

KNOW ALL MEN BY THESE PRESENTS, TO WHOM THESE PRESENTS SHALL COME, THAT

THAT MARVIN M. YOUNG AND MILDRED S. YOUNG ARE THE FEE SIMPLE OWNERS AND PROPRIETORS OF THE LAND SHOWN HEREON TO BE SUBDIVIDED KNOWN AS SECTION 10, CLIFFVIEW ESTATES, BOUNDED IN DETAIL BY OUTSIDE CORNERS 1 THROUGH 21 TO 1, INCLUSIVE.

THE SAID OWNERS CERTIFY THAT THE SUBDIVISION OF THE LAND AS SHOWN HEREON INTO LOTS, BLOCKS, AND STREETS IS ENTIRELY WITH THEIR FREE WILL AND CONSENT AS REQUIRED UNDER SECTION 15-797 OF THE 1950 CODE OF THE COMMONWEALTH OF VIRGINIA AS AMENDED TO DATE. THE SAID OWNERS BY VIRTUE OF RECORDATION OF THIS PLAT DEDICATES THE EASEMENTS SHOWN WITHIN THE BOUNDARY TO PUBLIC USE.

WITNESS THE SIGNATURES AND SEALS ON THIS 24 DAY OF DECEMBER, 1986.

BY: Marvin M. Young
MARVIN M. YOUNG, OWNER

BY: Mildred S. Young
MILDRED S. YOUNG, OWNER

STATE OF VIRGINIA
CITY/COUNTY OF BEDFORD

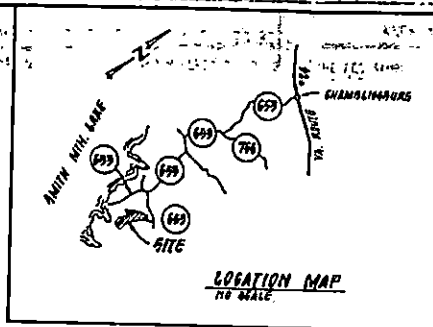
I, Edith A. Fort, A NOTARY PUBLIC IN AND FOR THE COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT MARVIN M. YOUNG AND MILDRED S. YOUNG, WHOSE NAMES ARE SIGNED IN THE FOREGOING WRITINGS, HAS THIS DAY ACKNOWLEDGED THE SAME BEFORE ME IN MY COUNTY AND STATE AFORESAID.

MY COMMISSION EXPIRES ON 31 DECEMBER 1989.

Edith A. Fort
NOTARY PUBLIC

NOTICE IS HEREBY GIVEN THAT:

- STREETS IN THIS SUBDIVISION ARE PRIVATE AND NOT INTENDED FOR GENERAL PUBLIC USE, BUT SHALL PROVIDE FREE AND UNOBSTRUCTED ACCESS BY EACH AND EVERY LOT OWNER, THEIR INVITEES, AND TO C. W. FRANCIS COMPANY OR ITS ASSIGNEES.
- STREETS DO NOT QUALIFY FOR PUBLIC MAINTENANCE.
- BUILDING SETBACK:
NOT LESS THAN 20' FROM STREET LINE NOR LESS THAN 15' FROM OTHER ADJUTING PROPERTY LINES.
- THE OWNER OF THIS SUBDIVISION DOES NOT AGREE TO CONSTRUCT EITHER A PUBLIC WATER OR SEWER SYSTEM. BEFORE THE CONSTRUCTION OF ANY DWELLING CAN BEGIN THE BEDFORD COUNTY HEALTH DEPARTMENT SHALL BE CONSULTED TO ENSURE THE PROPER LOCATION OF THE WATER AND SEWER SYSTEMS IN RELATION TO THE LOCATION OF THE PROPOSED DWELLINGS.
- IRON PINS HAVE BEEN SET AT ALL CORNERS, UNLESS OTHERWISE NOTED.
- P.U.E. DENOTES PUBLIC UTILITY EASEMENT.
- EACH LOT OWNER AGREES TO SHARE EQUALLY IN THE COST OF THE MAINTENANCE OF REASONABLE ALL-WEATHER ROADS EXTENDING OVER THE PRIVATE STREETS IN THE SUBDIVISION PROVIDING ACCESS TO STATE SECONDARY HIGHWAY NO. 655.
- LOTS SOLD WITH THE CONDITION TO ALLOW AT A FUTURE DATE THE UPGRADING OF THE ROADS TO STATE SPECIFICATIONS WITHIN THE 50 FOOT RIGHT-OF-WAY, WITHOUT RECOURSE BY SAID LOT OWNERS.



