

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT JEFFREY S. MARONIC IS THE FEE SIMPLE OWNER OF THE PARCEL OF LAND SHOWN HEREON, BOUNDED ON THE OUTSIDE BY CORNERS 2, 21 THRU 23 INCLUSIVE, 28, 29, 5 TO 2, AND CONTAINING 0.329 ACRES, 0.329 ACRES, AND BEING A PORTION OF THE LAND CONVEYED TO SAID OWNER BY DEED DATED SEPTEMBER 23, 1986, IN D.B. 1246, PAGE 509 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF ROANOKE, VIRGINIA.

THAT JEFFREY S. MARONIC IS THE FEE SIMPLE OWNER OF THE PARCEL OF LAND SHOWN HEREON, BOUNDED ON THE OUTSIDE BY CORNERS 11 THRU 13 INCLUSIVE, 36, TO 11, AND CONTAINING 0.174 ACRE, ACRES, AND BEING ALL OF THE LAND CONVEYED TO SAID OWNER BY VDOT QUITCLAIM DEED DATED AUGUST 06, 2001, IN D.B. 1720, PAGE 1205 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF ROANOKE, VIRGINIA.

THAT JEFFREY S. MARONIC, INC. IS THE FEE SIMPLE OWNER OF THE PARCEL OF LAND SHOWN HEREON, BOUNDED ON THE OUTSIDE BY CORNERS 23 THRU 28 INCLUSIVE, TO 23, AND CONTAINING 0.235 ACRES, AND BEING A PORTION OF THE LAND CONVEYED TO SAID OWNER BY DEED DATED JULY 28, 1994, IN D.B. 1456, PAGE 1231 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF ROANOKE, VIRGINIA.

THAT JEFFREY S. MARONIC, INC. IS THE FEE SIMPLE OWNER OF THE PARCEL OF LAND SHOWN HEREON, BOUNDED ON THE OUTSIDE BY CORNERS 30 THRU 32 INCLUSIVE, 34, 35, 33, TO 30, AND CONTAINING 1.035 ACRES, AND BEING A PORTION OF THE LAND CONVEYED TO SAID OWNER BY DEED DATED JULY 28, 1994, IN D.B. 1456, PAGE 1231 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF ROANOKE, VIRGINIA.

THAT JEFFREY S. MARONIC IS THE FEE SIMPLE OWNER OF THE PARCEL OF LAND SHOWN HEREON, BOUNDED ON THE OUTSIDE BY CORNERS 16, 33, 35, 34, 9, 10, 36, 14, 15, TO 16, AND BOUNDED ON THE OUTSIDE BY CORNERS 18, 19, 20, TO 18, CONTAINING 2.150 ACRES, AND BEING ALL OF THE LAND CONVEYED TO SAID OWNER BY DEED DATED MAY 26, 2000, IN D.B. 1659, PAGE 0642, AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF ROANOKE, VIRGINIA.

THAT HOWARD G. MILLER, JR. AND BARBARA H. MILLER ARE THE FEE SIMPLE OWNERS OF THE PARCEL OF LAND SHOWN HEREON, BOUNDED ON THE OUTSIDE BY CORNERS 1, 2, 33, 17, TO 1, AND CONTAINING 1.506 ACRES, AND BEING ALL OF THE LAND CONVEYED TO SAID OWNER BY DEED DATED MAY 11, 1999, IN D.B. 1621, PAGE 1600 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF ROANOKE, VIRGINIA. SAID PARCEL IS SUBJECT TO A CERTAIN DEED OF TRUST TO VIRGINIA CREDIT UNION, INC., DATED MAY 21, 1999 RECORDED IN D.B. 1621, PAGE 1603 IN THE AFORESAID CLERK'S OFFICE. THIS DEED OF TRUST WAS ASSIGNED TO CRESTAR MORTGAGE CORPORATION BY ASSIGNMENT OF DEED OF TRUST DATED MAY 21, 1999 RECORDED IN D.B. 1639, PAGE 1910 IN THE AFORESAID CLERK'S OFFICE, NAMING DAVID E. NAGLE AND LAWRENCE E. MARSHALL, II TRUSTEES, EITHER OF WHOM MAY ACT, AND CRESTAR MORTGAGE CORPORATION THE BENEFICIARY.

