KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT DWAYNE COLE AND DARLYNN G. COLE ARE THE OWNERS OF A 1.524 ACRE TRACT, BOUNDED BY OUTSIDE CORNERS 1 THRU 6 TO 1 INCLUSIVE, BEING THE PROPERTY CONVEYED TO SAID OWNERS BY DARLYNN G. COLE AND SUSAN G. GLINIECKI, DEVISEES OF DARDEN O. GRUBB, DECEASED, BY DEED DATED AUGUST 19, 2009 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA AS INSTRUMENT NUMBER 090002487.

THE SAID OWNERS HEREBY CERTIFY THAT THEY HAVE RESUBDIVIDED THE PROPERTIES OF THEIR OWN FREE WILL AND ACCORD AS REQUIRED BY SECTIONS 15.2-2240 THRU 15.2-2279 OF THE 1950 CODE OF VIRGINIA AS AMENDED TO DATE AND THE CITY OF SALEM SUBDIVISION ORDINANCE AS AMENDED TO DATE AND HEREBY VACATED LINE 2 – 5 SHOWN DOTTED HEREON..

WITNESS THE SIGNATURES AND SEALS OF SAID OWNERS:

Dwayne R. Cole — 2-6-15
DWAYNE COLE – OWNER — DATE
INSTRUMENT NUMBER 090002487

Darlynn G. Cole — 2-6-15
DARLYNN G. COLE – OWNER — DATE
INSTRUMENT NUMBER 090002487

STATE OF VIRGINIA
Roanoke County OF Roanoke TO WIT:

I, Roy E. Chambers, Jr., A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT DWAYNE COLE, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS 6th DAY OF Feb, 2015.

363508
NOTARY PUBLIC, DATE & SEAL

Roy E. Chambers, Jr.
Notary Public - ID 363508
Commonwealth of VA
My Com. Exps. 10-31-17

STATE OF VIRGINIA
Roanoke County OF Roanoke TO WIT:

I, Roy E. Chambers, Jr., A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT DARLYNN G. COLE, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS 6th DAY OF Feb, 2015.

363508
NOTARY PUBLIC, DATE & SEAL

Roy E. Chambers, Jr.
Notary Public - ID 363508
Commonwealth of VA
My Com. Exps. 10-31-17

