

KNOW ALL MEN BY THESE PRESENTS:

THAT W.E. CUNDIFF AND OLNEY G. CUNDIFF, HIS WIFE, ARE THE SIMPLE OWNERS AND PROPRIETORS OF THE LAND SHOWN HEREON TO BE SUBDIVIDED KNOWN AS SECT. NO. 3 Bali Hai, BOUNDED AS SHOWN HEREON IN DETAIL BY OUTSIDE CORNERS 32-31-28-41-40-33-10-32, INCLUSIVE, AND THAT SAID LAND IS NOT SUBJECT TO ANY LIEN OR ENCUMBRANCE. THE UNDERSIGNED OWNERS FURTHER CERTIFY THAT THE SAID SUBDIVISION AS APPEARS ON THIS PLAT IS WITH THE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS OF THE SAME.

THE SAID OWNERS HEREBY DEDICATE TO AND VEST IN THE COUNTY OF ROANOKE, WHEREIN SAID LAND LIES, SUCH PORTIONS OF THE PREMISES PLATTED AS ARE ON THIS PLAT SET APART FOR STREETS, EASEMENTS, OR OTHER PUBLIC USES, OR A FUTURE STREET WIDENING IN ACCORDANCE WITH THE PROVISIONS OF THE SUBDIVISION ORDINANCE OF THE COUNTY OF ROANOKE, AS AMENDED, AND THE VIRGINIA LAND SUBDIVISION ACT.

THE UNDERSIGNED OWNERS DO, BY VIRTUE OF RECORDATION OF THIS PLAT, DEDICATE CERTAIN DRAINAGE EASEMENTS OF VARIOUS WIDTHS, AS SHOWN ON THE ANNEXED PLAT, FOR DRAINAGE PURPOSES, AND THE OWNERS DO FURTHER AS A CONDITION PRECEDENT TO THE APPROVAL OF THE FINAL PLAT AND SUBDIVISION AND THE ACCEPTANCE OF THE DEDICATION OF STREETS AND ALLEYS SHOWN HEREON BY THE BOARD OF SUPERVISORS OF ROANOKE COUNTY, ON HIS OWN BEHALF AND FOR AND ON ACCOUNT OF THEIR HEIRS, SUCCESSORS, DEVISEES, AND ASSIGNS, SPECIFICALLY RELEASE THE COUNTY OF ROANOKE AND THE VIRGINIA DEPT. OF HIGHWAYS FROM ANY AND ALL CLAIM OR CLAIM FOR DAMAGES WHICH SUCH OWNERS, HEIRS, SUCCESSORS, DEVISEES, 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 AND ALLEYS AS SHOWN ON THE PLAT OF THE LAND SUBDIVIDED OR SUCH CHANGED STREETS OR ALLEYS 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 AND ALLEYS UPON THE PROPER GRADE AS MAY, FROM TIME TO TIME, BE ESTABLISHED BY SAID COUNTY OR VIRGINIA DEPT. OF HIGHWAYS, AND SAID COUNTY OR VIRGINIA DEPT. OF HIGHWAYS SHALL NOT BE REQUIRED TO CONSTRUCT ANY RETAINING WALL OR WALLS ALONG THE STREETS AND ALLEYS AND PROPERTY LINES THEREOF.

WITNESS THE SIGNATURES AND SEALS OF SAID OWNERS HEREUNTO AFFIXED THIS 13 DAY OF January 1964

W.E. Cundiff (SEAL) *Olney G. Cundiff*
OWNER DATE OWNER DATE

RESERVATIONS AND RESTRICTIONS:

THE FOLLOWING SHALL BE COVENANTS RUNNING WITH THE TITLE TO THIS LAND SHOWN SUBDIVIDED HEREON FOR A PERIOD OF 20 YEARS FOLLOWING DATE OF RECORDATION OF THIS MAP.

