

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT AKFER DEVELOPMENT CORPORATION, INC. IS THE OWNER OF THE TRACT OF LAND SHOWN HEREON BOUNDED BY CORNERS 1 THROUGH 9, SUBDIVIDED INTO LOTS AND KNOWN AS SECTION 4, FALLING CREEK ESTATES, AND BEING A PORTION OF THE PROPERTY CONVEYED TO SAID OWNERS BY DEED DATED AUG. 19, 1976 AND RECORDED IN D.B. 1048, P. 142 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF ROANOKE COUNTY, VIRGINIA FROM F.A. & NELLIE B. GROSS AND BEING ALL OF PROPOSED LOT 2 CONVEYED TO ROBERT W. HALL AND JUDITH S. HALL RECORDED IN DEED BOOK 1067 PAGE 732.

THE SAID OWNERS HEREBY CERTIFIES THAT IT HAS SUBDIVIDED THIS LAND INTO LOTS AS SHOWN HEREON ENTIRELY WITH ITS OWN FREE WILL AND ACCORD AS REQUIRED BY SECTION 15.1 THROUGH 477 OF THE 1960 CODE OF VIRGINIA AS AMENDED TO DATE.

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

THE SAID OWNER DOES AS A CONDITION PRECEDENT TO THE APPROVAL OF THIS PLAT AND SUBDIVISION AND ACCEPTANCE OF THE DEDICATION OF THE STREETS SHOWN HEREON BY THE BOARD OF SUPERVISORS OF ROANOKE COUNTY, VA., ON ITS OWN BEHALF AND FOR AND ON ACCOUNT OF ITS SUCCESSORS AND ASSIGNS, SPECIFICALLY RELEASE THE COUNTY OF ROANOKE AND THE VIRGINIA DEPT. OF HIGHWAYS FROM ANY AND ALL CLAIM OR CLAIMS FOR DAMAGES WHICH SAID OWNER, ITS SUCCESSORS AND ASSIGNS MAY OR MIGHT HAVE AGAINST THE COUNTY OF ROANOKE OR THE VIRGINIA DEPT. OF HIGHWAYS 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 PROPER GRADE AS MAY FROM TIME TO TIME BE ESTABLISHED BY SAID COUNTY OR VIRGINIA 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 THIS 15th DAY OF MARCH, 1978.

AKFER DEVELOPMENT CORPORATION, INC.

H.C. AKFER, PRESIDENT
ROBERT W. HALL

J.R. FERGUSON, SECRETARY
JUDITH S. HALL

STATE OF VIRGINIA TO WIT:
COUNTY OF ROANOKE

I, LINDA T. SMILEY, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE AND COUNTY HEREBY CERTIFY THAT H.C. AKFER, PRESIDENT, AND J.R. FERGUSON, SECRETARY OF AKFER DEVELOPMENT CORPORATION, INC., ROBERT W. HALL AND JUDITH S. HALL WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING DATED March 15, 1978, HAVE EACH PERSONALLY APPEARED BEFORE ME IN MY STATE AND JURISDICTION AND ACKNOWLEDGED THE SAME ON THIS 15th DAY OF March, 1978.

MY COMMISSION EXPIRES:

