

MAP OF  
MONTEIRO HEIGHTS

PROPERTY OF  
S. B. M. GHISELIN  
1 VIRGINIA

Survey and Plat by: F. A. Spiggle

Survey and Plat by: F. A. Spiggle  
State Cert. Land Surveyor.

SCALE 1" = 50'

AUGUST 15, 1946.

At a regular meeting of the Council of The Town of Salem, Virginia, held on the 14th day of October 1946, members being present the following ordinance was unanimous adopted:

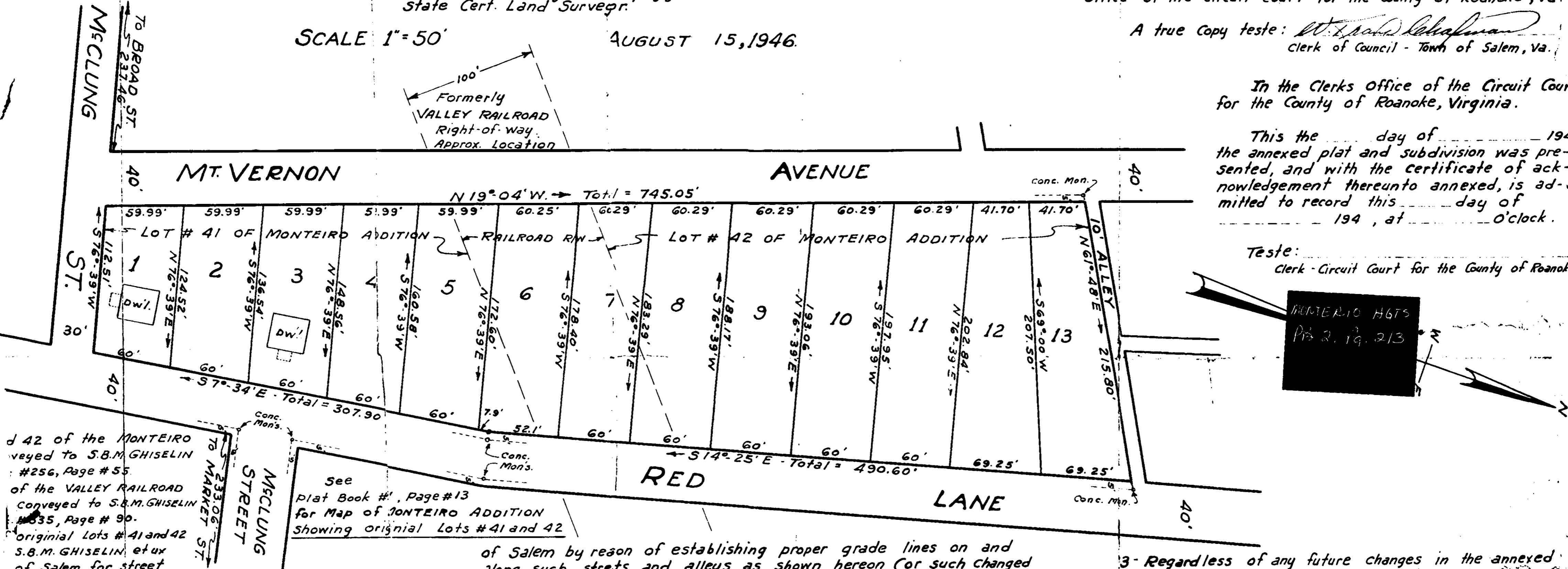
Be it ordained by the Council of the Town of Salem  
that the plat and subdivision known as "MONTEIRO HEIGHTS"  
on the written approval and recommendation of the Planning  
Commission, of the Town of Salem, be, and the same is  
hereby approved, together with the restrictions and con-  
ditions written thereon, and incorporated therein, and further  
subject to the Zoning Ordinance of the Town of Salem, now  
in force and effect, as of the adoption of this ordinance,  
and the Clerk of Council is hereby directed to certify a  
copy of this ordinance on the original plat of said sub-  
division, which original is to be recorded in the Clerks  
Office of the Circuit Court for the County of Roanoke, Va.

A true Copy teste: *W. L. (John) Lehman*  
Clerk of Council - Town of Salem, Va.

In the Clerks Office of the Circuit Court  
for the County of Roanoke, Virginia.

This the \_\_\_\_\_ day of \_\_\_\_\_ 194\_\_\_\_\_  
the annexed plat and subdivision was pre-  
sented, and with the certificate of ack-  
nowledgement thereunto annexed, is ad-  
mitted to record this \_\_\_\_\_ day of  
194\_\_\_\_\_, at \_\_\_\_\_ o'clock.

Teste: \_\_\_\_\_  
Clerk - Circuit Court for the County of Roanoke.



Deed Book #283, Page #201.

TO CERTIFY that the undersigned is the owner of  
shown on the annexed map, a plat of which prop-  
erty as "MONTEIRO HEIGHTS", said subdivision is  
a survey made by F.A. Spiggle, State Certified  
Surveyor, and being the original Lots No. 41 and 42 of  
the Addition to the Town of Salem and a portion  
of the Railroad Right-of-way.

ey Railroad Right-of-Way.  
id subdivision and annexed plat is in accordance  
with section 5218 of the Virginia Code and  
nd the desire of the undersigned  
the following restrictions and con-  
ot only to the benefit of the uner-  
fit of his heirs, devisees and assigns.  
" owner, as a condition precedent to  
ubdivision by the Council or the  
uper Zoning and Planning Comis-  
dicated by the certifications preon,  
and for and on account of his  
and assigns, specifically release  
any and all claim or claims for  
s heirs, successors, devisees,  
otherwise have against the T

of Salem by reason of establishing proper grade lines on and along such streets and alleys as shown hereon (or such changed streets or alleys as may be agreed upon in the future) and by reason of doing necessary grading for the purpose of placing such streets or alleys upon the proper grade or grades as may, from time to time, be established by said Town, and the said Town shall not be required to construct any retaining wall or walls along said streets or alleys and the property lines thereof.

### RESTRICTIONS AND CONDITIONS

The following restrictions and conditions shall for a period of Thirty (30) years from the date of this plat be covenants running with the land subdivided hereon.

1-Neither shall this tract of land or any part thereof be sold, leased, conveyed or occupied by any person of non-descent, as defined by the Virginia Code, or by Syrians, Assyrians, Greeks, Turks or Mongolians, except that shall not apply to a bona fide servant employed, and temporarily residing upon the premises of any lawful owner.

2- No building or other structure costing less than

2- No building or other structure costing less than  
THREE THOUSAND (\$3000.00) Dollars (necessary out build  
excepted), shall be erected on said tract of land here-  
sart thereof.

3 - Regardless of any future changes in the annexed plat, not more than one dwelling or like structure shall be erected upon any one lot and the minimum <sup>average</sup> width of such lot, upon which any one dwelling is erected, shall be a width of fifty (50) feet.

STATE OF VIRGINIA.  
COUNTY OF ROANOKE, TO wit:

Frank A. Spiggle - - - - - Note  
ty of Roanoke, Virginia, do here  
M. Ghiselin, whose name is certi-  
ficate, with said restriction.  
forth, personally appeared be-  
State and acknowledged the  
ven under my hand this 27<sup>th</sup>

by Commissionaire  
July 3, 195