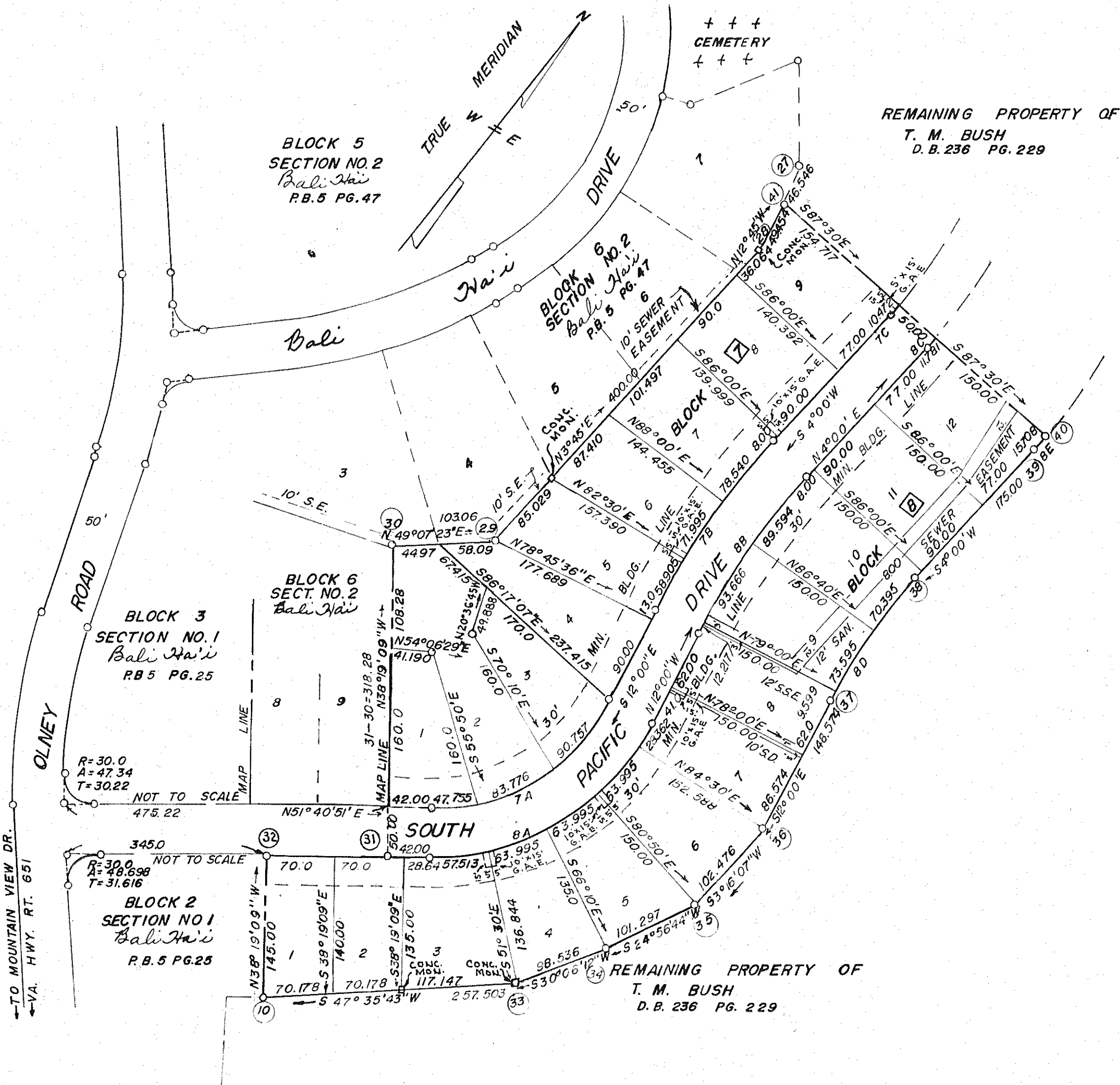
1. THE LOTS SHOWN HEREON ARE TO BE USED FOR RESIDENTIAL PURPOSES ONLY. NO RESIDENCE TO BE PERMITTED ON ANY LOT ON SOUTH PACIFIC DRIVE WITH ENCLOSED LIVING AREA (OUTSIDE DIMENSIONS) OF LESS THAN 900 SQ. FT. WITH AN ATTACHED CAR PORT, PORCH OR GARAGE WHOSE AREA IS AT LEAST 200 SQ. FT. OR A RESIDENCE WITH A MINIMUM ENCLOSED LIVING AREA (OUTSIDE DIMENSIONS) OF LESS THAN 1000 SQ. FT. ALL HOUSE PLANS AND SPECIFICATIONS MUST BE APPROVED IN WRITING BY THE DEVELOPER.
3. NO TEMPORARY LIVING QUARTERS, SUCH AS BASEMENTS, TENTS, SHACKS, TRAILERS OR GARAGES SHALL BE ALLOWED.
4. NO RESIDENCE SHALL BE ERRECTED WITH MAIN BODY CLOSER TO THE STREET LINE THAN THE SET-BACK LINE SHOWN HEREON.
5. NO SWINE OR HOGS, CHICKENS, GOATS, CATTLE OR OTHER NUISANCE SHALL BE ALLOWED, AND NOTHING SHALL BE DONE TO DISTURB THE PEACE AND QUIETUDE OF THE NEIGHBORHOOD.
6. ALL LOTS ARE SUBJECT TO EASEMENTS AS SHOWN ON BODY OF MAP AS WELL AS NECESSARY GUYS AND ANCHORS FOR ELECTRIC AND TELEPHONE POLES.
7. IF THE OWNERS OF THIS SUBDIVISION OR ANYONE CLAIMING UNDER THEM SHALL VIOLATE, OR ATTEMPT TO VIOLATE ANY OF THESE COVENANTS, IT SHALL BE LAWFUL FOR ANY PERSON OR PERSONS OWNING ANY REAL PROPERTY SITUATE IN THIS SUBDIVISION TO PROSECUTE ANY PROCEEDINGS AT LAW, OR IN EQUITY AGAINST THE PERSON OR PERSONS VIOLATING OR ATTEMPTING TO VIOLATE ANY SUCH COVENANT AND EITHER TO PREVENT HIM OR THEM FROM DOING SO, OR TO RECOVER DAMAGES.
8. NO FENCES SHALL BE BUILT WHICH IS MORE THAN 3 FT. IN HEIGHT IN FRONT OF THE BUILDING LINE SHOWN HEREON.

