

KNOW ALL MEN BY THESE PRESENTS TO WIT:

AL M. COOPER AND VICKIE A. COOPER IS THE FEE SIMPLE OWNER OF THE LAND SHOWN HEREON, BOUNDED BY CORNERS 1 THRU 10 TO 1, INCLUSIVE, AND IS ALL OF THE LAND CONVEYED TO SAID OWNER BY DEED RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA, IN DEED BOOK 244, PAGE 246

THE ABOVE DESCRIBED OWNERS BY VIRTUE OF THE RECORDATION OF THIS PLAT DOES HEREBY GRANT TO THE CITY OF SALEM THOSE CERTAIN AREAS SHOWN ON THE PLAT AS SET APART FOR USE AS PUBLIC EASEMENTS.

THE ABOVE DESCRIBED OWNERS BY VIRTUE OF THE RECORDATION OF THIS PLAT DEDICATES TO THE CITY OF SALEM IN FEE SIMPLE TITLE, THE LAND SHOWN HEREON AS SET APART FOR PUBLIC STREETS.

THE PLATTING OF THE LAND SHOWN HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS OR PROPRIETORS OF THE LAND AND THE TRUSTEES IF ANY DEED OF TRUST, OR OTHER INSTRUMENT IMPOSING A LIEN UPON SUCH LAND, IF ANY THERE BE, AS REQUIRED BY SECTION 15.1-465 THRU 15.1-485 OF THE CODE OF VIRGINIA (1950) AS AMENDED, AND THE SUBDIVISION ORDINANCE OF THE CITY OF SALEM, VIRGINIA.

IN WITNESS WHEREON THE FOLLOWING SIGNATURES AND SEALS ARE HEREBY PLACED:

Al M. Cooper
AL M. COOPER

Vickie A. Cooper
VICKIE A. COOPER
STATE OF VIRGINIA
COMMONWEALTH AT LARGE

I, John R. McAden, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT Al M. Cooper, WHOSE NAME IS SIGNED TO THE FOREGOING INSTRUMENT, HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME ON THIS 3rd DAY OF June, 1996.

John R. McAden
NOTARY PUBLIC

MY COMMISSION EXPIRES October 31, 1997

STATE OF VIRGINIA
COMMONWEALTH AT LARGE

I, John R. McAden, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT Vickie A. Cooper, WHOSE NAME IS SIGNED TO THE FOREGOING INSTRUMENT, HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME ON THIS 3rd DAY OF June, 1996.