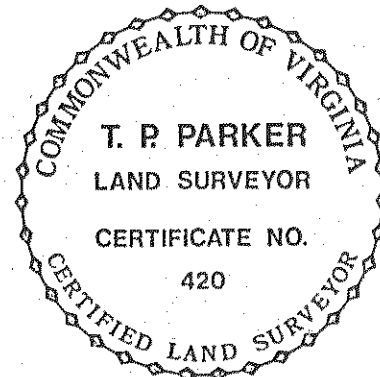
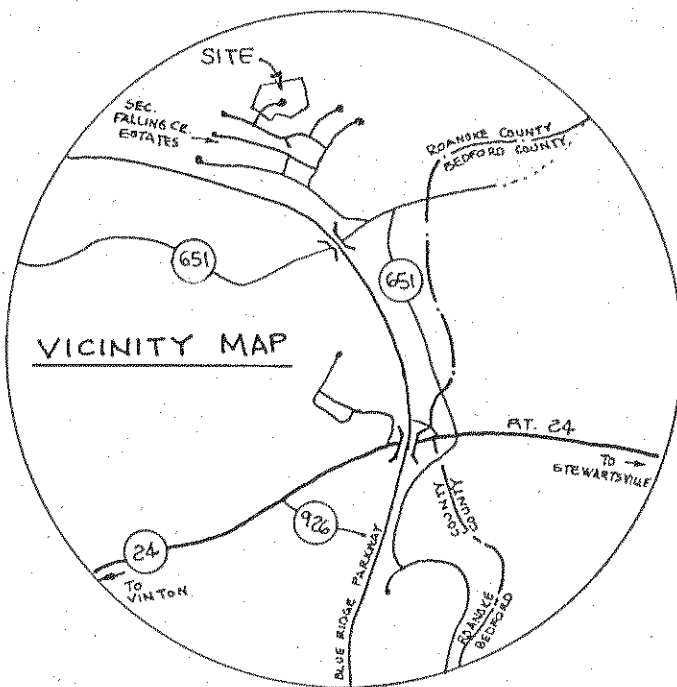
MAY 28, 1979.

Linda T. Smiley
NOTARY PUBLIC

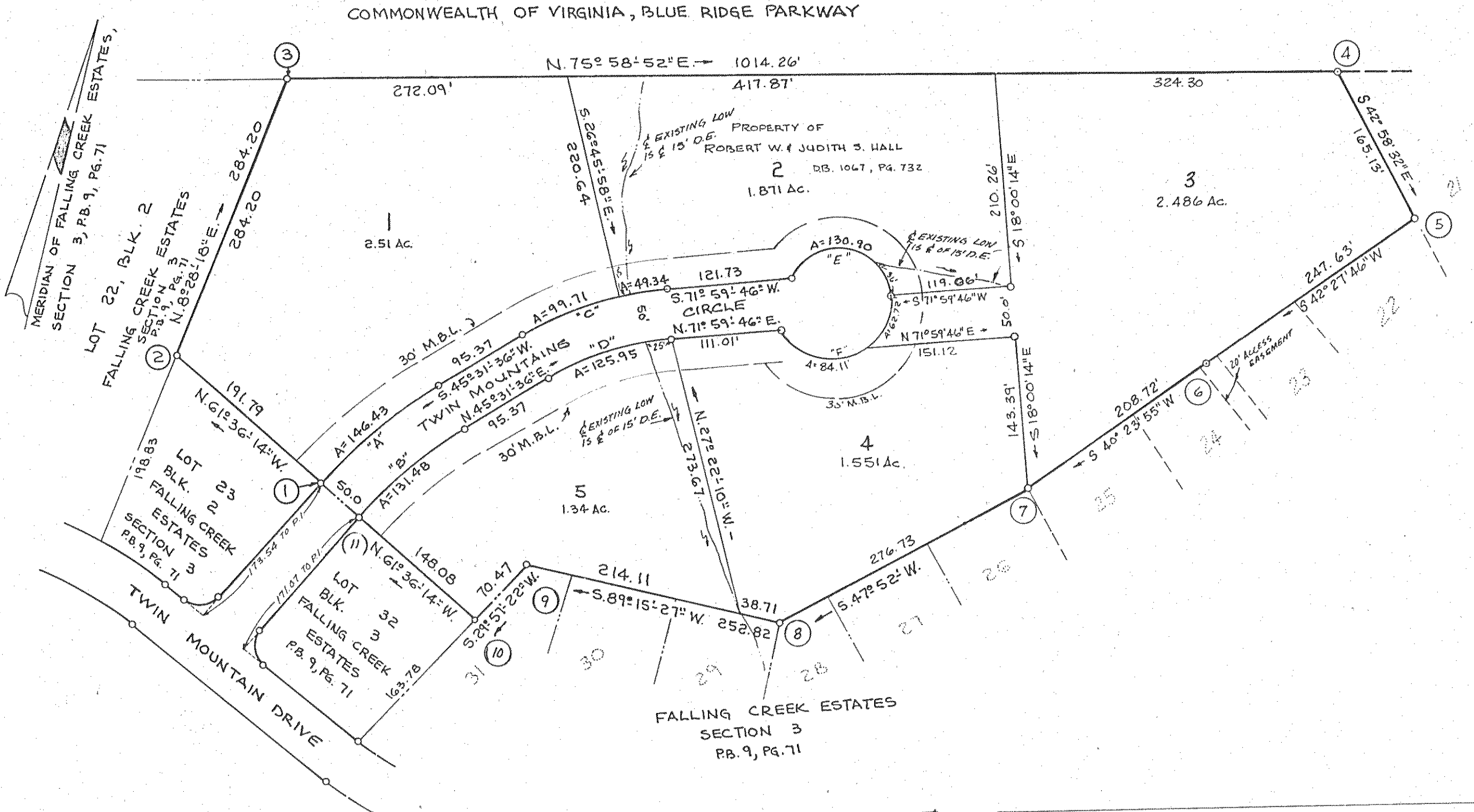
IN THE CLERK'S OFFICE FOR THE CIRCUIT COURT OF ROANOKE COUNTY, VIRGINIA, THIS MAP WAS PRESENTED AND WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THERETO ANNEXED, ADMITTED TO RECORD AT 10⁰⁰ O'CLOCK A.M. ON THIS 23 DAY OF OCTOBER, 1978.

