

KNOW ALL MEN BY THESE PRESENTS TO WIT:

RESTRICTIONS

THAT RIDGEWOOD FARM COMPANY, A VIRGINIA LIMITED PARTNERSHIP, IS THE FEE SIMPLE OWNER OF THE TRACT OF LAND SHOWN HEREON IN DETAIL BY OUTSIDE CORNERS 1 THROUGH 25 TO 1, INCLUSIVE; WHICH COMPRISES PART OF THE LAND CONVEYED TO SAID OWNER BY DEED FROM G. L. MATTERN AND RUBY W. MATTERN DATED NOVEMBER 5, 1979, RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE CITY OF SALEM, VIRGINIA, IN DEED BOOK 65 PAGE 234, SUBJECT ONLY TO THE LIEN OF TWO (2) CERTAIN DEEDS OF TRUST TO MICHAEL K. SMELTZER AND KEITH K. HUNT, TRUSTEES, SECURING G. L. MATTERN AND RUBY W. MATTERN BENEFICIARIES, DATED NOV 5, 1979, AND NOV 15, 1979, AND RECORDED IN THE AFORESAID CLERK'S OFFICE IN DEED BOOK 65 PAGE 237, AND DEED BOOK 65 PAGE 240.

1. MEADOWS OF RIDGEWOOD FARMS IS SUBJECT TO THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS DATED NOVEMBER 15, 1979, TO BE RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE CITY OF SALEM, VIRGINIA.

THE SAID OWNER HEREBY DEDICATES TO THE CITY OF SALEM IN FEE SIMPLE, THE PORTION OF RIDGEWOOD DRIVE SHOWN HEREON BOUNDED BY CORNERS 1 THROUGH 5 TO 5A, TO 19 THROUGH 25 TO 1, INCLUSIVE, AND FURTHER DEDICATES TO THE CITY OF SALEM CERTAIN EASEMENTS FOR PUBLIC UTILITIES AND DRAINAGE PURPOSES AS SHOWN AND NOTED HEREON AND SAID OWNER FURTHER CERTIFIES THAT IT HAS SUBDIVIDED THIS LAND AS SHOWN HEREON ENTIRELY WITH ITS OWN FREE WILL AND ACCORD PURSUANT TO AND IN COMPLIANCE WITH SECTION 15.1-165 THROUGH 15.1-165 OF THE 1950 CODE OF VIRGINIA 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 SOIL EROSION & SEDIMENT ORDINANCE.

THE SAID OWNER FURTHER CERTIFIES THAT AS A CONDITION PRECEDENT TO THE APPROVAL OF THIS PLAT BY THE COUNCIL AND PLANNING COMMISSION OF THE CITY OF SALEM, VIRGINIA, ON ITS OWN BEHALF AND FOR AND ON ACCOUNT OF ITS SUCCESSORS AND ASSIGNS, SPECIFICALLY RELEASES THE CITY OF SALEM, VIRGINIA, FROM ANY AND ALL CLAIM OR CLAIMS FOR DAMAGES WHICH SAID OWNERS, ITS SUCCESSORS AND ASSIGNS MAY HAVE OR ACQUIRE AGAINST SAID CITY, BY REASON OF ESTABLISHING PROPER GRADE LINES ON AND ALONG THE STREETS SHOWN HEREON AND BY REASON OF DOING THE NECESSARY GRADING, CUTTING OR FILLING FOR THE PURPOSE OF PLACING SUCH STREETS UPON THE PROPER GRADE AS MAY FROM TIME TO TIME BE ESTABLISHED BY SAID CITY, AND SAID CITY OF SALEM, VIRGINIA, SHALL NOT BE REQUIRED TO CONSTRUCT ANY RETAINING WALL OR WALLS ALONG THE STREETS AND PROPERTY LINES THEREOF.

WITNESS THE FOLLOWING SIGNATURES AND SEALS ON THIS 3rd DAY OF DECEMBER, 1979.