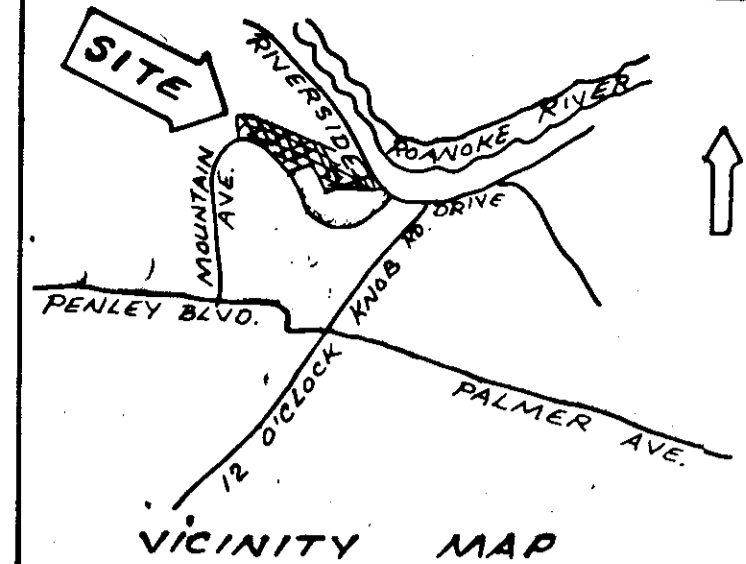
John R. McAden
NOTARY PUBLIC

MY COMMISSION EXPIRES October 31, 1997

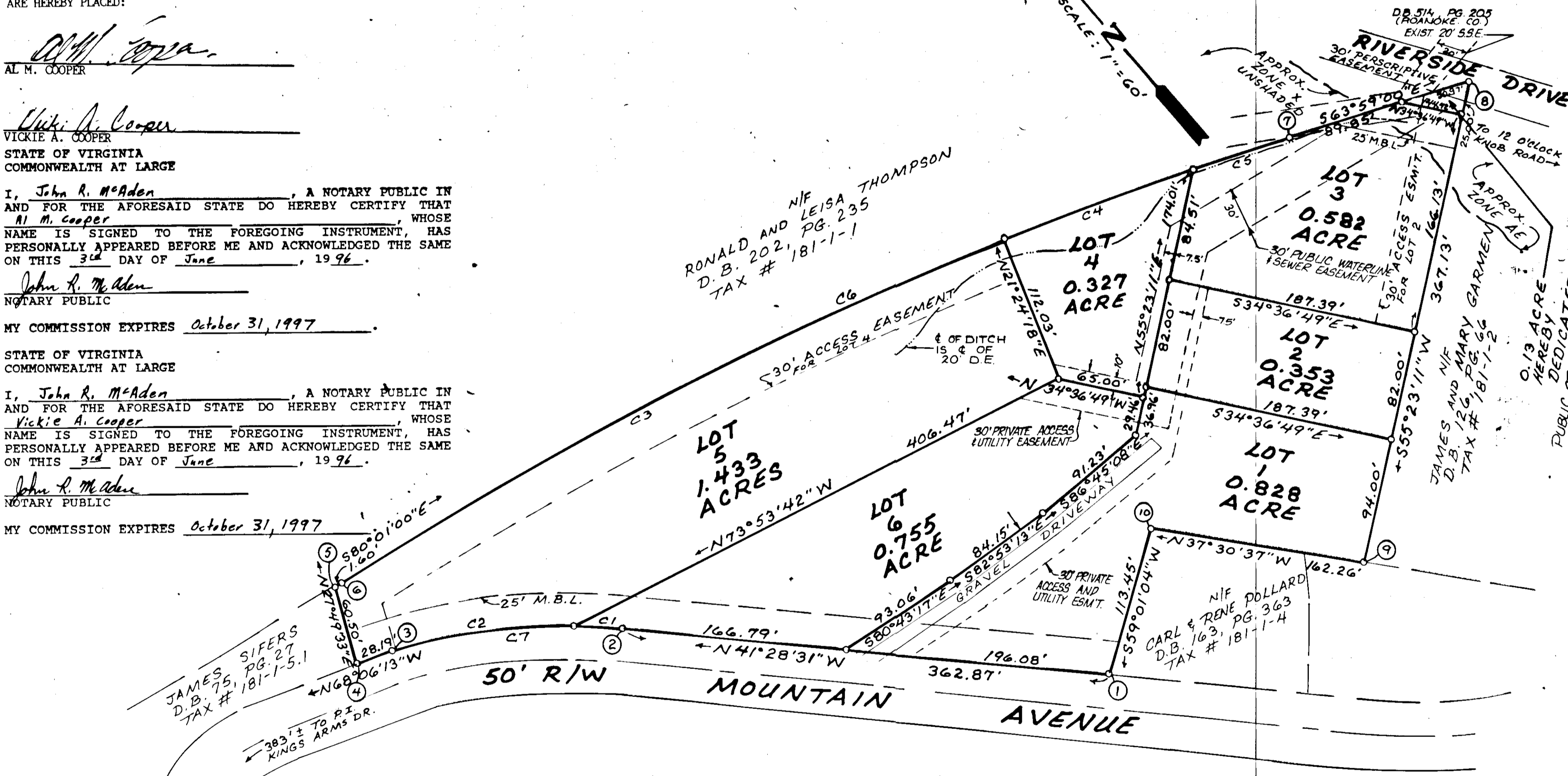
CURVE TABLE						
CURVE	DELTA	RADIUS	ARC	TANGENT	CHORD	BEARING
C1	04°40'10"	466.40	38.01	19.02	38.00	N 43°48'36" W
C2	16°52'50"	466.40	137.41	69.21	136.92	N 54°35'06" W
C3	11°25'18"	2814.90	561.14	281.50	560.22	S 74°18'21" E
C4	03°04'42"	2814.90	151.23	75.63	151.21	S 67°03'20" E
C5	01°31'20"	2814.90	74.79	37.40	74.79	S 64°45'20" E
C6	16°01'20"	2814.90	787.16	396.17	784.60	S 72°00'20" E
C7	21°33'00"	466.40	175.42	88.76	174.39	N 52°15'01" W

