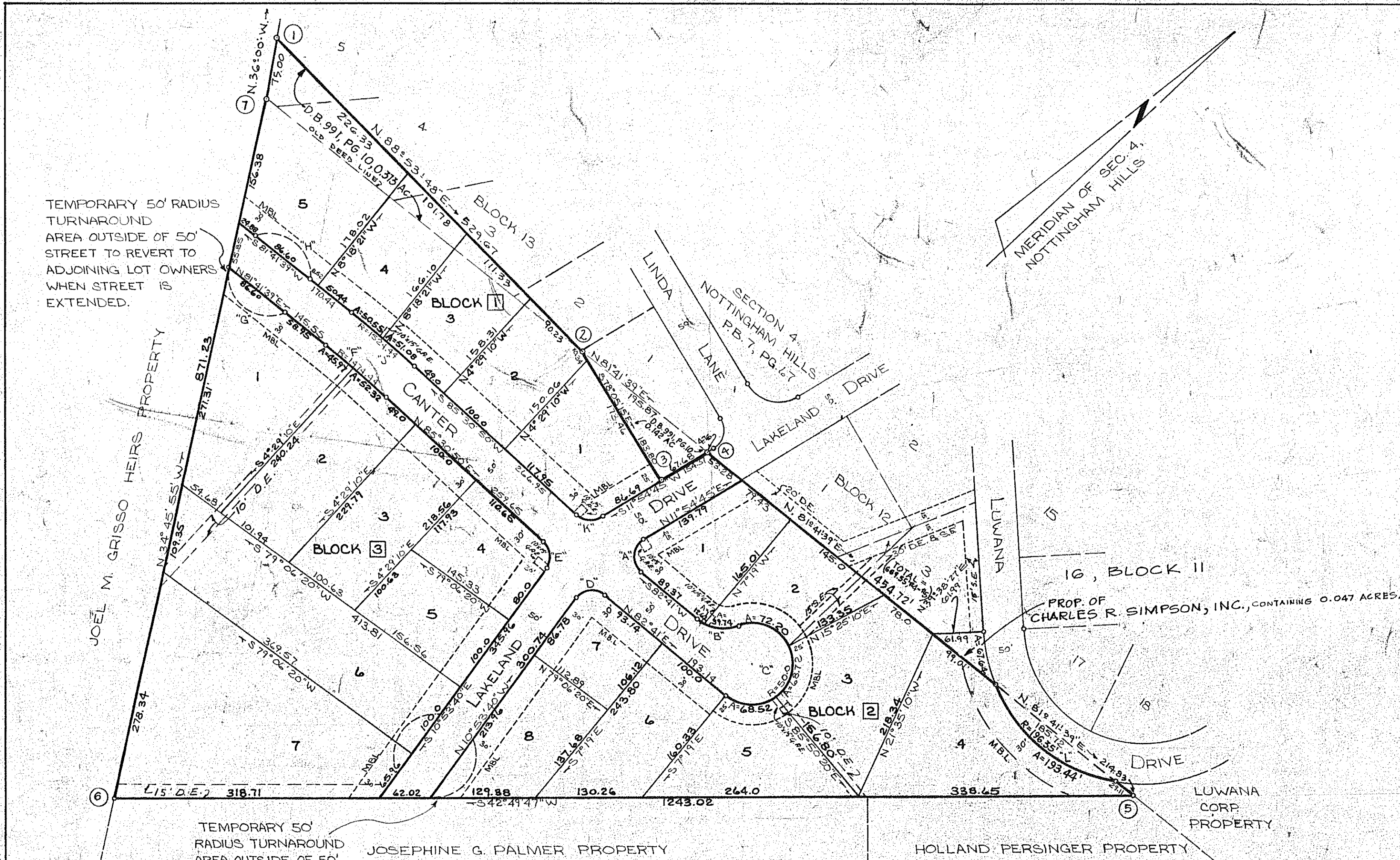
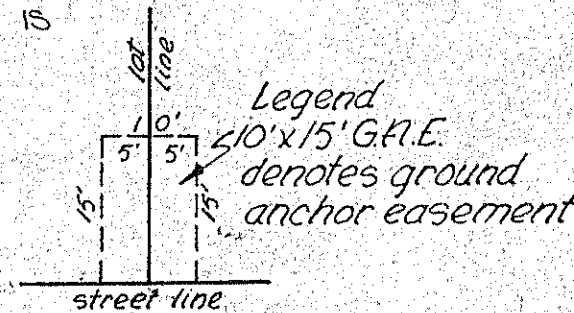




