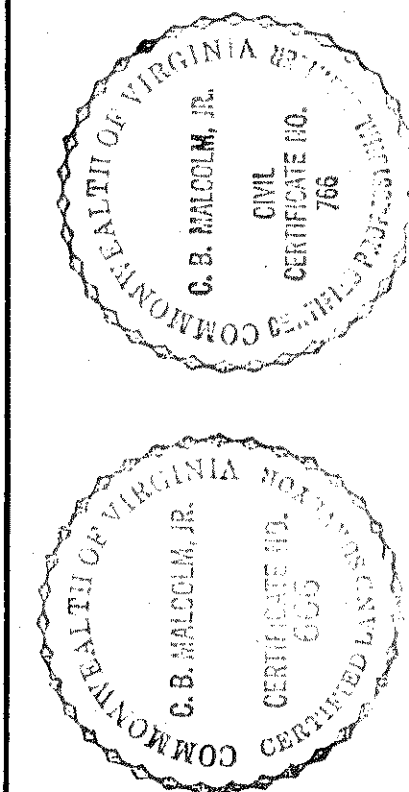


NOTE: P.U.E. DENOTES PUBLIC UTILITY EASEMENT.
D.E. DENOTES DRAINAGE EASEMENT.
G.A.E. DENOTES GUY ANCHOR EASEMENT.



KNOW ALL MEN BY THESE PRESENTS:

That Leonard T. Gilbert, whose wife's name is Louise C. Gilbert, and Warren W. Gilbert, whose wife's name is Hassie D. Gilbert, are the fee simple owners and proprietors of the land hereon shown to be subdivided, known as WEST VIEW TERRACE, bounded as shown hereon in detail by outside corners 1 to 19, inclusive; and that said land is not subject to any lien or encumbrance.

The undersigned owners and proprietors and their wives certify that the said subdivision as appears on this plat is with the consent and in accordance with the desire of the undersigned owners of same.

The said owners and proprietors and their wives hereby dedicate to and vest in the County of Roanoke, wherein said land lies, such portions of the premises platted as are on this plat set apart for streets, easements, or other public uses, or for future street widening, in accordance with the provisions of the Subdivision Ordinance of the County of Roanoke, as amended, and the Virginia Land Subdivision Act.

The undersigned owners do, by virtue of recordation of this plat, dedicate certain drainage easements of varying widths, as shown on the annexed plat, for drainage purposes, and the owners do further, as a condition precedent to the approval of the final plat and subdivision and the acceptance of the dedication of the streets shown thereon by the Board of Supervisors of Roanoke County, on their own behalf and for and on account of their heirs, successors, devisees, and assigns, specifically release the County of Roanoke and the Virginia Department of Highways from any and all claim or claims for damages which such owners, their heirs, successors, devisees, and assigns, may or might have against the County or Virginia Department of Highways by reason of establishing proper grade lines on and along such streets as shown on the plat of the land subdivided (or such changed streets or alleys as may be agreed upon in the future) and by reason of doing necessary grading, cutting, or filling for the purpose of placing such streets upon the proper grade as may, from time to time, be established by said County or Virginia Department of Highways, and said County or Virginia Department of Highways shall not be required to construct any retaining wall or walls along the streets and property lines thereof.

WITNESS the following signatures and seals on this the 26 day of January, 1959.

Leonard T. Gilbert (Seal) Louise C. Gilbert (Seal)
OWNER OWNER'S WIFE

Warren W. Gilbert (Seal) Hassie D. Gilbert (Seal)
OWNER OWNER'S WIFE

STATE OF VIRGINIA
CITY OF ROANOKE
I, Mary Linda M. Smiley, a Notary Public in and for the aforesaid City and State, do hereby certify that Leonard T. Gilbert, and Louise C. Gilbert, and Warren W. Gilbert, and Hassie D. Gilbert, whose names are signed to the foregoing Writing dated the 26 day of January, 1959, have each personally appeared before me, in my said City and State, and acknowledged the same on January 26, 1959.

