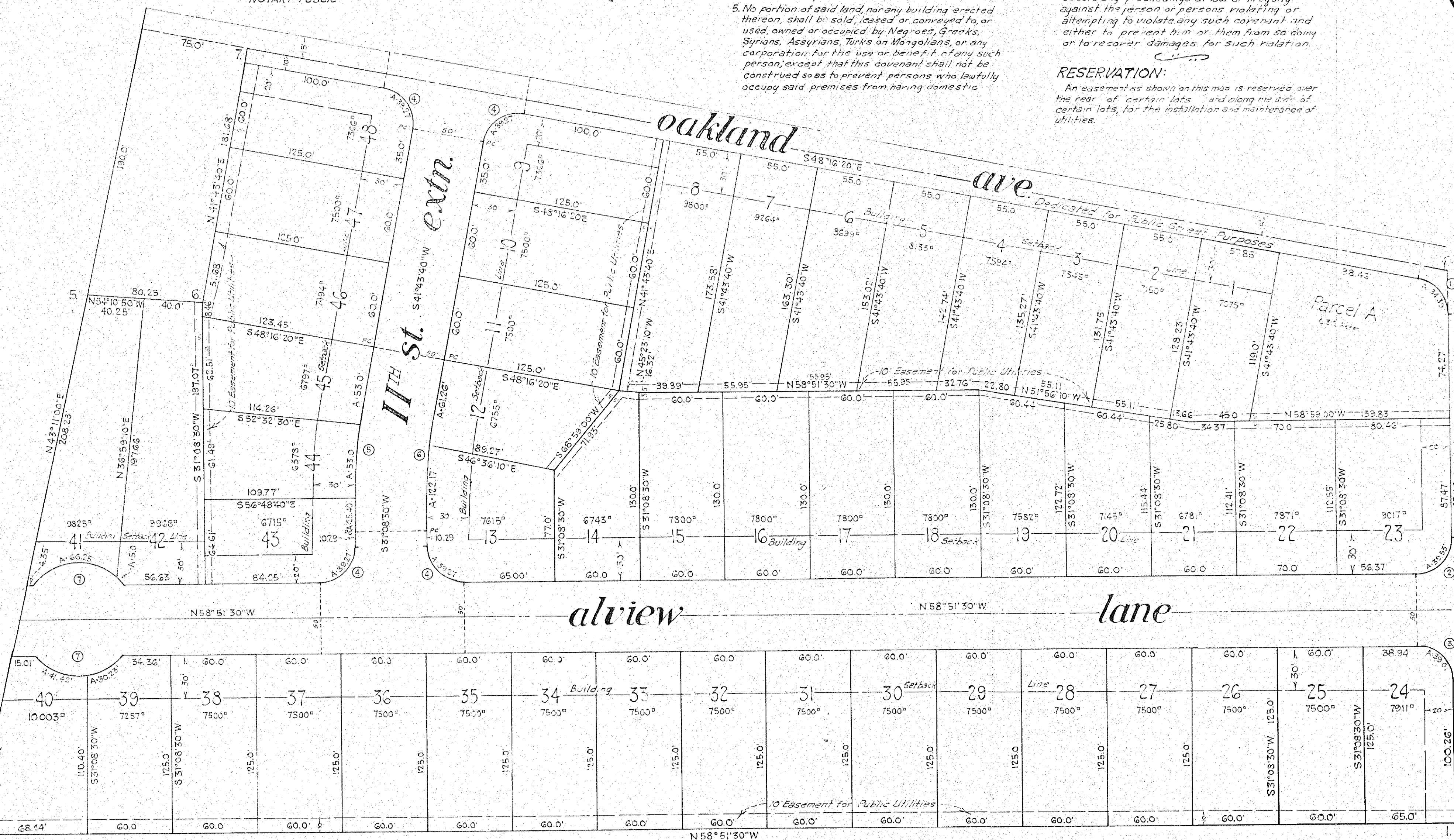
1. No structure shall be erected on this land other than private dwelling houses, with necessary outbuildings; nor shall more than one such dwelling house, with necessary outbuildings, be erected or suffered to remain on any one lot.
2. No part of any building, other than porches, shall be located nearer to the front lot line or nearer to the side street line than the building setback lines shown on this map.
3. No dwelling house costing less than \$5,000.00, exclusive of the cost of outbuildings shall be erected on any of the lots.
4. No trailer, basement shack, garage, barn or other outbuildings erected on any of said lots shall at any time be used as a residence temporarily or permanently, nor shall any residence of a temporary character be permitted.
5. No portion of said land, nor any building erected thereon, shall be sold, leased or conveyed to, or used, owned or occupied by Negroes, Greeks, Syrians, Assyrians, Turks or Mongolians, or any corporation for the use or benefit of any such person, except that this covenant shall not be construed so as to prevent persons who lawfully occupy said premises from having domestic

- servants of said races employed in their homes.
6. None of the lots shall be used as a parking lot for commercial vehicles and no noxious or offensive trade or activity shall be carried on upon any lot nor shall anything be done thereon which may be or become a nuisance to the neighborhood.
7. The area designated on this map as "Parcel A" is considered a single lot for the purpose of these restrictions and for the reservation for easement set out on this map.
8. If the owner of this subdivision or anyone claiming under him shall violate or attempt to violate any of these covenants, it shall be lawful for any person or persons owning any real property situated in the subdivision to prosecute any proceedings at law or in equity against the person or persons violating or attempting to violate any such covenant and either to prevent him or them from so doing or to recover damages for such violation.

RESERVATION:

An easement as shown on this map is reserved over the rear of certain lots and along the sides of certain lots, for the installation and maintenance of utilities.

Curve Table				
No.	Radius	Delta	Tangent	Arc
1.	25.0'	78°48'40"	20.54'	34.39'
2.	25.0'	90°36'10"	25.26'	39.53'
3.	25.0'	89°23'50"	24.74'	39.01'
4.	25.0'	90°00'00"	25.00'	39.27'
5.	711.20'	10°35'10"	65.90'	131.40'
6.	661.20'	10°35'10"	61.26'	122.17'
7.	40.0'	102°37'40"	22.72'	71.65'



extension
st.
tenth

APPROVED: Paul B. Matthews
Secretary of Roanoke County Planning and Zoning Commission

APPROVED: W. H. Harkins
Chairman of Board of Supervisors of Roanoke County, Va.

APPROVED: Geo. J. Plant
City Engineer, Roanoke, Virginia.

ALVIEW ADDITION
Roanoke Co. Virginia
scale 1" = 50' - september 21, 1946
~ mattern AND mattern ~
roanoke ~ engineers ~ virginia

In the Clerks Office of the Circuit Court for the County of Roanoke, Va, this 25 day of Sept 1946 this map was presented with the certificate of acknowledgment thereto annexed, admitted to record at 3:05 o'clock P.M.

Teste: Ray K. Brown Clerk