

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT GEORGE A.L. KOLMER, JR. IS THE FEE SIMPLE OWNER OF THE LAND SHOWN HEREON BOUNDED BY CORNERS THROUGH 1 THROUGH 13 TO 1, INCLUSIVE, AND IS THE SAME LAND CONVEYED TO SAID OWNER BY DEED, AS RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA IN INSTRUMENT NO. 120002528.

THAT GEORGE A.L. KOLMER, JR. AND NANCY P. KOLMER ARE THE FEE SIMPLE OWNER OF THE LAND SHOWN HEREON BOUNDED BY CORNERS 4 TO 14 TO 6 TO 5 TO 4, INCLUSIVE, AND IS PART OF THE LAND CONVEYED TO SAID OWNERS BY DEED, AS RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA IN DEED BOOK 5, PAGE 121.

THAT MARK WILLIAM HENRICKSON AND JODI R. HENRICKSON ARE THE FEE SIMPLE OWNERS OF THE LAND SHOWN HEREON BOUNDED BY CORNERS 3 TO 2 TO 15 TO 16 TO 3, INCLUSIVE, AND IS THE SAME LAND CONVEYED TO SAID OWNERS BY DEED, AS RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA IN INSTRUMENT NO. 070001282.

THAT GEORGE DAVID BARNHART AND KAREN L. BARNHART ARE THE FEE SIMPLE OWNERS OF THE LAND SHOWN HEREON BOUNDED BY CORNERS 16 TO 15 TO 17 TO 18 TO 16, INCLUSIVE, AND THE SAME LAND CONVEYED TO SAID OWNERS BY DEED, AS RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA IN INSTRUMENT NO. 040002327.

THE ABOVE DESCRIBED OWNERS HEREBY CERTIFY THAT THEY HAVE SUBDIVIDED THE LAND AS SHOWN HEREON, AS REQUIRED BY SECTION 15.2-2240 THROUGH 15.2-2279 OF THE 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 FREE WILL AND CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE OWNERS 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:

George A. L. Kolmer, Jr. 6/30/15
GEORGE A.L. KOLMER, JR. DATE:

Nancy P. Kolmer 6/30/15
NANCY P. KOLMER DATE:

Mark William Henrickson 6/30/15
MARK WILLIAM HENRICKSON DATE:

Jodi R. Henrickson 6/30/15
JODI R. HENRICKSON DATE:

George David Barnhart 6/30/15
GEORGE DAVID BARNHART DATE:

Karen L. Barnhart 6/30/15
KAREN L. BARNHART DATE:

APPROVED: Charles E. Van Allman Jr. 7/2/2015
CHARLES E. VAN ALLMAN, JR., P.E., L.S. DATE
CITY ENGINEER, CITY OF SALEM

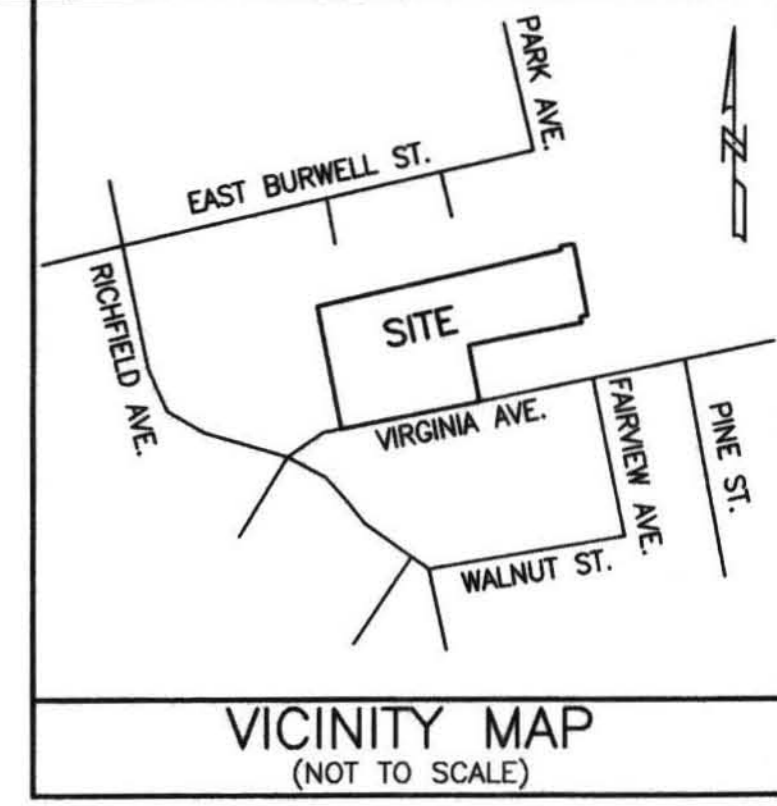
James E. Taliaferro, II, P.E. LS 7/1/15
JAMES E. TALIAFERRO, II, P.E. LS DATE
EXECUTIVE SECRETARY, CITY OF SALEM PLANNING COMMISSION