TESTE: ELIZABETH W. STOKES
CLERK

BY [Signature]
DEPUTY CLERK



I HEREBY CERTIFY THAT THIS PLAT OF SURVEY IS CORRECT.
T. P. Parker
STATE CERTIFIED LAND SURVEYOR



CURVE		DATA					
LOT	DELTA	TAN.	RAD.	ARC	CHORD	BR.	DIST.
A 1	17°01'50"	73.77	489.76	146.43	N 36°57'44"E	145.89	
B 4	17°01'50"	66.23	439.76	131.48	S 36°57'44"W	130.99	
C 1	17°42'28"	50.26	322.64	99.71	N 54°22'44"E	99.32	
C 2	8°45'42"	24.72	322.64	49.34	N 67°36'56"E	49.29	
C 3	26°28'10"	75.88	322.64	149.05	N 58°45'41"E	147.73	
D 4	26°28'10"	64.12	272.64	125.95	S 58°45'41"W	124.84	
E 2	150°00'00"	186.61	50.0	130.90	N 86°59'46"E	96.59	
F 10	152°57'08"	228.67	55.0	146.82	N 58°28'24"E	106.95	
F 3	65°20'31"	35.27	55.0	62.72	N 14°39'52"E	59.40	
F 4	81°27'27"	52.76	55.0	84.11	S 88°56'33"E	76.14	

BOUNDARY		DATA					
CORNER	BEARING	DISTANCE	NORTH	SOUTH	EAST	WEST	
1-2	N 61°36'14"W	191.79	91.207			168.714	
2-3	N 8°28'18"E	284.20	281.099		41.866		
3-4	N 75°58'52"E	1014.26	245.696		984.051		
4-5	S 42°58'32"E	165.13		120.816	112.567		
5-6	S 42°21'46"W	247.63		182.681		167.178	
6-7	S 40°23'55"W	208.72		158.952		135.272	
7-8	S 47°53'00"W	276.73		185.647		205.219	
8-9	S 89°15'27"W	252.82		3.276		252.197	
9-10	S 29°57'22"W	70.47		61.056		55.188	
10-11	N 61°36'14"W	148.08	70.422			130.263	
11-1	N 61°36'14"W	50.00	23.778			43.984	
TOTALS			712.204	712.428	1138.486	1138.617	
BOUNDARY CONTAINS 10.515 ACRES							

APPROVED:
Robert W. Hooper
SECY. PLKE. CO. PLANN. COMM. DATE 10-11-78
TOWN MANAGER, VINTON, VA. DATE

LEGEND
M.B.L. MINIMUM BUILDING LINE
P.U.E. PUBLIC UTILITY EASEMENT
D.E. DRAINAGE EASEMENT

MAP OF BEARING 4

FALLING CREEK ESTATES

PROPERTY OF
AKFER DEVELOPMENT CORPORATION, INC.
VINTON MAGISTERIAL DISTRICT
ROANOKE COUNTY, VIRGINIA

SCALE: 1"=100'

FEBRUARY 11, 1977

BY T. P. PARKER & SON
ENGINEERS & SURVEYORS