

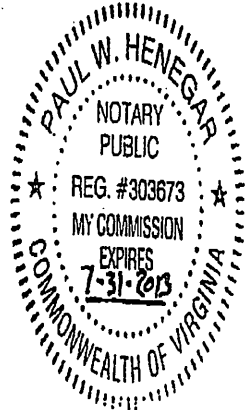
KNOW ALL MEN BY THESE PRESENTS, TO WIT:

THAT THE ESTATE OF GEORGIA E. HARRY (JUDY H. LAWRENCE - EXECUTRIX) IS THE FEE SIMPLE OWNER AND PROPRIETOR OF THE LAND AS SHOWN HEREON TO BE COMBINED & SUBDIVIDED BOUNDED BY OUTSIDE CORNERS 1 THRU 8 TO 1 INCLUSIVE WHICH COMPRISES ALL OF THE PROPERTY CONVEYED TO SAID OWNER BY DEEDS DATED JULY 27, 1970 AND RECORDED IN THE CLERKS OFFICE OF THE CIRCUIT COURT OF ROANOKE COUNTY, VIRGINIA IN D.B. 899, PG. 645 AND DEED DATED JUNE 3, 1984 AND RECORDED IN THE AFORESAID CLERKS OFFICE IN D.B. 743, PG. 148 AND BY DEED DATED OCTOBER 12, 2004 AND RECORDED IN THE AFORESAID CLERKS OFFICE IN INSTRUMENT #200419182.

THE SAID OWNER CERTIFIES THAT IT HAS SUBDIVIDED THIS LAND, AS SHOWN HEREON, ENTIRELY WITH ITS OWN FREE WILL AND CONSENT AND PURSUANT TO AND IN COMPLIANCE WITH SECTION 15.2-2240 THROUGH 2276 OF THE CODE OF VIRGINIA, 1950 (AS AMENDED) TO DATE, AND FURTHER PURSUANT TO AND IN COMPLIANCE WITH THE ROANOKE COUNTY LAND SUBDIVISION ORDINANCES.

WITNESS THE FOLLOWING SIGNATURES AND SEALS ON THIS 19 DAY OF June 2009.

Judy H. Lawrence
GEORGIA E. HARRY ESTATE, OWNER
JUDY H. LAWRENCE - EXECUTRIX



STATE OF VIRGINIA

County of Roanoke

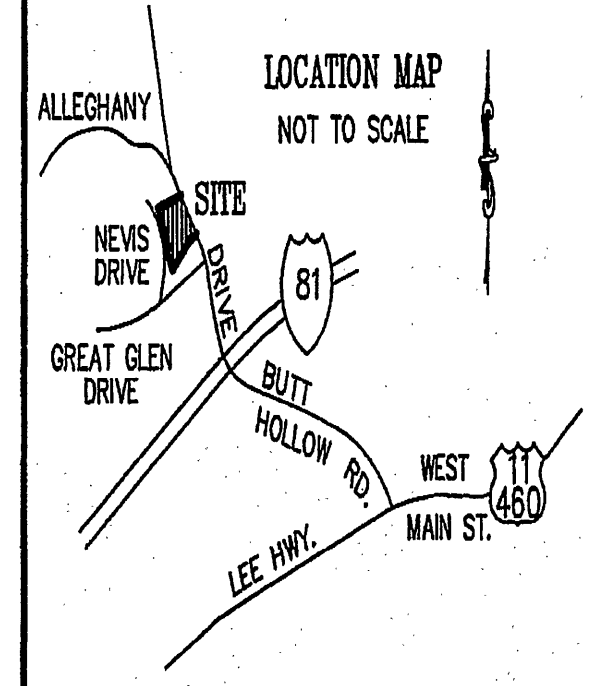
I, Paul W. Henegai, A NOTARY PUBLIC IN AND FOR THE AFORESAID County AND STATE DO HEREBY CERTIFY THAT JUDY H. LAWRENCE - EXECUTRIX, FOR THE GEORGIA E. HARRY ESTATE, OWNER HAS PERSONALLY APPEARED BEFORE ME IN MY AFORESAID County AND STATE AND ACKNOWLEDGED THE SAME ON June 19, 2009.

MY COMMISSION EXPIRES ON 7-31-2013

Paul W. Henegai
NOTARY PUBLIC
REG # 303673

BOUNDARY COORDINATES ORIGIN OF COORDINATES IS ASSUMED		
CORNER	NORTHING	EASTING
1	6163.05980	5568.90884
2	6222.63400	5702.68505
3	5972.72106	5890.65365
4	5957.94219	5857.51899
5	5827.28378	5690.88894
6	5868.97238	5857.58087
7	5872.51463	5665.98797
8	6077.64407	5598.32770
1	6163.05980	5568.90884
TOTAL AREA = 1.4895 AC. (65,319 S.F.)		