RIDGEWOOD FARM COMPANY, A VIRGINIA LIMITED PARTNERSHIP

BY: [Signature]
ROBERT W. BRADLEY, OWNER-PARTNER

BY: [Signature]
THOMAS C. TRINKLE, OWNER-PARTNER

BY: [Signature]
BRADLEY & TRINKLE, INC., OWNER-PARTNER (BY ITS PRESIDENT)

BY: [Signature]
MICHAEL K. SMELTZER, TRUSTEE

BY: [Signature]
KEITH K. HUNT, TRUSTEE

APPROVED:
[Signature] 12/14/79
EXECUTIVE SECRETARY, CITY OF SALEM PLANNING COMMISSION DATE

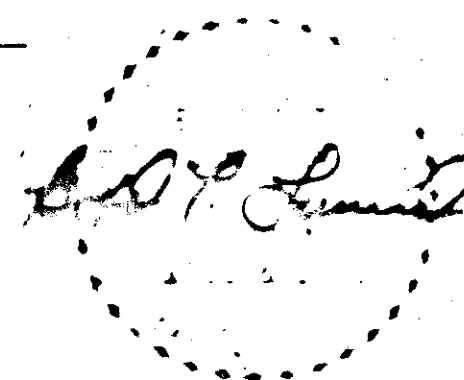
[Signature] 12/14/79
CITY CLERK OF SALEM DATE

STATE OF VIRGINIA
CITY OF SALEM TO WIT:
I, Suzanne D. Tanks, A NOTARY PUBLIC IN AND FOR THE SAID CITY AND STATE DO HEREBY CERTIFY THAT ROBERT W. BRADLEY AND THOMAS C. TRINKLE AND ROBERT W. BRADLEY, PRESIDENT OF BRADLEY & TRINKLE, INC., OWNERS, AND MICHAEL K. SMELTZER AND KEITH K. HUNT, TRUSTEES, WHOSE NAMES ARE SIGNED TO THE ANNEXED WRITING BEARING DATE OF DECEMBER 13, 1979, HAS PERSONALLY APPEARED BEFORE ME IN MY AFORESAID CITY AND STATE AND ACKNOWLEDGED THE SAME ON DECEMBER 13, 1979.

MY COMMISSION EXPIRES JANUARY 2, 1980
[Signature]
NOTARY PUBLIC

IN THE CLERK'S OFFICE FOR THE CIRCUIT COURT OF SALEM, VIRGINIA, THIS PLAT IS FILED WITH THE CERTIFICATE OF ACKNOWLEDGMENT AND THERETO ANNEXED IS REFERRED TO RECORD ON 12-18-79, 1979, AT 3:10 O'CLOCK
James J. Selby, Clerk
Marsha B. Lanner

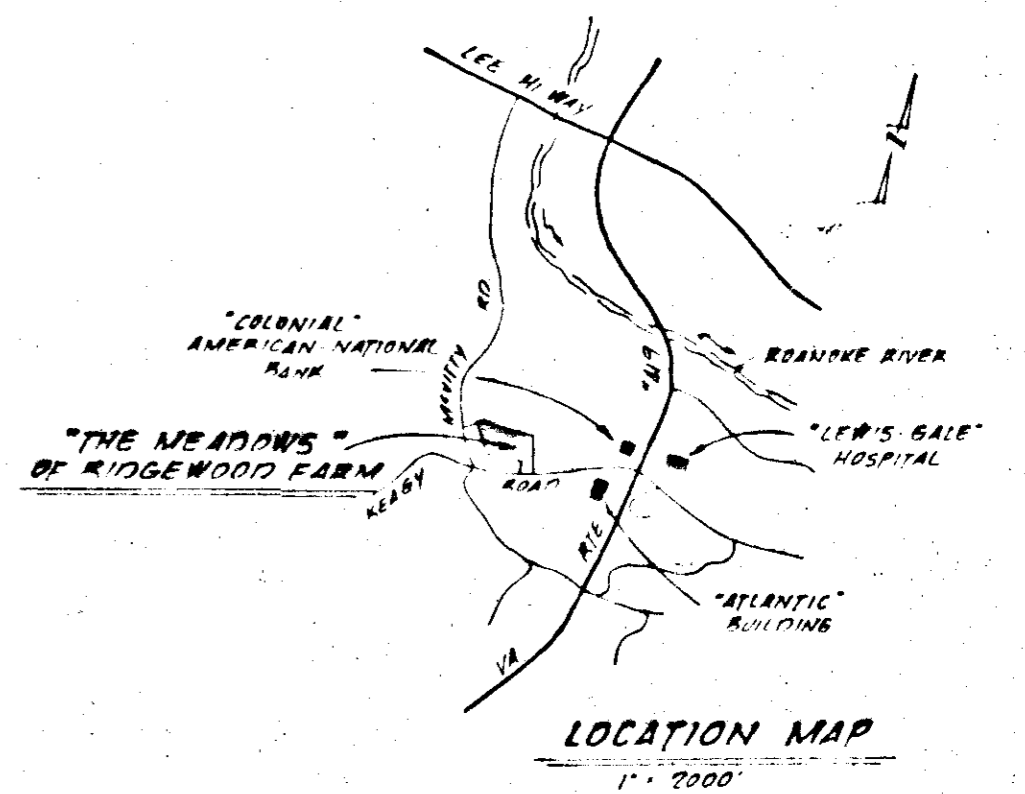
I HEREBY CERTIFY THAT THIS PLAT OF SURVEY IS CORRECT
[Signature]
CERTIFIED LAND SURVEYOR