TEMPORARY 50' RADIUS TURNAROUND AREA OUTSIDE OF 50' STREET TO REVERT TO ADJOINING LOT OWNERS WHEN STREET IS EXTENDED.

TEMPORARY 50' RADIUS TURNAROUND AREA OUTSIDE OF 50' STREET TO REVERT TO ADJOINING LOT OWNERS WHEN STREET IS EXTENDED.



NOTE: LOTS 8 BLOCK 2 & LOTS 6 & 7 BLOCK 3 WILL USE SEPTIC TANKS

LEGEND:
M.B.L. DENOTES MINIMUM BUILDING LINE
D.E. DENOTES DRAIN EASEMENT
S.E. DENOTES SEWER EASEMENT
P.U.E. DENOTES PUBLIC UTILITY EASEMENT

NOTE: IRON PINS PLACED AT ALL LOT CORNERS, P.C.'S & P.T.'S.

BOUNDARY DATA					
NO.	BEARING	DIST.	NORTH	SOUTH	EAST
1-2	N. 88° 53' 48" E	929.67	10.20		529.51
2-3	S. 78° 05' 15" E	183.80		31.94	179.84
3-4	N. 11° 54' 45" E	67.68		66.22	13.97
4-5	N. 81° 41' 39" E	667.55		96.72	662.53
5-6	S. 42° 49' 47" W	1243.02		911.60	845.03
6-7	N. 34° 45' 55" W	871.23		719.71	446.79
7-1	N. 36° 00' 00" W	75.00		60.68	44.08
TOTALS			1441.53	1441.54	1585.41
BOUNDARY CONTAINS 12.305 ACRES					

KNOW ALL MEN BY THESE PRESENTS, TO WIT:
THAT PETER P. SLOVENSKY AND AUDREY G. SLOVENSKY ARE THE OWNERS OF THE TRACT OF LAND SHOWN HEREON BOUNDED BY CORNERS 1 THRU 10, INCLUSIVE, SUBDIVIDED INTO LOTS AND KNOWN AS MAP OF CANTERBURY HILLS, WHICH SAID LAND IS THE PROPERTY CONVEYED TO SAID OWNERS BY DEEDS RECORDED IN V.D. 3680 - PG. 579.4 D.B. 1991. PG. 10.

IN THE CLERK'S OFFICE FOR THE CIRCUIT COURT OF ROANOKE COUNTY, VA.
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 15.1-477 OF THE 1950 CODE OF VIRGINIA AS AMENDED TO DATE.

THE SAID OWNERS HEREBY DEDICATE TO AND VEST IN COUNTY OF ROANOKE, VA. SUCH PORTIONS OF THE PREMISES PLATTED AS ARE ON THIS PLAT SET APART FOR STREETS, EASEMENTS, OR OTHER PUBLIC USE.

THE SAID OWNERS DO AS A CONDITION PRECEDENT TO THE APPROVAL OF THIS PLAT AND SUBDIVISION AND THE ACCEPTANCE OF THE DEDICATION OF THE STREETS SHOWN HEREON BY THE BOARD OF SUPERVISORS OF ROANOKE COUNTY, ON THEIR OWN BEHALF AND FOR AND ON ACCOUNT OF THEIR HEIRS, DEVISEES, SUCCESSORS AND ASSIGNS, 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, DEVISEES, SUCCESSORS AND ASSIGNS, MAY OR MIGHT HAVE AGAINST THE COUNTY OR VIRGINIA DEPT. 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 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 DEPT. OF HIGHWAYS, AND SAID COUNTY OR VA. DEPT. OF HIGHWAYS SHALL NOT BE REQUIRED TO CONSTRUCT ANY RETAINING WALL OR WALLS ALONG THE STREETS AND PROPERTY LINES THEREOF.

