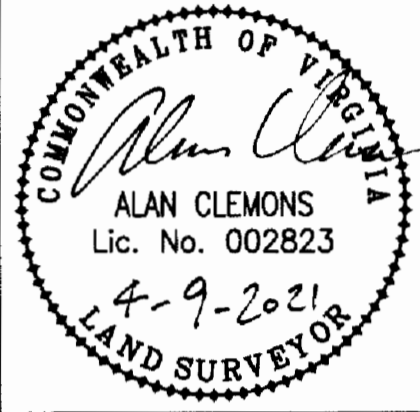


**parker**  
DESIGN GROUP  
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PLANNERS • LANDSCAPE ARCHITECTS

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LOT LINE VACATION AND RESUBDIVISION FOR  
**CALVIN EUGENE CARROLL, JR.**  
OF LOTS 2 AND 3 OF KNOB ROAD LOTS (P.B. 4, PG. 67)  
AND A 1.31 ACRE ROANOKE RIVER TRACT KNOWN AS TAX #203-4-4  
ALL SITUATED ON 12 O'CLOCK KNOB ROAD  
CREATING HEREON LOT 2A(0.446 AC.), LOT 2B(0.343 AC.),  
LOT 2C(0.283 AC.), AND LOT 2D(0.242 AC.)  
CITY OF SALEM, VIRGINIA

REVISIONS

CALCS BY:	SCB
DRAWN BY:	MAC
CHECKED BY:	SCB / REC
SCALE:	1" = 40'
DATE:	APRIL 09, 2021
PROJECT NUMBER:	21-0044:01
SHEET NO.:	

1 OF 1

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT CALVIN EUGENE CARROLL, JR. IS THE OWNER OF LOT 3 (0.234 AC.) OF KNOB ROAD LOTS AS RECORDED IN PLAT BOOK 4, PAGE 67 AS BOUNDED BY CORNERS 5 TO 4 TO 7 TO 10 TO 5 INCLUSIVE, AND A 1.31 ACRE ROANOKE RIVER TRACT SITUATED ON 12 O'CLOCK KNOB ROAD BOUNDED BY CORNERS 1 THRU 6 TO 1 INCLUSIVE, BEING THE PROPERTIES CONVEYED TO SAID OWNER BY LEWIS EDWARD JOHNSTON, BY DEED DATED JANUARY 12, 2021 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA IN INSTRUMENT #210000139.

AND THAT CALVIN EUGENE CARROLL JR., AND SUSAN E. CARROLL ARE THE OWNERS OF LOT 2 OF THE KNOB ROAD LOTS (PLAT BOOK 4, PAGE 67) BOUNDED BY CORNERS 10 TO 7 THRU 9 TO 10 INCLUSIVE BEING THE PROPERTY CONVEYED TO SAID OWNERS BY CALVIN E. CARROLL JR., BY DEED DATED MAY 26, 2000 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA INDEED BOOK 329, PAGE 101.

THE SAID OWNERS HEREBY CERTIFY THAT THEY HAVE RESUBDIVIDED THE PROPERTIES OF HIS 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 CITY OF SALEM SUBDIVISION ORDINANCE AS AMENDED TO DATE.

WITNESS THE SIGNATURES AND SEALS OF SAID OWNERS:

*Calvin Eugene Carroll* 5-11-21  
CALVIN EUGENE CARROLL, JR. - OWNER DATE  
INSTRUMENT #210000139

*Susan E. Carroll* 5-12-2021  
SUSAN E. CARROLL - OWNER DATE  
DEED BOOK 329, PAGE 101

