

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT SAMUEL MORGAN, Jr. IS THE FEE SIMPLE OWNER OF THE LAND SHOWN HEREON AND IS BOUNDED BY CORNERS 1 THRU 9 TO 1, INCLUSIVE AND IS ALL OF THE LAND CONVEYED TO SAID OWNER BY A DEED RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA IN DEED BOOK 19, PAGE 128.

THE SAID OWNER HEREBY CERTIFIES THAT THEY HAVE SUBDIVIDED THE LAND AS SHOWN HEREON, AS REQUIRED BY SECTION 15.1-465 THRU 15.1-485 OF THE 1950 CODE OF VIRGINIA, AS AMENDED TO DATE AND FURTHER PURSUANT TO AND IN COMPLIANCE WITH CHAPTER 26 "SUBDIVISIONS" AS AMENDED TO DATE OF THE GENERAL ORDINANCE OF THE CITY OF SALEM, VIRGINIA AND SECTION 8A OF THE CITY OF SALEM EROSION AND SEDIMENT CONTROL ORDINANCE ENTIRELY WITH THEIR OWN FREE WILL AND CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE OWNER OR PROPRIETORS OF THE LAND AND THE TRUSTEES IN ANY DEED OF TRUST, OR OTHER INSTRUMENT IMPOSING A LIEN UPON SUCH LAND, IF ANY THERE BE.

IN WITNESS WHEREON ARE HEREBY PLACED THE FOLLOWING SIGNATURES AND SEALS:

Samuel Morgan Jr.
SAMUEL MORGAN, Jr. OWNER

COMMONWEALTH OF VIRGINIA,

COUNTY OR CITY OF Roanoke

I, Julia C. Zaborchak, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT Samuel Morgan Jr., WHOSE NAME IS SIGNED TO THE FOREGOING WRITING, HAS PERSONALLY APPEARED BEFORE ME IN MY AFORESAID STATE AND ACKNOWLEDGED THE SAME ON May 31, 2005

