

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT WALTER J. DEARING AND CHELSEA G. DEARING ARE THE FEE SIMPLE OWNERS OF THE PARCEL OF LAND SHOWN HEREON BOUNDED BY CORNERS 1 THRU 3 TO 7 TO 1, INCLUSIVE AND IS 0.6 ACRES, BEING TAX MAP NUMBER 298-1-3, CONVEYED TO SAID OWNERS FROM WILLIAM E. KESSLER, JR. AND MARIE M. KESSLER BY DEED DATED NOVEMBER 22, 1968 RECORDED IN DEED BOOK 4 PAGE 533 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA.

THAT WALTER S. KEARNS, JR. AND LAUREL P. KEARNS ARE THE FEE SIMPLE OWNERS OF THE PARCEL OF LAND SHOWN HEREON BOUNDED BY CORNERS 3 THRU 7 TO 3, INCLUSIVE AND IS 0.950 ACRES, BEING TAX MAP NUMBER 298-1-4, CONVEYED TO SAID OWNERS FROM ROBERT C. PENN AND KARLYNE K. COLLINS BY DEED DATED MAY 20, 1998 RECORDED IN DEED BOOK 286 PAGE 64 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA.

THE SAID OWNERS HEREBY CERTIFY THAT THEY HAVE SUBDIVIDED THE LAND AS SHOWN HEREON ENTIRELY OF THEIR OWN FREE WILL AND ACCORD AS REQUIRED BY SECTION 15.2 - 2240 THROUGH 15.2 - 2276 OF THE CODE OF VIRGINIA AS AMENDED TO DATE AND THE CITY OF SALEM SUBDIVISION ORDINANCE AS AMENDED TO DATE.

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

Walter J. Dearing
WALTER J. DEARING
Chelsea G. Dearing
CHELSEA G. DEARING
Walter S. Kearns, Jr.
WALTER S. KEARNS, JR.
Laurel P. Kearns
LAUREL P. KEARNS

STATE OF VIRGINIA
COMMONWEALTH AT LARGE

I, *Jolene Mills*, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT WALTER J. DEARING AND CHELSEA G. DEARING, WALTER S. KEARNS, JR. AND LAUREL P. KEARNS WHOSE NAMES ARE SIGNED TO THE FOREGOING INSTRUMENT HAVE PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME ON THIS 25 DAY OF *March*, 2002.

NOTARY PUBLIC *Jolene Mills*
MY COMMISSION EXPIRES *2/29/04*

APPROVED:
James E. Taliaferro, II 3/26/02
JAMES E. TALIAFERRO, II, PE, LS, EXECUTIVE SECRETARY DATE
CITY OF SALEM PLANNING COMMISSION
Melvin B. Doughty 3/26/02
MELVIN B. DOUGHTY, PE, CITY ENGINEER DATE

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF CITY OF SALEM, VIRGINIA THIS MAP WAS PRESENTED WITH THE CERTIFICATE OF ACKNOWLEDGMENT THERETO ATTACHED AMITTED TO RECORD AT 10:15 O'CLOCK A.M. ON THIS 2nd DAY OF *April*, 2002.

TESTE: *Chance Crawford*
CLERK
STB & J.O.C.

NOTES:

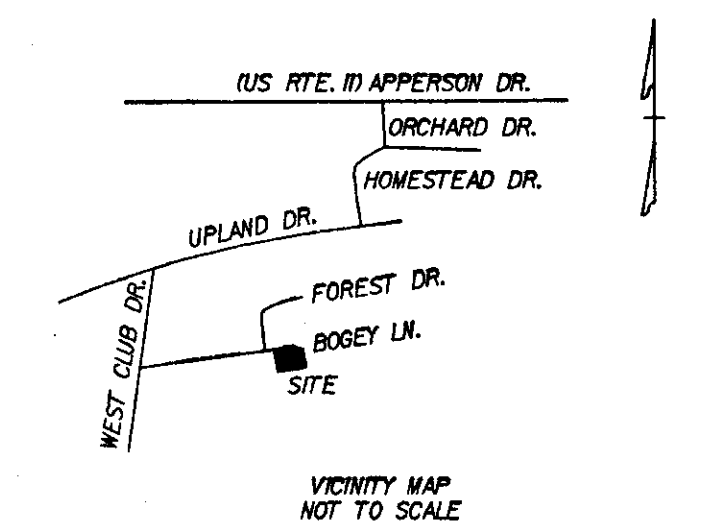
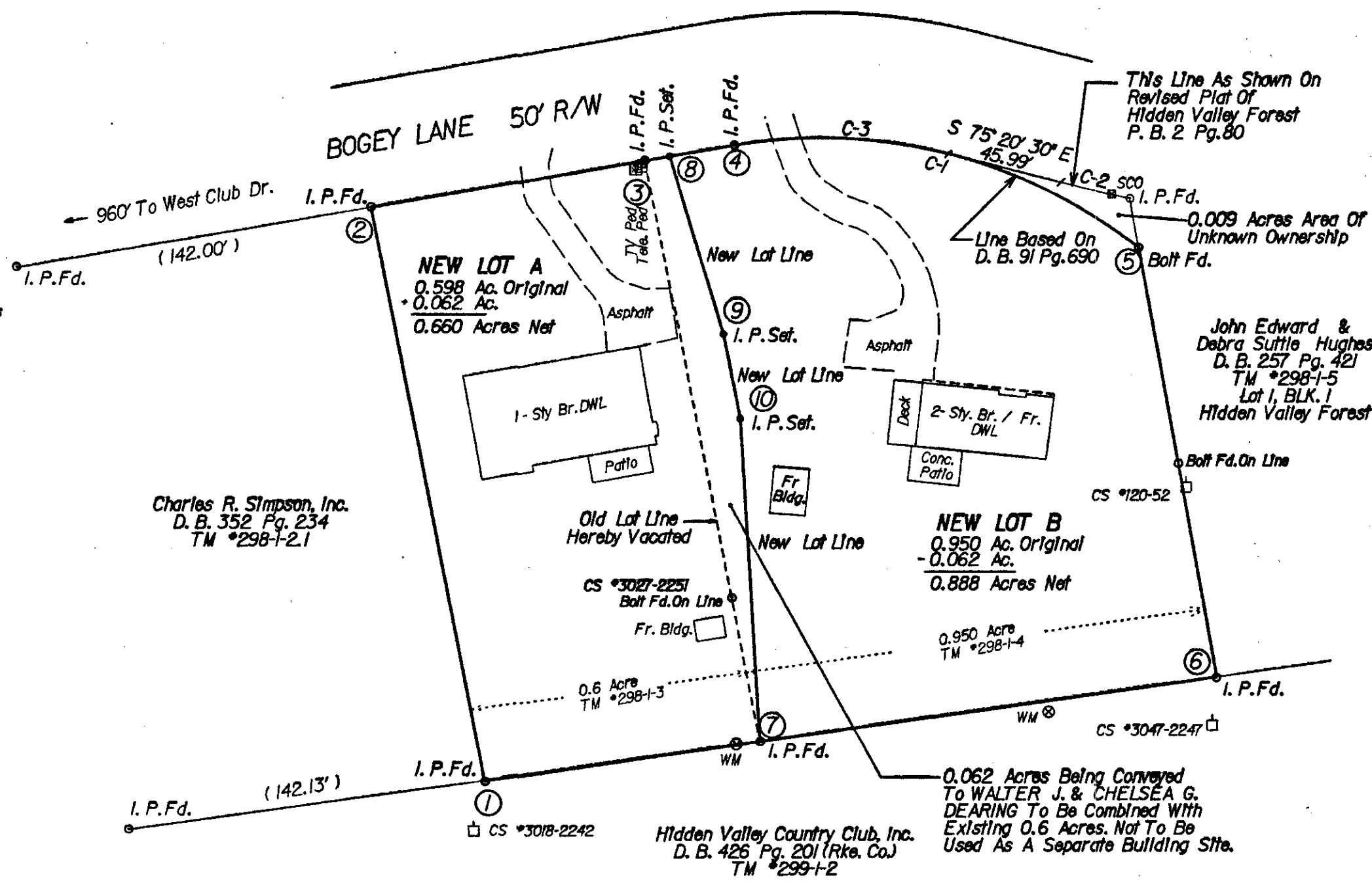
1. THIS PLAT WAS PREPARED FROM A CURRENT FIELD SURVEY
2. PRESENT OWNERS: WALTER J. DEARING AND CHELSEA G. DEARING DEED BOOK 4 PAGE 533 TM 298-1-3
WALTER S. KEARNS JR. AND LAUREL P. KEARNS DEED BOOK 286 PAGE 64 TM 298-1-4
3. PROPERTY IS IN F.E.M.A. DEFINED ZONE "X" AS SHOWN ON FLOOD INSURANCE RATE MAP PANEL 5161C0043 D. EFFECTIVE DATE OCT. 1993. THIS DETERMINATION IS BASED ON SAID MAP AND HAS NOT BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS.
4. THIS PLAT OF SUBDIVISION IS SUBJECT TO INFORMATION WHICH MAY BE DISCLOSED BY A TITLE REPORT BY A LICENSED ATTORNEY.