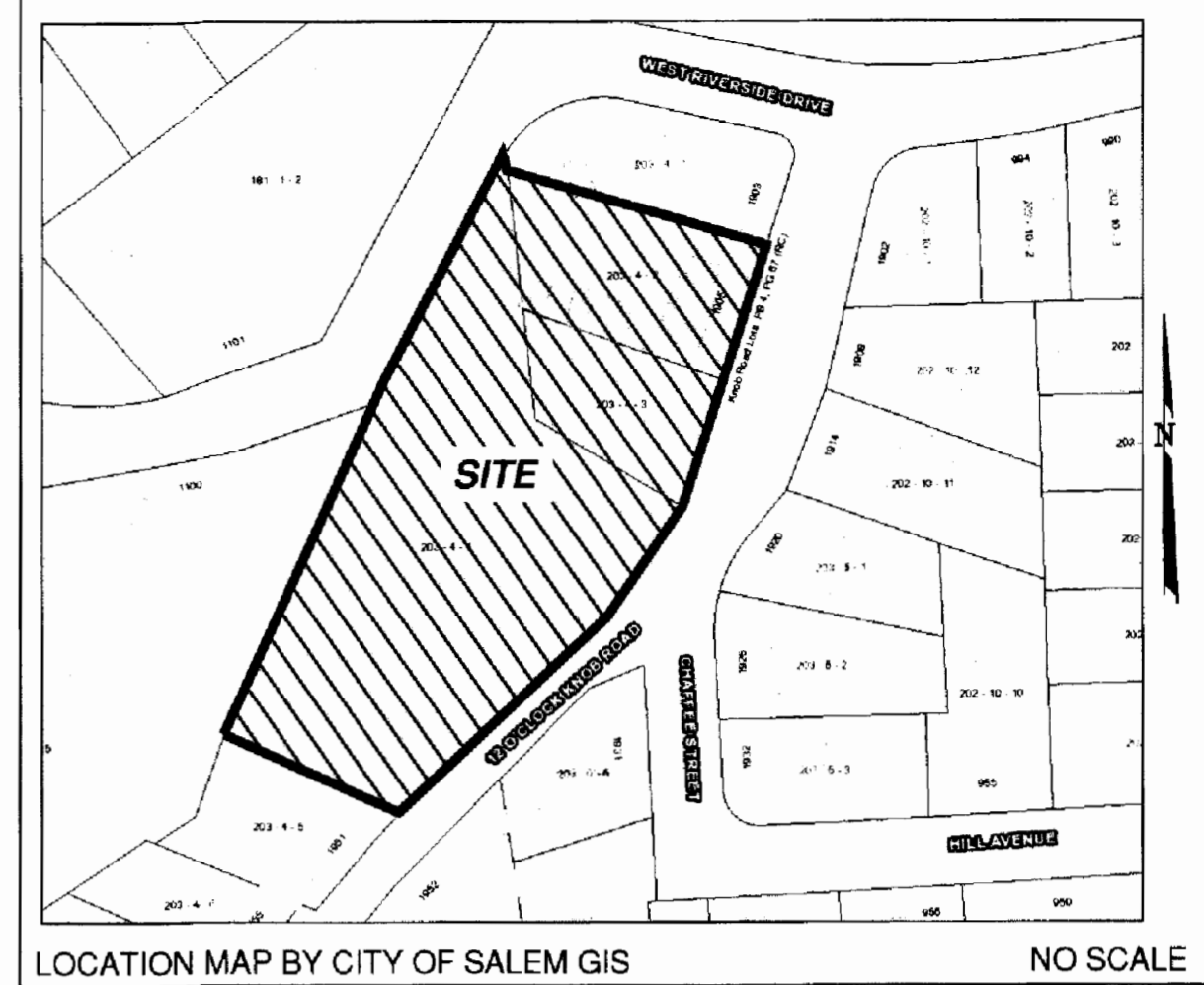
LEGEND:  
○ DEEDED CORNER  
● MONUMENT FOUND  
⊙ MONUMENT SET

OWNER INFORMATION:  
OWNER : CALVIN EUGENE CARROLL, JR.  
LEGAL REF. : INSTRUMENT #210000139, AND  
DEED BOOK 329, PAGE 101

APPROVED:  
*James E. Taliaferro II* 5/14/2021  
JAMES E. TALIAFERRO, II, P.E., L.S. DATE  
EXECUTIVE SECRETARY CITY OF SALEM PLANNING COMMISSION

*Charles E. Van Allman Jr* 5/14/2021  
CHARLES E. VAN ALLMAN, JR., P.E., L.S. - DATE  
DIRECTOR OF COMMUNITY DEVELOPMENT  
CITY OF SALEM, VIRGINIA

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.



STATE OF VIRGINIA  
City of Roanoke  
TO WIT:

I, Danielle Marie Alvarez, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT CALVIN EUGENE CARROLL, JR. WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS 11 DAY OF May, 2021.

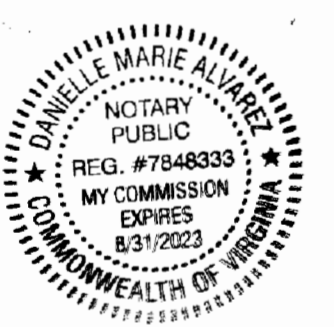
*Danielle Marie Alvarez*  
NOTARY PUBLIC, DATE & SEAL  
REGISTRATION # 7848333



STATE OF VIRGINIA  
City of Roanoke  
TO WIT:

I, Danielle Marie Alvarez, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT SUSAN E. CARROLL, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS 12 DAY OF May, 2021.

*Danielle Marie Alvarez*  
NOTARY PUBLIC, DATE & SEAL  
REGISTRATION # 7848333



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" & "X-SHADED AND UNSHADED" AS SHOWN ON THE FEMA FLOOD INSURANCE RATE MAP PANEL NO. 51161C0137 G, AND 51161C0139 G WITH EFFECTIVE DATES SEPTEMBER 28, 2007. THIS DETERMINATION IS BASED ON SAID MAP AND HAS NOT BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS.
3. PIN SET BY PARKER DESIGN GROUP IS 1/2" DIAMETER BY 18" LONG REINFORCING ROD DRIVEN TO GROUND LEVEL WITH A PLASTIC ORANGE CAP ON TOP WITH "PARKER DESIGN" EMBOSSED. A WITNESS MARKER IS DRIVEN BESIDE CORNER PIN.
4. ALL PROPERTIES SHOWN ARE CURRENTLY ZONED RSF.

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA THIS MAP WAS PRESENTED WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THERETO ATTACHED ADMITTED TO RECORD AT 2:53 O'CLOCK P.M. ON THIS 20 DAY OF May, 2021.

TESTE: CHANCE CRAWFORD  
CLERK  
BY: *SCB*  
DEPUTY CLERK