THE SAID OWNERS DO 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 COUNTY OF ROANOKE, VIRGINIA SUBDIVISION ORDINANCE AS AMENDED TO DATE.

WITNESS THE SIGNATURE AND SEAL OF SAID OWNERS, TRUSTEES AND BENEFICIARY:

Jeffrey S. Maronic 12/5/01
JEFFREY S. MARONIC
PRESIDENT, JEFFREY S. MARONIC, INC. DATE

Jeffrey S. Maronic 12/5/01
JEFFREY S. MARONIC
OWNER DATE

Howard G. Miller, Jr. 12/5/01
HOWARD G. MILLER, JR.
OWNER DATE

Barbara H. Miller 12/5/01
BARBARA H. MILLER
OWNER DATE

Jackie W. Ballos 12/13/01
TRUSTEE, D.B. 1639, PAGE 1910 DATE

Stephen A. McGraw 12/13/01
CRESTAR MORTGAGE CORP. BENEFICIARY, D.B. 1639, PAGE 1910 DATE
AUTHORIZED AGENT Now Known As: SunTrust Mortgage Inc.

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF ROANOKE COUNTY, VIRGINIA, THIS MAP WAS PRESENTED WITH THE CERTIFICATE OF ACKNOWLEDGMENT THERETO ATTACHED ADMITTED TO RECORD AT 15:55 O'CLOCK P.M. ON THIS 17 DAY OF Dec, 2001.

TESTE: STEVEN A. MCGRAW
CLERK

BY: Deputy Clerk
DEPUTY CLERK

STATE OF VIRGINIA
County of Roanoke
TO WIT:
I, Margaret S. Conner, A NOTARY PUBLIC
IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT
JEFFREY S. MARONIC WHOSE NAME IS SIGNED TO THE
FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND
ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS
5th DAY OF December, 2001.
MY COMMISSION EXPIRES June 30, 2003
Margaret S. Conner
NOTARY PUBLIC

STATE OF VIRGINIA
City of Roanoke
TO WIT:
I, Chris Chiappa, A NOTARY PUBLIC
IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT
HOWARD G. MILLER, JR. WHOSE NAME IS SIGNED TO THE
FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND
ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS
5th DAY OF December, 2001.
MY COMMISSION EXPIRES May 31, 2003
Chris Chiappa
NOTARY PUBLIC

STATE OF VIRGINIA
City of Roanoke
TO WIT:
I, Chris Chiappa, A NOTARY PUBLIC
IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT
BARBARA H. MILLER WHOSE NAME IS SIGNED TO THE
FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND
ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS
5th DAY OF December, 2001.
MY COMMISSION EXPIRES May 31, 2003
Chris Chiappa
NOTARY PUBLIC

COORDINATE LIST					
CORNER	NORTHING	EASTING	CORNER	NORTHING	EASTING
1	N 5269.4842	E 4572.6242	31	N 5163.3664	E 5353.7057
2	N 5275.3199	E 4729.2831	32	N 5059.2344	E 5343.9433
21	N 5277.5337	E 4805.6044	9	N 5060.9486	E 5353.9196
22	N 5283.9617	E 4839.1949	10	N 4951.9205	E 5344.5592
23	N 5285.2384	E 4844.1037	11	N 4895.5811	E 5152.7786
24	N 5287.0701	E 4854.2692	12	N 4833.5000	E 5163.5866
25	N 5299.1287	E 4921.1915	13	N 4802.9159	E 5043.3509
26	N 5180.4692	E 4951.3823	14	N 4800.8715	E 5043.7692
28	N 5159.5129	E 4869.0170	15	N 4630.6892	E 4625.1062
29	N 5102.2741	E 4880.3592	16	N 4738.2711	E 4606.6751
5	N 5092.8464	E 4843.3052	17	N 4836.6458	E 4843.0917
30	N 5041.6445	E 4875.2997	1	N 5269.4842	E 4572.6242

