

KNOW ALL MEN BY THESE PRESENTS TO WIT.

THAT JASBIR S. MAW IS THE OWNER OF LOT A (2.962 ACRES),
BOUNDED BY OUTSIDE CORNERS 1 THRU 11 TO 1 INCLUSIVE, BEING THE
PROPERTY CONVEYED TO SAID OWNER BY CATHERINE L. YOUNG BY DEED
DATED DECEMBER 14, 2014 AND RECORDED IN THE CLERK'S OFFICE OF
THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA AS INSTRUMENT
NUMBER 150001676 AND IS THE OWNER OF 1.963 ACRE TRACT (1.968
BY RECORD), BOUNDED BY OUTSIDE CORNERS 13, 5, 4, 3, 12 TO 13
INCLUSIVE, BEING THE PROPERTY CONVEYED TO SAID OWNER BY
CATHERINE L. YOUNG BY DEED DATED SEPTEMBER 5, 2014 AND
RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY
OF SALEM, VIRGINIA AS INSTRUMENT NUMBER 150001675.

THE SAID OWNER HEREBY CERTIFIES THAT HE HAS RESUBDIVIDED THE PROPERTIES OF HIS 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 3-4, 4-5 & 5-13 SHOWN DOTTED HEREON.

WITNESS THE SIGNATURE AND SEAL OF SAID OWNER

Jasbir S. Mavi 6/27/17
JASBIR S. MAVI - OWNER DATE
INST #150001675 & #150001676

FLORIDA
STATE OF VIRGINIA OF ORANGE COUNTY
TO WT:

1. Isabelo C. Pagunsan, A NOTARY PUBLIC IN
AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT JASBIR S.
MAVI, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS
PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN
MY AFORESAID JURISDICTION ON THIS 27 DAY OF June, 2017.

GR. D. J. . 0-27-11
NOTARY PUBLIC, DATE & SEAL
REGISTRATION #: *GG 005925*

GENERAL NOTES:

1. THIS PLAT WAS PREPARED WITHOUT BENEFIT OF A TITLE REPORT 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 "X-UNSHADED" AS SHOWN ON THE FEMA FLOOD INSURANCE RATE MAP PANEL NO. 51161C0139 G, EFFECTIVE DATE SEPTEMBER 28, 2007. THIS DETERMINATION IS BASED ON SAID MAP AND HAS NOT BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS.
3. PIN SET BY PARKER DESIGN GROUP IS 1/2" DIAMETER BY 18" LONG REINFORCING ROD DRIVEN TO GROUND LEVEL WITH A PLASTIC ORANGE CAP ON TOP WITH "PARKER DESIGN" EMBOSSED. A WITNESS MARKER IS DRIVEN BESIDE CORNER PIN.
4. THE PROPERTIES ARE ZONED RSF (RESIDENTIAL SINGLE FAMILY) AS PASSED BY SALEM CITY COUNCIL JUNE, 12, 2017, WITH AN EFFECTIVE DATE OF JUNE 22, 2017.
5. 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 AND SAID DEED MUST BE RECORDED IN THE OFFICE OF THE CLERK OF CIRCUIT COURT OF THE CITY OF SALEM.