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA, THIS PLAT WAS PRESENTED AND WITH THE CERTIFICATE OF ACKNOWLEDGMENT THERETO ANNEXED IS ADMITTED TO RECORD AT 2:56 O'CLOCK P.M. ON THIS 21st DAY OF July, 2015, IN PLAT BOOK 14, PAGE 42.

TESTE: GARY CHANCE CRAWFORD
CLERK
DEPUTY CLERK

NOTES:

- 1. OWNER OF RECORD: GEORGE A.L. KOLMER, JR. INSTRUMENT NO. 120002528 TAX MAP# 120-3-13
2. OWNERS OF RECORD: GEORGE A.L. KOLMER & NANCY P. KOLMER DEED BOOK 5, PAGE 121 TAX MAP# 120-3-19
3. OWNERS OF RECORD: MARK WILLIAM HENRICKSON & JODI R. HENRICKSON INSTRUMENT NO. 070001282 TAX MAP# 120-3-18
4. OWNERS OF RECORD: GEORGE DAVID BARNHART & KAREN L. BARNHART INSTRUMENT NO. 040002327 TAX MAP# 120-3-17
5. THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT AND THERE MAY EXIST ENCUMBRANCES WHICH AFFECT THE PROPERTY NOT SHOWN HEREON.
6. PROPERTY IS IN F.E.M.A. DEFINED ZONE X UNSHADED. SEE FEMA MAP #51161C0141G (REVISED DATE: SEPTEMBER 28, 2007) (REVISED DATE: SEPTEMBER 28, 2007)
7. PROPERTY MAY CONTAIN UNDERGROUND UTILITY SERVICE LINES.
8. TAX MAP PARCELS 120-3-13, 120-3-17, 120-3-18 AND 120-3-19 ARE ZONED RSF - RESIDENTIAL SINGLE FAMILY DISTRICT



LEGEND
O PLATTED/DEEDED CORNER
P.U.E. PUBLIC UTILITY EASEMENT



STATE OF VIRGINIA
City of Roanoke
I, Caroline Rebecca Wilson, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT George A.L. Kolmer, Jr., WHOSE NAME IS SIGNED TO THE FOREGOING INSTRUMENT, HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME ON THIS 30 DAY OF June, 2015.
Caroline R. Uelshon REG. # 7603208
NOTARY PUBLIC
MY COMMISSION EXPIRES 12/31/18

STATE OF VIRGINIA
City of Roanoke
I, Caroline Rebecca Wilson, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT Jodi R. Henrickson, WHOSE NAME IS SIGNED TO THE FOREGOING INSTRUMENT, HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME ON THIS 30 DAY OF June, 2015.
Caroline R. Uelshon REG. # 7603208
NOTARY PUBLIC
MY COMMISSION EXPIRES 12/31/18

I HEREBY CERTIFY THAT THIS PLAT IS FROM RECORDS AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.
John R. McAden 002002
JOHN R. MCA DEN



