

BOUNDARY LINE CALCULATIONS									
CORNER	BEARING	DIST.	N.	S.	E.	W.			
1-2	N. 43° 31' W.	105.54	102.70			261.63			
2-3	N. 40° 09' E.	592.30	482.73			381.91			
3-4	N. 89° 50' E.	18.30	0.03			18.30			
4-5	S. 73° 00' E.	249.00		228.80		128.12			
5-6	S. 62° 23' E.	106.30		88.48		64.60			
6-7	S. 58° 23' E.	188.30		167.21		109.17			
7-8	S. 68° 46' E.	241.00		214.53		143.28			
8-9	S. 45° 40' E.	277.30		193.79		198.35			
9-10	S. 68° 55' E.	171.30		161.64		159.33			
10-11	S. 26° 51' E.	126.40		107.60		64.47			
11-12	S. 54° 09' W.	166.35		92.77		138.33			
12-13	N. 44° 04' W.	101.07	70.12			72.78			
13-14	S. 71° 41' W.	37.00		14.77		44.62			
14-15	N. 81° 04' W.	120.00	18.63			118.54			
15-16	S. 69° 04' W.	100.00		35.67		93.42			
16-17	N. 58° 04' W.	73.00	39.67			63.45			
17-18	N. 88° 04' W.	210.00	7.08			209.88			
18-19	S. 44° 29' W.	244.23		214.10		222.94			
19-20	S. 25° 56' W.	138.00		124.10		60.35			
20-21	S. 19° 12' E.	178.85		168.30		58.81			
21-22	S. 34° 19' E.	160.81		144.14		71.29			
22-23	S. 20° 36' E.	43.66		46.48		17.47			
23-1	S. 54° 09' W.	431.98		240.62		368.76			
TOTALS			140.98	1645.36		1445.89			
TOTAL AREA IN BOUNDARY = 21.175 ACRES									