PUBLIC UTILITIES ARE AVAILABLE FOR ALL LOTS

LEGEND:

- - Iron Pln Found
- - Iron Pln Set
- ⊙ - Sewer Manhole
- TW— - Underground Telephone Cable
- W— - Water Line
- G— - Gas Line

MERIDIAN OF D.B. 4 Pg. 533



DEARING ORIGINAL LOT 0.6 Ac.

LINE	BEARING	DISTANCE	NORTHING	EASTING
1-2	N 10° 44' 30" W	234.92'	4981.01	4891.65
2-3	N 80° 03' 30" E	110.00'	5000.00	5000.00
3-7	S 10° 44' 30" E	238.39'	4765.79	5044.43
7-1	S 81° 52' 00" W	110.11'	4750.21	4935.44

KEARNS ORIGINAL LOT 0.950 Ac.

LINE	BEARING	DISTANCE	NORTHING	EASTING
3-4	N 80° 03' 30" E	35.69'	5006.16	5035.16
4-5	C-1		4964.68	5195.44
5-6	S 09° 56' 30" E	175.62'	4791.70	5225.76
6-7	S 81° 52' 00" W	183.17'	4765.79	5044.43
7-3	N 10° 44' 30" W	238.39'	5000.00	5000.00

NEW LOT A (0.659 Ac.)

LINE	BEARING	DISTANCE	NORTHING	EASTING
1-2	N 10° 44' 30" W	234.92'	4981.01	4891.65
2-8	N 80° 03' 30" E	120.00'	5001.73	5009.85
8-9	S 16° 05' 52" E	75.00'	4929.67	5030.65
9-10	S 10° 44' 30" E	35.00'	4895.28	5037.17
10-7	S 03° 12' 35" E	129.70'	4765.79	5044.43
7-1	S 81° 52' 00" W	110.11'	4750.21	4935.44

NEW LOT B (0.888 Ac.)

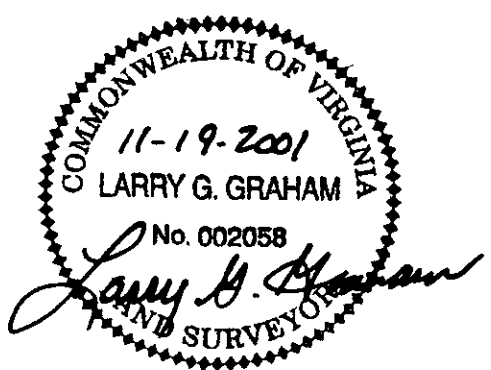
LINE	BEARING	DISTANCE	NORTHING	EASTING
4-5	C-1		4964.68	5195.44
5-6	S 09° 56' 30" E	175.62'	4791.70	5225.76
6-7	S 81° 52' 00" W	183.17'	4765.79	5044.43
7-10	N 03° 12' 35" W	129.70'	4895.28	5037.17
10-9	N 10° 44' 30" W	35.00'	4929.67	5030.65
9-8	N 16° 05' 52" W	75.00'	5001.73	5009.85
8-4	N 80° 03' 30" E	25.69'	5006.16	5035.16

CURVE TABLE

CURVE	DELTA	RADIUS	ARC	CHORD BEARING	CHORD
C-1	48° 54' 00"	200.00'	170.69'	S 75° 29' 30" E	165.56'
C-2	02° 17' 13"	700.00'	27.94'	S 76° 29' 07" E	27.94'
C-3	24° 38' 09"	200.00'	85.88'	S 87° 38' 45" E	85.22'

0.062 ACRES PARCEL TO BE CONVEYED TO WALTER J. & CHELSEA G. DEARING

LINE	BEARING	DISTANCE	NORTHING	EASTING
3-8	N 80° 03' 30" E	10.00'	5001.73	5009.85
8-9	S 16° 05' 52" E	75.00'	4929.67	5030.65
9-10	S 10° 44' 30" E	35.00'	4895.28	5037.17
10-7	S 03° 12' 35" E	129.70'	4765.79	5044.43
7-3	N 10° 44' 30" W	238.39'	5000.00	5000.00



LARRY GRAHAM SURVEYING, INC.
1001 HIGH STREET
SALEM, VIRGINIA

RESUBDIVISION FOR
WALTER J. & CHELSEA G. DEARING
AND
WALTER S. JR. & LAUREL P. KEARNS
OF A 0.6 ACRE PARCEL AND A 0.950 ACRE PARCEL
CREATING HEREON NEW LOT A (0.660 AC.) AND
NEW LOT B (0.888 AC.)
SITUATED ON BOGEY LANE
CITY OF SALEM, VIRGINIA
NOVEMBER 19, 2001

