

KNOW ALL MEN BY THESE PRESENTS TO WIT:
THAT ROSARIO R. BYRD IS THE OWNER OF THE PROPERTY
SHOWN HEREON BOUNDED BY OUTSIDE CORNERS 1 THRU 4 TO
1, INCLUSIVE CONTAINING A TOTAL OF 0.262 ACRE, BEING ALL
OF THE PROPERTY CONVEYED TO SAID OWNERS BY STERLING
K. BYRD AND ROSARIO R. BYRD BY DEED DATED SEPTEMBER
22, 2004 AND RECORDED IN THE CLERK'S OFFICE OF THE
CITY OF SALEM, VIRGINIA AS INSTRUMENT NO. 040004014.

THE SAID OWNER HEREBY CERTIFIES THAT SHE HAS
VACATED THE LINES AND COMBINED THE TRACTS AS SHOWN
HEREON OF HER OWN FREE WILL AND ACCORD AS REQUIRED
BY SECTIONS 15.2-2240 THRU 15.2-2279 OF THE 1950 CODE
OF VIRGINIA AS AMENDED TO DATE AND THE ROANOKE
COUNTY SUBDIVISION ORDINANCE AS AMENDED TO DATE AND
VACATE LINES SHOWN DOTTED HEREON.

WITNESS THE SIGNATURE AND SEAL OF THE SAID OWNER.

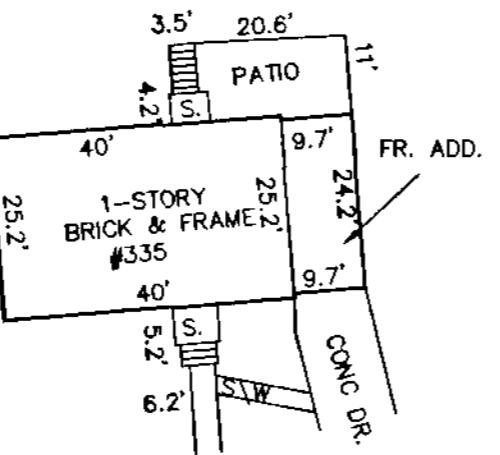
Rosario R. Byrd 4-21-05
ROSARIO R. BYRD, OWNER DATE
INST. NO. 040004014

STATE OF Virginia COUNTY OF Roanoke TO WIT:

I, *Rose Lee Nichols*, A NOTARY
PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY
CERTIFY THAT ROSARIO R. BYRD, WHOSE NAME IS SIGNED TO
THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE
ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID
JURISDICTION ON THIS 21st DAY OF April, 2005.

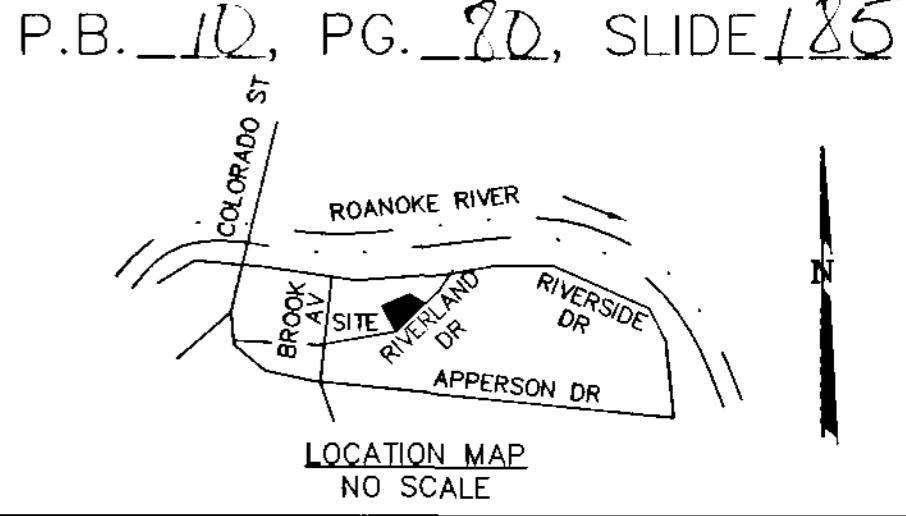
MY COMMISSION EXPIRES:

