

MAGNETIC MERIDIAN OF 1928

FARMINGDALE
P.B. 3 PAGE 111

MAP OF SECTION 1
STATE HWY. 119
VALLEY DRIVE

PROPERTY OF
WHITWELL W. COKE
D.B. 424 PAGE 277
S.B. 436 PAGE 282

PROPERTY OF
W.B. RICHARDSON
1.00 AC.

BLOCK 1

BLOCK 2

PROPERTY OF
S. C. PETERSON

← REMAINING PROPERTY OF J. F. HUNTER →

← REMAINING PROPERTY OF TAYLOE ROGERS →

RESTRICTION TO BE SET FORTH IN DEEDS.

KNOW ALL MEN BY THESE PRESENT TO WIT:
THAT TAYLOE ROGERS AND EDNA WYNNE ROGERS HIS WIFE, AND J. F. HUNTER AND ADELAIDE A. HUNTER HIS WIFE, ARE THE OWNERS OF THE LAND SHOWN HEREON BOUNDED BY OUTSIDE CORNERS 1 THRU 17 TO 1 AND KNOWN AS SOUTHDOWNS.
THE SAID OWNERS CERTIFY THAT THEY HAVE SUBDIVIDED THIS LAND 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 THE LAND EMBRACED WITHIN THE STREETS OF THIS SUBDIVISION IS HEREBY DEDICATED IN FEE SIMPLE TO THE COUNTY OF ROANOKE, VIRGINIA, FOR STREET PURPOSES.
IN WITNESS WHEREOF ARE HEREBY PLACED THE SIGNATURES AND SEALS OF THE AFORESAID OWNERS ON THIS 11th DAY OF MARCH, 1956.
J. F. Hunter (SEAL) ADELAIDE A. Hunter (SEAL)
TAYLOE ROGERS (SEAL) EDNA WYNNE ROGERS (SEAL)
STATE OF VIRGINIA } TO WIT: [Signature] A NOTARY PUBLIC,
COUNTY OF ROANOKE }
IN AND FOR THE FORESAID COUNTY AND STATE, DO HEREBY CERTIFY THAT TAYLOE ROGERS AND EDNA WYNNE ROGERS HIS WIFE, AND J. F. HUNTER AND ADELAIDE A. HUNTER HIS WIFE, WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING DATED MARCH 30, 1956, HAVE EACH PERSONALLY APPEARED BEFORE ME IN MY COUNTY AND STATE, AND ACKNOWLEDGED THE SAME DATED 1956.
MY COMMISSION EXPIRES: December 16, 1956

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR ROANOKE COUNTY, VIRGINIA, THIS MAP IS PRESENTED ON MARCH 11, 1956 AND WITH THE CERTIFICATES OF ACKNOWLEDGMENT AND DECLARATION THEREOF ANNEXED, IS ADMITTED TO RECORD AT 11 O'CLOCK A.M.
TESTE: ROY K. BROWN, CLERK
BY [Signature] DEPUTY CLERK

PLAT
of
SECTION 1
SOUTHDOWNS
PROPERTY OF
TAYLOE ROGERS & J. F. HUNTER
ON STATE HWY. 119 - ABOUT 1 MILE SOUTH OF SALEM
ROANOKE CO. VIRGINIA
DATE: - MAR 31, 1956
BY: - DAVID PICK
STATE CERT. ENGR. (SURVEYOR) SCALE: 1" = 50'

NOTE:
AREA OF PROPERTY OF J. F. HUNTER INCLUDED IN BOUNDARY = 3.995 ACRES.
AREA OF PROPERTY OF TAYLOE ROGERS INCLUDED IN BOUNDARY = 4.516 ACRES.

BOUNDARY LINE CALCULATIONS						
COR	BEARING	DISTANCE	N	S	E	W
1-2	N 15° 57' E	74.30	71.44		20.42	
2-3	N 33° 09' E	171.02	143.19		93.52	
3-4	N 86° 29' E	869.26	53.32		867.63	
4-5	S 10° 10' E	162.00		159.46	28.59	
5-6	S 10° 23' E	250.69		246.58	45.18	
6-7	S 83° 52' W	188.58		20.15		187.50
7-8	S 82° 39' W	381.59		48.82		378.45
8-9	N 6° 08' W	238.05	236.69			25.43
9-10	S 83° 52' W	101.40		10.83		100.82
10-11	N 84° 40' W	80.20	7.45			79.85
11-12	S 6° 08' E	294.10		292.42	31.42	
12-13	S 72° 09' W	279.89		85.19		266.42
13-14	N 59° 15' W	143.09	73.16			127.97
14-15	N 15° 00' E	77.21	74.58		19.98	
15-16	N 83° 29' E	340.69	38.66		338.49	
16-17	N 6° 08' W	194.80	193.69			20.81
17-1	S 83° 52' W	264.50		28.26		262.99
TOTAL		4111.37	892.17	892.31	1445.23	1445.24

CURVE DATA						
CURVE	ANGLE	RADIUS	TAN	ARC	BEARING	DISTANCE
A	131° 16'	20.00	44.16	45.81	N 30° 30' W	36.44
B	300° 00'	40.00		209.44	S 6° 08' E	40.00
LOT 4 BK 1	60° 00'	40.00	23.09	41.89	N 53° 52' E	40.00
LOT 5 BK 1	90° 00'	40.00	40.00	62.83	S 51° 08' E	56.57
LOT 4 BK 2	90° 00'	40.00	40.00	62.83	S 38° 52' W	56.57
LOT 3 BK 2	60° 00'	40.00	23.09	41.89	N 66° 08' W	40.00
C	72° 45'	100.00	73.66	126.97	N 24° 16' 30" W	118.61