STATE OF VIRGINIA
City of Roanoke
I, Caroline Rebecca Wilson, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT Nancy P. Kolmer, WHOSE NAME IS SIGNED TO THE FOREGOING INSTRUMENT, HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME ON THIS 30 DAY OF June, 2015.
Caroline R. Uelshon REG. # 7603208
NOTARY PUBLIC
MY COMMISSION EXPIRES 12/31/18

STATE OF VIRGINIA
City of Roanoke
I, Caroline Rebecca Wilson, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT George David Barnhart, WHOSE NAME IS SIGNED TO THE FOREGOING INSTRUMENT, HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME ON THIS 30 DAY OF June, 2015.
Caroline R. Uelshon REG. # 7603208
NOTARY PUBLIC
MY COMMISSION EXPIRES 12/31/18

VACATION AND COMBINATION PLAT FROM RECORDS FOR GEORGE A. L. KOLMER, JR., NANCY P. KOLMER, GEORGE DAVID BARNHART, KAREN L. BARNHART, MARK WILLIAM HENRICKSON & JODI R. HENRICKSON

SHOWING 1.065 ACRE FROM TAX MAP #120-3-13 BEING COMBINED WITH TAX MAP #120-3-18
SHOWING 1.827 ACRE FROM TAX MAP #120-3-13 BEING COMBINED WITH TAX MAP #120-3-17
SHOWING 0.208 ACRE FROM TAX MAP #120-3-13 BEING COMBINED WITH PART OF TAX MAP #120-3-19

CREATING HEREON NEW LOT A (0.616 ACRES) NEW LOT B (1.410 ACRES) NEW LOT C (2.171 ACRES)
SITUATED ALONG VIRGINIA AVENUE CITY OF SALEM, VIRGINIA DATED JUNE 16, 2015 SCALE: 1" = 40' JOB #05150173 HS SHEET 1 OF 2

STATE OF VIRGINIA
City of Roanoke
I, Caroline Rebecca Wilson, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT Mark William Henrickson, WHOSE NAME IS SIGNED TO THE FOREGOING INSTRUMENT, HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME ON THIS 30 DAY OF June, 2015.
Caroline R. Uelshon REG. # 7603208
NOTARY PUBLIC
MY COMMISSION EXPIRES 12/31/18

STATE OF VIRGINIA
City of Roanoke
I, Caroline Rebecca Wilson, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT Karen L. Barnhart, WHOSE NAME IS SIGNED TO THE FOREGOING INSTRUMENT, HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME ON THIS 30 DAY OF June, 2015.
Caroline R. Uelshon REG. # 7603208
NOTARY PUBLIC
MY COMMISSION EXPIRES 12/31/18

DRN: SJB
CHK: JRM

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



P.B. 1, PG. 11 (RKE. CO.)

N/F MALCOLM H. LIMCK, III & KENDALL A. LIMCK INST.# 120002311 TAX MAP# 120-3-3

N/F CARLOS M. SUAREZ & MARY ELLEN BRAGUNIER-SUAREZ INST.# 120002540 TAX MAP# 120-3-4

N/F LANGLEY ANN KAYLOR-MUNOZ INST.# 100000342 TAX MAP# 120-3-5

N/F JOSEPH C. MARTIN INST.# 090003185 TAX MAP# 120-3-8

N/F JAMES H. STUMP & JOAN S. STUMP D.B. 771, PG. 277 (RKE. CO.) TAX MAP# 120-3-9

N/F ROBYN D. MORGAN INST.# 140001120 TAX MAP# 120-3-10

N/F DONALD E. MANSPILE, JR. & DEIRDRE H. MANSPILE INST.# 050002162 TAX MAP# 120-3-12

N/F CITY OF SALEM EAST HILL CEMETERY TAX MAP# 108-2-1

N/F WHITWELL C. KELLY INST.# 110000307 TAX MAP# 119-1-1

N/F THE TESTAMENTARY TRUST OF LON K. SAVAGE INST.# 060000870 TAX MAP# 120-3-20

1.065 AC. FROM TAX MAP# 120-3-13 TO BE COMBINED WITH AND MADE A PART OF TAX MAP# 120-3-18 CORNERS 21 TO 20 TO 19 TO 7 TO 8 TO 15 TO 2 TO 3 TO 21 (P/O NEW LOT B)

NEW LOT B 1.410 AC.