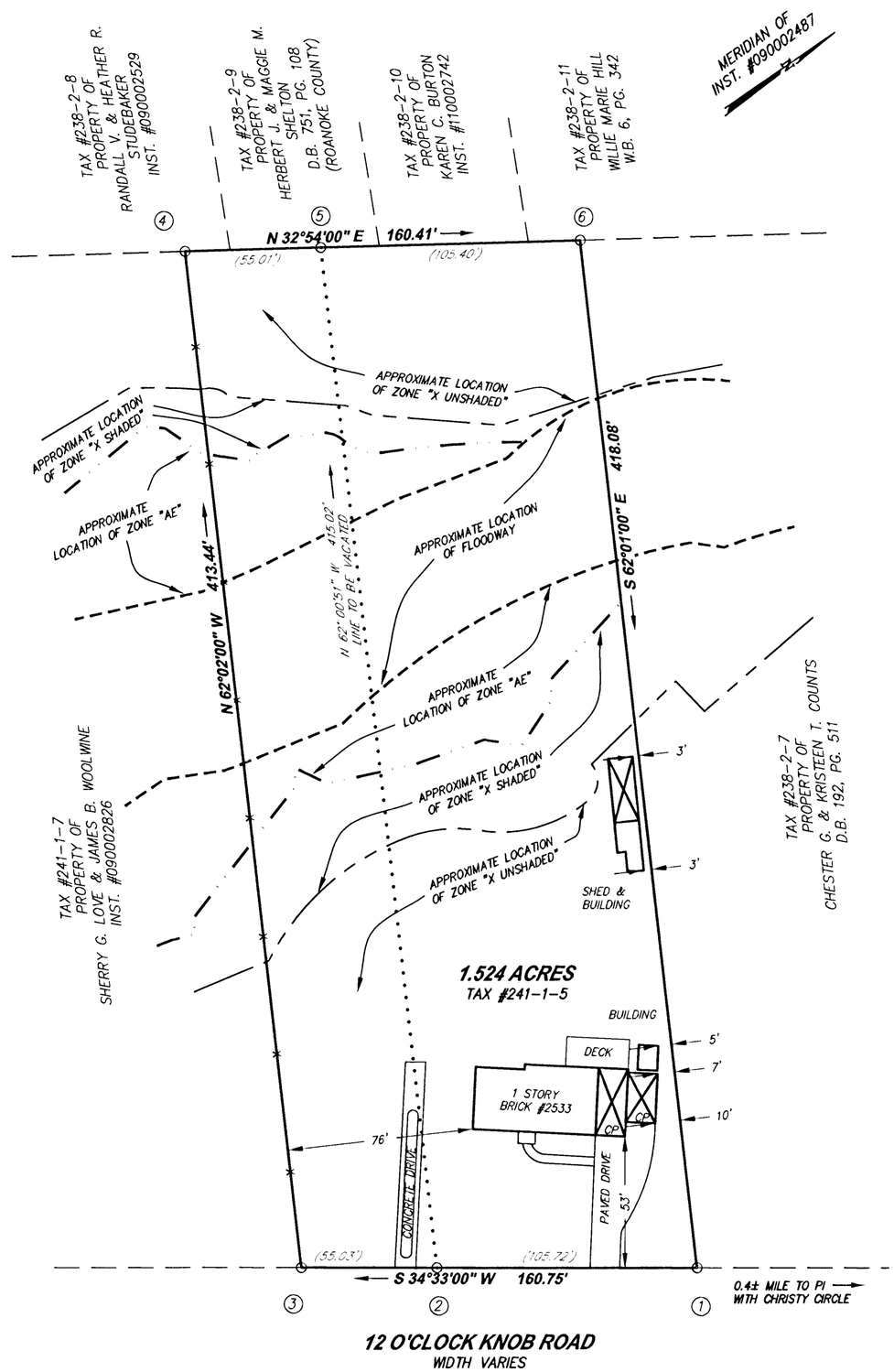
CITY OF SALEM APPROVAL:

2/13/15
JAMES E. TALIAFERRO, II, P.E., L.S. — DATE
EXECUTIVE SECRETARY CITY OF SALEM PLANNING COMMISSION

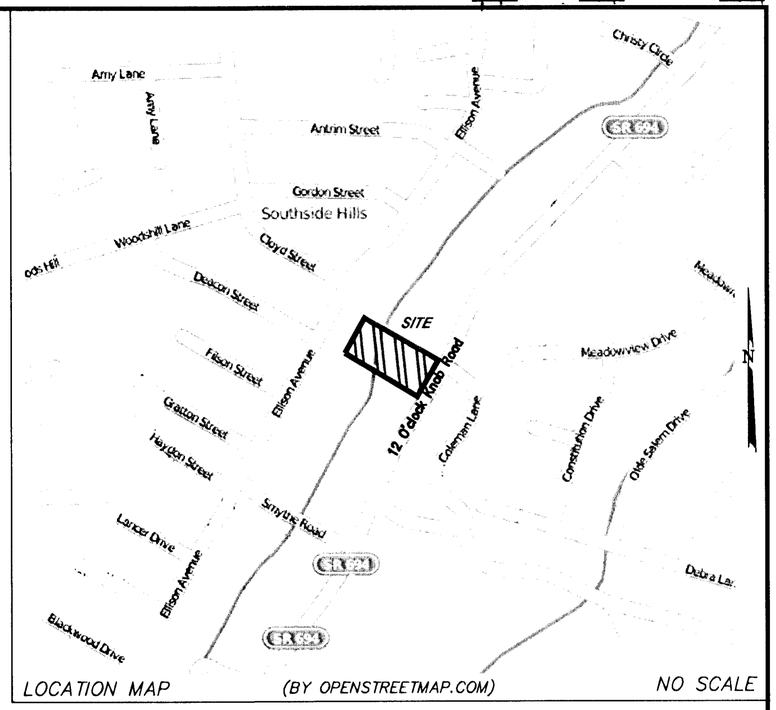
2/11/2015
CHARLES E. VAN ALLMAN, JR., P.E., L.S. – CITY ENGINEER — DATE
CITY OF SALEM, VIRGINIA

