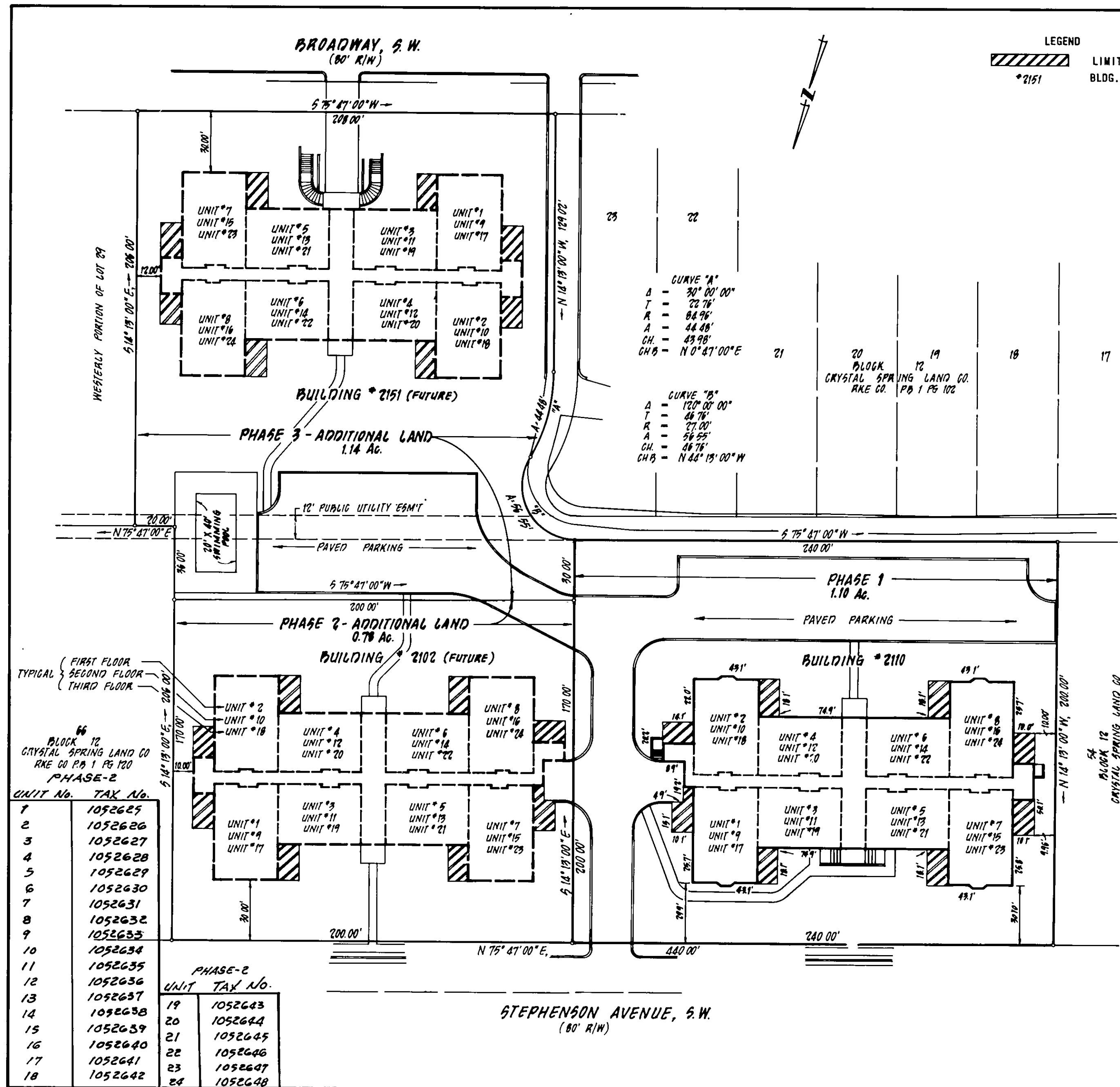
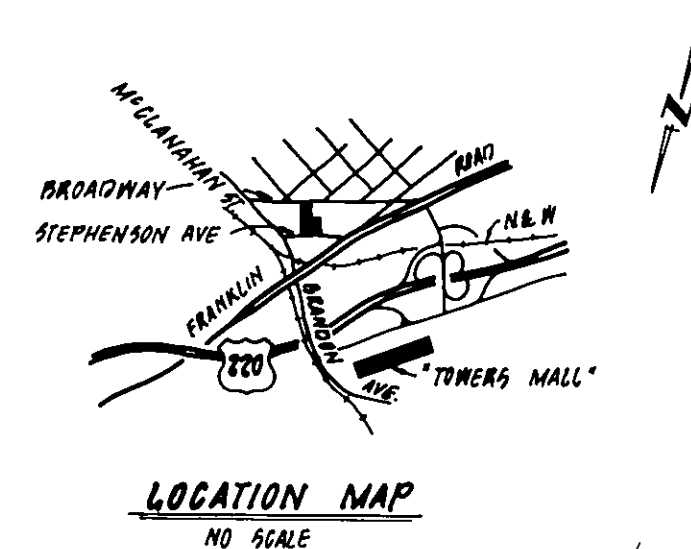




