

KNOW ALL MEN BY THESE PRESENTS, TO WIT:

THAT KYLE R. ALLEN IS THE FEE SIMPLE OWNER AND PROPRIETOR OF THE LAND SHOWN HEREON TO BE RESUBDIVIDED, BOUNDED BY OUTSIDE CORNERS 1 THROUGH 6 TO 1, INCLUSIVE, WHICH COMPRISES ALL OF THE LAND CONVEYED TO SAID OWNER BY DEED DATED FEBRUARY 23, 2012, RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM IN INSTRUMENT #120000476.

THE SAID OWNER CERTIFIES THAT HE HAS RESUBDIVIDED THIS LAND, AS SHOWN HEREON, ENTIRELY WITH HIS OWN FREE WILL AND CONSENT AND PURSUANT TO AND IN COMPLIANCE WITH THE VIRGINIA CODE OF 1950, AS REQUIRED BY SECTIONS 15.2-2240 THROUGH 15.2-2279, AS AMENDED TO DATE, AND FURTHER PURSUANT TO AND IN COMPLIANCE WITH CHAPTER 26 "SUBDIVISIONS" AS AMENDED TO DATE OF THE GENERAL ORDINANCE OF THE CITY OF SALEM, VIRGINIA AND SECTION 8A OF THE CITY OF SALEM EROSION AND SEDIMENT CONTROL ORDINANCE.

WITNESS THE FOLLOWING SIGNATURES AND SEALS ON THIS 28th DAY OF May 2013.

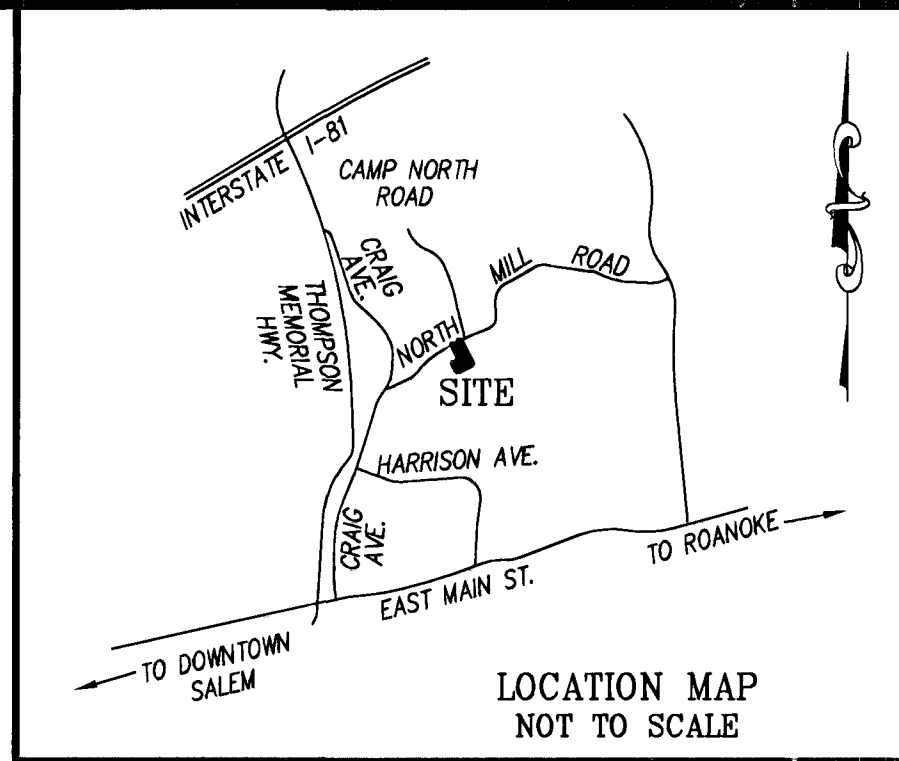
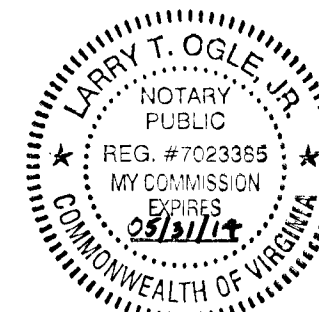
BY: Kyle R. Allen
KYLE R. ALLEN, OWNER