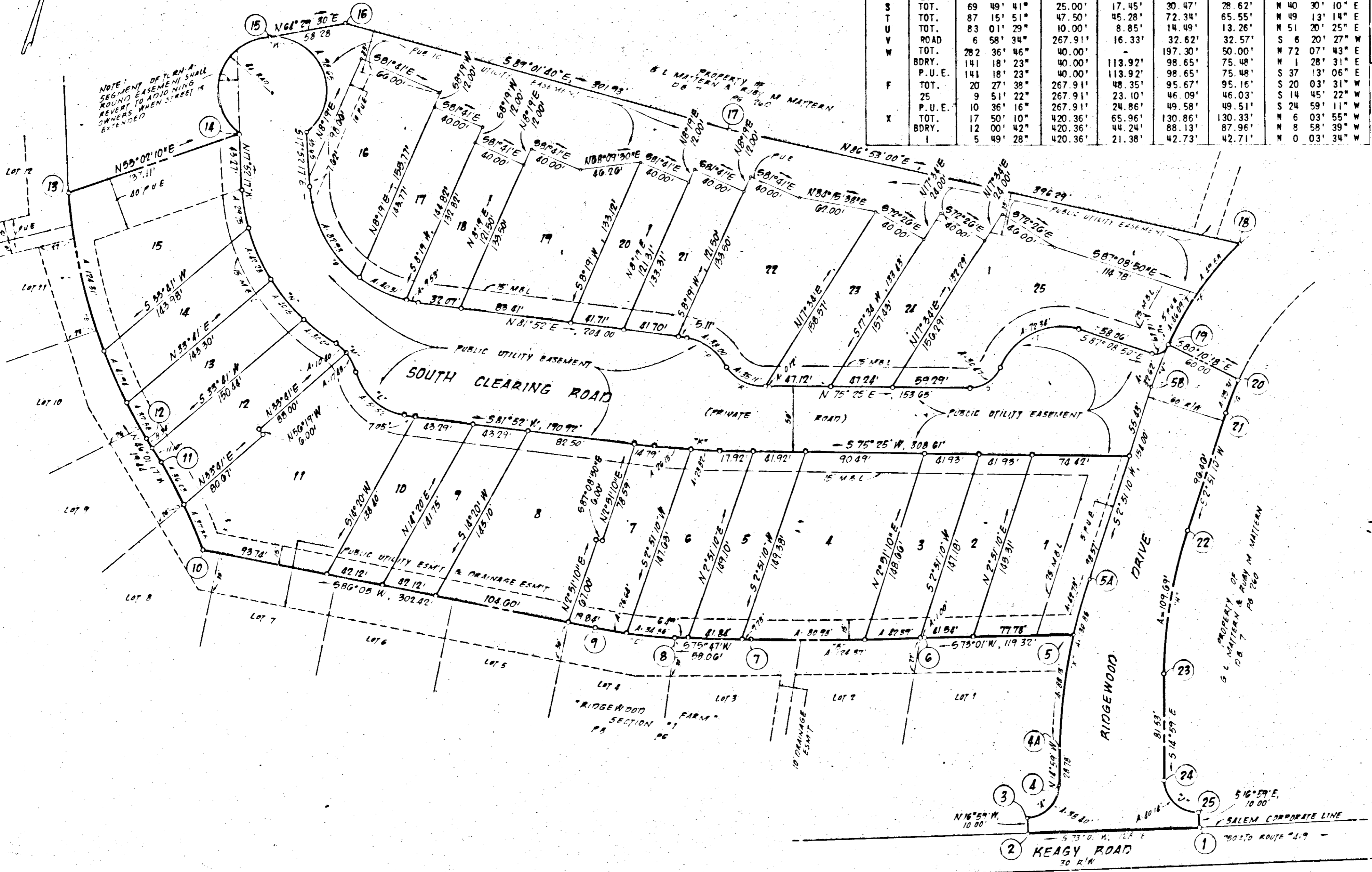
PLAT OF
**THE MEADOWS-
OF RIDGEWOOD FARM**
PROPERTY OF:
**RIDGEWOOD FARM COMPANY,
A VIRGINIA LIMITED PARTNERSHIP**
SALEM, VIRGINIA
SCALE 1" = 50' DATE 7 DEC. 1979
BUREAU, T. LINDEN & ASSOCIATES, P.C.
CERTIFIED LAND SURVEYORS
ROANOKE, VIRGINIA