CURVE DATA									
CURVE	ANGLE	ARCS	TANGENT	SEC	BEARING	DIST.			
1	132° 30'	315.00	64.14	127.63	S. 53° 49' W.	127.01			
2	132° 30'	315.00	64.14	127.63	N. 63° 49' E.	127.01			
3	132° 30'	315.00	64.14	127.63	N. 47° 53' E.	43.27			
4	132° 30'	315.00	64.14	127.63	N. 57° 38' E.	67.19			
5	132° 30'	315.00	64.14	127.63	S. 43° 39' W.	25.58			
6	132° 30'	315.00	64.14	127.63	N. 64° 11' W.	30.78			
7	132° 30'	315.00	64.14	127.63	S. 24° 24' E.	50.00			
8	132° 30'	315.00	64.14	127.63	S. 64° 19' 30" E.	28.94			
9	132° 30'	315.00	64.14	127.63	N. 10° 21' E.	70.71			
10	132° 30'	315.00	64.14	127.63	S. 70° 14' 30" W.	67.84			
11	132° 30'	315.00	64.14	127.63	S. 2° 23' 58" E.	209.10			
12	132° 30'	315.00	64.14	127.63	S. 6° 58' 16" W.	62.13			
13	132° 30'	315.00	64.14	127.63	S. 23° 04' 24" E.	73.89			
14	132° 30'	315.00	64.14	127.63	S. 11° 33' E.	68.79			
15	132° 30'	315.00	64.14	127.63	S. 4° 13' 42" W.	301.00			
16	132° 30'	315.00	64.14	127.63	S. 28° 57' 40" W.	104.54			
17	132° 30'	315.00	64.14	127.63	S. 41° 49' 10" W.	94.99			
18	132° 30'	315.00	64.14	127.63	S. 44° 34' 30" W.	104.70			
19	132° 30'	315.00	64.14	127.63	N. 23° 24' E.	528.38			
20	132° 30'	315.00	64.14	127.63	N. 12° 25' 30" W.	28.04			
21	132° 30'	315.00	64.14	127.63	N. 2° 27' W.	30.10			
22	132° 30'	315.00	64.14	127.63	N. 72° 39' E.	30.10			
23	132° 30'	315.00	64.14	127.63	N. 80° 25' 15" E.	30.10			
24	132° 30'	315.00	64.14	127.63	N. 33° 21' E.	30.10			
25	132° 30'	315.00	64.14	127.63	N. 42° 19' E.	30.10			
26	132° 30'	315.00	64.14	127.63	N. 52° 13' E.	30.10			
27	132° 30'	315.00	64.14	127.63	N. 62° 12' 30" E.	7.33			
28	132° 30'	315.00	64.14	127.63	S. 89° 05' 20" W.	164.84			
29	132° 30'	315.00	64.14	127.63	S. 83° 43' 30" W.	28.99			
30	132° 30'	315.00	64.14	127.63	S. 89° 19' W.	115.00			
31	132° 30'	315.00	64.14	127.63	N. 85° 19' 10" W.	23.12			
32	132° 30'	315.00	64.14	127.63	N. 88° 20' 15" E.	127.41			
33	132° 30'	315.00	64.14	127.63	S. 37° 29' 40" E.	29.93			
34	132° 30'	315.00	64.14	127.63	S. 55° 52' 10" W.	23.91			
35	132° 30'	315.00	64.14	127.63	S. 18° 59' 10" W.	22.90			
36	132° 30'	315.00	64.14	127.63	N. 64° 17' W.	27.29			
37	132° 30'	315.00	64.14	127.63	S. 81° 33' W.	27.29			
38	132° 30'	315.00	64.14	127.63	S. 74° 13' 30" W.	17.91			
39	132° 30'	315.00	64.14	127.63	S. 72° 39' E.	32.14			
40	132° 30'	315.00	64.14	127.63	S. 89° 24' W.	64.03			
41	132° 30'	315.00	64.14	127.63	N. 72° 34' E.	238.00			
42	132° 30'	315.00	64.14	127.63	N. 70° 49' E.	82.71			
43	132° 30'	315.00	64.14	127.63	N. 72° 21' E.	90.13			
44	132° 30'	315.00	64.14	127.63	N. 88° 04' E.	97.09			
45	132° 30'	315.00	64.14	127.63	S. 44° 14' 30" W.	64.05			
46	132° 30'	315.00	64.14	127.63	N. 64° 14' 30" E.	110.08			
47	132° 30'	315.00	64.14	127.63	N. 80° 29' 45" E.	51.37			
48	132° 30'	315.00	64.14	127.63	N. 64° 22' 15" E.	61.42			
49	132° 30'	315.00	64.14	127.63	S. 24° 45' 30" E.	37.29			
50	132° 30'	315.00	64.14	127.63	N. 87° 14' 30" E.	23.80			
51	132° 30'	315.00	64.14	127.63	S. 43° 51' E.	50.00			
52	132° 30'	315.00	64.14	127.63	S. 15° 24' 30" E.	13.54			
53	132° 30'	315.00	64.14	127.63	S. 51° 47' W.	55.00			
54	132° 30'	315.00	64.14	127.63	N. 44° 04' W.	50.00			
55	132° 30'	315.00	64.14	127.63	N. 42° 01' 30" E.	60.78			
56	132° 30'	315.00	64.14	127.63	N. 61° 33' 30" W.	297.74			
57	132° 30'	315.00	64.14	127.63	S. 52° 01' 30" W.	78.03			
58	132° 30'	315.00	64.14	127.63	S. 78° 48' W.	50.00			
59	132° 30'	315.00	64.14	127.63	N. 71° 34' W.	90.00			
60	132° 30'	315.00	64.14	127.63	N. 81° 36' W.	90.00			
61	132° 30'	315.00	64.14	127.63	N. 84° 59' W.	10.48			
62	132° 30'	315.00	64.14	127.63	S. 91° 39' 30" E.	212.68			
63	132° 30'	315.00	64.14	127.63	S. 51° 33' 30" E.	118.49			
64	132° 30'	315.00	64.14	127.63	N. 70° 09' E.	125.00			
65	132° 30'	315.00	64.14	127.63	S. 73° 27' 30" E.	333.60			
66	132° 30'	315.00	64.14	127.63	S. 64° 34' 30" E.	90.14			
67	132° 30'	315.00	64.14	127.63	S. 75° 33' 30" E.	115.13			
68	132° 30'	315.00	64.14	127.63	S. 65° 26' 30" E.	115.13			
69	132° 30'	315.00	64.14	127.63	S. 50° 23' E.	22.78			
70	132° 30'	315.00	64.14	127.63	S. 63° 34' 30" E.	77.82			
71	132° 30'	315.00	64.14	127.63	S. 61° 31' E.	47.01			
72	132° 30'	315.00	64.14	127.63	S. 64° 42' 30" E.	30.89			
73	132° 30'	315.00	64.14	127.63	S. 57° 13' E.	182.82			
74	132° 30'	315.00	64.14	127.63	S. 63° 32' E.	83.28			
75	132° 30'	315.00	64.14	127.63	S. 51° 59' E.	100.44			
76	132° 30'	315.00	64.14	127.63	S. 57° 17' 30" E.	138.70			
77	132° 30'	315.00	64.14	127.63	S. 52° 20' 30" E.	80.00			
78	132° 30'	315.00	64.14	127.63	S. 43° 58' E.	59.39			
79	132° 30'	315.00	64.14	127.63	S. 47° 53' E.	179.44			
80	132° 30'	315.00	64.14	127.63	S. 64° 33' E.	20.63			
81	132° 30'	315.00	64.14	127.63	S. 59° 48' 30" E.	90.08			
82	132° 30'	315.00	64.14	127.63	S. 35° 08' 30" E.	78.11			