LEGEND	
EX. AC.	EXISTING ACRE
S.F.	SQUARE FEET
I.P.	IRON PIN
P.B.	PLAT BOOK
D.B.	DEED BOOK
W.B.	WILL BOOK
PG.	PAGE
N.D.L.	NEW DIVISION LINE
R/W	RIGHT-OF-WAY
S.D.E.	STORM DRAIN EASEMENT
S.S.E.	SANITARY SEWER EASEMENT
W.L.E.	WATERLINE EASEMENT
P.U.E.	PUBLIC UTILITY EASEMENT
M.B.L.	MINIMUM BUILDING LINE



PHONE: (540) 774-4411
FAX: (540) 772-9445
E-MAIL: MAIL@LUMSDENPC.COM

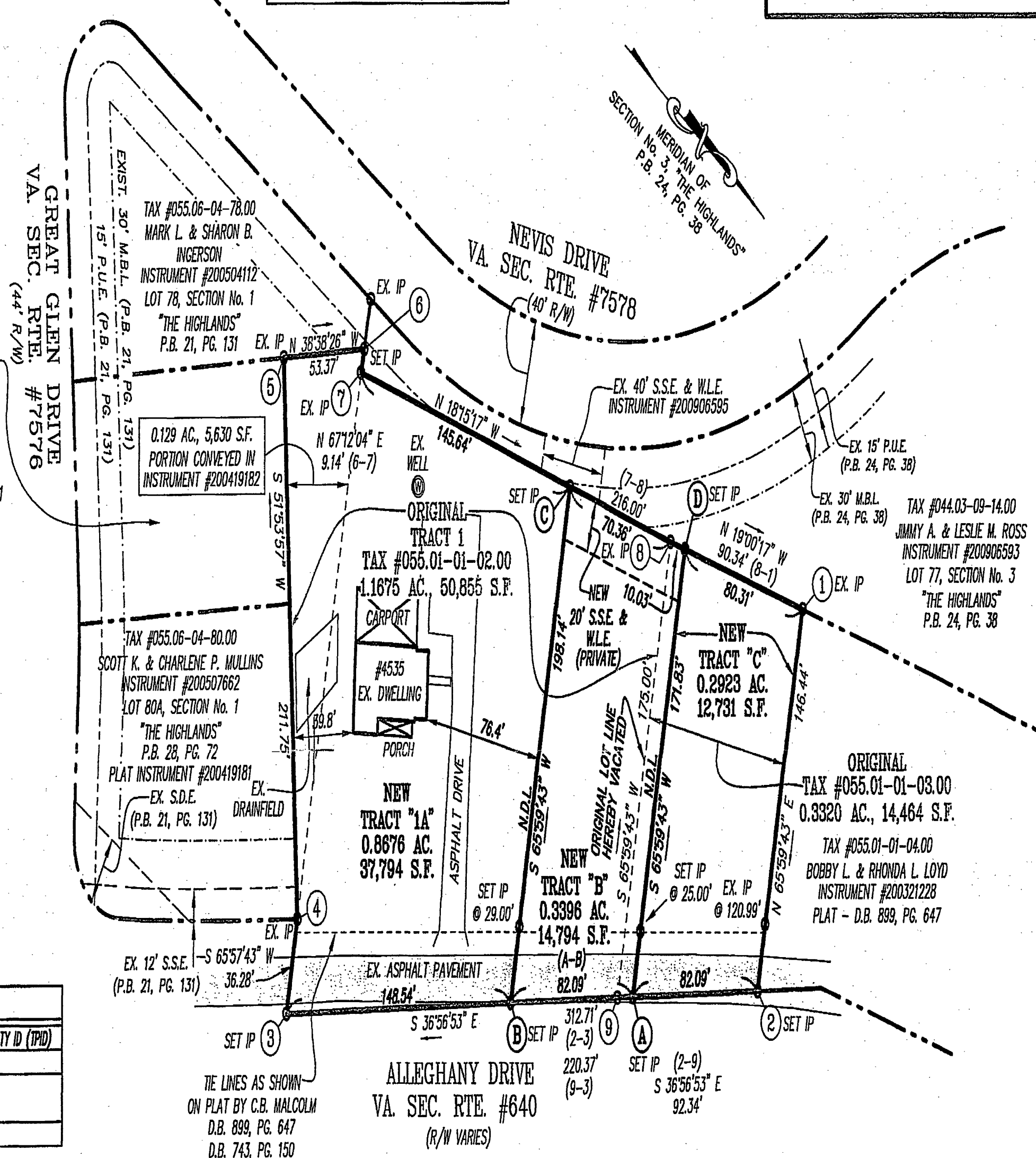
4664 BRAMBLETON AVENUE, SW
P.O. BOX 20669
ROANOKE, VIRGINIA 24018

