

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT ALVIN J. EVERETT IS THE FEE SIMPLE OWNER OF THE PARCEL OF LAND BOUNDED ON THE OUTSIDE BY CORNERS 1 THROUGH 4 INCLUSIVE TO 1, BEING THE WESTERN HALF OF LOT 12 (MAP OF DROPMORE ESTATE) AND BEING ALL OF THE LAND CONVEYED TO SAID OWNER BY DEED DATED JUNE 10, 2019 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA IN INSTRUMENT No. 190001213.

THAT ALVIN J. AND SHIRLEY H. EVERETT ARE THE FEE SIMPLE OWNERS OF THE PARCEL OF LAND BOUNDED ON THE OUTSIDE BY CORNERS 3 THROUGH 6 INCLUSIVE TO 3, BEING LOT 12 B (D.B. 261, PG. 128) AND BEING A PORTION OF THE LAND CONVEYED TO SAID OWNER BY DEED DATED JANUARY 2, 2003 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA IN INSTRUMENT No. 030000071.

THE SAID OWNERS HEREBY CERTIFY THAT THEY HAVE RE-SUBDIVIDED THE LAND HEREON ENTIRELY OF THEIR OWN FREE WILL AND ACCORD AS REQUIRED BY SECTION 15.2-2240 THROUGH 15.2-2279 OF THE 1950 CODE OF VIRGINIA, AS AMENDED TO DATE, AND AS REQUIRED BY THE CITY OF SALEM, VIRGINIA SUBDIVISION ORDINANCE AS AMENDED TO DATE.

WITNESS THE SIGNATURES AND SEALS OF SAID OWNERS;

Alvin J. Everett

7-2-2020

ALVIN J. EVERETT - OWNER
(INSTRUMENT No. 030000071 & 190001213)

Shirley H. Everett

7-2-2020

SHIRLEY H. EVERETT - OWNER
(INSTRUMENT No. 190001213)

STATE OF VIRGINIA
CITY OF SALEM

TO WIT:
I, FRANK B. CALDWELL, III, A NOTARY PUBLIC
IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT
ALVIN J. EVERETT WHOSE NAME IS SIGNED TO
THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND
ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS
2nd DAY OF JULY 2020.

MY COMMISSION EXPIRES 31 JULY 2023

7108138
NOTARY REGISTRATION NUMBER



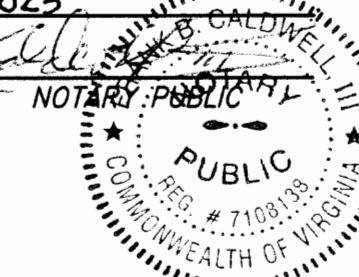
STATE OF VIRGINIA

CITY OF SALEM

TO WIT:
I, FRANK B. CALDWELL, III, A NOTARY PUBLIC
IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT
SHIRLEY H. EVERETT WHOSE NAME IS SIGNED TO
THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND
ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS
2nd DAY OF JULY 2020.

MY COMMISSION EXPIRES 31 JULY 2023

7108138
NOTARY REGISTRATION NUMBER



IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF
SALEM, VIRGINIA. THIS MAP WAS PRESENTED WITH THE CERTIFICATE OF
ACKNOWLEDGMENT THERETO ANNEXED IS ADMITTED TO RECORD ON
July 16, 2020, AT 11:45 O'CLOCK