CURVE DATA							
CURVE	LOT	ANGLE	RADIUS	TAN.	ARC	CHORD	CH. BEARING
A	TOT.	80 00' 00"	25.00'	24.14	38.40	34.73	N 29 01' 00" E
B	TOT.	2 46' 00"	2575.71'	62.20'	124.37'	124.36'	S 74 24' 00" W
	2	0 01' 20"	2575.71'	0.50'	1.00'	1.00'	S 73 01' 40" W
	3	0 56' 35"	2575.71'	21.20'	42.39'	42.39'	S 73 30' 37" W
	4	1 48' 05"	2575.71'	40.49'	80.98'	80.98'	S 74 52' 57" W
C	TOT.	10 18' 00"	342.08'	30.83'	61.50'	61.41'	S 80 56' 00" W
	6	5 50' 22"	342.08'	17.45'	34.86'	34.85'	S 78 42' 11" W
	7	4 27' 38"	342.08'	13.32'	26.62'	26.62'	S 83 51' 11" W
D	TOT.	11 53' 51"	355.80'	37.07'	73.88'	73.75'	N 40 04' 22" W
	11	6 05' 41"	355.80'	18.94'	37.85'	37.83'	N 37 10' 17" W
	12	5 48' 10"	355.80'	18.03'	36.03'	36.02'	N 43 07' 16" W
E	TOT.	26 31' 15"	429.56'	101.23'	198.83'	197.06'	N 32 45' 40" W
	13	4 20' 44"	429.56'	16.30'	32.58'	32.57'	N 43 50' 55" W
	14	5 35' 41"	429.56'	20.99'	41.94'	41.93'	N 38 52' 43" W
	15	16 34' 50"	429.56'	62.59'	124.31'	123.87'	N 27 47' 28" W
G	TOT.	6 58' 32"	207.91'	12.67'	25.31'	25.30'	S 6 20' 26" E
H	TOT.	17 50' 10"	352.36'	55.29'	109.69'	109.69'	S 6 03' 55" E
J	TOT.	92 00' 00"	25.00'	25.69'	40.14'	35.97'	S 60 59' 00" E

