



KNOW ALL MEN BY THESE PRESENTS, TO WIT:
THAT LUWANA CORP. IS THE OWNER OF THE TRACT OF LAND SHOWN HEREON BOUNDED BY CORNERS 1 THRU 5 AND SUBDIVIDED INTO LOTS AS SHOWN HEREON AND KNOWN AS SECTION NO. 6 NOTTINGHAM HILLS. AND THAT W.T. BRAND IS THE OWNER OF AN ADJOINING PARCEL OF LAND ON WHICH A PORTION OF A 50 FT. RADIUS TURNAROUND WILL BE LOCATED.
THE LUWANA CORP. HEREBY CERTIFIES THAT IT HAS SUBDIVIDED THIS LAND INTO LOTS AS SHOWN HEREON ENTIRELY WITH ITS OWN FREE WILL AND ACCORD AS REQUIRED BY SECTIONS 15.1 - 477 OF THE 1950 CODE OF VIRGINIA.
THE LUWANA CORP. AND W.T. BRAND HEREBY DEDICATES TO THE COUNTY OF ROANOKE, SUCH PORTIONS OF THE PREMISES PLATTED AS ARE IN THIS PLAT SET APART FOR STREETS, EASEMENTS, OR OTHER PUBLIC USE.
THAT LUWANA CORP. DOES AS A CONDITION PRECEDENT TO THE APPROVAL OF THIS PLAT AND SUBDIVISION AND ACCEPTANCE OF THE DEDICATION OF THE STREETS, ETC., BY THE BOARD OF SUPERVISORS OF ROANOKE COUNTY, VA., ON ITS OWN BEHALF AND FOR AND ON ACCOUNT OF ITS SUCCESSORS AND ASSIGNS, SPECIFICALLY RELEASES THE COUNTY OF ROANOKE AND VIRGINIA DEPARTMENT OF HIGHWAYS AND TRANSPORTATION FROM ANY AND ALL CLAIMS FOR DAMAGES WHICH SAID OWNER, ITS SUCCESSORS AND ASSIGNS MAY OR MIGHT HAVE AGAINST THE COUNTY OF ROANOKE OR THE VIRGINIA DEPARTMENT OF HIGHWAYS AND TRANSPORTATION BY REASON OF ESTABLISHING PROPER GRADE LINES ON AND ALONG SUCH STREETS AS SHOWN HEREON AND BY DOING THE NECESSARY GRADING, CUTTING AND 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 SIGNATURES OF W.T. BRAND AND LUWANA CORPORATION BY CHARLES R. SIMPSON, ITS PRESIDENT, WITH ITS CORPORATE SEAL HERE UNTO AFFIXED AND ATTESTED BY NAOMI G. SIMPSON, ITS SECRETARY ON THIS 22 DAY OF OCTOBER 1974.

BY: Charles R. Simpson
CHARLES R. SIMPSON, PRESIDENT OF LUWANA CORP.

ATTESTED: Naomi G. Simpson
NAOMI G. SIMPSON, SECRETARY OF LUWANA CORP.

BOUNDARY		DATA			
CORNER	BEARING	DISTANCE	NORTH	SOUTH	EAST
1-2	N 45° 45' 15" E	347.85	242.71		249.18
2-3	S 44° 14' 45" E	342.27		245.18	298.81
3-4	S 52° 17' 00" W	4.46		2.72	3.53
4-5	S 59° 41' 00" W	309.21		156.08	266.93
5-1	N 33° 26' 53" W	270.81	161.28		217.65
TOTAL			403.49	403.98	488.01
BOUNDARY CONTAINS		2.26 ACRES.			

STATE OF VIRGINIA
COUNTY OF ROANOKE
I, JOHN T. PARKER, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE AND COUNTY DO HEREBY CERTIFY THAT CHARLES R. SIMPSON AND NAOMI G. SIMPSON WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING DATED OCTOBER 22, 1974, HAVE PERSONALLY APPEARED BEFORE ME IN MY STATE AND COUNTY AND ACKNOWLEDGED THE SAME ON THIS 22TH DAY OF OCTOBER 1974.
MY COMMISSION EXPIRES: DEC. 31, 1974.
John T. Parker
NOTARY PUBLIC

IN THE CLERK'S OFFICE FOR THE CIRCUIT COURT OF ROANOKE COUNTY, VIRGINIA THIS MAP WAS PRESENTED AND WITH THE CERTIFICATE OF ACKNOWLEDGMENT THERE TO ANNEXED, ADMITTED TO RECORD AT 1:10 O'CLOCK P.M., ON THIS 10 DAY OF OCTOBER 1974.

TESTE: ELIZABETH W. STOKES, Clerk
By Elizabeth W. Stokes Clerk

APPROVED: [Signature] 10/31/74
SECT. OF THE ROANOKE COUNTY PLANNING COMMISSION DATE

SECTION 6
NOTTINGHAM HILLS

PROPERTY OWNED BY
LUWANA CORPORATION
WINDSOR HILLS MAGISTERIAL DISTRICT
ROANOKE COUNTY, VIRGINIA
BY: T.P. PARKER & SON
ENGINEERS & SURVEYORS

SCALE 1"= 50' DATE 7-24-74

