

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT JAMES ALLEN FLORA, YVETTE JONES FLORA, RICHARD C. FLORA, BRENDA FLORA WAINWRIGHT, BETTY F. WARD, JAMES ALLEN FLORA LIVING TRUST AND TINKER CREEK DEVELOPERS, LLC ARE THE FEE SIMPLE OWNERS OF LAND SHOWN HEREON, AND BEING THE SAME LAND CONVEYED TO SAID OWNERS BY DEEDS RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF ROANOKE COUNTY, VIRGINIA AS SHOWN IN TABLE "A" HEREON.

THE PLATTING OR DEDICATION OF THE NEW 20' SANITARY SEWER EASEMENTS IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS, OR TRUSTEES, IF ANY, AS REQUIRED BY SECTIONS 15.2-2240 THROUGH 15.2-2279 OF THE CODE OF VIRGINIA (1950) AS AMENDED TO DATE AND THE SUBDIVISION ORDINANCE OF ROANOKE COUNTY, VIRGINIA.

IN WITNESS WHEREOF IS HEREBY PLACED THE FOLLOWING SIGNATURES AND SEALS ON _____ DAY OF _____, 2009.

James Allen Flora 11/17/2009
JAMES ALLEN FLORA DATE
Yvette Jones 11/13/09
YVETTE JONES DATE
Richard C. Flora 11/13/09
RICHARD C. FLORA DATE
Brenda Flora Wainwright 11-13-09
BRENDA FLORA WAINWRIGHT DATE
Betty F. Ward 11-13-09
BETTY F. WARD DATE

JAMES ALLEN FLORA LIVING TRUST:

James Allen Flora, Sole Trustee 11/17/2009
JAMES ALLEN FLORA, SOLE TRUSTEE DATE

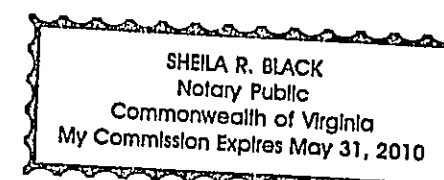
TINKER CREEK DEVELOPERS, LLC:

Norm Mason 11/20/09
NORM MASON DATE

STATE OF VIRGINIA
CITY/COUNTY OF Roanoke

Sheila R. Black
I, James Allen Flora, A NOTARY PUBLIC IN AND FOR MY AFORESAID JURISDICTION, HEREBY CERTIFY THAT JAMES ALLEN FLORA, WHOSE SIGNATURE IS ABOVE, PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME THIS 17 DAY OF November, 2009.

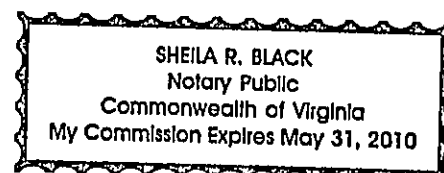
MY COMMISSION EXPIRES: May 31, 2010
Sheila R. Black 7039358
NOTARY PUBLIC REG. No.



STATE OF VIRGINIA
CITY/COUNTY OF Roanoke

Sheila R. Black
I, Yvette Jones, A NOTARY PUBLIC IN AND FOR MY AFORESAID JURISDICTION, HEREBY CERTIFY THAT YVETTE JONES, WHOSE SIGNATURE IS ABOVE, PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME THIS 13 DAY OF November, 2009.

MY COMMISSION EXPIRES: May 31, 2010
Sheila R. Black 7039358
NOTARY PUBLIC REG. No.



STATE OF VIRGINIA
CITY/COUNTY OF _____

David L. F. Foley
I, Richard C. Flora, A NOTARY PUBLIC IN AND FOR MY AFORESAID JURISDICTION, HEREBY CERTIFY THAT RICHARD C. FLORA, WHOSE SIGNATURE IS ABOVE, PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME THIS 12 DAY OF Nov, 2009.

MY COMMISSION EXPIRES: 7-31-2010
David L. F. Foley 116788
NOTARY PUBLIC REG. No.

