

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT MARVIN R. CLARK IS THE OWNER OF LOT 6, SECTION 3, CLIFF VIEW (1.010 AC), BOUNDED BY OUTSIDE CORNERS 20, 21, 25, 8 TO 20 INCLUSIVE, BEING THE PROPERTY CONVEYED TO SAID OWNER BY CHARLES WALTON DYER, JR. BY DEED DATED SEPTEMBER 18, 1997 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA IN DEED BOOK 271, PAGE 573.

THAT LANCE B. DUNCAN AND DEBRA LEE DUNCAN ARE THE OWNERS OF TRACT A (2.675 ACRES), BOUNDED BY OUTSIDE CORNERS 22, 23, 24, 13 THRU 17, 25 TO 22 INCLUSIVE, BEING THE PROPERTY CONVEYED TO SAID OWNERS BY CHARLES WALTON DYER, JR. AND TREVA MARIE MULLINS BY DEED MARCH 27, 1997 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA IN DEED BOOK 265, PAGE 791.

THAT LANCE B. DUNCAN, JR. IS THE OWNER OF A PORTION OF LOT 17 (0.710 ACRE) AND NEW LOT 18-A (0.700 ACRE), BOUNDED BY OUTSIDE CORNERS 1, 28, 29, 18, 19 TO 1 INCLUSIVE, BEING THE PROPERTIES CONVEYED TO SAID OWNER BY CHARLES WALTON DYER, JR. (WIDOWER) BY DEED DATED DECEMBER 12, 2003 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA AS INSTRUMENT #030006458 AND INSTRUMENT #030006459.

THAT J. ALFRED MULLINS AND TREVA V. MULLINS (WIFE, DECEASED) ARE THE OWNERS OF NEW LOT 4-A (0.925 ACRES), BOUNDED BY OUTSIDE CORNERS 28, 2, THRU 7, 29 TO 28 INCLUSIVE, BEING THE PROPERTY CONVEYED TO SAID OWNERS BY ROBERT L. VIA AND MARY A. VIA (WIFE) BY DEED DATED DECEMBER 1, 1966 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF ROANOKE, VIRGINIA IN DEED BOOK 818, PAGE 43.

THE SAID OWNERS HEREBY CERTIFY THAT THEY HAVE RESUBDIVIDED THE PROPERTIES OF THEIR 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 AND VACATE LINES 10-25, 8-18, 26-27, 28-29 SHOWN DOTTED HEREON.

WITNESS THE SIGNATURES AND SEALS OF SAID OWNERS:

Marvin R. Clark 1/11/07
MARVIN R. CLARK - OWNER DATE
DEED BOOK 271, PAGE 573

Lance B. Duncan Jr. 1-11-07
LANCE B. DUNCAN, JR. - OWNER DATE
INSTRUMENT #030006459
INSTRUMENT #030006458

STATE OF VIRGINIA
County of Roanoke
TO WIT:

I, *Rose Lee Nichols*, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT MARVIN R. CLARK, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS 11th DAY OF *January* 2007.

MY COMMISSION EXPIRES:

9-30-2010

Rose Lee Nichols
NOTARY PUBLIC

STATE OF VIRGINIA
County of Roanoke
TO WIT:

I, *Rose Lee Nichols*, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT LANCE B. DUNCAN, JR., WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS 11th DAY OF *January* 2007.

MY COMMISSION EXPIRES:

9-30-2010

Rose Lee Nichols
NOTARY PUBLIC

STATE OF VIRGINIA
County of Roanoke
TO WIT:

I, *Rose Lee Nichols*, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT DEBRA LEE MULLINS DUNCAN (POWER OF ATTORNEY), WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS 11th DAY OF *January* 2007.

MY COMMISSION EXPIRES:

9-30-2010

J. ALFRED MULLINS - OWNER DATE
DEED BOOK 818, PAGE 43
DEBRA LEE MULLINS DUNCAN (POWER OF ATTORNEY)
INSTRUMENT #060003000

STATE OF VIRGINIA
County of Roanoke
TO WIT:

I, *Rose Lee Nichols*, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT J. ALFRED MULLINS, DEBRA LEE MULLINS DUNCAN (POWER OF ATTORNEY), WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS 11th DAY OF *January* 2007.