Julia C. Zaborchak
NOTARY PUBLIC

MY COMMISSION EXPIRES 12/31/2007

I HEREBY CERTIFY THAT THIS PLAT IS FROM A CURRENT FIELD SURVEY AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

John R. McAden
JOHN R. McADEN VA. LICENSE #002002



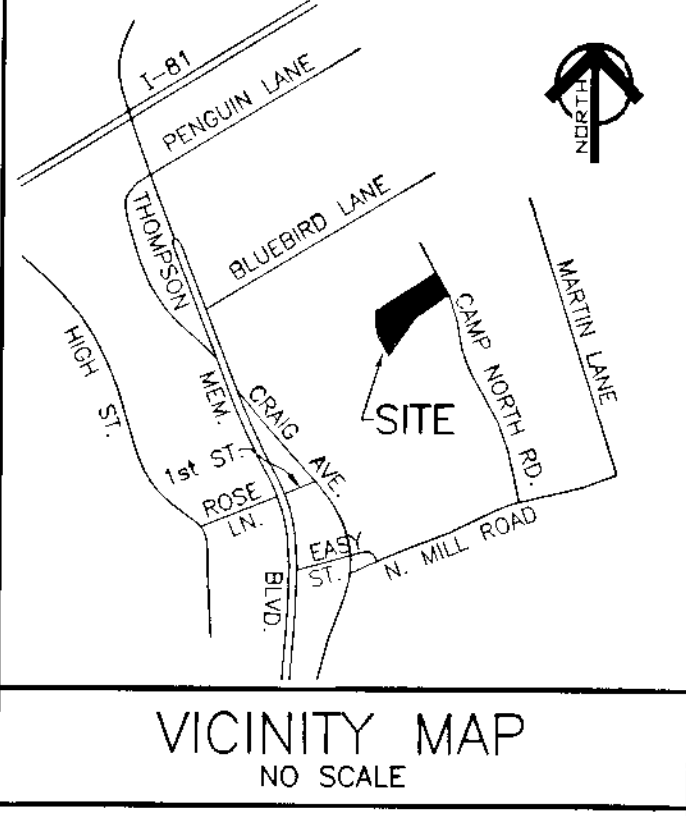
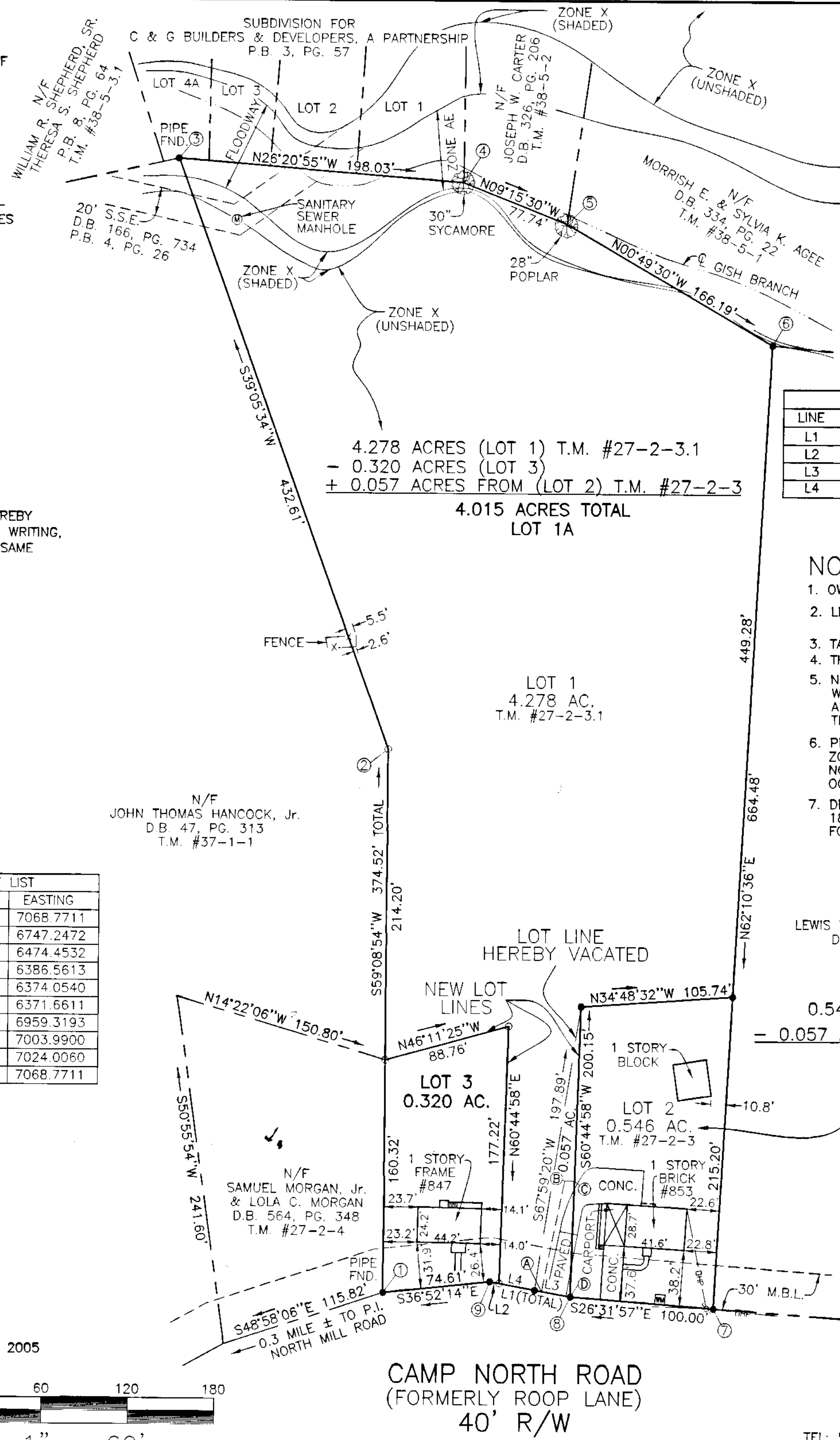
COORDINATE LIST		
CORNER	NORTHING	EASTING
1	5858.1065	7068.7711
2	5666.0463	6747.2472
3	5330.2854	6474.4532
4	5507.7421	6386.5613
5	5584.4694	6374.0540
6	5750.6422	6371.6611
7	6060.7857	6959.3193
8	5971.3176	7003.9900
9	5917.7917	7024.0060
1	5858.1065	7068.7711