STATE OF VIRGINIA, COUNTY OF ROANOKE

I, LARRY T. OGLE, JR., A NOTARY PUBLIC IN AND FOR THE AFORESAID COUNTY AND STATE DO HEREBY CERTIFY THAT KYLE R. ALLEN, OWNER, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING DATED May 28, 2013 HAS PERSONALLY APPEARED BEFORE ME IN MY AFORESAID COUNTY AND STATE AND ACKNOWLEDGED THE SAME ON May 28, 2013.

MY COMMISSION EXPIRES ON May 31, 2014 REG. # 7023385

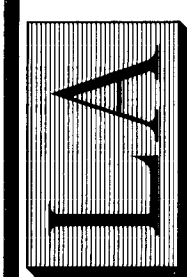
Larry T. Ogle, Jr.
NOTARY PUBLIC



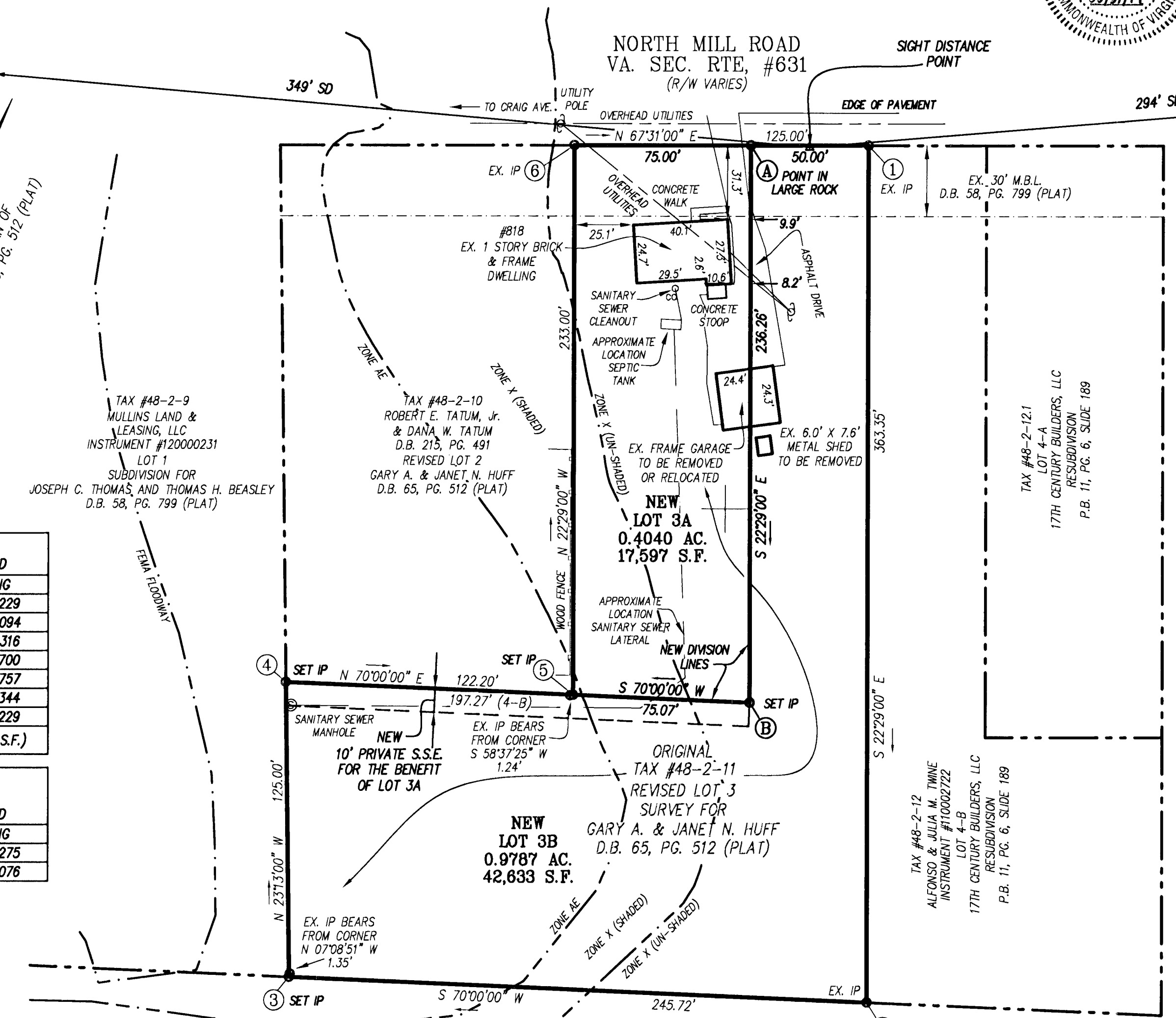
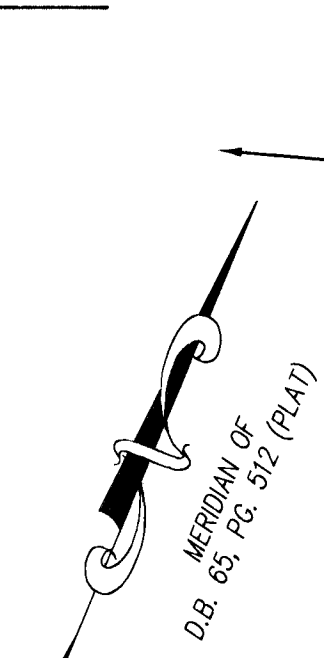
PHONE: (540) 774-4411
FAX: (540) 772-9445
E-MAIL: MAIL@LUMSDENPC.COM