NEW LOT C 2.171 AC.

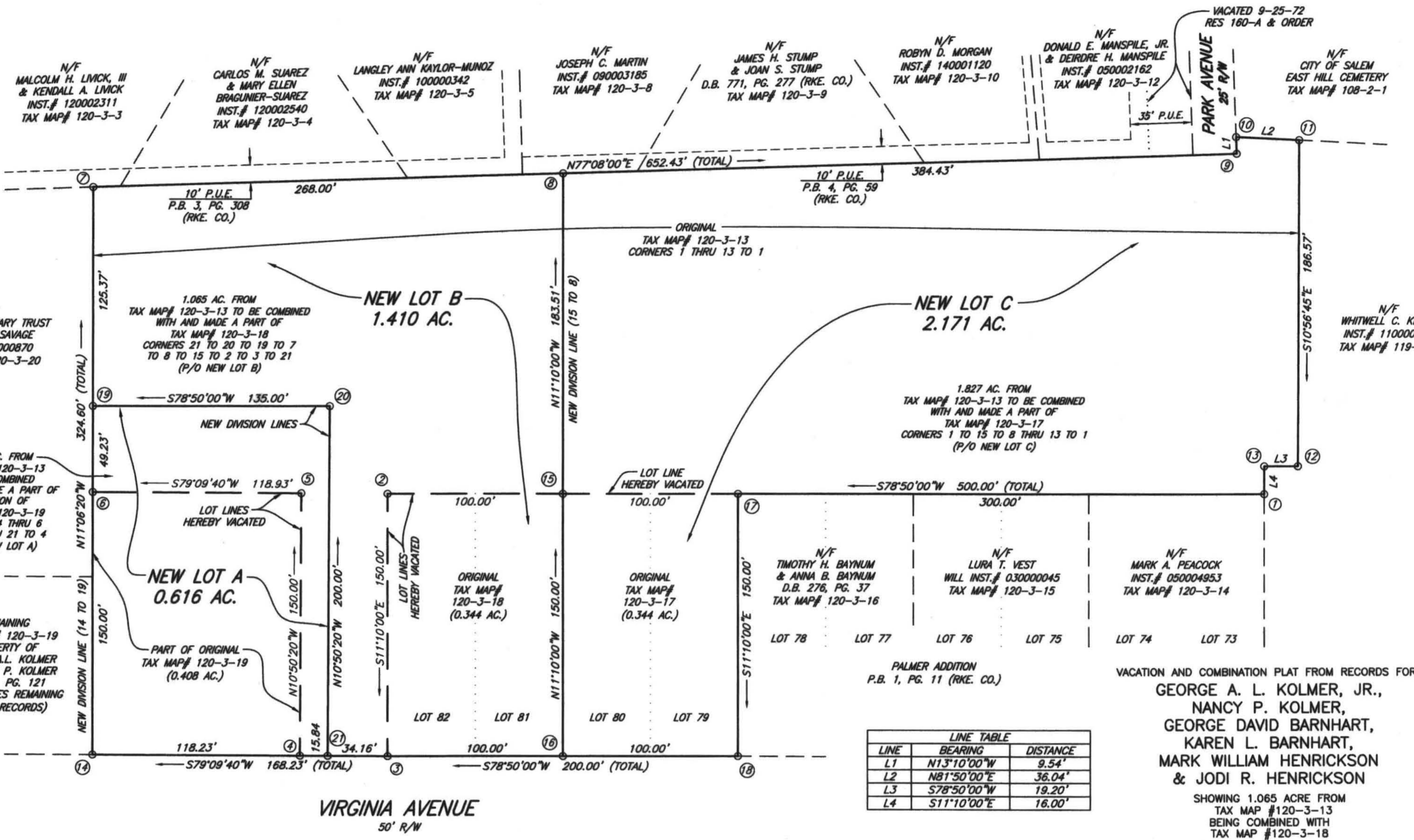
1.827 AC. FROM TAX MAP# 120-3-13 TO BE COMBINED WITH AND MADE A PART OF TAX MAP# 120-3-17 CORNERS 1 TO 15 TO 8 THRU 13 TO 1 (P/O NEW LOT C)

0.208 AC. FROM TAX MAP# 120-3-13 TO BE COMBINED WITH AND MADE A PART OF A PORTION OF TAX MAP# 120-3-19 CORNERS 4 THRU 6 TO 19 THRU 21 TO 4 (P/O NEW LOT A)

NEW LOT A 0.616 AC.