My Commission expires January 2, 1961.

Mary Linda M. Smiley
NOTARY PUBLIC

RESERVATIONS & RESTRICTIONS
The following reservations and restrictions shall be covenants running with the title to the land and binding on all parties and all persons claiming under them for a period of 25 years from the date of recordation of this map.

1. All lots shown on this subdivision shall be used for residential purposes only, provided, however, that offices of a resident member of a recognized profession, such as a doctor, architect, accountant, photographer, or lawyer may be maintained in such residence.
2. No residence shall be constructed on any lot or portion of lot or lots where frontage or average width is less than 75 feet.
3. No dwelling shall be erected or placed on any lot nearer to the street than the minimum setback line shown hereon.
4. Lots are subject to drainage easements as shown hereon.
5. No structure of a temporary character such as a trailer, basement, tent, shack, garage, barn, or other outbuildings shall be used on any lot, at any time, as a residence, either temporarily or permanently.
6. No lot shall be used or maintained as a dumping ground for rubbish, trash, garbage, or other waste.
7. No dwelling shall be constructed with less than 1100 square feet of liveable floor space for a one floor plan or with less than 860 square feet of first floor area for two story residences. Liveable floor space shall not include basements, attics, garages, porches or breezeways. All retaining walls shall be constructed of concrete, stone, or brick. No cinder block or similar material shall be used as a finished exterior.
8. No hogs, goats, or fowls shall be allowed or tolerated on any of the lots shown hereon.

In the Clerk's Office of the Circuit Court for the County of Roanoke, Virginia, this map is presented on January 28, 1959, and with the certificates of dedication and acknowledgement thereto annexed, is admitted to record at 1 o'clock P.M.

TESTE: ROY K. BROWN - Clerk

By: Deputy Clerk

APPROVED:

Chairman of Board of Supervisors of Roanoke County, Virginia

Secretary, Roanoke County Planning Commission

City Engineer of Roanoke, Virginia

Act. Agent, Roanoke City Planning Commission

2-2-59
Date

Jan 28, 1959
Date

Feb 9, 1959
Date

Feb 9, 1959
Date

BOUNDARY DATA: WEST VIEW TERRACE-CONTAINING 15.778 AC.						
Cor.-Cor.	Bearing	Distance	North	South	East	West
1-2	N 1° 26' 55" E	351.69	351.58		8.89	
2-3	S 81° 37' 05" E	442.18		64.46	437.45	
3-4	S 2° 00' 40" W	122.10		122.02		4.28
4-5	S 61° 40' 40" E	50.11		23.77	44.11	
5-6	S 65° 49' 40" E	162.30		33.49	132.67	
6-7	N 35° 10' 20" E	116.41	95.16		67.05	
7-8	S 61° 40' 30" E	70.08		33.25	61.70	
8-9	S 89° 06" E	494.98		7.78	494.92	
9-10	S 7° 15' 10" W	28.74		28.51		3.63
10-11	S 82° 44' 50" E	150.00		18.94	148.80	
11-12	S 7° 15' 10" W	694.76		689.20		87.71
12-13	N 87° 31' W	568.50	24.63		567.97	
13-14	N 24° 45' 40" E	81.33	81.14		3.91	
14-15	N 87° 04' 25" W	66.67		3.40	66.58	
15-16	N 2° 48' 15" E	340.19	339.78		16.64	
16-17	S 88° 13' 15" W	242.40		7.53	242.28	
17-18	N 2° 28' 30" W	85.20	85.12		3.68	
18-19	N 1° 51' 50" W	111.40	111.34		3.62	
19-1	S 89° 34' 45" W	436.39		3.20	436.36	
TOTALS		4615.33	1092.15	1092.15	1416.14	1416.14