STATE OF VIRGINIA: TO WIT
CITY OF ROANOKE

I, MARY LINDA M. SMILEY, A NOTARY PUBLIC IN AND FOR THE CITY OF ROANOKE, IN THE STATE OF VIRGINIA, DO HEREBY CERTIFY THAT W.E. CUNDIFF AND OLNEY G. CUNDIFF, HIS WIFE, WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING DATED THE 13 DAY OF January 1964, HAVE EACH PERSONALLY APPEARED BEFORE ME IN MY CITY AND STATE AFORESAID, AND ACKNOWLEDGED THE SAME.

GIVEN UNDER MY HAND THIS 13 DAY OF January, 1964.
MY COMMISSION EXPIRES JAN. 2, 1965

Mary Linda M. Smiley
NOTARY PUBLIC



LEGEND:
G.A.E. Denotes Guy Anchor Easement.
S.S.E. Denotes Sanitary Sewer Easement
S.D. Denotes Storm Drain Easement

IN THE CLERKS OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF ROANOKE, VA., THIS MAP IS PRESENTED ON THIS 18 DAY OF January, 1964, AND WITH THE CERTIFICATES OF DEDICATION AND ACKNOWLEDGMENT THERETO ANNEXED, IS ADMITTED TO RECORD AT 8:40 O'CLOCK A.M.

TESTE *M.C. Logan* BY *Mary P. Hallandsworth*
CLERK DEPUTY CLERK

APPROVED

G.L. Cleahart
AGENT TOWN OF VINTON PLANNING COMM.

Paul M. Smith
SEC. ROKE. CO. PLANNING COMMISSION

Vico Nails M. Lipow
CHAIRMAN OF BOARD OF SUPERVISORS, ROKE. CO.

