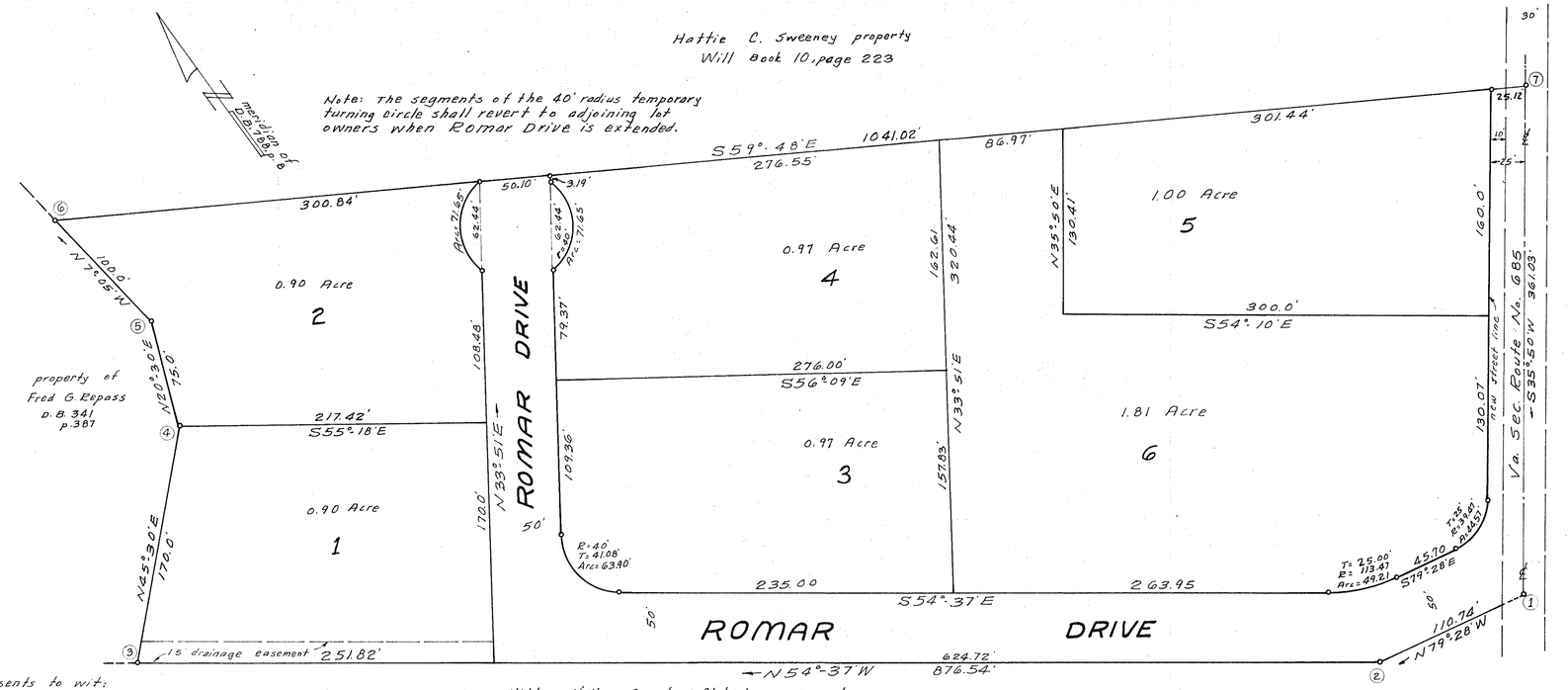

Know all men by these presents to wit:
That Roy U. Franklin and Margaret M. Franklin are the owners of the property shown hereon bounded by corners 1 thru 7, inclusive, subdivided into lots as shown hereon and known as Hidden Acres, which said property is all of the tract of land conveyed to said owners by deed dated Nov. 5, 1965 from Pearlie E. Sheppard, et als, and recorded in Deed Book 788, page 8, in the Clerks Office for the Circuit Court of Roanoke County, Va.
The said owners hereby dedicate the streets and street widening as shown hereon to the County of Roanoke in fee simple, and do further dedicate certain easements for public utilities and drainage purposes to the County of Roanoke.
The said owners hereby certify that they have subdivided this land into lots as shown hereon, entirely with their own free will and accord as required by sections 15-779 through 15-7943 of the 1950 Code of Virginia as amended to date and further pursuant to and in compliance with Title 15, Chapter 2, "Land Subdivision Regulations, as amended to date of the General Ordinances of the Town of Salem, Va.
The said owners further certify that as a condition precedent to the approval of this plat and subdivision by the Board of Supervisors of Roanoke County, Va., they do specifically release the County of Roanoke and Virginia Dept of Highways from any and all claim or claims for damages which said owners, their heirs, successors, devisees and assigns may or might have against the County of Roanoke or Virginia Dept of Highways by reason of establishing proper grade lines on and along the streets shown hereon and by reason of doing the necessary grading, cutting or filling for the purpose of placing said streets upon the proper grade as may from time to time be established by the County of Roanoke or Virginia Dept of Highways and said County of Roanoke or Virginia Dept of Highways shall not be required to construct any retaining wall or walls along said streets and property lines.
Witness the signatures and seals of said owners on this 26th day of February 1966.

Roy U Franklin (Seal)
owner

Margaret M. Franklin (Seal)
owner

State of Virginia
County of Roanoke
I Sadie Wood a Notary Public in and for the aforesaid State and County do hereby certify that Roy U. Franklin and Margaret M. Franklin, whose names are signed to the foregoing writing dated Feb. 26, 1966, have personally appeared before me in my State and County and acknowledged the same on this 26th day of February 1966.

My Commission Expires Oct. 24, 1967

Sadie Wood
Notary Public

In the Clerks Office for the Circuit Court of Roanoke County, Va. this map was presented and with the certificate of acknowledgment thereto annexed, admitted to record at 8:35 O'clock, A. M., on this 23rd day of March 1966.

Teste: V. B. LOGAN Clerk
Mary P. Hallauer Jennett
Deputy Clerk

BOUNDARY DATA						
Cor.	Bearing	Dist.	N	S	E	W
1-2	N79-28W	110.74	20.24			108.87
2-3	N54-37W	876.54	507.55			714.64
3-4	N45-30E	170.00	119.15		121.25	
4-5	N20-30E	75.00	70.25		26.26	
5-6	N 7-05W	100.00	99.24			12.33
6-7	S59-48E	1041.02		523.74	899.69	
7-1	S35-50W	361.03		292.69		211.36
		Totals	816.43	816.43	1047.20	1047.20

Iron rods placed at all corners.

Approved:
Minor R. Kefauver 3-4-66
Vice-Chairman of Board of Supervisors date

Paul Mankin 3/7/66
Sec'y. Roanoke County Planning Comm. date

[illegible] 3-9-66
Exec. Sec'y. Town of Salem Planning Comm. date

F. A. Spiggle 3-9-66
Town Engineer - Salem, Va. date

MAP OF HIDDEN ACRES

PROPERTY OF

ROY U. FRANKLIN & MARGARET M. FRANKLIN

ROANOKE COUNTY, VA.

Scale: 1" = 50' Feb. 25, 1966

By: J. P. Parker
State Certified Engineer