

# SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS PLAT AND PLAN OF CONDOMINIUM SUBDIVISION CONSISTING OF TWO (2) SHEETS, IS CORRECT; THAT IT IS A SUBDIVISION OF LAND AND BUILDINGS ENTITLED "ON BROADWAY CONDOMINIUM" AS RECORDED AMONG THE LAND RECORDS OF ROANOKE CITY, VIRGINIA, IN DEED BOOK \_\_\_\_\_, PAGE \_\_\_\_\_ AND OF THE IMPROVEMENTS LOCATED HEREON CONSISTING OF ONE (1) BUILDING CONTAINING SIX (6) UNITS 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 VISABLE ENCROACHMENTS.

WE FURTHER CERTIFY THAT 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 THE "ON BROADWAY CONDOMINIUM", IS 0.367 ACRES OF LAND SUBMITTED.

V. Kirk Lumsden 10/27/87  
V. KIRK LUMSDEN, L.S. DATE

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF ROANOKE CITY, VIRGINIA, THIS PLAT WAS PRESENTED ON THIS 27 DAY OF OCTOBER, 1987, AND WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THERETO ANNEXED ADMITTED TO RECORD AT 3:30 O'CLOCK P.M.

TESTEE: PATSY TESTERMAN, CLERK  
Sherrin J. Johnson  
DEPUTY CLERK

## EXHIBIT "A" PLAT OF ON BROADWAY CONDOMINIUM

BEING THE EAST 10' OF LOT 12, ALL OF LOT 13 AND WEST 30' OF LOT 14, BLOCK 12  
CRYSTAL SPRING LAND CO. MAP  
(RKE. CO. P.B. 1 PG. 102 & 103)  
ROANOKE, VIRGINIA

PROPERTY OF:  
A. L. ROBERTS & JERRY W. GRUBB

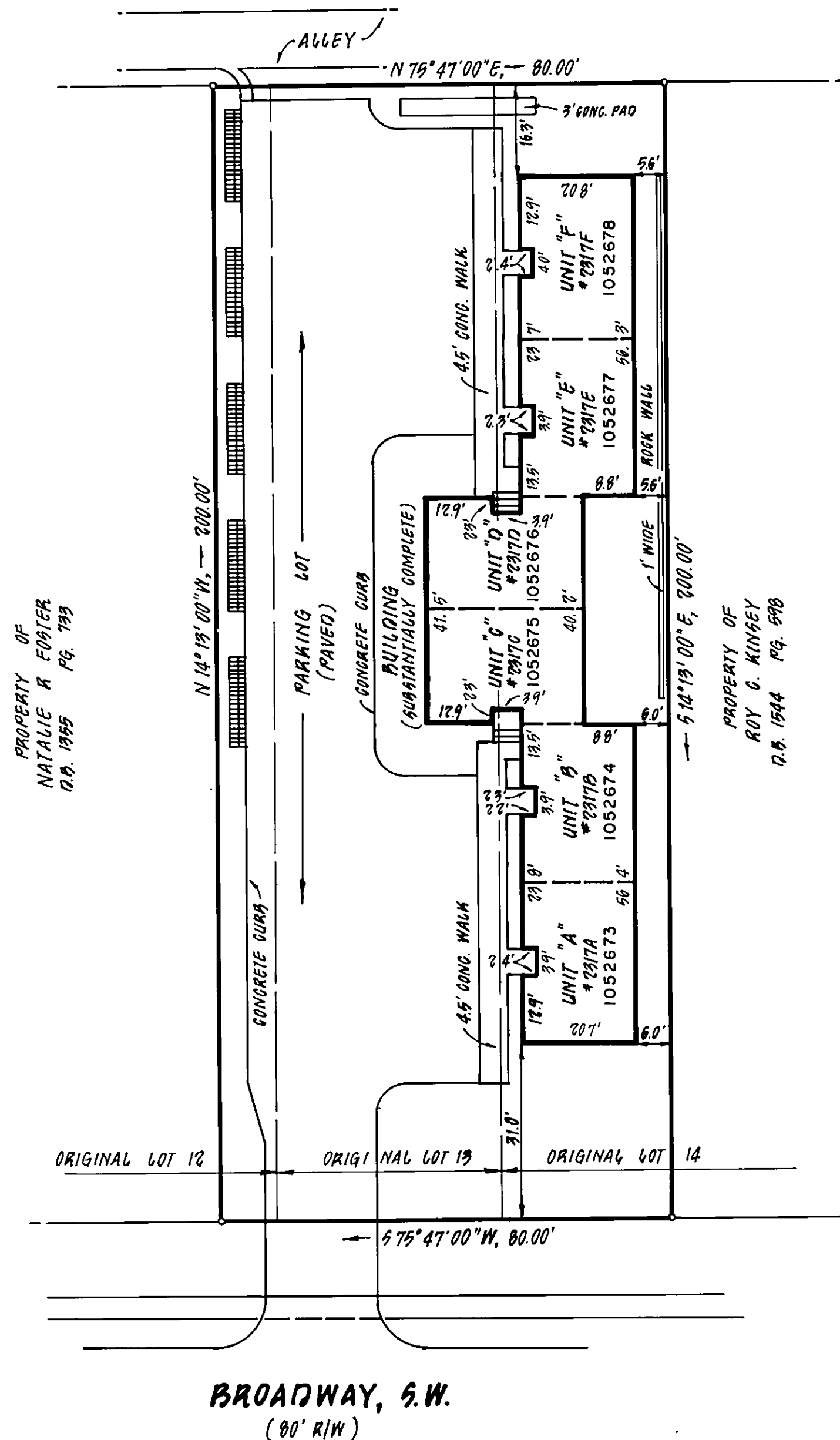
SCALE: 1"=20' DATE: 23 OCTOBER, 1987

BUFORD T. LUMSDEN & ASSOCIATES, P.C.  
CERTIFIED LAND SURVEYORS  
ROANOKE, VIRGINIA

\* 84-257

SHEET # 1 OF 2

MERIDIAN OF CRYSTAL  
SPRING LAND COMPANY  
MAP (RKE. CO. P.B. 1 PG. 102 & 103)



### LEGEND

— DENOTES COMMON ELEMENT

