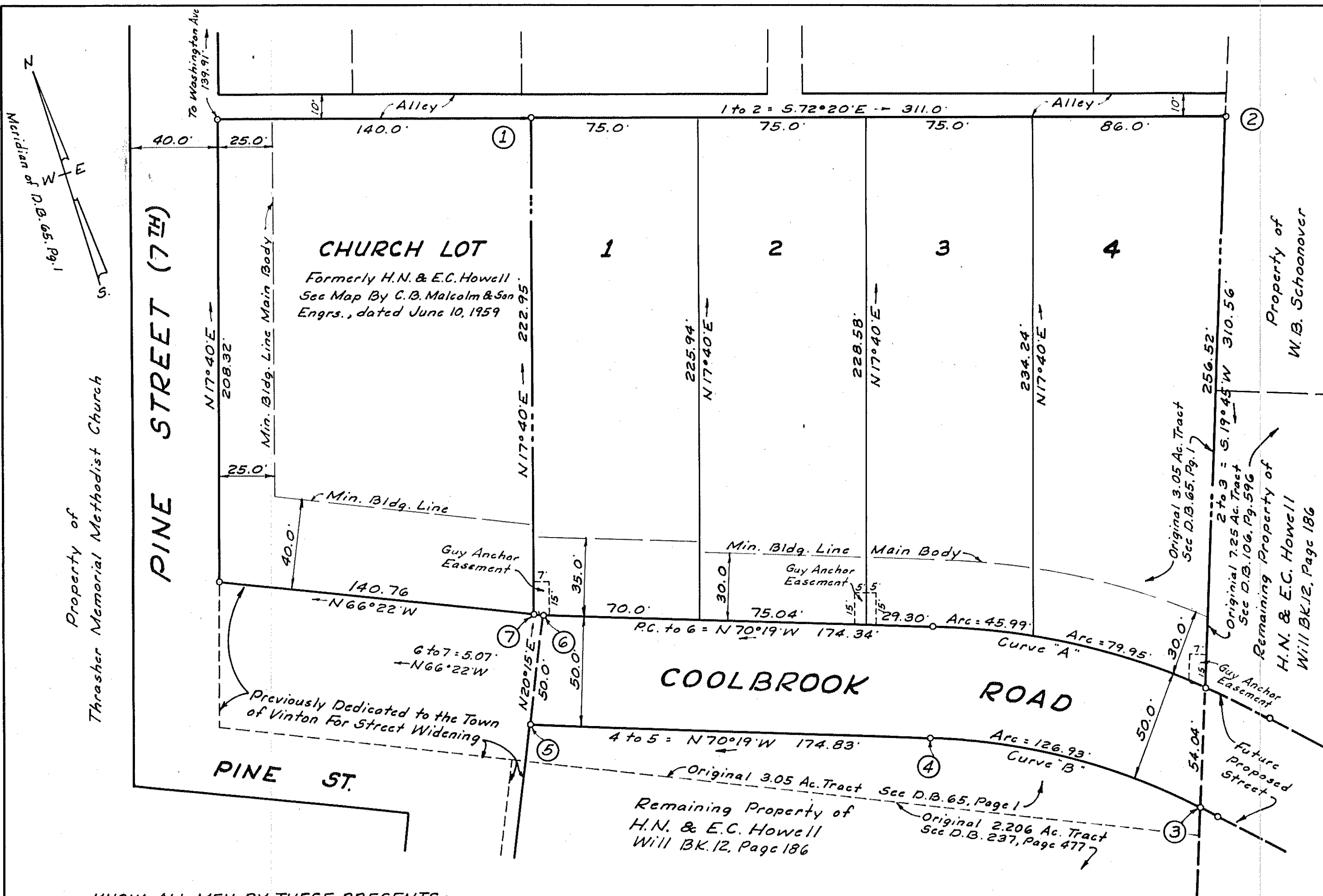




CURVE DATA							
Curve	Lot	Angle	Radius	Tangent	Arc	Chord Bearing	Dist.
A		25°52'	350	80.37	158.01	S.57°23'E	156.67
A	3	7°31'45"	350	29.03	45.99	S.66°33'E	45.95
A	4	13°05'15"	350	40.15	79.95	S.56°14'30"E	79.78
A	Remaining Land	5°15'	350	16.05	32.07	S.47°04'30"E	32.06
B		25°52'	300	68.89	135.44	N.57°23'W	134.29
B	Cors. 3-4	24°14'30"	300	64.43	126.93	N.58°11'45"W	125.98
B	Remaining Land	1°37'30"	300	4.25	8.51	N.45°15'45"W	8.51