Rose Lee Nichols
NOTARY PUBLIC
9-30-2006



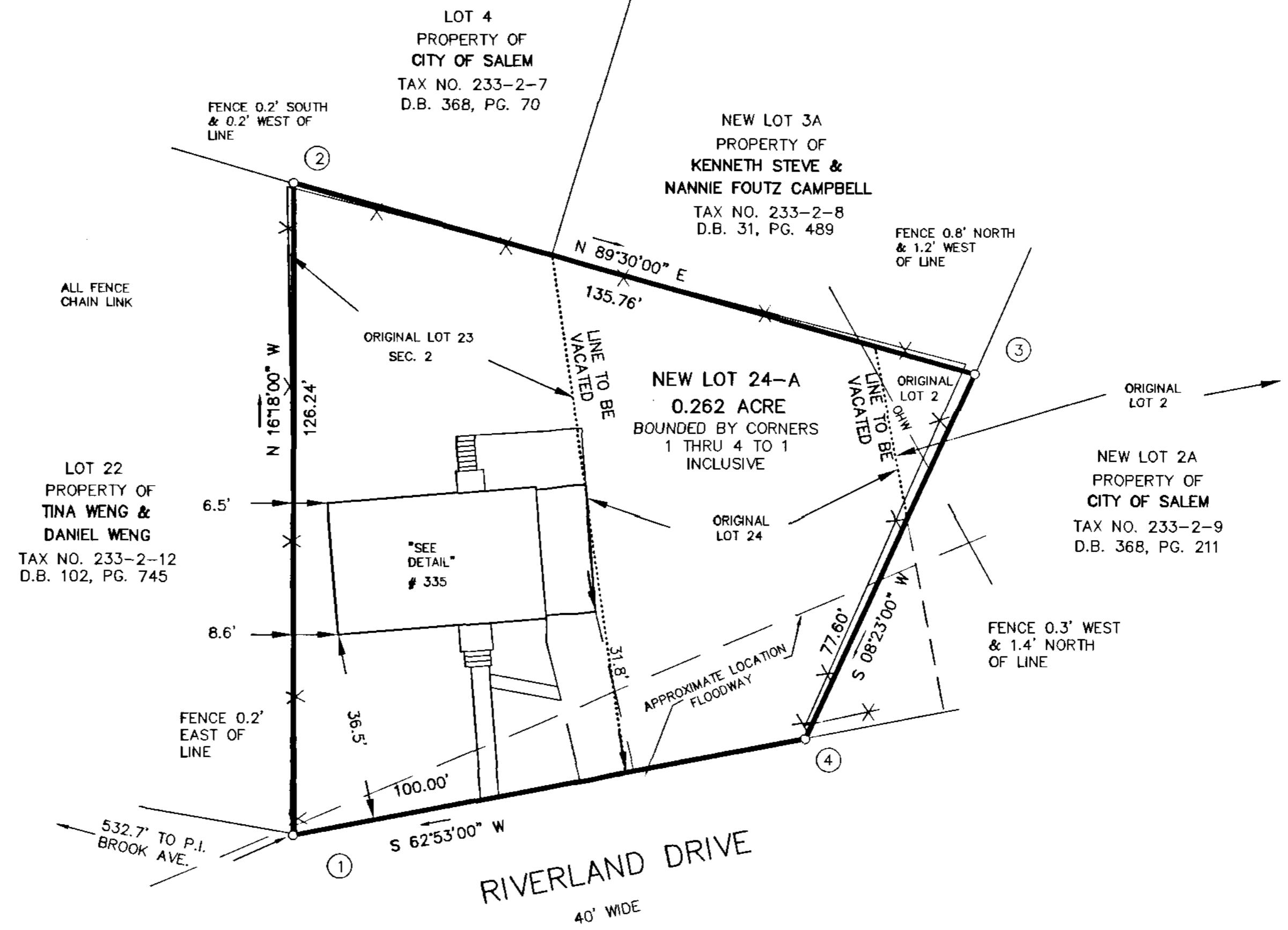
"HOUSE DETAIL"
NO SCALE

P.B. 2, PG. 123
MERIDIAN OF
ROANOKE COUNTY



LEGEND

ADD. = ADDITION
S\W= SIDEWALK
S.= STOOP
DR. = DRIVE
FR. = FRAME
OHW= OVERHEAD WIRE
CONC= CONCRETE



GENERAL NOTES:

1. THIS PLAT WAS PREPARED WITHOUT BENEFIT OF A TITLE REPORT AND IS SUBJECT THERETO. THEREFORE, THERE MAY EXIST ENCUMBRANCES WHICH AFFECT THE PROPERTY NOT SHOWN HEREON.
2. THE SUBJECT PROPERTY IS WITHIN THE LIMITS OF ZONE "AE" AS SHOWN ON THE FEMA FLOOD INSURANCE RATE MAP NO. 51161C0043 D, EFFECTIVE DATE OCTOBER 15, 1993. THIS DETERMINATION HAS NOT BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS.
3. LOCATION OF IMPROVEMENTS BASED ON SURVEY FOR STERLING K. BYRD & ROSARIO R. BYRD BY T. P. PARKER & SON DATED JUNE 6, 1995.
4. THE RECORDATION OF THIS PLAT OF SUBDIVISION DOES NOT CONSTITUTE A CONVEYANCE OF LAND. ANY LOT, PARCEL OR TRACT OF LAND SHOWN HEREON THAT IS INTENDED FOR SALE AND/OR CONVEYANCE MUST BE CONVEYED BY DEED AND SAID DEED MUST BE RECORDED IN THE OFFICE OF THE CLERK OF CIRCUIT COURT OF THE CITY OF SALEM.
5. PROPERTY IS ZONED RSF - RESIDENTIAL SINGLE FAMILY DISTRICT.

APPROVED:

James E. Taliaferro 9/25/05
JAMES E. TALIAFERRO, J.P.E., L.S.
EXECUTIVE SECRETARY CITY OF SALEM PLANNING COMMISSION

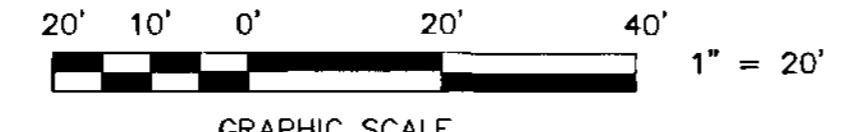
Melvin B. Doughty 4/25/05
MELVIN B. DOUGHTY, P.E. - CITY ENGINEER
CITY OF SALEM, VIRGINIA

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE
CITY OF SALEM, VIRGINIA THIS MAP WAS PRESENTED WITH
THE CERTIFICATE OF ACKNOWLEDGMENT THERETO ATTACHED
ADMITTED TO RECORD AT 11:45 O'CLOCK AM
ON THIS 26 DAY OF April, 2005.

TESTE: CHANCE CRAWFORD

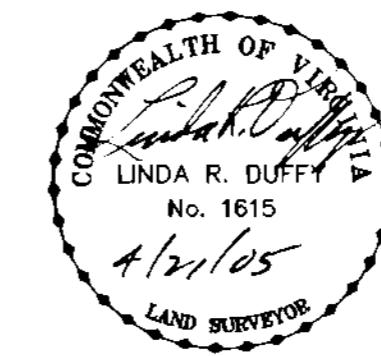
Chance Crawford
CLERK
BY *Deputy Clerk*
DEPUTY CLERK

CLOSED BY LRD 4/11/05



GRAPHIC SCALE

THIS VACATION AND COMBINATION
PLAT IS PLATTED FROM RECORDS, NO
FIELD LOCATION WAS PERFORMED.
ROSARIO R. BYRD IS THE OWNER OF
RECORD, SEE INST. NO. 040004014.



SHOWING COMBINATION OF LOT 23, PART OF LOT 24
AND PART OF LOT 2, SECTION 2
RIVERLAND COURT, P.B. 2, PG. 123 (ROANOKE COUNTY)
SITUATE ON RIVERLAND DRIVE
SALEM, VIRGINIA

TAX # 233-2-11
DRAWN: Z/LRD/22
CALC: LRD
N.B. RR-36

TPP&S T. P. PARKER & SON
818 Boulevard
Engineers Surveyors Planners
Post Office Box 39
Salem, Virginia 24163
540-387-1153

SCALE: 1" = 20'
DATE: APRIL 21, 2005
W.O. 05-0156

P.B. 10, PG. 80, SLIDE 185