

NOTES

- LEGAL REFERENCE: DEED BOOK 104 PAGE 148
DEED BOOK 104 PAGE 225
- TAX REFERENCE: 279-1-3
- SEE MAP DATED AUGUST 22, 1968, BY P.A. SPIGGLE, SALEM CITY ENGINEER, ROLAND EUGENE COOK, SR., PROPERTY.
- CHORD BEARINGS AND DISTANCES - THE PROPERTY LINE FOLLOWS THE CENTERLINE OF THE RIVER.
- PROPERTY LINE FOLLOWS THE CENTERLINE OF KEAGY ROAD.
- 60" SEWER LINE, SEE SHEET 4 OF 42, ROANOKE RIVER RELIEF INTERCEPTOR. FILE NUMBER 75-832, CITY OF SALEM, VIRGINIA.
- PROPERTY IS SUBJECT TO AN APPALACHIAN POWER COMPANY EASEMENT, UNSPECIFIED WIDTH AND LOCATION, RECORDED IN DEED BOOK 418 PAGE 450 (ROANOKE COUNTY).

CURVE	ANGLE	RADIUS	ARC	TANGENT	CHORD BEARING	DISTANCE
1	24°41'24"	330.00'	142.20'	72.22'	S32°54'18"W	141.11'
2	33°05'51"	270.00'	155.97'	80.23'	S37°06'28"W	153.81'
3	09°33'01"	330.00'	55.01'	27.57'	S48°52'53"W	54.94'
4	32°07'01"	330.00'	184.98'	94.99'	N36°37'02"E	182.57'
5	23°33'42"	270.00'	111.03'	56.31'	N32°20'28"E	110.25'
6	16°30'16"	850.34'	244.95'	123.33'	S48°22'28"E	244.10'

LEGEND

- SURVEYED PROPERTY LINE
- - - DEED LINE
- FOUND CONCRETE MONUMENT
- SET IRON REBAR
- △ EXISTING P.K. NAIL
- E. I. P. (EXISTING IRON PIN)

BRAEBURN
PB 7 PG 2
(RO. CO.)

KNOW ALL MEN BY THESE PRESENT, TO WIT:

THAT LOWE'S INVESTMENT CORPORATION IS THE FEE SIMPLE OWNER AND PROPRIETOR OF THE LAND SHOWN HEREON SUBDIVIDED AND SHOWN AS TRACT A (9.02 AC), BOUNDED BY OUTSIDE CORNERS 1 THRU 14 TO 1, INCLUSIVE, AND TRACT B (2.07 AC., EXCLUDES 0.2 AC. ± FOR KEAGY ROAD R/W) BOUNDED BY OUTSIDE CORNERS 15 THRU 22 TO 15, INCLUSIVE, WHICH COMPRISES ALL THE LAND CONVEYED TO SAID OWNER BY DEED DATED JULY 30, 1985, FROM MARTHA ANN COOK, AND DEED DATED AUGUST 23, 1985, FROM JOHN L. APOSTOLOU AND BRENDA P. APOSTOLOU, AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA, IN DEED BOOK 104 PAGE 148, AND DEED BOOK 104 PAGE 225.

THE SAID OWNER HEREBY CERTIFIES THAT IT HAS SUBDIVIDED THIS LAND INTO TRACTS A & B AS SHOWN ENTIRELY WITH ITS OWN FREE WILL AND ACCORD AS REQUIRED BY SECTION 15.1-465 THROUGH 15.1-485 CODE OF VIRGINIA DATED 1950, AS AMENDED TO DATE, AND FURTHER PURSUANT TO AND IN COMPLIANCE WITH TITLE 26, CITY OF SALEM "LAND SUBDIVISION REGULATION" AS AMENDED TO DATE, OF THE GENERAL ORDINANCES OF THE CITY OF SALEM, VIRGINIA, AND SECTION 8-A OF THE EROSION AND SEDIMENT CONTROL PLAN, OF THE CITY OF SALEM, VIRGINIA.

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, HE HEREBY RELEASES SAID CITY OF SALEM, VIRGINIA, FROM ANY AND ALL CLAIM OR CLAIMS FOR DAMAGES WHICH SAID OWNERS, THEIR HEIRS, DEVISEES, SUCCESSORS AND ASSIGNS MAY HAVE OR ACQUIRE AGAINST SAID CITY OF SALEM, VIRGINIA, 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 OF SALEM, VIRGINIA, AND SAID CITY OF SALEM, VIRGINIA, SHALL NOT BE REQUIRED TO CONSTRUCT ANY RETAINING WALL OR WALLS ALONG STREETS AND PROPERTY LINES THEREOF.

WITNESS THE FOLLOWING SIGNATURES AND SEALS ON THIS

18th DAY OF November 1986.

