

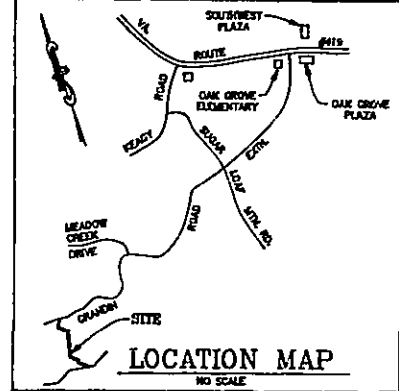
NEW 25' WATERLINE & SEWER EASEMENT

LINE	DIRECTION	DISTANCE
1-2	S84°28'28"E	144.62'
2-3	S45°38'31"E	165.13'
3-4	S06°22'04"E	88.36'
4-5	S11°10'23"W	165.39'
5-6	S00°16'10"W	181.60'
6-7	S15°05'42"E	132.51'
7-8	S34°08'12"E	88.18'
8-9	S43°28'58"E	131.59'
9-10	S29°30'31"E	87.21'
10-11	S15°08'23"E	107.03'
11-12	S13°49'45"E	112.23'
12-13	S13°27'21"E	142.59'
13-14	S68°54'48"E	174.51'
14-15	S80°13'53"E	113.84'
15-16	S88°1'23"E	140.60'
16-17	S45°39'33"E	154.14'
17-18	S83°35'15"E	200.22'
18-19	N77°37'15"E	194.06'
19-20	N76°25'17"E	165.22'
20-21	N61°36'09"E	187.99'
21-22	S25°50'16"W	10.60'
22-23	S48°10'55"W	81.01'
23-24	S61°36'09"W	83.84'
24-25	S76°25'17"W	188.73'
25-26	S77°37'15"W	198.48'
26-27	N83°35'15"W	212.95'
27-28	N45°39'33"W	157.72'
28-29	N68°21'23"W	137.38'
29-30	N60°13'53"W	113.52'
30-31	N68°54'48"W	185.75'
31-32	N13°27'21"W	155.85'
32-33	N13°49'45"W	111.86'
33-34	N15°08'23"W	103.59'
34-35	N29°30'31"W	81.00'
35-36	N43°28'58"W	130.57'
36-37	N34°08'12"W	94.42'
37-38	N15°05'42"W	140.07'
38-39	N00°16'10"E	187.36'
39-40	N11°10'23"E	163.92'
40-41	N08°22'04"E	83.59'
41-42	N45°38'31"E	152.07'
42-43	N64°26'28"E	149.67'
43-44	N21°19'03"E	21.20'
44-1	S87°30'53"E	26.81'

TOTAL AREA = 70,888 S.F.

LEGEND

EX. I.P.	EXISTING IRON PIN
D.B.	DEED BOOK
P.G.	PAGE
APCO	NEW 25' WATER & SEWER EASEMENT
OHE	APPALACHIAN POWER COMPANY
S.F.	UTILITY POLE
P.B.	OVERHEAD ELECTRIC
W.B.	SQUARE FEET
R/W	PLAT BOOK
	WILL BOOK
	RIGHT OF WAY



NOTE:
THIS PLAT DOES NOT CONSTITUTE A SUBDIVISION UNDER THE ROANOKE COUNTY SUBDIVISION AND/OR ZONING ORDINANCES.

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF ROANOKE COUNTY, VIRGINIA, THIS PLAT WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THERETO ANNEXED IS ADMITTED TO RECORD ON 7/8/94, 1994, AT 10:02 O'CLOCK P. M.

TESTEE: STEVEN A. McGRAW, CLERK
Steven A. McGraw
DEPUTY CLERK

PLAT SHOWING
NEW 25' WATER & SEWER EASEMENT AND NEW 10' TEMPORARY CONSTRUCTION EASEMENTS

BEING GRANTED TO
THE COUNTY OF ROANOKE
BY
**VIRGIL E. JAMISON,
DWAYNE E. JAMISON &
MERLE A. JAMISON**

ACROSS TAX #76.01-1-4
SCALE: 1" = 200' DATE: 21 MARCH 1994
LUMSDEN ASSOCIATES, P.C.
ENGINEERS-SURVEYORS-PLANNERS
ROANOKE, VIRGINIA

- NOTES:
- THIS PLAT IS FOR THE SOLE PURPOSE OF CREATING A 25' WATERLINE AND SEWER EASEMENT AND 10' TEMPORARY CONSTRUCTION EASEMENTS AS SHOWN HEREON AND DOES NOT CONSTITUTE AN ACTUAL BOUNDARY SURVEY.
 - THIS PLAT WAS PREPARED WITH THE BENEFIT OF A TITLE REPORT PREPARED BY MARTIN HOPKINS, LEMON & EDWARDS, P.C. DATED 27 AUGUST 1992.
 - TOTAL AREA OF NEW 25' WATERLINE EASEMENT = 70,888 S.F.
 - THE NEW EASEMENTS AS SHOWN HEREON ARE AFFECTED BY THE FOLLOWING ENCUMBRANCE:
A. EAST TENNESSEE NATURAL GAS CO. EASEMENT, D.B. 756, PG. 225.
 - THE NEW EASEMENTS AS SHOWN HEREON ARE NOT AFFECTED BY THE FOLLOWING ENCUMBRANCES:
A. RIGHT OF WAY & WATER EASEMENT, D.B. 752, PG. 563
B. EAST TENNESSEE NATURAL GAS CO. EASEMENT, D.B. 756, PG. 230
 - THE NEW EASEMENTS AS SHOWN HEREON MAY BE AFFECTED BY THE FOLLOWING ENCUMBRANCES:
A. APPALACHIAN ELECTRIC POWER CO. EASEMENT, D.B. 203, PG. 68.
B. CHESAPEAKE & POTOMAC TELEPHONE CO. EASEMENT, D.B. 214, PG. 138.
C. EAST TENNESSEE NATURAL GAS CO. EASEMENT, D.B. 751, PG. 442.
D. WATERLINE EASEMENT, D.B. 932, PG. 257.

