RESERVATION & RESTRICTIONS

The following shall be covenants running with the title to the land shown subdivided hereon, known as MEADOWVIEW.

1. This property is to be used for Residential purposes only.
2. No dwelling shall be erected costing less than $8500.00 based upon the dollar purchasing value obtaining labor & materials in the year 1954; or with less than 860 sq ft of floor space for 1 (one) story dwelling, or 700 sq. ft. of first floor space for 1½ (one & one-half) or 2 (two) story dwelling.
3. Only one dwelling shall be erected on any building site, except a duplex house may be erected housing 2 (two) families.
4. The lots shown hereon may be reproportioned, but no building site shall have a frontage of less than 60 ft, and shall have an area of not less than 9000 sq. ft.
5. No temporary living quarters, such as tents shacks, trailers, basements or garages, shall be allowed.
6. No hogs or swine shall be allowed, nor shall any nuisance be tolerated, which may disturb the peace and quietude of the neighborhood.

KNOW ALL MEN BY THESE PRESENTS, to-wit that

E.N. MILLER and ANNIE M. MILLER are the owners of the land shown hereon, subdivided, known as MEADOWVIEW. the said owners furthur certify that they have subdivided this land as shown hereon, entirely with their own free will and consent as required by the Section of the Code of VA. thereto applying.

the said owners hereby Dedicate, and Deed in Fee Simple to the County of Roanoke, Va. all of the land shown hereon within the limits of the Roads, Streets, or Avenues which were within the original boundry of land deeded to said owners.

In witness where of, is hereby placed the Signatures and Seals of the said owners on July 1, 1954.

E. N. Miller (Seal) OWNER — Annie M. Miller (Seal) OWNER

STATE of VIRGINIA, City of ROANOKE, To wit

I Hilda Mae Neal a Notary Public in and for the aforesaid City and State, do hereby certify that E. N. Miller and Annie M. Miller whose names are signed to the foregoing writing dated July 1, 1954, have each personally appeared before me, in my said City and State, and acknowledged the same on July 1, 1954.

Hilda Mae Neal Notary Public

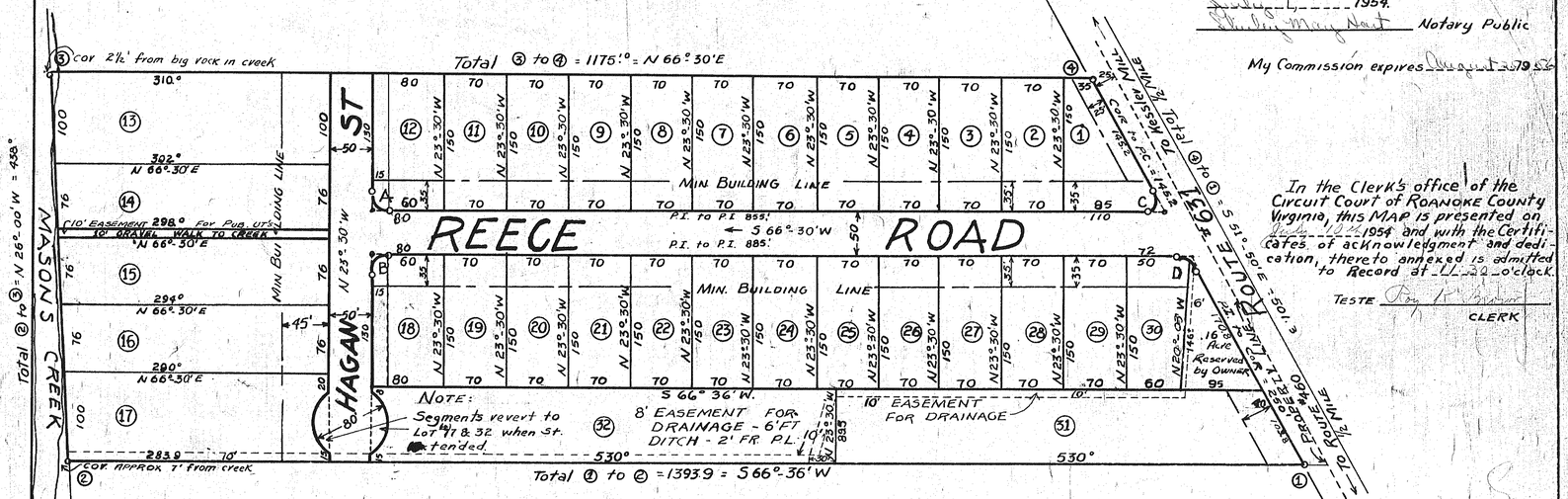
My Commission expires August 20 1956

In the Clerk's office of the Circuit Court of ROANOKE County Virginia, this MAP is presented on July 12 1954 and with the Certificates of acknowledgment and dedication, thereto annexed is admitted to Record at 11:22 o'clock.

TESTE Roy K. Mann CLERK

Adjoining Property of W. H. YOUNG PAGE 429 BOOK 26

Adjoining Property of S.B. Fergurson PAGE 148 - BOOK 359



CURVE DATA

	A	B	C	D
Δ	89° 54'	90° 06'	61° 40'	118° 20'
Tangent	20'	20'	25'	20'
Radius	20.09	19.93	41.88	11.94
Arc	31.43	31.34	45.08	24.69
Chord	28.23	28.23	42.93	20.50
Ch. Bear	N 22° 36' E	S 22° 36' E	S 57° 23' W	S 35° 47' E

BOUNDARY LINE CALCULATIONS

Cor.		Bearing	Dist.	Cosine North	Cosine South	Sine East	Sine West
1	2	S 66° 36' W	1393.9		503.52		1302.20
2	3	N 26° 00' W	438.0	393.67			192.01
3	4	N 66° 30' E	1175.0	478.50		1100.41	
4	1	S 51° 50' E	501.3		309.78	394.13	
		TOTALS	3408.2	872.17	873.29	1494.6	1494.2

APPROVED:~

Sec. of ROANOKE COUNTY Planning Commission — DATE:~ 6-12-54

Chairman of Board of Supervisors of ROANOKE COUNTY — DATE:~ 6-12-54

R. Cletus Broyles, City Engineer of ROANOKE, VIRGINIA — DATE:~ 6-29-54

J.R. Hildebrand, Agent for ROANOKE City Planning Commission — DATE:~ June 23-1954

For Legal Reference to Conveyance of this land to~ E.N. MILLER See Salem DEED Book ___ Page ___

MAP of:~ MEADOWVIEW

PROPERTY OF:~ E.N. MILLER

Situated near Sunset Village on Route 631 - West of City Limits

DATE: By Henry E. Dearing STATE CERT. ENGR

SCALE: 1" = 80'