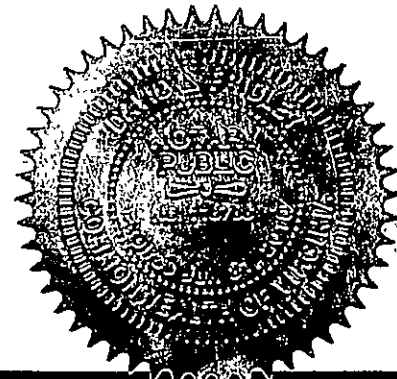


TABLE "A"

LOT No.	OWNER	TAX No.	DEED (INST. No.)
1	RICHARD C. FLORA	27.20-01-36	200122808
2A	JAMES ALLEN & YVETTE JONES FLORA	27.20-01-35	200711192
3	BRENDA FLORA WAINWRIGHT	27.20-01-33	200122808
4	BRENDA FLORA WAINWRIGHT	27.20-01-32.01	200122808
5A	JAMES ALLEN & YVETTE JONES FLORA	27.20-01-37	200306291
6	BETTY F. WARD	27.20-01-34	200122808
7	JAMES ALLEN FLORA LIVING TRUST; FLORA	27.20-01-29	200519164
8	JAMES ALLEN FLORA LIVING TRUST; FLORA	27.20-01-31.01	200519164
9C1	TINKER CREEK DEVELOPERS, LLC.	27.20-01-39.02	200806484

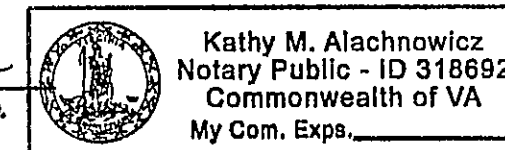
STATE OF VIRGINIA
CITY/COUNTY OF Roanoke

Kathy Alachnowicz
I, Kathy Alachnowicz, A NOTARY PUBLIC IN AND FOR MY AFORESAID JURISDICTION, HEREBY CERTIFY THAT BRENDA FLORA WAINWRIGHT, WHOSE SIGNATURE IS ABOVE, PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME THIS 13th DAY OF November, 2009.

MY COMMISSION EXPIRES: 7/31/2010

Kathy Alachnowicz
NOTARY PUBLIC

REG. No. 318692



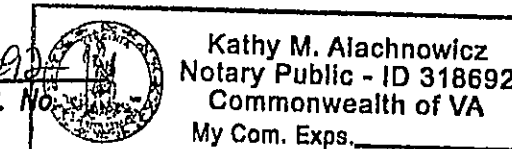
STATE OF VIRGINIA
CITY/COUNTY OF Roanoke

Kathy Alachnowicz
I, Kathy Alachnowicz, A NOTARY PUBLIC IN AND FOR MY AFORESAID JURISDICTION, HEREBY CERTIFY THAT BETTY F. WARD, WHOSE SIGNATURE IS ABOVE, PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME THIS 13th DAY OF November, 2009.

MY COMMISSION EXPIRES: 7/31/2010

Kathy Alachnowicz
NOTARY PUBLIC

REG. No. 318692



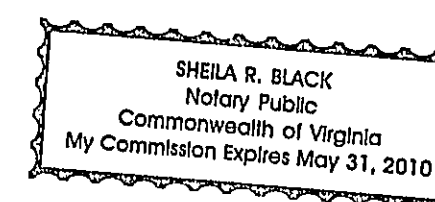
STATE OF VIRGINIA
CITY/COUNTY OF Roanoke

Sheila R. Black
I, James Allen Flora, A NOTARY PUBLIC IN AND FOR MY AFORESAID JURISDICTION, HEREBY CERTIFY THAT JAMES ALLEN FLORA, SOLE TRUSTEE, WHOSE SIGNATURE IS ABOVE, PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME THIS 17 DAY OF November, 2009.

MY COMMISSION EXPIRES: May 31, 2010

Sheila R. Black
NOTARY PUBLIC

REG. No. 7039358



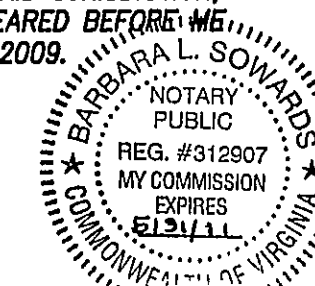
STATE OF VIRGINIA
CITY/COUNTY OF Roanoke

Barbara L. Sowards
I, Norm Mason, A NOTARY PUBLIC IN AND FOR MY AFORESAID JURISDICTION, HEREBY CERTIFY THAT NORM MASON, WHOSE SIGNATURE IS ABOVE, PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME THIS 26 DAY OF November, 2009.