REMAINING TAX MAP# 120-3-19 PROPERTY OF GEORGE A. L. KOLMER & NANCY P. KOLMER D.B. 5, PG. 121 1.132 ACRES REMAINING (FROM RECORDS)

PART OF ORIGINAL TAX MAP# 120-3-19 (0.408 AC.)



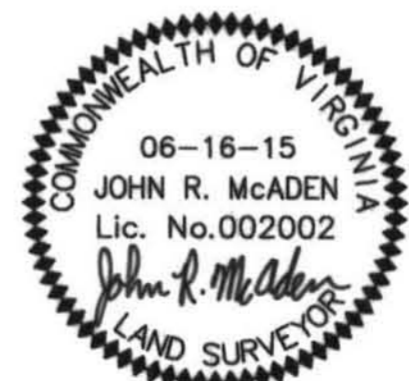
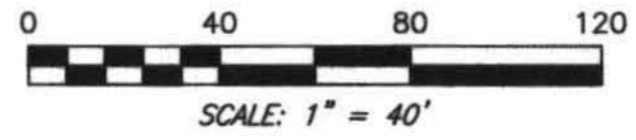
LINE TABLE		
LINE	BEARING	DISTANCE
L1	N13°10'00"W	9.54'
L2	N81°50'00"E	36.04'
L3	S78°50'00"W	19.20'
L4	S11°10'00"E	16.00'

COORDINATE LIST (ASSUMED)		
CORNER	NORTHING	EASTING
1	4000.000	6000.000
2	3903.168	5509.466
3	3756.008	5538.516
4	3746.606	5489.408
5	3893.930	5461.200
6	3871.565	5344.392
7	4042.895	5310.761
8	4102.575	5572.033
9	4188.181	5946.809
10	4197.470	5944.636
11	4202.589	5980.311
12	4019.414	6015.737
13	4015.695	5996.900
14	4000.000	6000.000

COORDINATE LIST (ASSUMED)		
CORNER	NORTHING	EASTING
4	3746.606	5489.408
14	3724.372	5373.285
6	3871.565	5344.392
5	3893.930	5461.200
4	3746.606	5489.408

COORDINATE LIST (ASSUMED)		
CORNER	NORTHING	EASTING
16	3775.374	5636.622
15	3922.535	5607.573
17	3941.901	5705.680
18	3794.741	5734.729
16	3775.374	5636.622

COORDINATE LIST (ASSUMED)		
CORNER	NORTHING	EASTING
3	3756.008	5538.516
2	3903.168	5509.466
15	3922.535	5607.573
16	3775.374	5636.622
3	3756.008	5538.516



DRN: SJB  
CHK: JRM

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Balzer & Associates, Inc. 1208 Corporate Circle Roanoke Va. 24018

VACATION AND COMBINATION PLAT FROM RECORDS FOR  
GEORGE A. L. KOLMER, JR.,  
NANCY P. KOLMER,  
GEORGE DAVID BARNHART,  
KAREN L. BARNHART,  
MARK WILLIAM HENRICKSON  
& JODI R. HENRICKSON

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CREATING HEREON  
NEW LOT A (0.616 ACRES)  
NEW LOT B (1.410 ACRES)  
NEW LOT C (2.171 ACRES)

SITUATED ALONG VIRGINIA AVENUE  
CITY OF SALEM, VIRGINIA  
DATED JUNE 16, 2015  
SCALE: 1" = 40'  
JOB #05150173 HS  
SHEET 2 OF 2