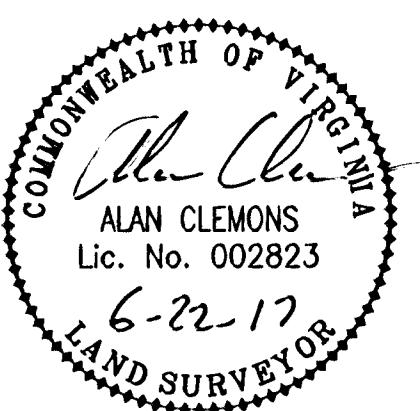
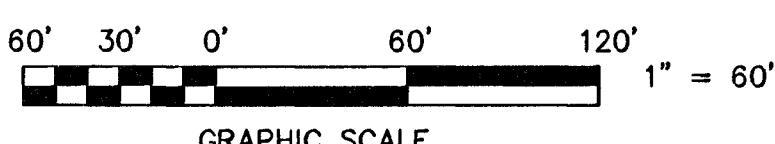
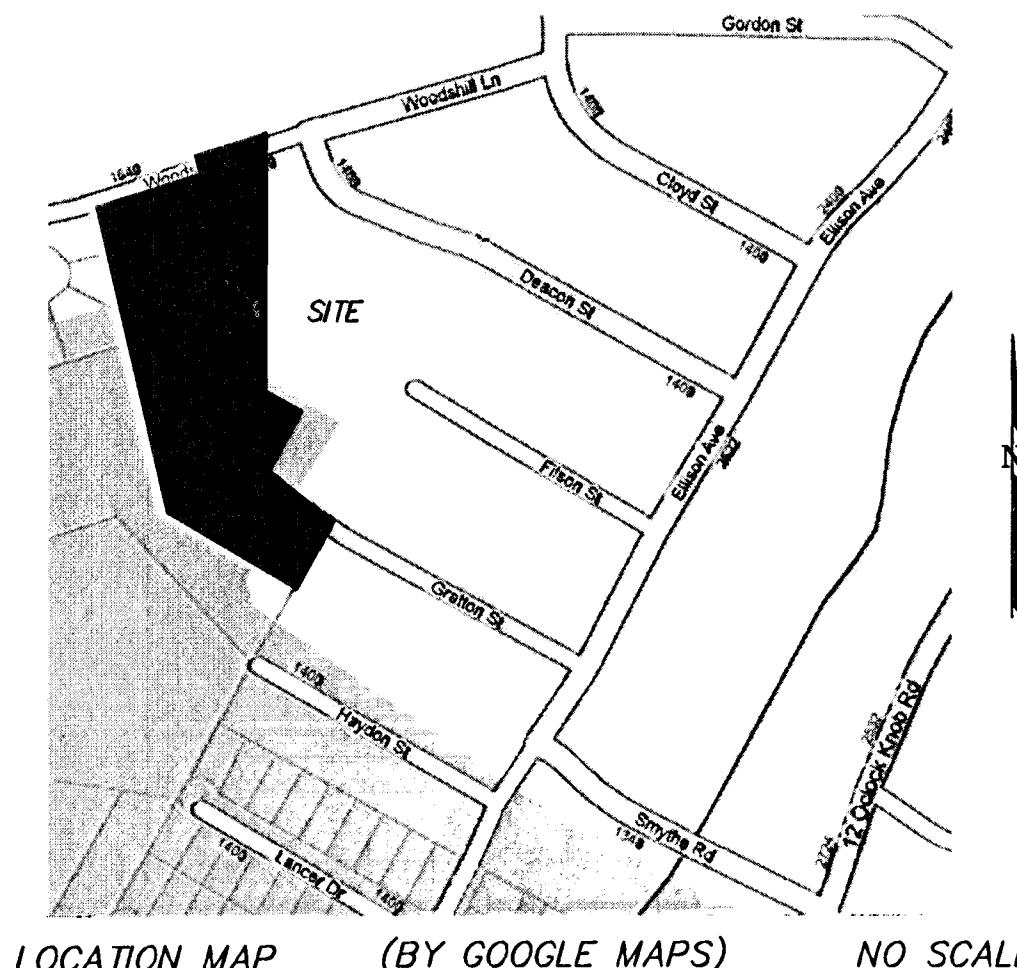
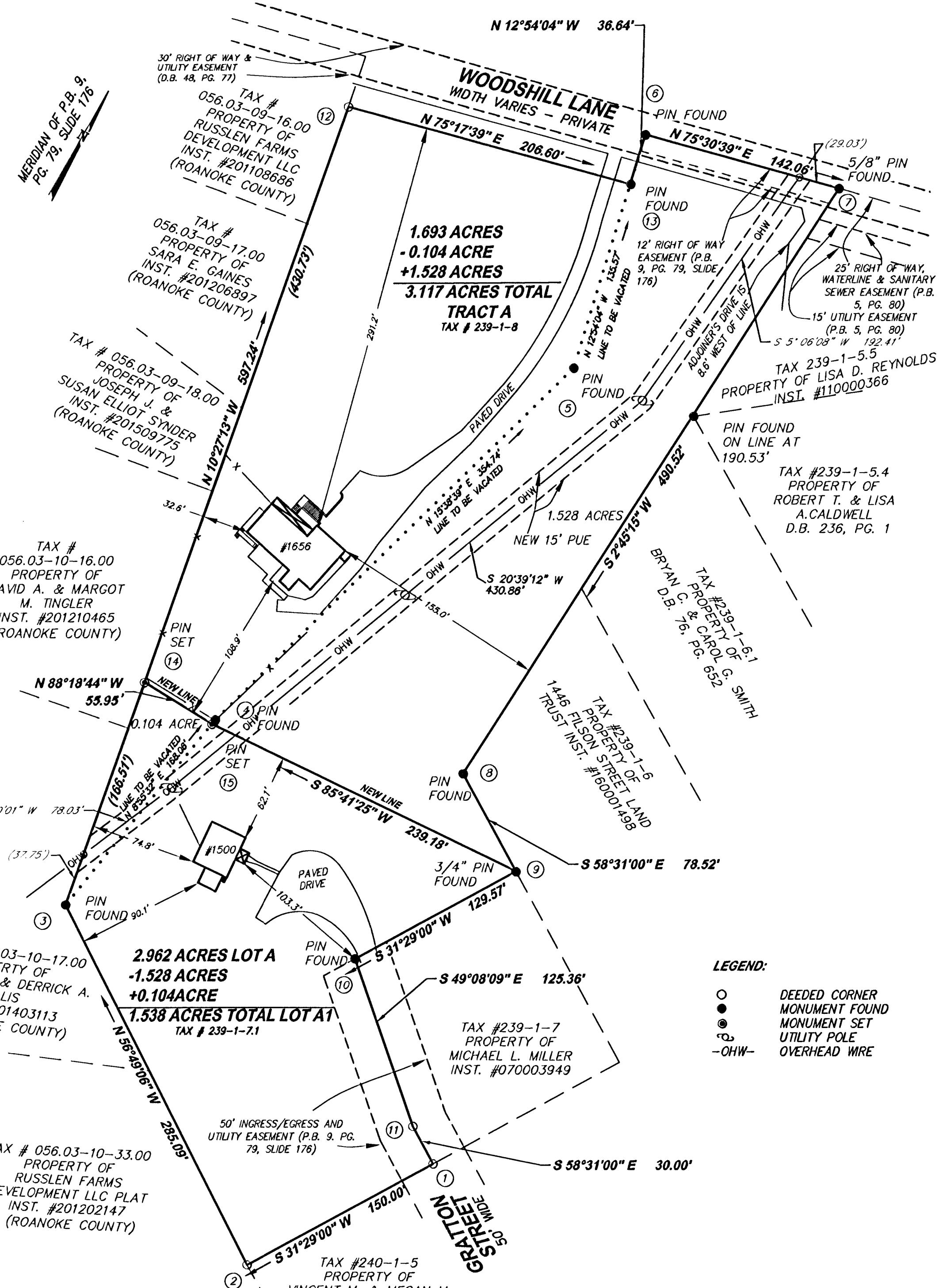
APPROVED.