MY COMMISSION EXPIRES: May 31, 2011

Barbara L. Sowards
NOTARY PUBLIC

REG. No. 312907



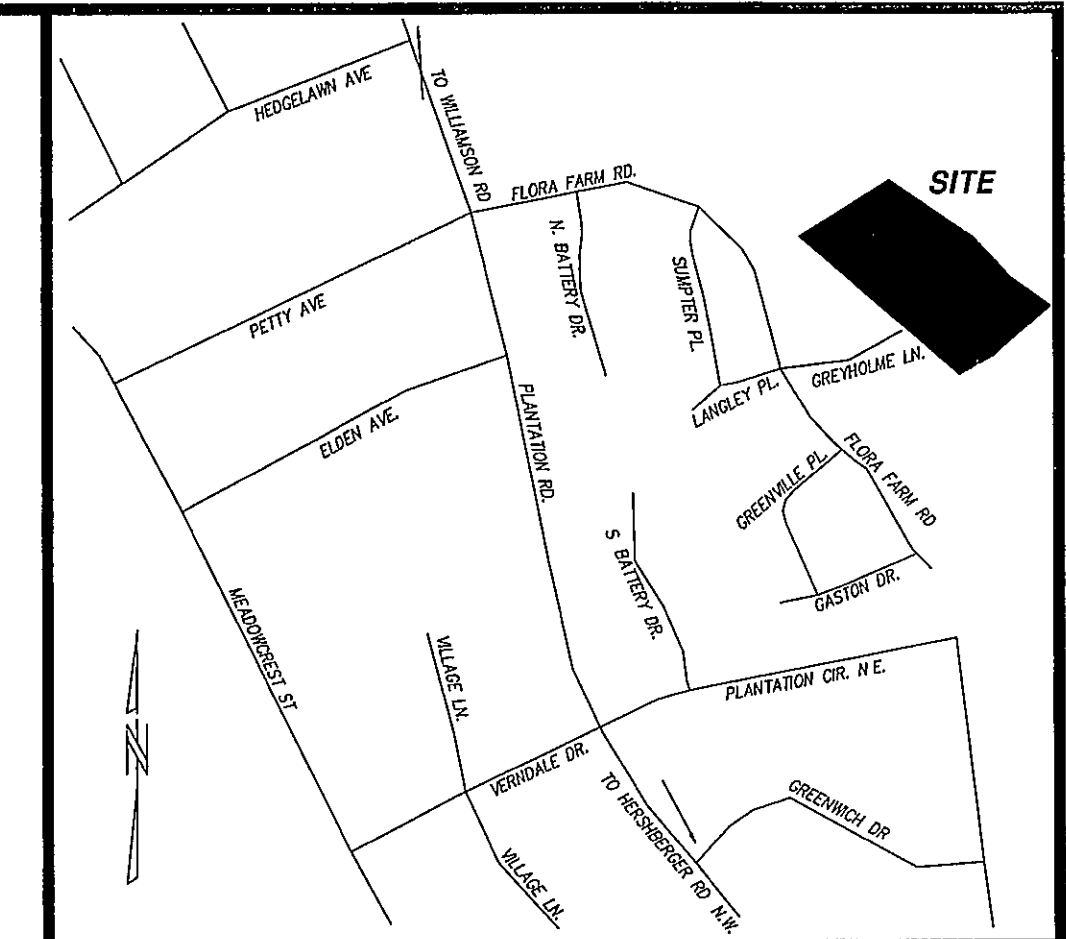
APPROVED:

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 PROPERTY SHOWN HEREON, ARE NOT REVIEWED OR APPROVED WITH REGARD TO THIS SUBDIVISION OR RESUBDIVISION.