RESERVATIONS & RESTRICTIONS

THE FOLLOWING RESERVATIONS AND RESTRICTIONS ARE MADE COVENANTS RUNNING WITH TITLE TO THE LOTS SHOWN HEREON FOR A PERIOD OF TWENTY-FIVE (25) YEARS FROM THE DATE OF RECORDATION OF THIS MAP.

1. NO STRUCTURE SHALL BE ERECTED ON THIS LAND OTHER THAN PRIVATE DWELLING HOUSES WITH NECESSARY OUTBUILDINGS, NOR SHALL MORE THAN ONE DWELLING HOUSE BE ERECTED ON ANY ONE LOT.
2. NO DWELLING HOUSE HAVING AN AREA OF LESS THAN 1000 SQUARE FEET OF LIVABLE FLOOR SPACE SHALL BE CONSTRUCTED ON ANY LOT AND NO DWELLING HOUSE COSTING LESS THAN \$10,000.00 AS VALUED UPON THE COST OF LABOR AND MATERIALS PREVAILING ON THE DATE OF THIS MAP, SHALL BE CONSTRUCTED ON ANY LOT.
3. NO TERRACE, BASEMENT, SHACK, GARAGE OR OTHER OUTBUILDINGS ERECTED ON ANY LOT SHALL BE USED AT ANY TIME AS A RESIDENCE, TEMPORARILY OR PERMANENTLY, NOR SHALL A RESIDENCE OF A TEMPORARY CHARACTER BE PERMITTED.
4. NO NOXIOUS OR OFFENSIVE TRADE OR ACTIVITY SHALL BE CARRIED ON UPON ANY LOT NOR SHALL ANYTHING BE DONE THEREON WHICH MAY BE OR BECOME AN ANNOYANCE OR NUISANCE TO THE NEIGHBORHOOD.
5. THE LOTS ARE SUBJECT TO THE DRAINAGE EASEMENTS AND PUBLIC UTILITY EASEMENTS (P.U.E.) AS SHOWN HEREON AS WELL AS EASEMENTS NECESSARY FOR AVENUES OR GUTS TO ELECTRIC OR TELEPHONE POLES.

KNOW ALL MEN BY THESE PRESENTS, TO WIT

THAT MIDDLETON GARDENS INCORPORATED, HEREINAFTER DESIGNATED AS "OWNER" IS THE OWNER OF THE LAND SHOWN SUBDIVIDED HEREON, BOUNDED BY CURVES 1 THRU 23 TO 1 AND KNOWN AS "ROLLING HILLS", WHICH COMPRISES ALL OF THE LAND CONVEYED TO SAID OWNER BY DEED RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF ROANOKE COUNTY IN D.B. 729 PAGE 846 AND WHICH LAND IS SUBJECT TO THE LIEU OF A CERTAIN DEED OF TRUST TO E.S. KINE AND W.H. JOLLY, TRUSTEES, RECORDED IN D.B. 729 PAGE 846 IN MIDDLETON'S OFFICE.