4664 BRAMBLETON AVENUE, SW
P.O. BOX 20669
ROANOKE, VIRGINIA 24018

LUMSDEN ASSOCIATES, P.C.
ENGINEERS-SURVEYORS-PLANNERS
ROANOKE, VIRGINIA



DATE: May 28, 2013
COMM. NO.: 2012-089
SCALE: 1" = 40'
SHEET 1 OF 1



LEGEND

R/W	RIGHT OF WAY
EX.	EXISTING
IP	IRON PIN
D.B.	DEED BOOK
PG.	PAGE
AC.	ACRES
S.F.	SQUARE FEET
SD	SIGHT DISTANCE
M.B.L.	MINIMUM BUILDING LINE
S.S.E.	SANITARY SEWER EASEMENT

APPROVED:
Charles E. Van Allman, Jr. 5/29/2013
CHARLES E. VAN ALLMAN, JR., P.E., L.S.
CITY ENGINEER, CITY OF SALEM
DATE

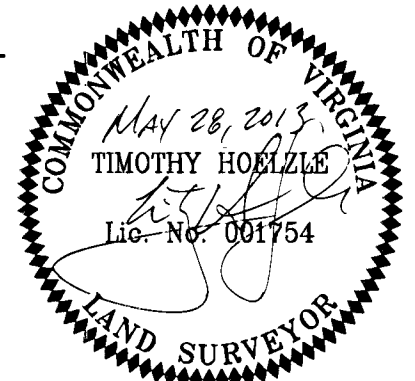
James E. Taliaferro, II 5/29/13
JAMES E. TALIAFERRO, II, P.E., L.S.
EXECUTIVE SECRETARY, CITY OF SALEM
PLANNING COMMISSION
DATE

CLERK'S CERTIFICATE:
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA, THIS PLAT WITH THE CERTIFICATE OF ACKNOWLEDGMENT THERETO ANNEXED IS ADMITTED TO RECORD ON 5/29/2013 AT 3:11 O'CLOCK P.M.