Health Department review indicates lots appear to be suitable for on-site sewage disposal. Each lot will be evaluated on its own merits at the time application for on-site sewage disposal plan is submitted.

Refer to on-site sewage disposal plan on file at the Bedford Co. Health Dept.

APPROVED: JAN 5 1987

John C. DeLoach
BEDFORD COUNTY SUBDIVISION AGENT

APPROVAL VOID IF NOT RECORDED BY JUL 3 1987 DATE

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF BEDFORD COUNTY, VIRGINIA, THIS PLAT WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THEREON ANNEXED IS ADMITTED TO RECORD ON _____, 1986, AT _____ O'CLOCK _____ A.M.

TESTEE: _____
DEPUTY CLERK

CAPTION LEGAL REFERENCE:
1. CONVEYANCE TO MARVIN M. YOUNG AND MILDRED S. YOUNG BY DEEDS RECORDED IN DEED BOOK 317, PAGE 193 AND DEED BOOK 314, PAGE 233.

State Tax	000	VIRGINIA: In the Clerk's Office of the
County Tax	210	Circuit Court of Bedford County, Va.
City Tax	314	<u>John C. DeLoach</u> who writing with
City Stamp	312	
City Bond	222	was submitted to record with this
County Fee	309	22.00 and the fee imposed by Section
State Fee	030	88.1-2 of the Code in the amount of
County Fee	220	0.00 - has been paid.
City Fee	220	
Postage	880	THIRTEEN CANON IN BLACK, CLERK
Total	20.00	<u>John C. DeLoach</u> Clerk

