

FC

Know All Men By These Presents, To Wit: That LANCINGWOOD ARMS, LTD. HAVING A G. HANCOCK, DOELL BARTLETT AND J. WELLS WILSON, JR. AS COMRADE OWNERS IS THE SOLE OWNER OF THE TRACT OF LAND SHOWN HEREON BOUND BY CURVES #1, #2, #3, #4, #5, #6, #7, #8, #9, #10, #11, #12, #13, #14, #15, #16, #17, #18, #19, #20, #21, #22, #23, #24, #25, #26, #27, #28, #29, #30, #31, #32, #33, #34, #35, #36, #37, #38, #39, #40, #41, #42, #43, #44, #45, #46, #47, #48, #49, #50, #51, #52, #53, #54, #55, #56, #57, #58, #59, #60, #61, #62, #63, #64, #65, #66, #67, #68, #69, #70, #71, #72, #73, #74, #75, #76, #77, #78, #79, #80, #81, #82, #83, #84, #85, #86, #87, #88, #89, #90, #91, #92, #93, #94, #95, #96, #97, #98, #99, #100, #101, #102, #103, #104, #105, #106, #107, #108, #109, #110, #111, #112, #113, #114, #115, #116, #117, #118, #119, #120, #121, #122, #123, #124, #125, #126, #127, #128, #129, #130, #131, #132, #133, #134, #135, #136, #137, #138, #139, #140, #141, #142, #143, #144, #145, #146, #147, #148, #149, #150, #151, #152, #153, #154, #155, #156, #157, #158, #159, #160, #161, #162, #163, #164, #165, #166, #167, #168, #169, #170, 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The Said Owners, With The Consent Of The Undersigned Trustees And Beneficiaries As Is Evidenced By Their Signing This Plat, Hereby Dedicates To The City Of Salem, Va. The Streets Shown Hereon And Further Dedicates To The City Of Salem, Certain Easements For Public Utility And Drainage Purposes, As Shown Hereon.

The Said Owners Hereby Certify They Have Subdivided This Land As Shown Hereon Entirely With Their Own Free Will And Accord Pursuant To And In Compliance With Sections 15.1-465 THROUGH 15.1-485 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 ORDINANCES OF THE CITY OF SALEM, VA.

The Said Owners, Trustees, And Beneficiaries Further Certify That As A Condition Precedent To THE APPROVAL OF THIS PLAT AND THE ACCEPTANCE OF THE DEDICATION OF THE STREETS AND EASEMENTS AS SHOWN HEREON BY THE COUNCIL AND PLANNING COMMISSION OF THE CITY OF SALEM, VA. THEY DO HEREBY RELEASE THE CITY OF SALEM FROM ANY AND ALL CLAIM OR CLAIMS FOR DAMAGES WHICH SAID OWNERS, TRUSTEES AND BENEFICIARIES, ITS SUCCESSORS, AND ASSIGNS MAY HAVE OR ACQUIRE AGAINST SAID CITY OF SALEM, VA. BY REASON OF ESTABLISHING PROPER GRADE LINES ON AND ALONG THE STREETS SHOWN HEREON AND BY REASON OF DOING THE NECESSARY GRADING, CUTTING AND FILLING, FOR THE PURPOSE OF PLACING SAID STREETS UPON THE PROPER GRADE AS MAY FROM TIME TO TIME BE ESTABLISHED BY THE CITY OF SALEM AND THE CITY OF SALEM 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 16<sup>th</sup> Day Of December 1971.

LANCINGWOOD ARMS, LTD.  
A VIRGINIA CORPORATION  
BY: A. G. Hancock, President

ATTEST: J. Wells Wilson, Jr.  
Secretary

Trustee - Evans B. Jesse  
Trustee - Arthur E. Smith

LANCINGWOOD CORPORATION - BENEFICIARY  
A VIRGINIA CORPORATION  
BY: J. Kyle Montague, President

ATTEST: Lucy M. Montague  
Secretary

APPROVED: William J. Taylor 12-24-71  
Exec. Sec. City of Salem, Va.  
PLANNING COMMISSION