CURVE DATA							
CURVE	LOT	ANGLE	RADIUS	TAN.	ARC	CHORD	CH. BEARING
K	TOT.	6 27' 00"	443.68'	25.00'	49.95'	49.92'	S 78 38' 30" W
	6	3 04' 33"	443.68'	11.91'	23.82'	23.82'	S 76 57' 16" W
	7	3 22' 27"	443.68'	13.07'	26.13'	26.13'	S 80 10' 46" W
L	TOT.	69 26' 59"	42.50'	29.46'	51.52'	48.42'	N 63 24' 31" W
	11	45 38' 39"	35.00'	14.73'	27.88'	27.15'	N 51 30' 20" W
	12	28 36' 29"	35.00'	8.92'	17.48'	17.29'	N 42 59' 15" W
M	TOT.	56 27' 41"	144.78'	77.33'	142.67'	136.97'	N 46 06' 07" W
	12	12 04' 04"	144.78'	15.30'	30.49'	30.44'	N 68 17' 56" W
	13	5 53' 25"	144.78'	20.21'	40.15'	40.02'	N 54 19' 12" W
	14	16 44' 02"	144.78'	21.29'	42.28'	42.13'	N 38 00' 29" W
	15	11 46' 10"	144.78'	14.92'	29.75'	29.69'	N 23 45' 23" W
O	TOT.	80 15' 43"	94.78'	79.90'	132.77'	122.18'	S 58 00' 09" E
	18	5 45' 35"	94.78'	4.76'	9.52'	9.52'	N 84 44' 47" E
	17	24 22' 12"	94.78'	20.47'	40.31'	40.01'	S 80 11' 20" E
	16	50 08' 56"	94.78'	44.35'	82.93'	82.93'	S 42 56' 45" E
P	TOT.	51 14' 13"	42.50'	20.38'	38.00'	36.75'	S 72 30' 54" E
	22	57 28' 32"	35.00'	19.19'	35.11'	33.66'	S 75 38' 04" E
	23	0 12' 41"	35.00'	0.06'	0.12'	0.12'	N 75 31' 20" E
	24	69 49' 41"	25.00'	17.45'	30.47'	28.62'	N 40 30' 10" E
	25	87 15' 51"	47.50'	45.28'	72.34'	65.55'	N 49 13' 14" E
	26	83 01' 29"	10.00'	8.85'	13.26'	13.26'	N 51 20' 25" E
ROAD		6 58' 34"	267.91'	16.33'	32.62'	32.57'	S 6 20' 27" W
	TOT.	28 36' 46"	40.00'	197.30'	50.00'	50.00'	N 72 07' 43" E
BDRY.		141 18' 23"	40.00'	113.92'	98.65'	75.48'	N 1 28' 31" E
P.U.E.		141 18' 23"	40.00'	113.92'	98.65'	75.48'	S 37 13' 06" E
F	TOT.	20 27' 38"	267.91'	48.35'	95.67'	95.16'	S 20 03' 31" W
	25	9 51' 22"	267.91'	23.10'	46.09'	46.03'	S 14 45' 22" W
	24	10 36' 16"	267.91'	24.86'	49.58'	49.51'	S 24 59' 11" W
	23	17 50' 10"	420.36'	65.96'	130.86'	130.33'	N 6 03' 55" W
	22	12 00' 42"	420.36'	44.24'	87.96'	87.96'	N 8 58' 39" W
	21	5 49' 28"	420.36'	21.38'	42.73'	42.71'	N 0 03' 34" W



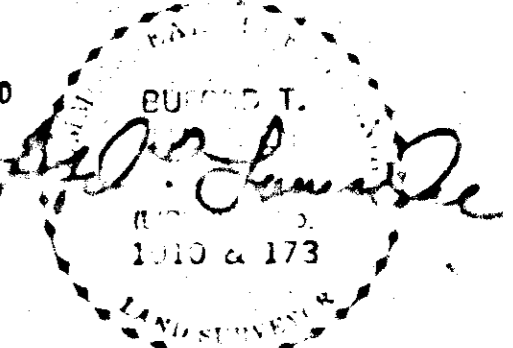
LEGEND:
 D.E. DEMOTES DRAINAGE EASEMENT
 M.B.L. DEMOTES MINIMUM BUILDING LINE
 P.U.E. DEMOTES PUBLIC UTILITY EASEMENT



BOUNDARY COORDINATES					
(ORIGIN OF COORDINATES ASSUMED)					
CORNER	NORTH	EAST	CORNER	NORTH	EAST
1	5056.039	5058.356	23	5161.800	5002.896
2	5018.631	4935.857	24	5083.042	5023.975
3	5028.194	4932.936	25	5065.595	5055.430
4	5058.565	4949.782			
5	5173.253	4928.616	4A	5086.371	4942.342
6	5136.393	4814.491			
7	5104.950	4694.712			
8	5090.691	4638.430			
9	5081.014	4577.787			
10	5060.357	4276.073			
11	5116.792	4228.596			
12	5130.291	4214.607			
13	5296.005	4107.971			
14	5374.578	4220.334			
15	5450.033	4222.277			
16	5475.131	4274.876			
17	5470.008	4576.762			
18	5491.554	4972.467			
19	5402.166	4939.829			
20	5391.924	4999.948			
21	5366.779	4996.153			
22	5270.438	4991.353			

BOUNDARY CONTAINS 7.19 AC.

NOTE: SOUTH CLEARING ROAD (PRIVATE ROAD) TO BE MAINTAINED BY OWNER.
 RIDGEWOOD DRIVE IS HEREBY DEDICATED TO THE CITY OF SALEM AND WILL BE MAINTAINED BY THE CITY OF SALEM.



PLAT OF
THE MEADOWS OF RIDGEWOOD FARM
 PROPERTY OF:
RIDGEWOOD FARM COMPANY,
 A VIRGINIA LIMITED PARTNERSHIP
 SALEM, VIRGINIA
 SCALE: 1" = 50' DATE: 7 DEC 1979

BUFORD T. LUMSDEN & ASSOCIATES, P.C.
 CERTIFIED LAND SURVEYORS
 ROANOKE, VIRGINIA