THE SAID OWNER CERTIFIES THAT THE SUBDIVISION OF THE HEREINSHOWN PARCELS OF LAND AS SHOWN HEREON IS ENTIRELY WITH THE FREE WILL AND ACCORD OF THE SAID OWNER CORPORATION PURSUANT TO AND IN COMPLIANCE WITH SECTIONS 15-775 THROUGH 15-794.3 OF THE VIRGINIA CODE OF 1950, AS AMENDED TO DATE, AND FURTHER PURSUANT TO AND IN COMPLIANCE WITH TITLE 15, CHAPTER 17, LAND SUBDIVISION REGULATIONS, AS AMENDED TO DATE, OF THE GENERAL ORDINANCES OF THE TOWN OF SALISBURY. THE SAID OWNER WITH THE CONSENT OF THE UNDERSIGNED TRUSTEES DOES BY VIRTUE OF THE RECORDATION OF THIS MAP DEDICATE IN FEE SIMPLE TO THE COUNTY OF ROANOKE, ALL OF THE LAND EMBRACED WITHIN THE STREETS OF THIS SUBDIVISION.

THE SAID OWNER DOES, AS A CONDITION PRECEDENT TO THE APPROVAL OF THIS PLAT AND SUBDIVISION AND ACCEPTANCE OF THE DEDICATION OF THE STREETS SHOWN HEREON BY THE BOARD OF SUPERVISORS OF ROANOKE COUNTY, ON ITS OWN BEHALF AND FOR AND ON BEHALF OF ITS SUCCESSORS, SPECIFICALLY RELEASE THE COUNTY OF ROANOKE AND THE VIRGINIA DEPARTMENT OF HIGHWAYS FROM ANY AND ALL CLAIMS OR DEMANDS FOR DAMAGES WHICH SUCH OWNER, ITS SUCCESSORS, AND ASSIGNS, MAY OR MIGHT HAVE AGAINST THE COUNTY OF ROANOKE OR DEPARTMENT OF HIGHWAYS BY REASON OF ESTABLISHING PROPER GRADE LINES ON AND ALONG SUCH STREETS AS SHOWN ON THE PLAT OF THE LAND SUBDIVIDED OR SUCH CHANGED STREETS AS MAY BE ADDED UPON IN THE FUTURE AND BY REASON OF DOING NECESSARY GRADING, CUTTING OR FILLING FOR THE PURPOSE OF PLACING SUCH STREETS UPON THE PROPER GRADE AS MAY, FROM TIME TO TIME, BE ESTABLISHED BY SAID COUNTY OR VIRGINIA DEPARTMENT OF HIGHWAYS, AND SAID COUNTY OR VIRGINIA DEPARTMENT OF HIGHWAYS SHALL NOT BE REQUIRED TO CONSTRUCT ANY RETAINING WALL OR WALLS ALONG THE STREETS AND PROPERTY LINES THEREON.

IN WITNESS WHEREOF ARE HEREBY PLACED THE FOLLOWING SIGNATURES AND SEALS ON MARCH 5, 1964.