LUMSDEN ASSOCIATES, P.C.
ENGINEERS-SURVEYORS-PLANNERS
ROANOKE, VIRGINIA



DATE: June 18, 2009
COMM. NO.: 09-075
SCALE: 1" = 50'

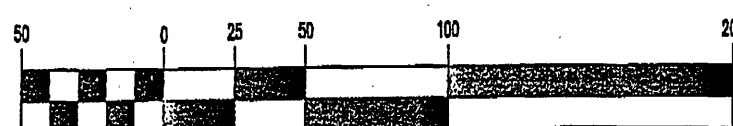
SHEET 1 OF 1



PARCEL IDENTIFICATION TABLE

NEW TRACT	OLD TAX MAP NUMBER (OWN)	PROPOSED PARCEL ID FULL (PPIDF)	PROPOSED PROPERTY ID (TPID)
1A	055.01-01-02.00-0000	055.01-01-02.00-0000	
B	055.01-01-02.00-0000 & 055.01-01-03.00-0000	055.01-01-02.01-0000	5982324 00003
C	055.01-01-03.00-0000	055.01-01-03.00-0000	

GRAPHIC SCALE



(IN FEET)
1 inch = 50 ft.

NOTES:

- THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT AND THERE MAY EXIST ENCUMBRANCES WHICH AFFECT THE PROPERTY THAT ARE NOT SHOWN HEREON.
- THIS PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA AS DESIGNATED BY FEMA. THIS OPINION IS BASED ON AN INSPECTION OF THE FLOOD INSURANCE RATE MAP AND HAS NOT BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS. (NON PRINTED PANEL) MAP #51161C01176, DATED SEPTEMBER 28, 2007. ZONE "X-UNSHADED".
- IRON PINS WERE SET OR FOUND AS SHOWN HEREON.
- APPROVAL HEREOF BY THE ROANOKE COUNTY SUBDIVISION AGENT IS FOR PURPOSES OF ENSURING COMPLIANCE WITH THE ROANOKE COUNTY SUBDIVISION ORDINANCE, PRIVATE MATTERS, SUCH AS COMPLIANCE WITH RESTRICTIVE COVENANTS OR OTHER TITLE REQUIREMENTS, APPLICABLE TO THE PROPERTIES SHOWN HEREON, ARE NOT REVIEWED OR APPROVED WITH REGARD TO THE SUBDIVISION.
- THIS PLAT IS A RE-SUBDIVISION AND COMBINATION OF ROANOKE COUNTY TAX #055.01-01-02.00 AND TAX #055.01-01-03.00, CREATING NEW TRACT "1A" (0.8676 AC) BOUNDED BY CORNERS 3 THRU 7 TO C TO B TO 3, NEW TRACT "B" (0.3396 AC) BOUNDED BY CORNERS A THRU C TO 8 TO D TO A AND NEW TRACT "C" (0.2923 AC) BOUNDED BY CORNERS 1 TO 2 TO A TO D TO 1.
- FOR CLARITY, NOT ALL PHYSICAL IMPROVEMENTS ARE SHOWN HEREON.
- THE NEW 20' S.S.E. & W.L.E. (PRIVATE) EASEMENTS ARE FOR THE BENEFIT OF WATER & SANITARY SEWER SERVICES FOR NEW TRACTS 1A, B, & C, THROUGH THE EXISTING 40' S.S.E. & W.L.E. ACROSS LOT 77, SECTION 3, "THE HIGHLANDS".
- THIS PLAT IS BASED ON A CURRENT FIELD SURVEY.

APPROVED: *[Signature]*
BY: *[Signature]*
AGENT, ROANOKE COUNTY PLANNING COMMISSION

6/19/09
DATE

CLERK'S CERTIFICATE

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF ROANOKE COUNTY, VIRGINIA, THIS PLAT WITH THE CERTIFICATE OF ACKNOWLEDGMENT THERETO ANNEXED IS ADMITTED TO RECORD ON June 19, 2009, AT 11:10 O'CLOCK P.M.

TESTEE: STEVEN A. MCGRAW, CLERK
[Signature]
DEPUTY CLERK

PLAT SHOWING THE
COMBINATION & RE-SUBDIVISION OF
TAX #055.01-01-02.00
TRACT "1" 1.1675 AC. (50,855 S.F.)
(P.B. 28, PG. 72)

AND
TAX #055.01-01-03.00
0.3320 AC. (14,464 S.F.)

PROPERTY OF
GEORGIA E. HARRY ESTATE
W.B. 80, PG. 198 & 221

CREATING NEW

TRACT "1A" 0.8676 AC. (37,794 S.F.),
TRACT "B" 0.3396 AC. (14,794 S.F.)

AND

TRACT "C" 0.2923 AC. (12,731 S.F.)

SITUATED ALONG ALLEGHANY DRIVE
CATAWBA MAGISTERIAL DISTRICT
ROANOKE COUNTY, VIRGINIA