PB 24 PG 139

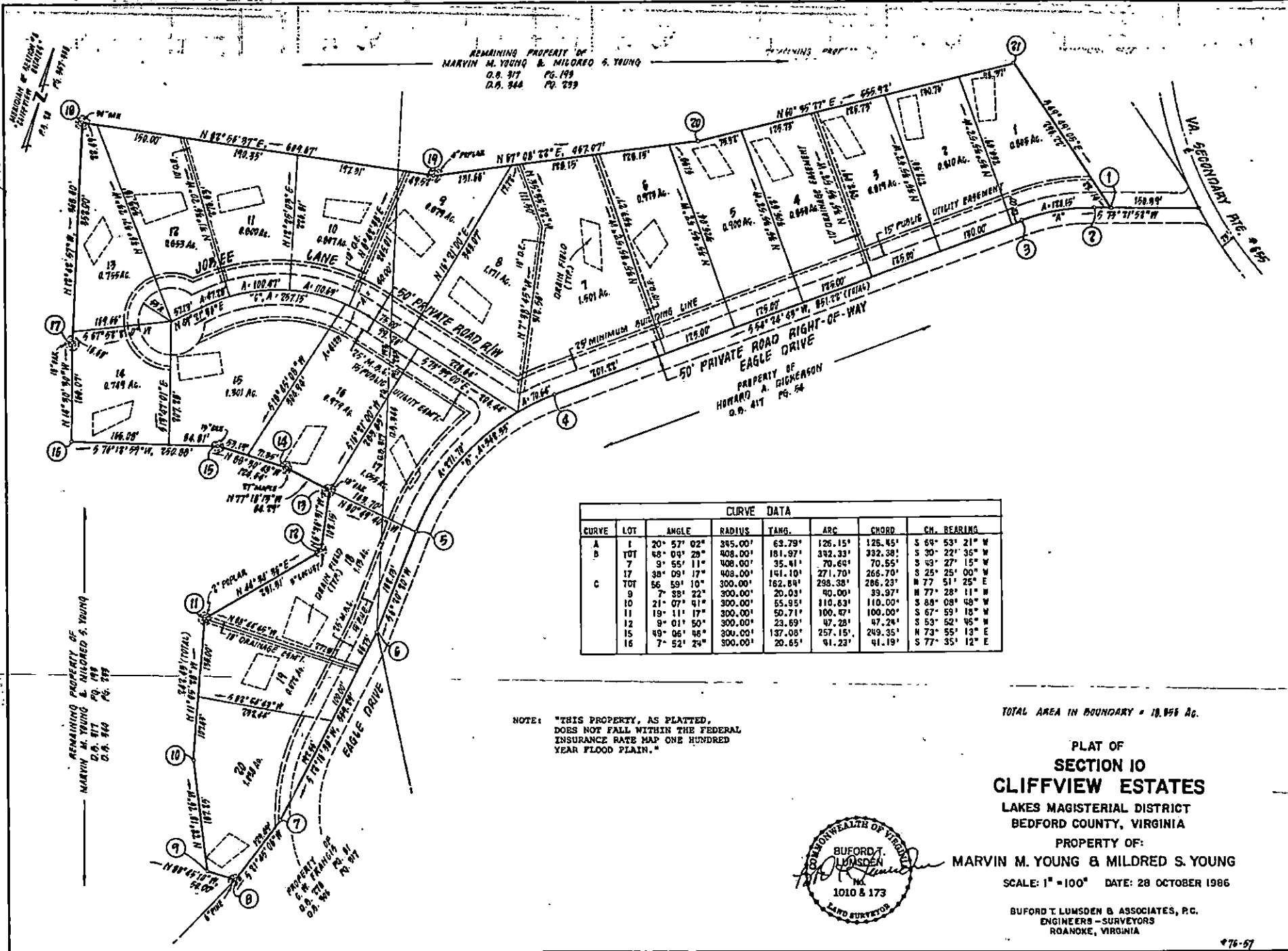


PLAT OF SECTION 10 CLIFFVIEW ESTATES

LAKE MAGISTERIAL DISTRICT
BEDFORD COUNTY, VIRGINIA
PROPERTY OF:
MARVIN M. YOUNG & MILDRED S. YOUNG

SCALE: 1" = 100' DATE: 28 OCTOBER 1986

BUFORD T. LUMSDEN & ASSOCIATES, P.C.
ENGINEERS - SURVEYORS
ROANOKE, VIRGINIA



CURVE DATA							
CURVE	LOT	ANGLE	RADIUS	TANG.	ARC	CHORD	CH. BEARING
A	1	20° 57' 02"	385.00'	63.79'	126.15'	126.45'	S 84° 53' 21" W
B	TOT	68° 04' 28"	408.00'	181.97'	332.33'	332.38'	S 30° 22' 35" W
	7	9° 55' 11"	408.00'	35.41'	70.64'	70.55'	S 43° 27' 15" W
	17	38° 09' 17"	408.00'	141.10'	271.70'	266.75'	S 25° 25' 00" W
C	TOT	56° 59' 10"	300.00'	162.88'	298.38'	286.23'	N 77° 51' 25" E
	9	7° 38' 22"	300.00'	20.03'	40.00'	39.97'	N 77° 28' 11" W
	10	21° 07' 41"	300.00'	55.95'	110.63'	110.00'	S 88° 08' 48" W
	11	19° 11' 17"	300.00'	50.71'	100.47'	100.00'	S 67° 59' 18" W
	12	9° 01' 50"	300.00'	23.69'	47.28'	47.24'	S 53° 52' 46" W
	15	49° 06' 48"	300.00'	137.08'	257.15'	249.35'	N 73° 55' 13" E
	16	7° 52' 24"	300.00'	20.65'	41.23'	41.19'	S 77° 35' 12" E

NOTE: "THIS PROPERTY, AS PLATTED, DOES NOT FALL WITHIN THE FEDERAL INSURANCE RATE MAP ONE HUNDRED YEAR FLOOD PLAIN."

TOTAL AREA IN BOUNDARY = 10,856 Ac.

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SECTION 10
CLIFFVIEW ESTATES

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BEDFORD COUNTY, VIRGINIA

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ENGINEERS - SURVEYORS
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*76-57

SHEET # 8 OF 2