WITNESS THE SIGNATURES AND SEALS ON THIS 20 DAY OF JULY, 1973.
Peter P. Slovensky OWNER
Audrey G. Slovensky OWNER

STATE OF VIRGINIA
COUNTY OF ROANOKE TO WIT:
I, JOHN T. PARKER, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE AND COUNTY, DO HEREBY CERTIFY THAT PETER P. SLOVENSKY AND AUDREY G. SLOVENSKY, WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING DATED JULY 20, 1973, HAVE PERSONALLY APPEARED BEFORE ME IN MY STATE AND JURISDICTION AND ACKNOWLEDGED THE SAME ON THIS 20 DAY OF JULY, 1973.

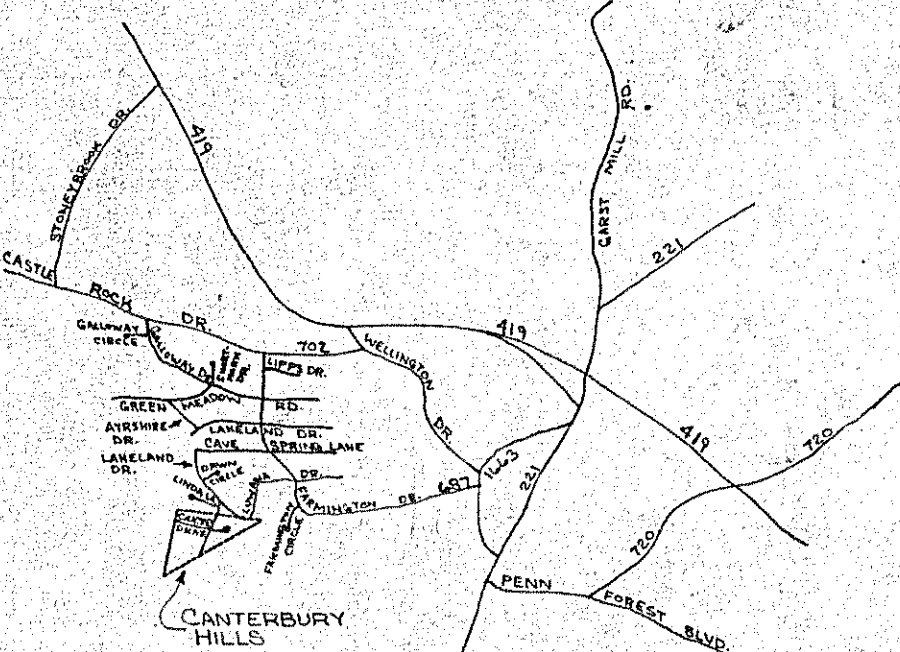
MY COMMISSION EXPIRES:
DECEMBER 31, 1974
John T. Parker NOTARY PUBLIC

APPROVED:
William S. Huth 11-19-73 AGENT FOR ROANOKE PLANNING COMM. DATE
Charles D. Huth 11-19-73 CITY ENGR. - ROANOKE, VA. DATE

IN THE CLERK'S OFFICE FOR THE CIRCUIT COURT OF ROANOKE COUNTY, VIRGINIA, THIS MAP WAS PRESENTED AND WITH THE CERTIFICATE OF ACKNOWLEDGMENT THERETO ANNEXED, ADMITTED TO RECORD AT 9:45 O'CLOCK P.M. ON THIS 23 DAY OF Sept., 1973.

TESTE: *Elinor W. Stokes* CLERK
By: Elinor W. Stokes C.

I, HEREBY CERTIFY THAT THIS PLAT OF SURVEY IS CORRECT.
John T. Parker VA. STATE CERTIFIED ENGINEER & SURVEYOR



MAP OF CANTERBURY HILLS

PROPERTY OF
PETER P. & AUDREY G. SLOVENSKY
ROANOKE COUNTY, CAVE SPRING MAGISTERIAL DISTRICT VIRGINIA
SCALE: 1" = 100'
JUNE 25, 1973

BY: T. P. PARKER & SON
ENGINEERS & SURVEYORS