JAN. 10, 1964
I, HEREBY CERTIFY THAT THIS PLAT OF SURVEY IS CORRECT.
C.B. Malcolm
STATE CERT. SURVEYOR

CURVE DATA

Curve	Lot	Block	Angle	Tan.	Rad.	Arc.	Chord	
							Bearing	Dist.
A	3	7	26°00'00"	46.174	200.00	90.757	N1°00'00"E	89.980
A	2	7	24°00'00"	42.511	200.00	83.776	N26°00'00"E	83.165
A	1	7	13°40'51"	23.992	200.00	47.755	N44°50'26"E	47.643
A	ALL	7	63°40'51"	124.201	200.00	222.288	N19°50'25"E	211.023
B	5	7	4°30'00"	29.468	750.00	58.905	N9°45'00"W	58.890
B	6	7	5°30'00"	36.025	750.00	71.995	N4°45'00"W	71.967
B	7	7	6°00'00"	39.306	750.00	78.540	N1°00'00"E	78.504
B	ALL	7	16°00'00"	103.408	750.00	209.440	N4°00'00"W	208.760
C	9	7	1°30'00"	5.236	400.00	10.472	N3°15'00"E	10.472
A	7	8	6°30'00"	14.196	250.00	28.362	N8°45'00"W	28.346
A	6	8	14°40'00"	32.174	250.00	63.995	N1°50'00"E	63.821
A	5	8	14°40'00"	32.174	250.00	63.995	N15°30'00"E	63.821
A	4	8	14°40'00"	32.174	250.00	63.995	N31°10'00"E	63.821
A	3	8	13°10'51"	28.884	250.00	57.513	N45°05'26"E	57.387
A	ALL	8	63°40'51"	155.252	250.00	277.860	N19°50'25"E	263.779
D	8	8	1°00'00"	4.800	550.00	9.599	N1°30'00"W	9.599
D	9	8	7°40'00"	36.852	550.00	73.595	N7°10'00"W	73.540
D	10	8	7°20'00"	35.246	550.00	70.395	N0°20'00"E	70.347
D	ALL	8	16°00'00"	77.297	550.00	153.589	N4°00'00"W	153.090
B	8	8	1°00'00"	6.109	700.00	12.217	N11°30'00"W	12.217
B	9	8	7°40'00"	46.903	700.00	93.666	N7°10'00"W	93.596
B	10	8	7°20'00"	44.858	700.00	89.594	N0°20'00"E	89.532
B	ALL	8	16°00'00"	98.379	700.00	195.477	N4°00'00"W	194.842
E	12	8	1°30'00"	7.854	600.00	15.709	N3°15'00"E	15.708
C	12	8	1°30'00"	5.891	450.00	11.781	N3°15'00"E	11.781

COORDINATES

CORNER	EAST	NORTH
32	3362.739	4719.957
31	3462.097	4798.479
30	3264.750	5048.191
29	3342.676	5115.637
28	3368.837	5514.781
41	3357.922	5563.020
40	3712.302	5547.548
39	3711.411	5531.865
38	3699.204	5357.291
37	3709.883	5204.574
36	3740.773	5052.246
35	3734.930	4956.937
34	3692.207	4865.090
33	3642.786	4779.845
10	3452.645	4606.194

ORIGIN OF COORDINATES ASSUMED
BOUNDARY CONTAINS 6.856 ACRES±

CAPTION LEGAL REFERENCE

BEING 6.856 ACRES CONVEYED TO W.E. & OLNEY G. CUNDIFF
BY T.M. BUSH IN DEED BOOK 731, PAGE 12, DEED
DATED Dec. 6, 1963, RECORDED Dec. 16, 1963

MAP OF SECTION NO. 3

Bali Hai

PROPERTY OF W.E. & OLNEY G. CUNDIFF
SITUATE IN THE TOWN OF VINTON,

ROANOKE COUNTY, VIRGINIA

BY C.B. MALCOLM & SON
STATE CERT. ENGRS.

DATE: JAN. 10, 1964

SCALE: 1" = 100'