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA THIS MAP WAS PRESENTED WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THERETO ATTACHED ADMITTED TO RECORD AT 9:30 O'CLOCK A.M. ON THIS 19 DAY OF FEB., 2015.

TESTE: CHANCE CRAWFORD
CLERK
BY: DEPUTY CLERK



12 O'CLOCK KNOB ROAD
WIDTH VARIES



LOCATION MAP (BY OPENSTREETMAP.COM) NO SCALE

GENERAL NOTES:

1. THIS PLAT WAS PREPARED WITHOUT BENEFIT OF A TITLE REPORT AND IS SUBJECT THERETO. THEREFORE, THERE MAY EXIST ENCUMBRANCES WHICH AFFECT THE PROPERTY NOT SHOWN HEREON.
2. THE SUBJECT PROPERTY IS WITHIN THE LIMITS OF ZONE "AE" & "X SHADED & UNSHADED" AS SHOWN ON THE FEMA FLOOD INSURANCE RATE MAP PANEL NO. 51161C0139 G, EFFECTIVE DATE SEPTEMBER 28, 2007. THIS DETERMINATION IS BASED ON SAID MAP AND HAS NOT BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS.
3. THE RECORDATION OF THIS PLAT OF SUBDIVISION DOES NOT CONSTITUTE A CONVEYANCE OF LAND. ANY LOT, PARCEL OR TRACT OF LAND SHOWN HEREON THAT IS INTENDED FOR SALE AND/OR CONVEYANCE MUST BE CONVEYED BY DEED AND SAID DEED MUST BE RECORDED IN THE OFFICE OF THE CLERK OF CIRCUIT COURT OF THE CITY OF SALEM.
4. THE PROPERTY SHOWN HEREON IS ZONED RSF (RESIDENTIAL SINGLE FAMILY) AS OF THE DATE OF THIS PLAT.

COMMONWEALTH OF VIRGINIA
ALAN CLEMONS
Lic. No. 002823
2-3-15
LAND SURVEYOR

THIS PLAT IS BASED ON RECORDS; NO CURRENT FIELD SURVEY PERFORMED. DWAYNE & DARLYNN G. COLE ARE THE OWNERS OF RECORD, SEE INST. #090002487.

REFERENCE MAP:

1. SURVEY FOR DARDEN O. GRUBB OF 1.524 ACRE TRACT BY T.P. PARKER & SON DATED SEPTEMBER 1, 1978 AND RECORDED WITH INSTRUMENT #090002487.

40' 20' 0' 40' 80' 1" = 40'
GRAPHIC SCALE

LEGEND:

O	DEEDED CORNER
–X–	FENCE LINE
CP	CARPORT

PLAT FROM RECORDS FOR

DWAYNE & DARLYNN G. COLE

SHOWING THE VACATION & COMBINATION OF
A 1.524 ACRE TRACT CONSISTING OF TWO PARCELS
AS SHOWN ON THE SURVEY FOR DARDEN O. GRUBB
RECORDED WITH INSTRUMENT #090002487
CREATING HEREON LOT A (1.524 ACRES)
SITUATE ON 12 O'CLOCK KNOB ROAD
CITY OF SALEM, VIRGINIA
SCALE: 1"=40'

TAX #: 241-1-5
DRAWN: REC

DATE: 3 FEBRUARY, 2015
W.O.: 15-0005:01

parker DESIGN GROUP
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