

BOUNDARY LINE CALCULATIONS							
COR.	BEARING	DIST.	N	S	E	W	
A-B	N86°57'E	82.06'	4.37		81.94		
B-C	N83°01'E	81.55'	9.89		80.75		
C-D	N79°05'E	100.17'	18.97		98.36		
D-E	S82°58'E	49.31'		6.04	48.94		
E-F	S65°01'E	174.95'		73.89	158.58		
F-G	S72°51'30"E	100.96'		29.76	96.47		
G-H	S80°42'E	168.6		27.23	166.35		
H-I	S45°54'E	34.64'		24.10	24.88		
I-J	S11°06'E	4.10'		4.02	0.79		
J-K	S15°28'W	17.88'		17.23		4.77	
K-L	S42°02'W	69.62'		51.71		46.61	
L-M	S3°34'30"W	134.50'		134.24		8.39	
M-N	S34°53'E	13.00'		10.66	7.43		
N-O	S60°59'E	66.79'		32.40	58.41		
O-P	S32°50'E	136.13'		114.38	73.81		
P-Q	S54°44'W	973.73'		562.17		795.02	
Q-R	N89°16'W	489.71'	14.81			489.49	
R-S	N8°47'W	170.27'	168.21			28.00	
S-T	S88°24'E	274.97'		7.68	274.85		
T-U	N57°10'E	70.73'	38.34		59.43		
U-V	N88°24'W	60.41'	1.68			60.39	
V-W	N2°28'W	377.50'	377.16			16.25	
W-X	S89°35'E	221.97'		1.61	221.96		
X-A	N10°43'W	163.07'	163.62			5.80	
TOTALS		4336.98	1097.09	1097.12	1452.95	1452.72	

CURVE DATA				CHORD	
CURVE	ANGLE	RAD.	TAN.	BEARING	DIST.
1	35°54'	80.00'	28.92'	S 82°58'E	49.31'
2	15°41'	370.00'	50.95'	S 72°51'30"E	100.96'
3	69°36'	30.35'	21.09'	S 45°54'E	34.64'
4	53°08'	20.00'	18.55'	S 15°28'W	17.88'
5	76°55'	108.13'	85.88'	S 3°34'30"W	134.50'
LOT 10	53°00'	108.13'	53.91'	S 15°32'W	96.47'
6	66°05'	28.31'	18.42'	S 22°04'30"W	30.87'
7	75°20'	26.49'	20.33'	S 87°28'E	32.25'
8	52°12'	75.91'	37.19'	S 60°59'E	66.79'
LOT 14	37°17'	75.91'	25.61'	S 68°32'E	48.52'
9	42°22'	250.00'	96.88'	N 28°03'E	182.67'
LOT 1	14°38'	250.00'	32.10'	N 84°17'E	63.68'
LOT 2	25°26'	250.00'	56.42'	N 64°15'E	110.06'
LOT 3	2°18'	250.00'	5.02'	N 50°23'E	10.03'
10	42°22'	290.00'	112.39'	N 28°03'E	209.58'
LOT 4	11°39'	290.00'	29.58'	N 85°48'30"E	58.86'
LOT 5	18°51'	290.00'	48.14'	N 70°43'30"E	94.98'
LOT 6	11°52'	290.00'	30.14'	N 55°10'E	59.46'

LEGAL REFERENCES

C.W. FRANCIS, JR., FROM CRYSTAL SPRING LAND CO., D.B. 944, PG. 21
C.W. FRANCIS, JR., FROM PROSPECT HILLS CONVEY., D.B. 903, PG. 390
C.W. FRANCIS, JR., FROM V.L.C. AND C.O. BY REED DATED AND RECORDED

KNOW ALL MEN BY THESE PRESENTS, TO WIT:
THAT C.W. FRANCIS, JR. AND MYRTLE H. FRANCIS, HIS WIFE, ARE THE OWNERS OF THE LAND SHOWN HEREON BOUNDED BY CORNERS A THRU X TO A. THE SAID OWNERS CERTIFY THAT THEY HAVE SUBDIVIDED THIS LAND INTO LOTS AND STREETS AS SHOWN HEREON ENTIRELY WITH THEIR OWN FREE WILL AND CONSENT AS REQUIRED UNDER SECTION 15-797, 1950 CODE OF THE COMMONWEALTH OF VIRGINIA.
THE SAID OWNERS FURTHER CERTIFY THAT ALL OF THE STREETS EMBRACED WITHIN THE AFORESAID BOUNDARY ARE HEREBY DEDICATED IN FEE SIMPLE FOR STREET PURPOSES.
IN WITNESS WHEREOF ARE HEREBY PLACED THE SIGNATURES AND SEALS OF THE AFORESAID OWNERS ON Sept. 23, 1955.

C.W. Francis, Jr. (SEAL) Myrtle H. Francis (SEAL)
OWNER OWNER

STATE OF VIRGINIA } TO WIT:
CITY OF ROANOKE }
I, E. V. Stephenson, A NOTARY PUBLIC, IN AND FOR THE AFORESAID CITY AND STATE, DO HEREBY CERTIFY THAT C.W. FRANCIS, JR. AND MYRTLE H. FRANCIS, HIS WIFE, WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING DATED Sept. 23, 1955, HAVE EACH PERSONALLY APPEARED BEFORE ME IN MY CITY AND STATE AND ACKNOWLEDGED THE SAME ON Sept. 23, 1955.

MY COMMISSION EXPIRES: 7-12-58
E. V. Stephenson
NOTARY PUBLIC

APPROVED:
Paul B. Matthews DATE: 9-26-55
SECRETARY OF ROANOKE COUNTY PLANNING COMMISSION
W. C. Condit DATE: 9-12-55
V-CHAIRMAN OF ROANOKE CO. BOARD OF SUPERVISORS
J. R. Hildebrand DATE: 9/23/1955
AGENT FOR ROANOKE CITY PLANNING COMMISSION
H. Clitus Boyles DATE: 9-23-55
CITY ENGINEER OF ROANOKE, VIRGINIA

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF ROANOKE, VIRGINIA, THIS MAP IS PRESENTED ON Sept. 29th, 1955, AND WITH THE CERTIFICATES OF ACKNOWLEDGMENT AND DEDICATION THERETO ANNEXED, IS ADMITTED TO RECORD AT 11:50 O'CLOCK A.M.

TESTE: ROY K. BROWN, CLERK
BY Roy K. Brown
CLERK