BOUNDARY DATA					
Corner	Bearing	Distance	North (Cos.)	South	East (Sin) West
1-2	S.72°20'E	311.00		94.38	296.33
2-3	S.19°45'W	310.56		292.29	104.94
3-4	N.58°11'45"W	125.98	66.40		107.06
4-5	N.70°19'W	174.83	58.89		164.61
5-6	N.20°15'E	50.00	46.91		17.31
6-7	N.66°22'W	5.07	2.03		4.64
7-8	N.17°40'E	222.95	212.43		67.66
Totals			386.66	386.67	381.30 381.25

Boundary Contains 1.977 Acres ±

KNOW ALL MEN BY THESE PRESENTS:

That, Harry N. Howell, whose wife's name is Sadie Neff Howell and Ellis C. Howell, whose wife's name is Ruth McLain Howell, are the fee simple owners and proprietors of the land hereon shown to be subdivided, known as Coolbrook Homes, bounded as shown hereon in detail by outside corners 1 to 7, 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 Town of Vinton, wherein said land lies, such portions of the premises platted as are on this plat set apart for streets, alleys, easements, or other public uses, or for future street widening, in accordance with the provisions of The Subdivision Ordinance of the Town of Vinton, as amended, and the Virginia Land Subdivision Act.

Witness the following signatures and seals on this 2nd day of August, 1959.

Ellis C. Howell Seal Ruth McLain Howell Seal
Ellis C. Howell Ruth McLain Howell

Harry N. Howell Seal Sadie Neff Howell Seal
Harry N. Howell Sadie Neff Howell

State of Virginia } To Wit:
City of Roanoke }

I, Therese Linder M. Smiley, a notary public in and for the City of Roanoke, in the State of Virginia, do hereby certify that Ellis C. Howell, whose wife's name is Ruth McLain Howell, and Harry N. Howell, whose wife's name is Sadie Neff Howell, whose names are signed to the foregoing writing dated the 2nd day of Aug. 1959, have each personally appeared before me in my City and State aforesaid, and acknowledged the same.

My Commission expires: Jan. 2, 1961
Given under my hand this 2nd day of Aug. 1959
Therese Linder M. Smiley
Notary Public

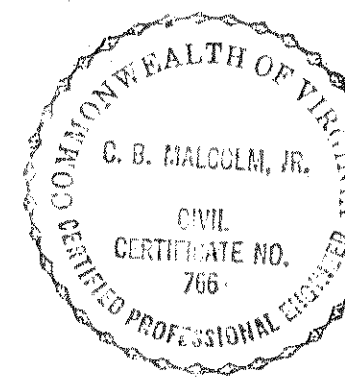
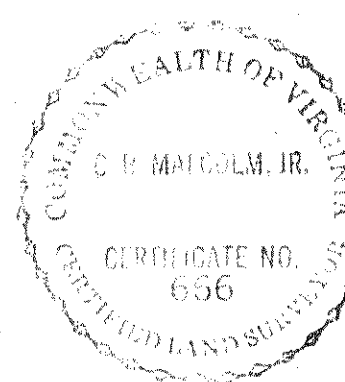
RESERVATIONS AND RESTRICTIONS

The following Reservations and Restrictions shall be covenants running with the title to the land shown hereon for a period of 20 years from the date of recordation of this map.

1. The numbered lots shown hereon shall be used for residential purposes only.
2. No residence shall be closer to the street than the Minimum Building Line as shown on this map.
3. No temporary living quarters, such as basements, tents, shacks, trailers, or garages shall be allowed on the lots shown hereon.
4. All lots are subject to easements necessary for guys and anchors for electric and telephone poles.
5. No residence shall be erected with less than 900 square feet (outside measurements) on the lots shown hereon.

In the Clerk's Office of the Circuit Court for the County of Roanoke, Virginia, this map is presented on Aug. 20, 1959, and with the certificates of dedication and acknowledgement thereto annexed, is admitted to record at 11:00 o'clock A. M.

Teste: Harry N. Howell By Therese Linder M. Smiley
Clerk Deputy Clerk



APPROVED:

E. L. Goshart
Town Engineer of Vinton, Va.

Date

W. E. Goshart
Chairman of Board of Supervisors of Roanoke Co., Va.

Date

Paul W. Madeline
Exec. Secretary of Roanoke Co. Planning Comm.

Date

Caption Legal Reference:

See Will BK. 12, Page 186, for will to H.N. & E.C. Howell
By Willard Ernest Howell.

MAP OF
SECTION No. 1
COOLBROOK HOMES
PROPERTY OF
H.N. HOWELL AND E.C. HOWELL
VINTON, (ROANOKE COUNTY) VIRGINIA

By C. B. Malcolm & Son
State Cert. Engrs.

DATE: AUG. 20, 1959

SCALE: 1"=40'

Aug. 20, 1959
I, hereby certify that this plat
of survey is correct.

C. B. Malcolm, Jr.
State Cert. Surveyor