SYMBOLS & ABBREVIATIONS

APPROX	APPROXIMATE
C.B.	CINDER BLOCK
D.E.	DRAINAGE EASEMENT
ESMT	EASEMENT
EXIST.	EXISTING
IPF	IRON PIN FOUND
IPS	IRON PIN SET
MBL	MINIMUM BUILDING LINE
PUE	PUBLIC UTILITY EASEMENT
S.S.E.	SANITARY SEWER EASEMENT
---	PROPERTY LINE
-x-x-	CHAIN-LINK FENCE
-O-E-	OVERHEAD ELECTRIC LINES
⊙	POWER POLE

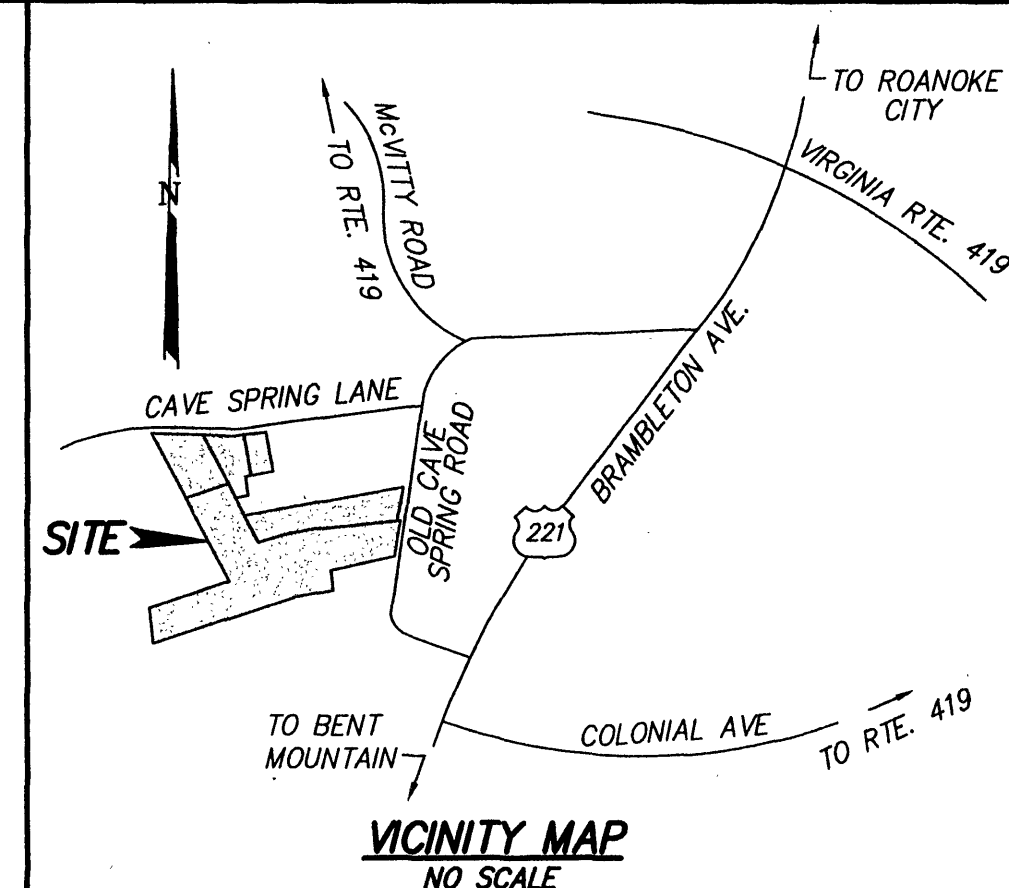
APPROVAL HEREOF BY THE ROANOKE COUNTY SUBDIVISION AGENT IS FOR PURPOSE OF INSURING COMPLIANCE WITH THE ROANOKE COUNTY SUBDIVISION ORDINANCE. PRIVATE MATTERS, SUCH AS COMPLIANCE WITH RESTRICTIVE COVENANTS OR OTHER TITLE REQUIREMENTS, APPLICABLE TO THE PROPERTIES SHOWN HEREON, ARE NOT REVIEWED OR APPROVED WITH REGARD TO THIS SUBDIVISION OR RESUBDIVISION.