MY COMMISSION EXPIRES:

9-30-2010

Rose Lee Nichols
NOTARY PUBLIC

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM
THIS MAP WAS PRESENTED WITH THE CERTIFICATE OF ACKNOWLEDGMENT THERETO ATTACHED
ADMITTED TO RECORD AT 10:38 O'CLOCK 11 M. ON THIS 21st DAY OF *March*, 2008

TESTE: *Chance Crawford*

CLERK

SDM

BY: *Deputy Clerk*

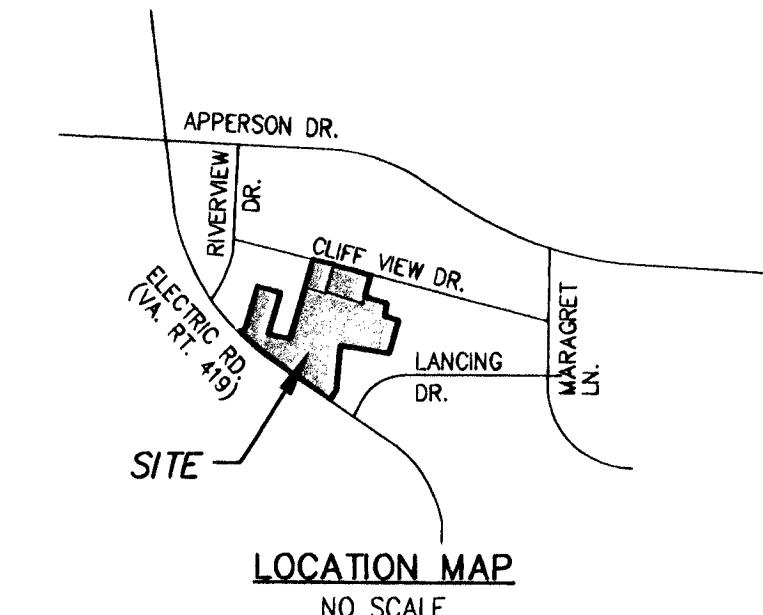
GENERAL NOTES:

1. THIS PLAT WAS PREPARED WITH BENEFIT OF A TITLE REPORT PREPARED BY LAWYERTITLE INSURANCE CORPORATION, REFERENCE NUMBERS PT20060394 TO PT20060398 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" (SHADE AND UNSHADED) AS SHOWN ON THE FEMA FLOOD INSURANCE RATE MAP PANEL 51161C0043 D, EFFECTIVE DATE OCTOBER 15, 1993. THIS DETERMINATION IS BASED ON SAID MAP AND HAS NOT BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS.
3. PIN SET BY PARKER DESIGN GROUP IS $\frac{1}{2}$ " DIAMETER BY 18" LONG REINFORCING ROD DRIVEN TO GROUND LEVEL WITH PLASTIC YELLOW CAP ON TOP WITH "T.P. PARKER PROP. COR" EMBOSSED. A WITNESS MARKER IS DRIVEN BESIDE CORNER PIN.

CITY OF SALEM NOTES:

1. 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 RECORDED IN THE OFFICE OF THE CLERK OF CIRCUIT COURT OF ROANOKE COUNTY.
2. TRACT A-2 AND LOT 6-A ARE ZONED RSF-RESIDENTIAL SINGLE FAMILY AND TRACT A-1 IS ZONED RMF-MULTI FAMILY RESIDENTIAL AND RSF-RESIDENTIAL SINGLE FAMILY AT THE DATE OF THIS MAP.

SLIDE 204 P.B. 12 PG. 57



REFERENCE MAPS:

1. MAP OF CLIFF VIEW BY C.B. MALCOLM DATED MARCH 10, 1928 AND RECORDED IN P.B. 2, PG. 28 (ROANOKE COUNTY).
2. MAP OF REDIVISION OF ORIGINAL LOTS NO. 2 & NO. 3, SECTION 3, CLIFF VIEW MAP BY C.B. MALCOLM & SON DATED NOVEMBER 21, 1957 AND RECORDED IN P.B. 3, PG. 284 (ROANOKE COUNTY).
3. PHYSICAL IMPROVEMENT SURVEY FOR MARVIN ROGER CLARK BY BALZER AND ASSOCIATES DATED SEPTEMBER 12, 1997 AND RECORDED IN D.B. 271, PG. 575 (CITY OF SALEM).
4. RESUBDIVISION PLAT FROM RECORDS FOR LANCE B. DUNCAN, DEBRA LEE DUNCAN BY BALZER AND ASSOCIATES DATED AUGUST 23, 2002 AND RECORDED ON SLIDE 171, P.B. 9, PG. 34 (CITY OF SALEM).
5. VIRGINIA DEPARTMENT OF TRANSPORTATION PROJECT #0119-129-101 C-501 SHEETS 3 AND 4.
6. VIRGINIA DEPARTMENT OF TRANSPORTATION PROJECT #0419-129-106, PE-101, SHEET 5.
7. SURVEY FOR ROBERT L. VIA BY T.P. PARKER, S.C.E. DATED NOVEMBER 1, 1966 AND RECORDED IN D.B. 818, PG. 45 (ROANOKE COUNTY).

VACATION AND COMBINATION PLAT FOR
LANCE B. DUNCAN & DEBRA LEE DUNCAN
TRACT "A", A RESUBDIVISION PLAT FROM RECORDS FOR
LANCE B. DUNCAN & DEBRA LEE DUNCAN
SLIDE 171, P.B. 9, PG. 34

J. ALFRED & TREVA V. MULLINS
NEW LOT 4-A, SEC. 3, CLIFF VIEW
D.B. 818, PG. 43 (ROANOKE COUNTY)

MARVIN R. CLARK
LOT 6, SEC. 3, CLIFF VIEW
D.B. 271, PG. 573

LANCE B. DUNCAN, JR.
NEW LOT 18-A AND A PORTION OF LOT 17,
SEC. 3, CLIFF VIEW MAP,
P.B. 2, PG. 28 (ROANOKE COUNTY)

SHOWING THE RESUBDIVISION OF A
TOTAL CONTAINING 6.020 ACRES
CREATING HEREON LOT 6-A (0.368 ACRE),
MARVIN R. CLARK (OWNER).

TRACT A-1 (0.610 ACRE),
AND TRACT A-2 (5.049 ACRES)
LANCE B. & DEBRA LEE DUNCAN (OWNERS)

SITUATE ON CLIFF VIEW DRIVE AND
ELECTRIC ROAD (VA RTE. 419 NORTH)
CITY OF SALEM, VIRGINIA

TAX NO. 258-3-8, 9, 15, 16, 17

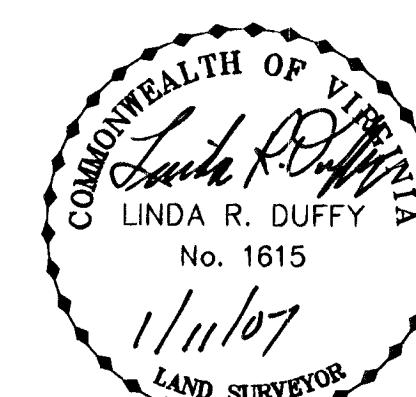
SCALE: 1" = 60'

DRAWN: JJB

CALC: JJB

REVISED: JANUARY 11, 2007

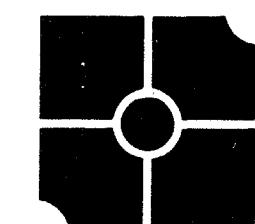
W.O. 06-0501-01



APPROVED:
Marvin R. Clark for James E. Taliarfero 1-30-07
JAMES E. TALIAFERRO, II, P.E., L.S.
EXECUTIVE SECRETARY CITY OF SALEM PLANNING COMMISSION

Charles E. Van Allman Jr. 1-16-07
CHARLES E. VAN ALLMAN, JR., P.E., L.S. - CITY ENGINEER
CITY OF SALEM

THIS PLAT IS BASED ON A CURRENT FIELD SURVEY. MARVIN R. CLARK, LANCE B. & DEBRA LEE DUNCAN, LANCE B. DUNCAN, JR. AND J. ALFRED & TREVA V. MULLINS ARE THE OWNERS OF RECORD, SEE D.B. 271, PG. 573; D.B. 265, PG. 791; INST. #030006459; INST. #030006458; D.B. 818, PG. 43.



p a r k e r
DESIGN GROUP

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ENGINEERS * SURVEYORS * PLANNERS * LANDSCAPE ARCHITECTS

SHEET 1 OF 2

SLIDE 204 P.B. 12 PG. 57