CURVE DATA						Chord	
Curve	Lot	Bk	Angle	Tangent	Radius	Arc	Bearing
A	Par	A	87° 09' 10"	14.21	15.00	22.81	N 42° 07' 40" W 20.68
B	Par	B	92° 50' 50"	15.76	15.00	24.31	N 47° 52' 20" E 21.73
A-A	-	-	30° 52' 35"	5739	210.00	113.17	N 70° 15' 57" W 111.80
A-A	Par	A	17° 10' 19"	31.71	210.00	62.94	N 77° 07' 05" W 62.70
A-A	Rem	Rem	13° 42' 16"	25.24	210.00	50.23	N 61° 40' 48" W 50.11
B-B	-	-	30° 52' 35"	41.42	150.00	80.83	S 70° 15' 57" E 79.86
B-B	Par	B	25° 30' 43"	33.96	150.00	66.79	S 72° 56' 33" E 66.24
B-B	1	3	5° 21' 52"	703	150.00	14.04	S 57° 30' 36" E 14.04
1-A	-	-	34° 16' 20"	46.25	150.00	89.72	N 71° 57' 50" W 88.39
1-A	1	1	16° 14'	21.39	150.00	42.50	N 62° 56' 40" W 42.36
1-A	2	1	18° 02' 20"	23.81	150.00	47.23	N 60° 04' 50" W 47.03
1-B	6	1	83° 38' 50"	26.85	30.00	43.80	S 49° 04' 35" W 40.01
2-A	1	2	90° 00'	30.00	30.00	47.12	N 37° 44' 50" W 42.43
2-B	1	2	9° 11' 57"	12.07	150.00	24.08	N 87° 20' 48" W 24.06
3-A	-	-	34° 16' 20"	64.75	210.00	125.61	S 71° 57' 50" E 123.74
3-A	3	3	21° 57' 40"	40.75	210.00	80.49	S 65° 48' 30" E 80.00
3-A	4	3	12° 18' 40"	22.65	210.00	45.12	S 62° 56' 40" E 45.04
3-B	4	3	93° 33' 30"	31.94	30.00	48.99	S 42° 19' 15" E 43.71
3-C	8	3	30° 00'	13.40	50.00	26.18	S 19° 27' 30" W 25.88
3-D	-	-	210° 00'	2	40.00	146.61	S 70° 32' 30" E 77.27
3-D	3	3	120° 00'	69.28	40.00	69.78	S 25° 32' 30" E 69.28
3-D	14	3	90° 00'	40.00	40.00	62.83	N 49° 27' 30" E 56.67
3-E	9	3	86° 26' 30"	28.20	30.00	45.35	N 47° 40' 45" E 41.09
3-F	15	3	93° 33' 30"	31.94	30.00	48.99	S 42° 19' 15" E 43.71
4-A	1	4	92° 47' 40"	31.50	30.00	48.59	N 50° 51' 20" E 43.45
4-B	1	4	6° 33' 25"	12.03	210.00	24.03	S 86° 01' 32" E 24.02
4-C	6	4	91° 58' 30"	31.05	30.00	48.16	N 41° 31' 45" W 43.15

CAPTION LEGAL REFERENCE

See D.B. 422-Pg. 38 and D.B. 463-Pg. 407 for conveyance of two tracts from J.L. Hartman to L.T. & W.W. Gilbert.

LANE 2
BLOCK 11
SECTION No. 5
HEMLOCK HILLS
Recorded in P.B. 4-Pg. 5

JANUARY 14, 1959
I, HEREBY, CERTIFY, THAT THIS PLAT OF SURVEY IS CORRECT.
C.B. Malcolm, Jr.
VIRGINIA STATE CERTIFIED ENGINEER

MAP OF
WEST VIEW TERRACE

PROPERTY OF
LEONARD T. GILBERT & LOUISE C. GILBERT
AND
WARREN W. GILBERT & HASSIE D. GILBERT
SITUATE EAST OF PETERS CREEK ROAD ABOUT 2/3 MILE
NORTH OF U.S. HIGHWAY ROUTE NO. 460.
ROANOKE COUNTY, VIRGINIA.
BY: C.B. MALCOLM & SON
VA. STATE CERT. ENGRS.
DATE: JANUARY 14, 1959
SCALE: 1"=100'