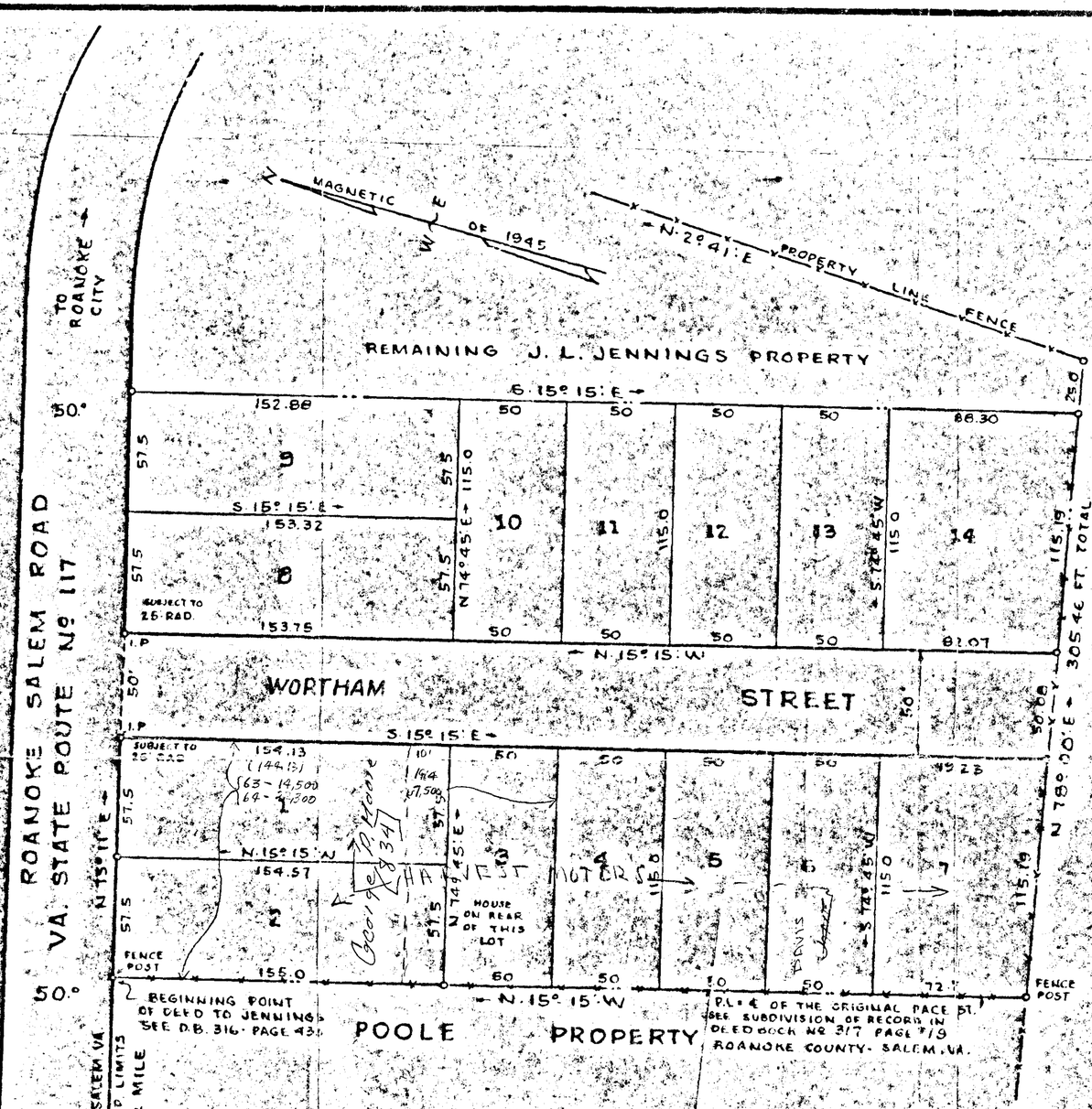
B2- P-185



KNOW ALL MEN BY THESE PRESENTS - TO-WIT:

THAT J. L. JENNINGS IS THE OWNER OF THE TRACT OF LAND SHOWN SUBDIVIDED INTO LOTS IN DETAIL HEREON KNOWN AS J. L. JENNINGS SUBDIVISION. THE SAID OWNER FURTHER CERTIFIES THAT HE HAS SUBDIVIDED THE LAND INTO BLOCKS AND LOTS AS SHOWN HEREON, ENTIRELY WITH HIS FREE WILL AND CONSENT, IN COMPLIANCE WITH SECTION No 5218 OF THE CODE OF THE STATE OF VIRGINIA. IN WITNESS WHEREOF IS HEREBY PLACED THE SIGNATURE OF THE SAID OWNER OF THE SUBDIVISION, ON THIS 7th DAY OF Dec., 1945.