LEGEND



LIMITED COMMON ELEMENT
BLDG. NO. & STREET ADDRESS



SURVEYOR'S CERTIFICATE

"I HEREBY CERTIFY THIS PLAT AND PLAN OF CONDOMINIUM SUBDIVISION CONSISTING OF TWO (2) SHEETS, IS CORRECT: THAT IT IS A SUBDIVISION OF LAND AND BUILDINGS ENTITLED, "SOTHEY SQUARE CONDOMINIUM" AS RECORDED AMONG THE LAND RECORDS OF ROANOKE, VIRGINIA IN DEED BOOK PAGE AND OF THE IMPROVEMENTS LOCATED THEREON CONSISTING OF ONE (1) BUILDING CONTAINING TWENTY-FOUR (24) UNITS IN PHASE 1, AND THAT IT HAS BEEN PREPARED PURSUANT TO AND IN COMPLIANCE WITH THE REQUIREMENTS AND PROVISIONS OF CHAPTER 4.2 IN TITLE 55-79.58 (A) OF THE CODE OF VIRGINIA OF 1950, AS AMENDED, I.E. THE CONDOMINIUM ACT." I FURTHER CERTIFY THAT THE LOCATIONS AND DIMENSIONS OF ALL EXISTING IMPROVEMENTS HAVE BEEN CAREFULLY ESTABLISHED BY A TRANSIT TAPE SURVEY AND THAT, UNLESS OTHERWISE SHOWN THERE ARE NO VISIBLE ENCROACHMENTS. WE FURTHER CERTIFY THAT ALL PHASE 1 CONDOMINIUM UNITS, OR PORTIONS THEREOF, DEPICTED ON THIS PLAT AND PLAN OF CONDOMINIUM SUBDIVISION HAVE BEEN SUBSTANTIALLY COMPLETED. THE TOTAL AREA INCLUDED WITHIN THE BOUNDS OF SOTHEY SQUARE CONDOMINIUM PHASE 1 IS 1.10 ACRES OF LAND.

Buford T. Lumsden 6 MAY 1985
BUFORD T. LUMSDEN, L.S. DATE

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA, THIS PLAT WAS PRESENTED ON THIS 2 DAY OF MAY, 1985, AND WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THERE TO ANNEXED ADMITTED TO RECORD AT 3:05 O'CLOCK P.M.

TESTEE: *PAT'S TEST-RMAN*
CLERK

BY: *Sherrill*
DEPUTY CLERK

PHASE-1

UNIT No. TAX No.

1	1052601
2	1052602
3	1052603
4	1052604
5	1052605
6	1052606
7	1052607
8	1052608
9	1052609
10	1052610
11	1052611
12	1052612
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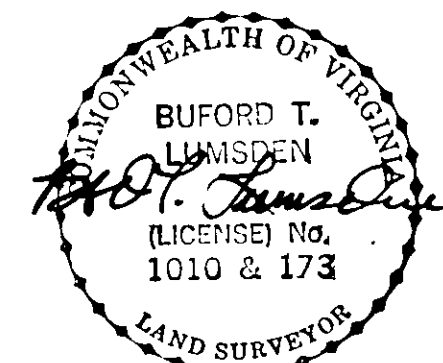


EXHIBIT "A"

SOTHEY SQUARE CONDOMINIUM
PHASE 1

SITUATED BETWEEN STEPHENSON AVENUE, S.W.
AND BROADWAY, S.W.
ROANOKE, VIRGINIA

SCALE: 1" = 30' DATE: 2 MAY 1985

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

*83-285

SHEET * 1 OF 2