NOTES:

- OWNERS OF RECORD: AL M. COOPER
VICKIE A. COOPER
- LEGAL REFERENCE: DEED BOOK , PAGE
- TAX MAP NUMBER: 181-1-5
- NO TITLE REPORT FURNISHED
- PROPERTY IS CURRENTLY ZONED R2
- A PORTION OF THE PROPERTY IS IN F.E.M.A. DEFINED FLOOD HAZARD ZONE AE AND A PORTION IS IN ZONE UNSHADED X. SEE COMMUNITY PANEL #51161C0037D (EFFECTIVE DATE: OCT. 15, 1993)
- THE ROADS SERVING AS INGRESS/EGRESS DRIVEWAYS FOR ALL RESIDENTS OF THE SUBDIVISION ARE PRIVATE AND UPKEEP WILL BE THE SOLE RESPONSIBILITY OF THE HOMEOWNERS' ASSOCIATION. MAINTENANCE, DEBRIS AND/OR SNOW REMOVAL, AND RESURFACING IS NOT, NOR CAN IT EVER BE, THE CITY OF SALEM'S RESPONSIBILITY.



COORDINATE LIST		
CORNER	NORTHING	EASTING
1	8574.6617	60781.0271
2	8846.5390	60540.6994
3	8953.3029	60402.8105
4	8963.8186	60376.6511
5	9017.3230	60404.8916
6	9017.0456	60406.4674
7	8774.6633	61152.6898
8	8712.8950	61279.2401
9	8504.3508	60977.0915
10	8633.0626	60878.2908
11	8574.6617	60781.0271

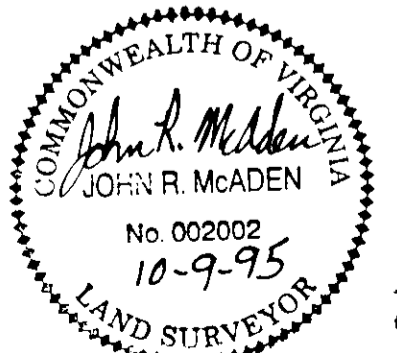


APPROVED: *John R. McAden* 6-6-96
CITY ENGINEER, CITY OF SALEM DATE

Forrest Jones 6-6-96
EXECUTIVE SECRETARY, CITY OF SALEM PLANNING COMMISSION DATE

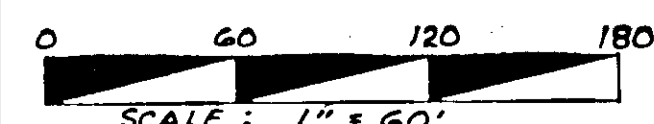
IN THE CLERK'S OFFICE FOR THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA, THIS PLAT WAS PRESENTED AND WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THERETO ANNEXED, ADMITTED TO RECORD AT 4:23 O'CLOCK P.M. ON THIS 6 DAY OF JUNE, 1996, IN PLAT BOOK 6, PAGE 30.

TESTE: CHANCE CRAWFORD
CLERK
Melinda Yates
DEPUTY CLERK



I HEREBY CERTIFY THAT THIS PLAT IS FROM A CURRENT FIELD SURVEY AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.
John R. McAden
JOHN R. McADEN 002002

LEGEND	
○	IRON PIN SET
●	IRON PIN FOUND



SUBDIVISION PLAT
MOUNTAIN VIEW ESTATES

CREATING LOTS 1 THRU 6
CITY OF SALEM, VIRGINIA
OCTOBER 9, 1995
JOB NUMBER 92083-2