APPROVED:

Denise Soder 15 December, 2001
AGENT - ROANOKE COUNTY PLANNING COMMISSION DATE

STATE OF VIRGINIA
City of Richmond
TO WIT:
I, Georgia M. Taylor, A NOTARY PUBLIC
IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT
JACKIE W. BALLOS WHOSE NAME IS SIGNED TO THE
FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND
ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS
13 DAY OF December, 2001.
MY COMMISSION EXPIRES 11/30/02
Georgia M. Taylor
NOTARY PUBLIC

STATE OF VIRGINIA
City of Richmond
TO WIT:
I, Georgia Taylor, A NOTARY PUBLIC
IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT
JACKIE W. BALLOS WHOSE NAME IS SIGNED TO THE
FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND
ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS
13 DAY OF December, 2001.
MY COMMISSION EXPIRES 11/30/02
Georgia M. Taylor
NOTARY PUBLIC

**NOTES:**

- THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT BY A LICENSED ATTORNEY, THEREFORE, THERE MAY EXIST ENCUMBRANCES WHICH AFFECT THE SUBJECT PROPERTY THAT MAY NOT BE SHOWN HEREON.
- THE SUBJECT PROPERTY LIES WITHIN THE LIMITS OF ZONE "AE" AND ZONE "X" AS SHOWN ON THE FEMA FLOOD INSURANCE RATE MAP, PANEL 51161C0061 D, EFFECTIVE DATE OCTOBER 15, 1993. THIS DETERMINATION IS BASED ON SAID MAP AND HAS NOT BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS.
- LEGAL REFERENCES: D.B. 1246, PG. 509
D.B. 170, PG. 1205
D.B. 1456, PG. 1231
D.B. 1659, PG. 0642
D.B. 1621, PG. 1600
P.B. 22, PG. 130
- REFERENCE VDOT PLANS FOR R/W, PROPERTY DATA ON TAX# 76.20-3-5 & DRAINAGE EASEMENT.

RE-SUBDIVISION AND VACATION PLAT
FOR
JEFFREY S. MARONIC, INC.

SHOWING THE RE-SUBDIVISION OF
LOT 11-A1A JEFFREY S. MARONIC, INC. SUBDIVISION (P.B. 22, PG. 130),
TAX PARCEL 76.20-03-006 (D.B. 1659, PG. 0642),
PROPERTY OF JEFFREY S. MARONIC (VDOT QUITCLAIM D.B. 1720, PG. 1205)
PROPERTY OF HOWARD G. MILLER, JR. AND BARBARA H. MILLER (D.B. 1621, PG. 1600)
AND CREATING HEREON

NEW LOT C (3.339 ACRES (TAX PARCEL 76.20-3-6))
NEW LOT B-1 (0.612 ACRES (TAX PARCEL 76.20-3-9)),

AND
NEW LOT 11-A1A1 (0.913 ACRES (TAX PARCEL 76.20-9-11))

AND SHOWING THE RE-SUBDIVISION OF
LOT A, JEFFREY S. MARONIC, INC. SUBDIVISION (P.B. 22, PG. 130), AND
LOT 1-A1, JEFFREY S. MARONIC, INC. SUBDIVISION (P.B. 22, PG. 130)
AND CREATING HEREON

NEW LOT A-1 (0.369 ACRES (TAX PARCEL 76.20-3-8)), AND
NEW LOT 1-A1A (0.195 ACRES (TAX PARCEL 76.20-9-1))

SITUATE OLD CAVE SPRING ROAD AND CAVE SPRING LANE
CAVE SPRING MAGISTERIAL DISTRICT
COUNTY OF ROANOKE, VIRGINIA



CALDWELL WHITE ASSOCIATES

ENGINEERS / SURVEYORS / PLANNERS

1054 OLD COUNTRY CLUB ROAD
P.O. BOX 6340
ROANOKE, VIRGINIA 24017
(540) 342-7094
FAX: (540) 981-0899

Calculated: C.L. White
Drawn: C.L. White
Checked: F.B. Caldwell, III
Date: November 16, 2001

SHEET 1 OF 2

Scale: 1" = 50'
Tax Parcel(s): As Shown
Field Book: WES-1
W.O. No.: 01-0109

THIS PLAT IS BASED ON
A CURRENT FIELD SURVEY.

