

MAP OF MONTEIRO HEIGHTS

PROPERTY OF
S.B.M. GHISELIN
SALEM VIRGINIA

Survey and Plat by: F.A. Spiggle
State Cert. Land Surveyor.

SCALE 1" = 50'

AUGUST 15, 1946.

At a regular meeting of the Council of The Town of Salem, Virginia, held on the 14th day of October 1946, members being present the following ordinance was unanimously adopted:

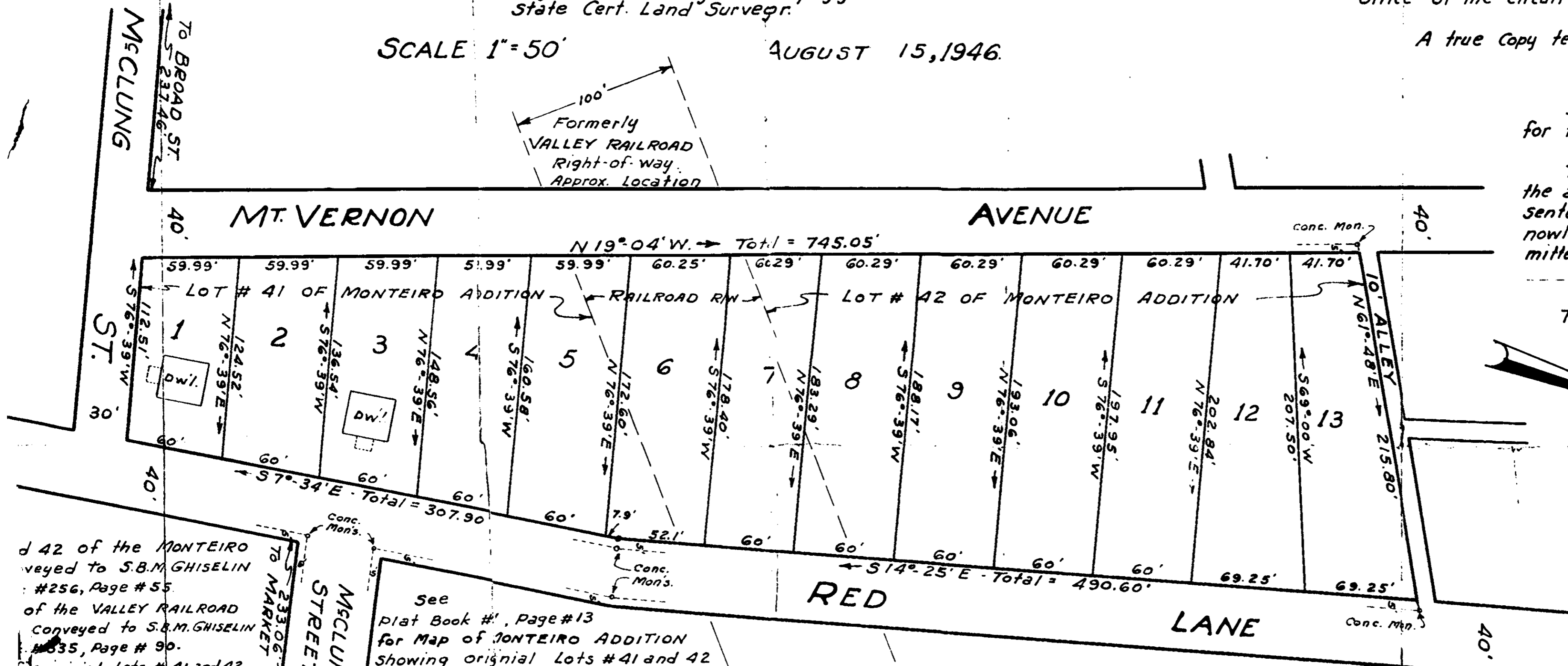
Be it ordained by the Council of the Town of Salem that the plat and subdivision known as "MONTEIRO HEIGHTS" on the written approval and recommendation of the Planning Commission, of the Town of Salem, be, and the same is hereby approved, together with the restrictions and conditions written thereon, and incorporated therein, and further subject to the Zoning Ordinance of the Town of Salem, now in force and effect, as of the adoption of this ordinance, and the Clerk of Council is hereby directed to certify a copy of this ordinance on the original plat of said subdivision, which original is to be recorded in the Clerks office of the Circuit Court for the County of Roanoke, Va.

A true Copy teste: *W. S. ...*
Clerk of Council - Town of Salem, Va.

In the Clerks Office of the Circuit Court for the County of Roanoke, Virginia.

This the ... day of ... 1946, the annexed plat and subdivision was presented, and with the certificate of acknowledgement thereunto annexed, is admitted to record this ... day of ... 1946, at ... o'clock.

Teste: *...*
Clerk - Circuit Court for the County of Roanoke



... of the MONTEIRO Addition conveyed to S.B.M. GHISELIN ... #256, Page # 55 ... of the VALLEY RAILROAD conveyed to S.B.M. GHISELIN ... #35, Page # 90. Original Lots # 41 and 42 S.B.M. GHISELIN, et ux of Salem for street Need Book # 203, Page # 201.

To CERTIFY that the undersigned is the owner of ... shown on the annexed map, a plat of which property is known as "MONTEIRO HEIGHTS", said subdivision is a survey made by F.A. Spiggle, State Certified Surveyor, and being the original Lots No. 41 and 42 of the Addition to the Town of Salem and a portion of the Valley Railroad Right-of-way. Said subdivision and annexed plat is in accordance with Section 5218 of the Virginia Code and in accordance with the desire of the undersigned to place the following restrictions and conditions on the property, and for the benefit of the undersigned and his heirs, devisees and assigns.

of Salem by reason of establishing proper grade lines on and along such streets and alleys as shown hereon (or such changed streets or alleys as may be agreed upon in the future) and by reason of doing necessary grading for the purpose of placing such streets or alleys upon the proper grade or grades as may, from time to time, be established by said Town, and the said Town shall not be required to construct any retaining wall or walls along said streets or alleys and the property lines thereof.

RESTRICTIONS AND CONDITIONS

- The following restrictions and conditions shall for a period of Thirty (30) years from the date of this plat be covenants running with the land subdivided hereon.
- 1- Neither shall this tract of land or any part thereof be sold, leased, conveyed or occupied by any person of non-white descent, as defined by the Virginia Code, or by Syria, Assyrians, Greeks, Turks or Mongolians, except that this restriction shall not apply to a bona fide servant employed, and temporarily residing upon the premises of any lawful owner.
 - 2- No building or other structure costing less than THREE THOUSAND (\$3000.00) Dollars (necessary outbuildings excepted) shall be erected on said tract of land hereinafter described.

3- Regardless of any future changes in the annexed plat, not more than one dwelling or like structure shall be erected upon any one lot and the minimum average width of such lot, upon which any one dwelling is erected, shall be a width of fifty (50) feet.

STATE OF VIRGINIA,
COUNTY OF ROANOKE, to wit:

I, Frank A. Spiggle, Notary Public for Roanoke, Virginia, do hereby certify, with said restriction, that S.B.M. Ghiselin, whose name is set forth, personally appeared before me, a Notary Public in and for the State of Virginia, and acknowledged to me that he executed the foregoing instrument under my hand this 27th day of July, 1946.