MIDDLETON GARDENS INCORPORATED

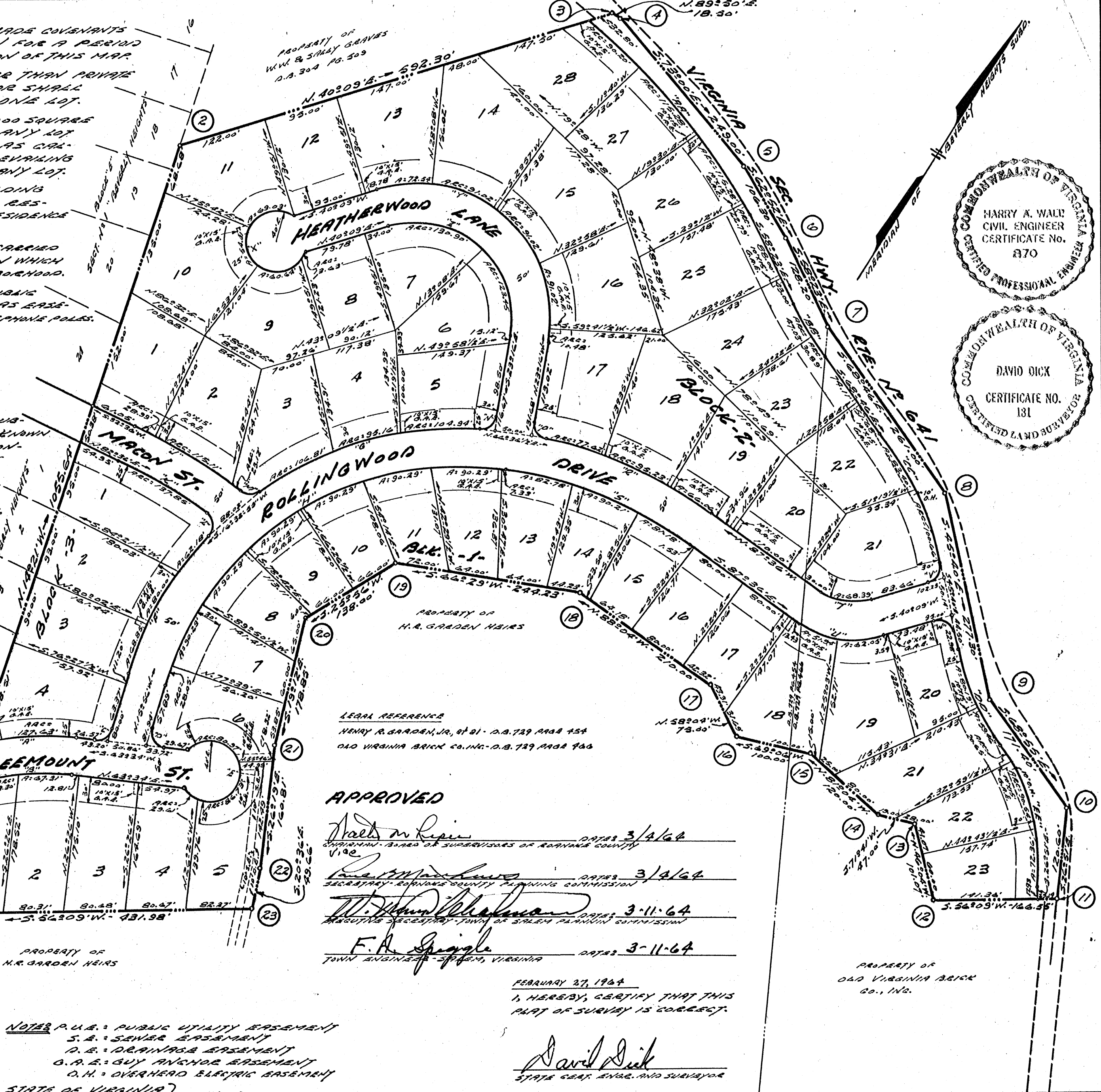
James L. Middleton
President

R. K. Kine
Trustee

W. H. Jolly
Trustee

Marion M. Wardrop
Secretary

W. H. Jolly
Trustee



NOTES P.U.E.: PUBLIC UTILITY EASEMENT
S.E.: SEWER EASEMENT
D.E.: DRAINAGE EASEMENT
O.A.E.: GUY ANCHOR EASEMENT
O.H.: OVERHEAD ELECTRIC EASEMENT

STATE OF VIRGINIA } TO WIT
COUNTY OF ROANOKE } JUANITA F. BRANDT
A NOTARY PUBLIC IN AND FOR THE ROANOKE COUNTY AND STATE DO HEREBY CERTIFY THAT LOUIS S. WILKINSON AND MARILEE M. WILKINSON, PRESIDENT AND SECRETARY, RESPECTIVELY, OF MIDDLETON GARDENS, INC., AND E.S. KINE AND W.H. JOLLY, TRUSTEES, WHOSE NAMES AS SUCH ARE SIGNED TO THE FOREGOING WRITING DATED THE 5th DAY OF MARCH, 1964, HAVE PERSONALLY APPEARED BEFORE ME IN MY ROANOKE COUNTY AND STATE AND ACKNOWLEDGED THE SAME ON THIS 5th DAY OF MARCH, 1964.

JUNE 21, 1965
MY COMMISSION EXPIRES

Juanita F. Brandt
Notary Public

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR ROANOKE CO., VA., THIS PLAT IS PRESENTED ON MARCH 1964, AND WITH THE CERTIFICATES OF ACKNOWLEDGMENT AND DEDICATION THEREON ANNEXED IS ADMITTED TO RECORD AT 0:00:00 P.M.

TESTES ROY M. BROWN

FEBRUARY 27, 1964
I HEREBY CERTIFY THAT THIS PLAT OF SURVEY IS CORRECT.

David Dick
State Court Clerk and Surveyor

PLAT of
ROLLING HILLS
PROPERTY OF
MIDDLETON GARDENS INCORPORATED
ROANOKE CO., VIRGINIA
BY *DAVID DICK & HARRY A. WALL*
CIVIL ENGINEERS & SURVEYORS
DATE: FEBRUARY 27, 1964
SCALE: 1"=100'