Dwight E. Pardue

DWIGHT E. PARDUE
SENIOR EXECUTIVE VICE-PRESIDENT

STATE OF VIRGINIA - NC
County of Wilkes, TO WIT:

I, Kimberly P. Roten, A NOTARY PUBLIC IN AND FOR THE AFORESAID County AND STATE, DO HEREBY CERTIFY THAT

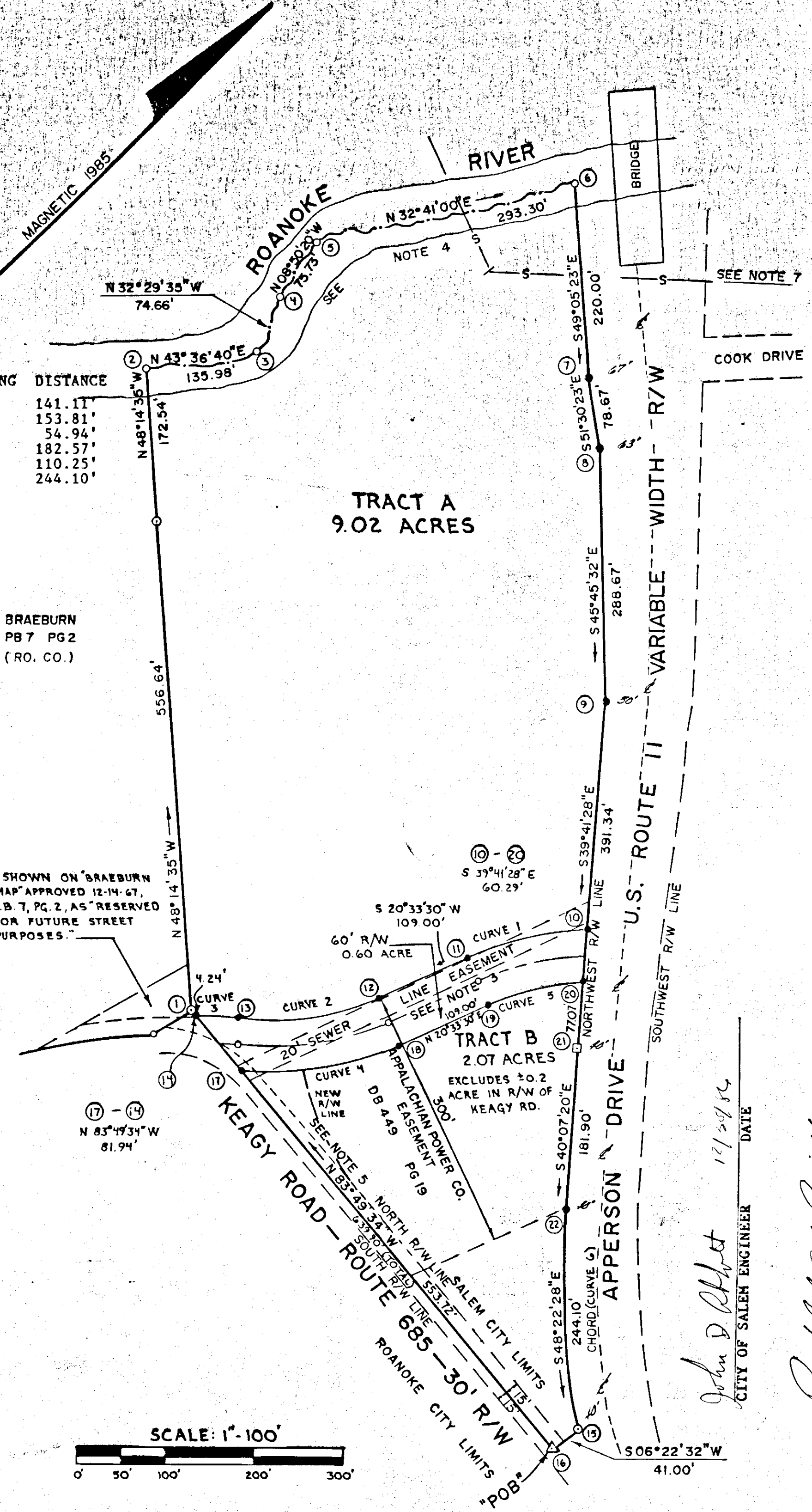
WHOSE NAME IS SIGNED TO THE AFOREGOING WRITING DATED November 18 1986, HAVE PERSONALLY APPEARED BEFORE ME IN THIS AFORESAID County AND STATE AND ACKNOWLEDGED THE SAME ON THIS 18th DAY OF November 1986.

MY COMMISSION EXPIRES Oct. 30, 1989

Kimberly P. Roten NOTARY PUBLIC

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE CITY OF SALEM, VIRGINIA, THIS MAP IS PRESENTED ON 1-13, 1986, AND WITH THE CERTIFICATE OF DEDICATION AND ACKNOWLEDGEMENT THERETO ANNEXED, IS ADMITTED TO RECORD AT 2:09 O'CLOCK P. M.

TESTE James E. Tolson
Clerk
James E. Tolson deputy clerk



SURVEY FOR
LOWE'S INVESTMENT CORPORATION

2072 APPERSON DRIVE
CITY OF SALEM, VIRGINIA
SURVEYED JULY 10, 1985
JOB NO. 598
REVISED JULY 24, 1986

BALZER AND ASSOCIATES, INCORPORATED
16 SOUTH COLLEGE AVENUE
SALEM, VIRGINIA 24153
(703) 389-7323

John D. Abbott
CITY OF SALEM ENGINEER
DATE 11/20/86

Randolph M. Smith
EXECUTIVE SECRETARY PLANNING COMMISSION
DATE 12/20/86

P.B. 3, Pg. 5

P.B. 3, Pg. 5