TESTE: CHANCE CRAWFORD

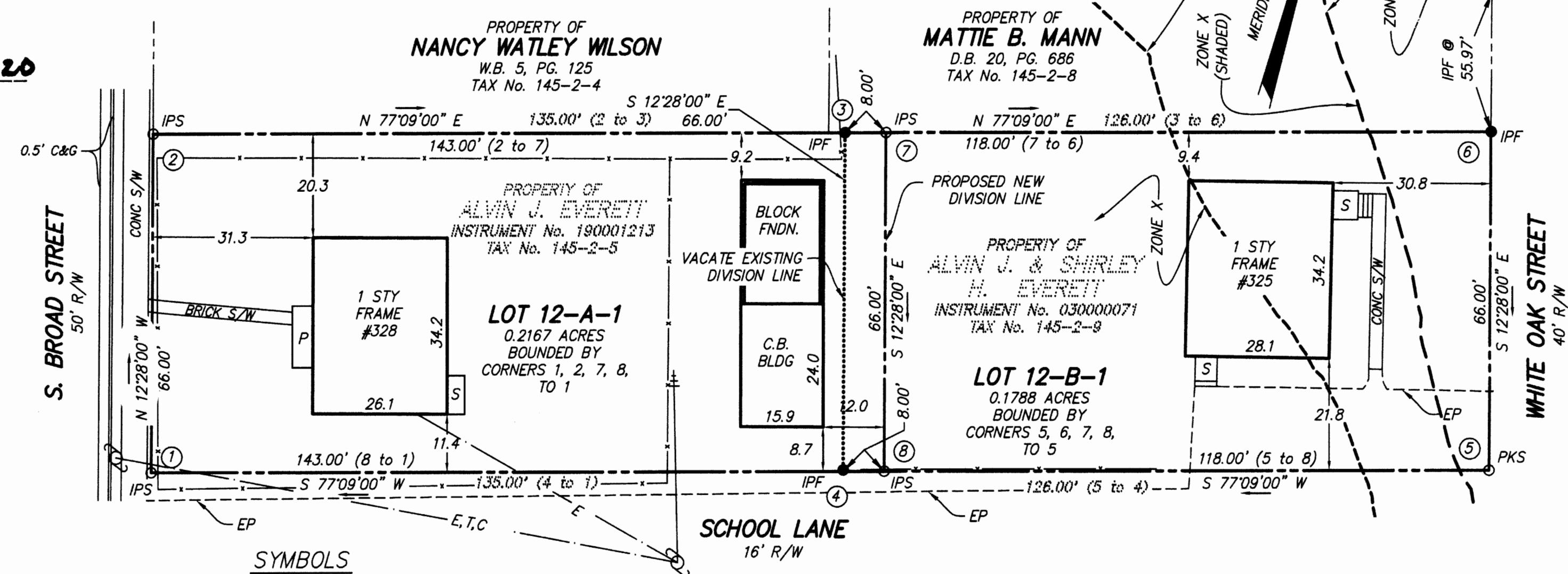
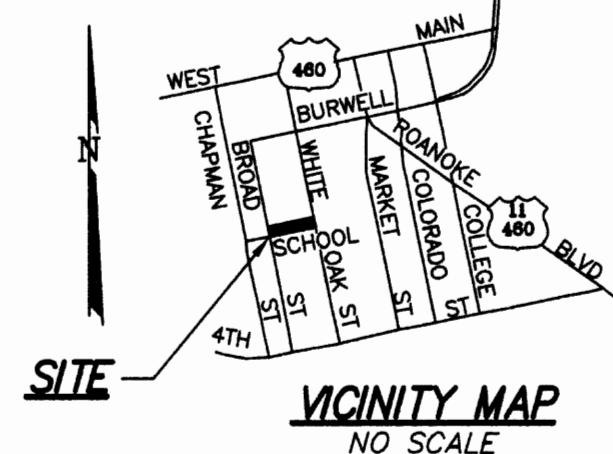
Andrea H.
DEPUTY CLERK

NOTES:

1. THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT BY A LICENSED ATTORNEY. THERE MAY EXIST ENCUMBRANCES NOT SHOWN WHICH AFFECT THE SUBJECT PROPERTY.
2. THE SUBJECT PROPERTY LIES WITHIN ZONE "AE", "X UNSHADED" AND "X" AS SHOWN ON THE FEMA FLOOD INSURANCE RATE MAP No. 51161C0141G, DATED SEPTEMBER 28, 2007.
3. REFERENCE: DROPMORE ADDITION TO TOWN OF SALEM, BY JOHN SNYDER, DATED 1868-1869, UNRECORDED.
4. REFERENCE: SURVEY FOR ALVIN J. EVERETT AND SHIRLEY H. EVERETT, BY BALZER AND ASSOCIATES, INC., DATED NOVEMBER 10, 1993, RECORDED IN D.B. 216, PG. 128.
5. REFERENCE OF PROPERTY CONVEYANCE:
 - * INSTRUMENT No. 030000071 (CITY OF SALEM), BEING TAX PARCEL 145-2-9 CONVEYED TO ALVIN J. AND SHIRLEY H. EVERETT.
 - * INSTRUMENT No. 190001213 (CITY OF SALEM), BEING TAX PARCEL 145-2-5 CONVEYED TO ALVIN J. EVERETT.
6. THIS PLAT IS BASED ON A CURRENT FIELD SURVEY.
7. THE SUBJECT PROPERTIES ARE ZONED RSF (RESIDENTIAL SINGLE FAMILY) AT THE DATE OF THIS PLAT.
8. THE RECORDATION OF THIS PLAT 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.

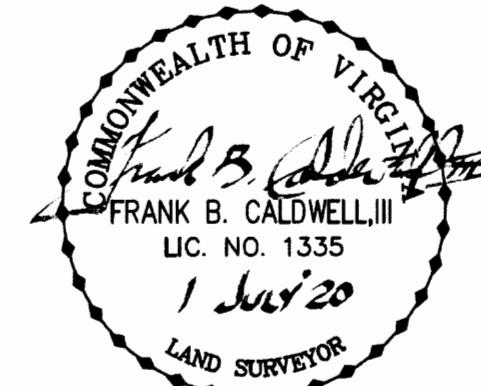
LEGEND

BLDG	BUILDING
C&G	CURB AND GUTTER
CONC	CONCRETE
D.B.	DEED BOOK
EP	EDGE OF PAVEMENT
FND	FOUND
FNDN	FOUNDATION
IPF	IRON PIN FOUND
IPS	IRON PIN SET
P	PATIO
PKS	PK NAIL SET
R/W	RIGHT OF WAY
S	STOOP
STY	STORY
S/W	SIDEWALK



TAX No. 145-2-5
EXISTING AREA = 8910 SQ. FT.
+ 528 SQ.FT. (FROM TAX No. 145-2-9)
LOT 12-A-1 AREA = 9438 SQ. FT.

TAX No. 145-2-9
EXISTING AREA = 8316 SQ. FT.
- 528 SQ.FT. (TO TAX No. 145-2-5)
LOT 12-B-1 AREA = 7788 SQ. FT.

LOT LINE ADJUSTMENT
PLAT
FOR

ALVIN J. & SHIRLEY EVERETT

SHOWING LOT 12-B (D.B. 216, PG. 128), AND THE WESTERN HALF OF LOT 12
(DROPMORE ADDITION)

CREATING HEREON

LOT 12-B-1 - 0.1788 ACRE
LOT 12-A-1 - 0.2167 ACRE

SITUATE S. BROAD STREET AND WHITE OAK STREET
CITY OF SALEM, VIRGINIA

CWA
Caldwell White Associates

Engineers / Surveyors / Planners

4203 Melrose Avenue, NW
P.O. Box 5860
Roanoke, Virginia 24017

(540) 366-8400 FAX: (540) 366-8702

SCALE: 1" = 20'

DATE: JUNE 17, 2020

N.B.: CH-20

W.O.: 20-0037

20' 10' 0' 20' 40'
1" = 20'

GRAPHIC SCALE

REV: JULY 1, 2020 (CITY COMMENTS)

TAX NO.: 145-2-5, 145-2-9
DRAWN: CLH
CALC.: CLH
CHK'D.: FBC, III
CLOSED: CLH