APPROVED: Melvin B. Doughty 6/1/05
MELVIN B. DOUGHTY, PE DATE
CITY ENGINEER, CITY OF SALEM

James E. Taliaferro 6/1/05
JAMES E. TALIAFERRO, PE, LS DATE
EXECUTIVE SECRETARY, CITY OF SALEM PLANNING COMMISSION

IN THE CLERK'S OFFICE FOR THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA, THIS PLAT WAS PRESENTED AND WITH THE CERTIFICATE OF ACKNOWLEDGMENT THERETO ANNEXED, ADMITTED TO RECORD AT 11 O'CLOCK P.M. ON THIS 31ST DAY OF JULY, 2005 IN PLAT BOOK 10, PAGE 91.

TESTE: Chance Crawford
CLERK - CHANCE CRAWFORD
Deputy Clerk
DEPUTY CLERK



LINE TABLE		
LINE	BEARING	DISTANCE
L1	S20°30'12"E	57.15' (8 TO 9)
L2	S20°30'12"E	6.56'
L3	S20°30'12"E	25.23'
L4	S20°30'12"E	25.36'

LEGEND	
●	IRON PIN FOUND
○	IRON PIN SET
⊙	UTILITY POLE
⊕	WATER METER
M.B.L.	MINIMUM BUILDING LINE
S.S.E.	SANITARY SEWER EASEMENT
x	FENCE
—DHP—	OVERHEAD UTILITY LINES
---	CENTERLINE OF CREEK

NOTES:

- OWNER OF RECORD: SAMUEL MORGAN, Jr.
- LEGAL REFERENCES: D.B. 19, PG. 128 SLIDE 169, P.B. 9, PG. 13
- TAX MAP NUMBER: 27-2-3 & 27-2-3.1
- THE PROPERTY IS CURRENTLY ZONED RSF-RESIDENTIAL SINGLE FAMILY
- NO TITLE REPORT FURNISHED. THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT AND THERE MAY EXIST ENCUMBRANCES WHICH AFFECT THE PROPERTY NOT SHOWN HEREON.
- PROPERTY IS IN F.E.M.A. DEFINED ZONE X (UNSHADED), ZONE AE & THE FLOODWAY AS PER F.E.M.A. MAP NO. 51161C0041 D WITH AN EFFECTIVE DATE OF OCTOBER 15, 1993.
- DEED BOOK 19, PAGE 128 HAS A MISCLOSURE OF 18.8' BOUNDARY BASED ON ACTUAL MONUMENTATION FOUND.

INGRESS/EGRESS EASEMENT		
LINE	BEARING	DISTANCE
A-B	S70°31'51"W	77.73'
B-C	N29°15'02"W	6.79'
C-D	N60°44'58"E	79.68'
D-A	S20°30'12"E	20.24'

N/F LEWIS W. & MACIE R. GOODE
D.B. 134, PG. 761
T.M. #27-2-2

0.546 ACRES (LOT 2) T.M. 27-2-3
- 0.057 ACRES BEING COMBINED W/ LOT 1A
0.489 ACRES TOTAL
LOT 2A

LOT LINE ADJUSTMENT & RESUBDIVISION PLAT FOR
SAMUEL MORGAN, Jr.
SHOWING LOT 1 & LOT 2
RESUBDIVISION PLAT FOR
SAMUEL MORGAN JR. & LOLA C. MORGAN
PLAT BOOK 9, PAGE 13
CREATING HEREON
LOT 1A (4.015 ACRES)
LOT 2A (0.489 ACRES)
LOT 3 (0.320 ACRES)
& AN INGRESS/EGRESS EASEMENT
CITY OF SALEM, VIRGINIA
APRIL 5, 2005
JOB #R0510152.00
SCALE: 1"=60'

SHEET 1 OF 1
TEL: 540-772-9580 FAX: 540-772-8050
PLANNERS ARCHITECTS ENGINEERS SURVEYORS
Balzer & Associates, Inc. 1208 Corporate Circle Roanoke Va. 24018