JAMES E. TALIAFERRO, II, P.E., I.S.
EXECUTIVE SECRETARY CITY OF SALEM PLANNING COMMISSION

Charles E. Van Allman, Jr.
CHARLES E. VAN ALLMAN, JR., P.E., L.S.
DIRECTOR OF COMMUNITY DEVELOPMENT
CITY OF SALEM, VIRGINIA

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF
SALEM, VIRGINIA THIS MAP WAS PRESENTED WITH THE CERTIFICATE OF
ACKNOWLEDGEMENT THERETO ATTACHED ADMITTED TO RECORD AT
3:50 O'CLOCK P.M. ON THIS 10 DAY OF
July, 2017.

TESTE: CHANCE CRAWFORD
BY: CLERK
CHANCE CRAWFORD
DEPUTY CLERK



THIS PLAT IS BASED ON A CURRENT
PARTIAL FIELD SURVEY; PHYSICAL
IMPROVEMENTS ARE PLATTED FROM
RECORDS. JASBIR S. MAVI THE OWNER
OF RECORD, SEE INST. #150001675 &
#150001676

PLAT OF PARTIAL SURVEY FOR
JASBIR S. MAVI

SHOWING THE SUBDIVISION OFF OF A PRIVATE ROAD BETWEEN
LOT A (2.962 ACRES), SURVEY FOR ROBERT WILLIAM SAUNDERS AND
SANDRA KAY SAUNDERS - P.B. 9, PG. 79, SLIDE 176
AND A 1.693 ACRE (1.698 BY RECORD) TRACT - INST. # 10002628
CREATING HEREON LOT A1 (1.538 ACRES) SITUATE ON GRATTON STREET
AND TRACT A (3.117 ACRES) TRACT
SITUATE ON WOODSHILL LANE (PRIVATE)
CITY OF SALEM, VIRGINIA
SCALE: 1"=60'

TAX #: 239-1-7.1 & 239-1-8
DRAWN: REC

DATE: JUNE 22, 2017
W.O. 16-0152-01:

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