TESTEE: GARY CHANCE CRAWFORD - CLERK
Gary Crawford
DEPUTY CLERK

PLAT SHOWING THE RE-SUBDIVISION OF
REVISED LOT 3
"SURVEY FOR GARY A. & JANET N. HUFF"
D.B. 65, PG. 512 (PLAT)
CREATING HEREON
LOT 3A
0.4040 AC. (17,597 S.F.)
AND
LOT 3B
0.9787 AC. (42,633 S.F.)
PROPERTY OF
KYLE R. ALLEN
(INSTRUMENT #120000476)
SITUATED AT #818 NORTH MILL ROAD
CITY OF SALEM, VIRGINIA

I HEREBY CERTIFY THAT THIS PLAT IS FROM A CURRENT FIELD SURVEY AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.
Timothy Hoelzle
TIMOTHY HOELZLE
LS #001754



BOUNDARY COORDINATES
ORIGIN OF COORDINATES IS ASSUMED

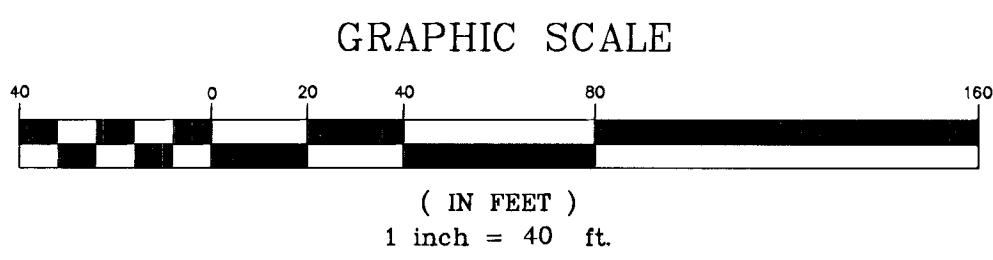
CORNER	NORTHING	EASTING
1	4730.91559	4431.44229
2	4395.18769	4570.39094
3	4311.14776	4339.49316
4	4426.02535	4290.21700
5	4467.82026	4405.04757
6	4683.11376	4315.94344
1	4730.91559	4431.44229

REVISED LOT 3 - 1.3827 AC. (60,230 S.F.)

NEW DIVISION LINE
BOUNDARY COORDINATES
ORIGIN OF COORDINATES IS ASSUMED

CORNER	NORTHING	EASTING
A	4711.79486	4385.24275
B	4493.49588	4475.59076

- NOTES:**
- THIS PLAT IS BASED ON A FIELD SURVEY PERFORMED ON AUGUST 29, 2012.
 - IRON PINS WERE FOUND OR SET AS SHOWN HEREON.
 - THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT AND ENCUMBRANCES MAY EXIST THAT AFFECT THE SUBJECT PROPERTY THAT ARE NOT SHOWN HEREON.
 - A PORTION OF THE SUBJECT PROPERTY DOES LIE WITHIN THE LIMITS OF A SPECIAL FLOOD HAZARD AREA AS DESIGNATED BY F.E.M.A. THIS OPINION IS BASED ON AN INSPECTION OF THE FLOOD INSURANCE RATE MAPS AND HAS NOT BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS, SEE MAP NUMBER 51161C0141G, DATED SEPTEMBER 28, 2007. ZONES "AE, X (SHADED) & X (UN-SHADED)".
 - THE PROPERTY IS CURRENTLY ZONED RSF (RESIDENTIAL SINGLE FAMILY).
 - TAX #48-2-11: CURRENT OWNER - KYLE R. ALLEN.
LEGAL REFERENCE: INSTRUMENT #120000476, D.B. 65, PG. 512 (PLAT).



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