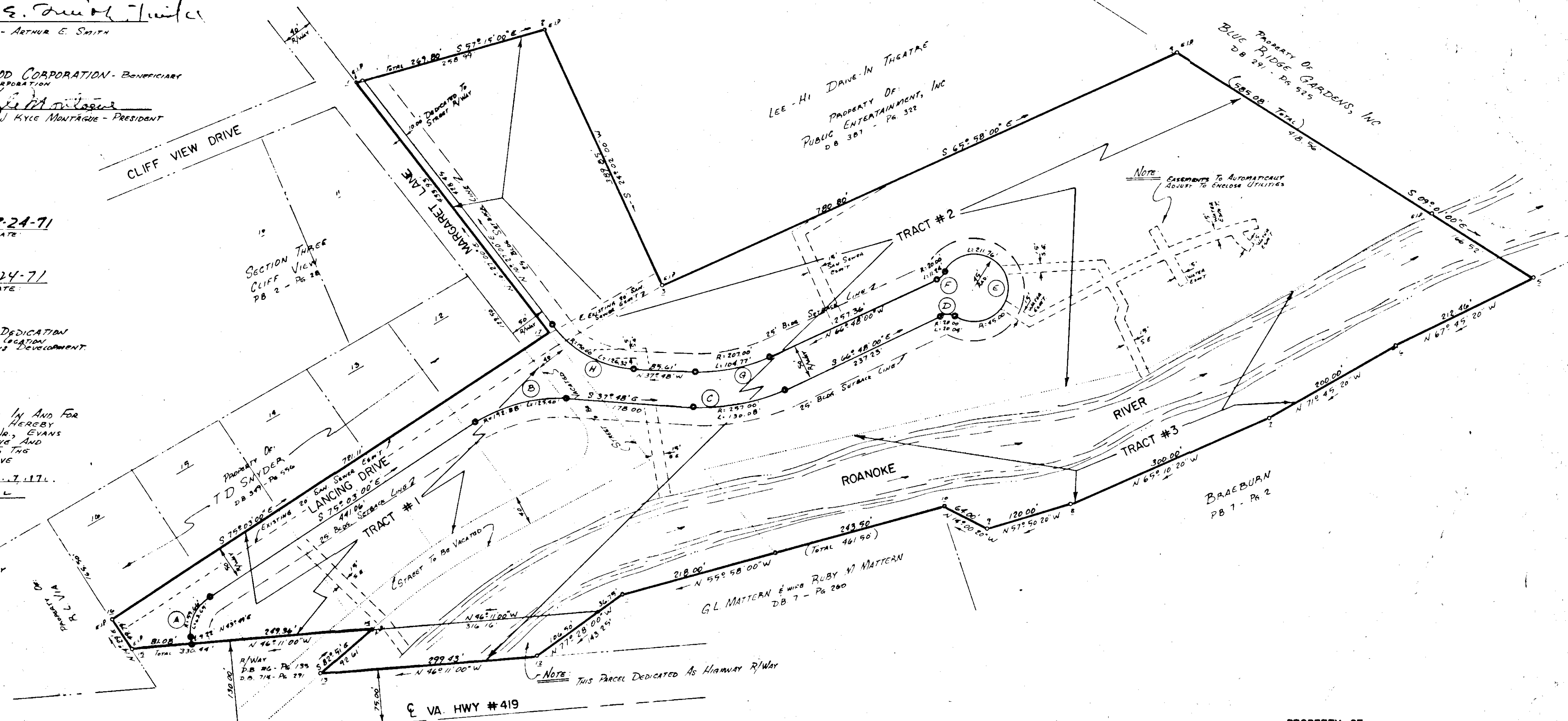
E. A. Spangle 12-24-71  
CITY ENGINEER - CITY OF SALEM, VA.

THE APPROVAL OF THIS MAP IS SUBJECT TO THE DEDICATION OF ALL EASEMENTS SHOWN HEREON AND ANY FUTURE LOCATION OF NECESSARY ELECTRIC POWER AGREEMENTS TO SERVE THIS DEVELOPMENT.

STATE OF VIRGINIA - CITY OF ROANOKE  
I, E. A. Spangle, a Notary Public in and for the City of Roanoke, State of Virginia, do hereby certify that Arthur E. Smith, J. Wells Wilson, Jr., Evans B. Jesse, Arthur E. Smith, J. Kyle Montague and Lucy M. Montague whose names are signed to the foregoing plat have personally appeared before me in my State and acknowledged the same on this 17<sup>th</sup> day of December, 1971.  
My Commission Expires: 6/30/74  
Notary Public

STATE OF NORTH CAROLINA - COUNTY OF CHATHAM  
I, John H. Riddick, a Notary Public in and for the County of Chatham, State of North Carolina, do hereby certify that A. G. Hancock whose name is signed to the foregoing plat has personally appeared before me in my State and acknowledged the same on this 17<sup>th</sup> day of December, 1971.  
My Commission Expires: 12-15-75  
Notary Public

I, Hugh M. Creed, hereby certify that this plat of survey is correct.  
State Court Engineer



| CURVE | Δ           | R       | T      | L       | CND     | CND BAG         |
|-------|-------------|---------|--------|---------|---------|-----------------|
| A     | 61° 08' 00" | 59.66'  | 35.23' | 63.69'  | 60.67'  | N 78° 23' 00" E |
| B     | 37° 15' 00" | 192.88' | 65.01' | 125.40' | 123.20' | S 56° 25' 30" E |
| C     | 25° 30' 00" | 130.48' | 31.79' | 62.52'  | 63.66'  | N 25° 12' 00" E |
| D     | 29° 00' 00" | 207.00' | 53.93' | 104.77' | 103.66' | S 52° 18' 00" E |
| E     | 29° 00' 00" | 207.00' | 66.46' | 130.08' | 128.70' | S 52° 18' 00" E |
| F     | 12° 12' 21" | 20.00'  | 5.77'  | 11.24'  | 11.09'  | N 82° 54' 05" W |
| G     | 47° 25' 14" | 20.00'  | 10.95' | 20.04'  | 19.22'  | S 38° 05' 28" E |
| H     | 48° 15' 00" | 150.00' | 67.18' | 126.32' | 122.62' | N 13° 40' 30" W |

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE CITY OF SALEM, VIRGINIA, THIS MAP IS PRESENTED ON \_\_\_\_\_, 1971, AND WITH CERTIFICATE OF DEDICATION AND ACKNOWLEDGEMENT THEREOF ANNEXED IS ADMITTED TO RECORD AT \_\_\_\_\_ O'CLOCK \_\_\_\_\_ M.

TESTE: \_\_\_\_\_  
CLERK

DEVELOPMENT AREA - 15.908 Acres  
AREA DEDICATED TO HIGHWAY R/WAY - 0.390 Acres  
AREA DEDICATED TO PUBLIC STREETS - 1.824 Acres  
TOTAL AREA IN BOUNDARY - 18.122 Acres  
AREA IN RIVER - 2.008 Acres

PROPERTY OF:  
**LANCINGWOOD ARMS LTD.**  
CITY OF SALEM, VIRGINIA  
SCALE: 1" = 100'  
NOV., 1971  
HUGH CREED ASSOCIATES, INC. ENGINEERS, PLANNERS & SURVEYORS  
P.O. BOX 9623 TELE: 275-8084 & 275-8767 GREENSBORO, NC.

REVISED: NOV. 10, 1971