N/A
AGENT FOR ROANOKE COUNTY PLANNING COMMISSION DATE

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF ROANOKE, VIRGINIA THIS MAP WAS PRESENTED ON THIS 1 DAY OF Dec, 2009 AND WITH CERTIFICATE OF DEDICATION AND ACKNOWLEDGEMENT THERETO ATTACHED ADMITTED TO RECORD AT 1410 O'CLOCK P. M. ON THIS 1 DAY OF Dec, 2009.

TESTE: STEVEN A. MCGRAW
CLERK
Deputy Clerk
DEPUTY CLERK

VICINITY MAP
(NOT TO SCALE)

NOTES:

- THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND MAY BE SUBJECT TO INFORMATION WHICH MAY BE DISCLOSED THEREIN.
- THIS PLAT IS BASED ON A CURRENT FIELD SURVEY.
- THE PURPOSE OF THIS PLAT IS TO CREATE A NEW 20' SANITARY SEWER EASEMENT TO BE CONVEYED TO THE WESTERN VA. WATER AUTHORITY.
- PROPERTY IS IN FEMA DEFINED ZONE "X" (OTHER AREAS) AS SHOWN ON FLOOD INSURANCE RATE MAP 51161C0154G, EFFECTIVE DATE SEPTEMBER 28, 2007, AND FEMA DEFINED ZONE "AE" AND "X" AS SHOWN ON FLOOD INSURANCE RATE MAP 51161C0158G, EFFECTIVE DATE SEPTEMBER 28, 2007. THIS DETERMINATION IS BASED ON SAID MAPS AND BY ACTUAL FIELD ELEVATIONS.
- THE STREETS SERVING THESE LOTS ARE PRIVATE (UNLESS OTHERWISE NOTED) AND THEIR MAINTENANCE, INCLUDING SNOW REMOVAL, IS NOT A PUBLIC RESPONSIBILITY. THEY SHALL NOT BE ELIGIBLE FOR ACCEPTANCE INTO THE STATE SECONDARY SYSTEM FOR MAINTENANCE UNTIL SUCH TIME AS IT IS CONSTRUCTED AND OTHERWISE COMPLIES WITH ALL REQUIREMENTS OF THE VIRGINIA DEPARTMENT OF TRANSPORTATION FOR THE ADDITION OF SUBDIVISION STREETS CURRENT AT THE TIME OF SUCH REQUEST. ANY COSTS REQUIRED TO CAUSE THIS STREET TO BECOME ELIGIBLE FOR ADDITION TO THE STATE SYSTEM SHALL BE PROVIDED WITH FUNDS OTHER THAN THOSE ADMINISTERED BY THE VIRGINIA DEPARTMENT OF TRANSPORTATION.
- SEE PLAT BOOK 24 PAGE 113 AND PLAT INSTRUMENT No. 200306291.
- THE PRIVATE ROAD (GREYHOLME LN.) SERVING THESE LOTS IS SUBJECT TO A UTILITY EASEMENT OF UNSPECIFIED WIDTH AS SET FORTH IN THE LEGAL REFERENCE DOCUMENTS CONTAINED IN TABLE "A".

EASEMENT PLAT FOR
FLORADALE CORPORATION RESUBDIVISION

CREATING NEW 20' SEWER EASEMENTS

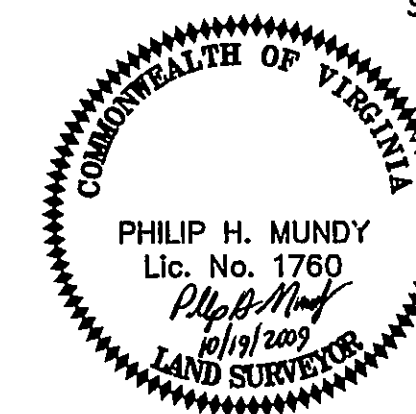
SITUATE ON GREYHOLME LN.

HOLLINS MAGISTERIAL DISTRICT
THE COUNTY OF ROANOKE, VIRGINIA

SCALE: 1" = 30' DATE: OCTOBER 19, 2009

M&C Comm. No. 1966-SS

SHEET 1 OF 2



Mattern & Craig, Inc.
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(840) 345-7891 FAX