J. L. Jennings
OWNER

STATE OF VIRGINIA
County OF ROANOKE } TO WIT: I Mary D. Guy, A NOTARY PUBLIC IN AND FOR THE AFORESAID County AND STATE, DO HEREBY CERTIFY THAT J. L. JENNINGS, THE OWNER OF THE SUBDIVISION SHOWN HEREON, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING, BEARING DATE OF 7th day of December 1945, HAS PERSONALLY APPEARED BEFORE ME IN MY CITY AND STATE AFORESAID, AND ACKNOWLEDGED THE SAME ON December 7th 1945.

SIGNED:
Mary D. Guy
NOTARY PUBLIC

MY COMMISSION EXPIRES Sept. 9, 1947.

THE FOLLOWING RESERVATIONS AND RESTRICTIONS SHALL APPLY AND SHALL BE COVENANTS RUNNING WITH THE TITLE TO LOTS IN THE J. L. JENNINGS SUBDIVISION, FOR A PERIOD OF 20 YEARS FROM THE DATE OF RECORDATION OF THIS MAP.

1 - NO RESIDENCE SHALL BE ERECTED COSTING LESS THAN $3000.00
2 - NO LOTS IN THIS SUBDIVISION TO BE SOLD, CONVEYED, LEASED OR OCCUPIED BY ANY OTHER THAN OF THE CAUCASIAN RACE, OTHER THAN MAIDS, COOKS, CHAUFFEURS, ETC. DOMICILED WITH THE FAMILIES RESIDING THEREON.
3 - LOTS 3 TO 7 INC., AND 10 TO 14 INC. - TO BE USED FOR RESIDENTIAL PURPOSES
4 - LOTS 1-2-8 AND 9 - MAY BE USED EITHER FOR RESIDENTIAL OR BUSINESS PURPOSES.
5 - THE MAIN BODY OF ANY RESIDENCE CONSTRUCTED ON LOTS 3 TO 7, AND LOTS 10 TO 14, INCLUSIVE, SHALL NOT BE NEARER THAN 50 FT FROM ST. LINE.
6 - NO OUTBUILDINGS SHALL BE CONSTRUCTED ON REAR OF LOTS 1-2-8 AND 9 NEARER THAN 20 FT. FROM THE NORTH LOT LINE OF LOTS 8 AND 10.
7 - NO HOGS, SWINE OR OTHER NUISANCE SHALL BE TOLERATED UPON ANY LOT SHOWN HEREON.
8 - NO TEMPORARY LIVING QUARTERS, SUCH AS IN TENTS, SHACKS OR GARAGES SHALL BE ALLOWED.
9 - ALL OF THE ABOVE RESTRICTIONS SHALL BECOME NULL AND VOID AT THE EXPIRATION OF 20 YEARS FROM THE DATE OF RECORDATION OF THIS MAP.

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF ROANOKE COUNTY VA., THIS MAP WAS PRESENTED THIS 13TH DAY OF Dec. 1945, AND WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THERETO ANNEXED, ADMITTED TO RECORD AT 12:45 O'CLOCK P. M.

TESTE: Roy K. Brown
CLERK

APPROVED: [illegible]
CHAIRMAN OF BOARD OF SUPERVISORS OF ROANOKE COUNTY

APPROVED: Paul B. Mathews
SECRETARY OF ROANOKE COUNTY PLANNING & ZONING COMMISSION.

MAP
SHOWING SURVEY
SUBDIVISION
MADE FOR
-J. L. JENNINGS-
NEAR
SALEM, VIRGINIA.
ROANOKE CO. VIRGINIA.

BY: C. B. Malcolm
STATE CERT. ENGR.

DATE: NOV. 29 1945

SCALE: 1" = 40'

NOTE BOOK J-7 - 1945.