

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT STEVE P. STANLEY AND FRANCES P. STANLEY ARE THE FEE SIMPLE OWNERS OF THE PARCEL OF LAND SHOWN HEREON BOUNDED BY CORNERS 1 THRU 4 TO 1, INCLUSIVE, AND IS ALL OF LAND CONVEYED TO SAID OWNERS BY DEED RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA IN DEED BOOK 336, PAGE 582.

THAT STEVE P. STANLEY IS THE FEE SIMPLE OWNER OF THE PARCEL OF LAND SHOWN HEREON BOUNDED BY CORNERS 2 THRU 3 TO 5 THRU 6 TO 2, INCLUSIVE, AND IS ALL OF LAND CONVEYED TO SAID OWNER BY DEED RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA IN DEED BOOK 1413, PAGE 132.

THE PLATTING AND DEDICATION OF THE LAND SHOWN HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDESIGNED (OWNER/OWNERS) AS REQUIRED BY SECTION 15.1-465 THROUGH 15.1-485 OF THE CODE OF VIRGINIA (1950) AS AMENDED, AND THE SUBDIVISION ORDINANCE OF THE CITY OF ROANOKE, VIRGINIA.

IN WITNESS WHEREON ARE HEREBY PLACED THE FOLLOWING SIGNATURES AND SEALS:

BY: Steve P. Stanley BY: Frances P. Stanley
STEVE P. STANLEY, OWNER FRANCES P. STANLEY, OWNER

STATE OF VIRGINIA
COMMONWEALTH AT LARGE

I, LINDA DRISCOLL, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT Steve P. Stanley Frances P. Stanley WHOSE NAME IS SIGNED TO THE FOREGOING INSTRUMENT HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME ON THIS 10th DAY OF October, 1995.

NOTARY PUBLIC

MY COMMISSION EXPIRES 11-30-96

STATE OF VIRGINIA
COMMONWEALTH AT LARGE

I, LINDA DRISCOLL, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT Steve P. Stanley Frances P. Stanley WHOSE NAME IS SIGNED TO THE FOREGOING INSTRUMENT HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME ON THIS 10th DAY OF October, 1995.

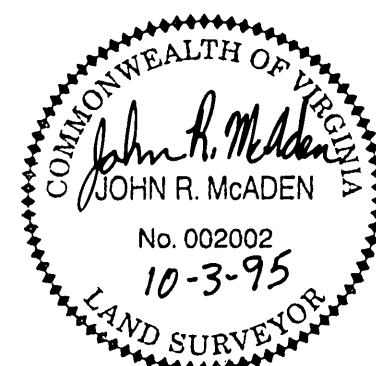
NOTARY PUBLIC

MY COMMISSION EXPIRES 11-30-96

APPROVED: Philip C. Schirmer 11/3/95
ENGINEER, CITY OF ROANOKE DATE
John Hanna Cassel 11/3/95
AGENT, CITY OF ROANOKE PLANNING COMMISSION DATE

IN THE CLERK'S OFFICE FOR THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA, THIS MAP WAS PRESENTED AND WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THERETO ANNEXED, ADMITTED TO RECORD AT 4:08 O'CLOCK P.M. ON THIS 7th DAY OF NOVEMBER, 1995, IN MAP BOOK 1, PAGE 1458.

BY: Arthur B. Cruskitt
CLERK
AT-CCP
DEPUTY CLERK



I HEREBY CERTIFY THAT THIS PLAT IS FROM A CURRENT FIELD SURVEY AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

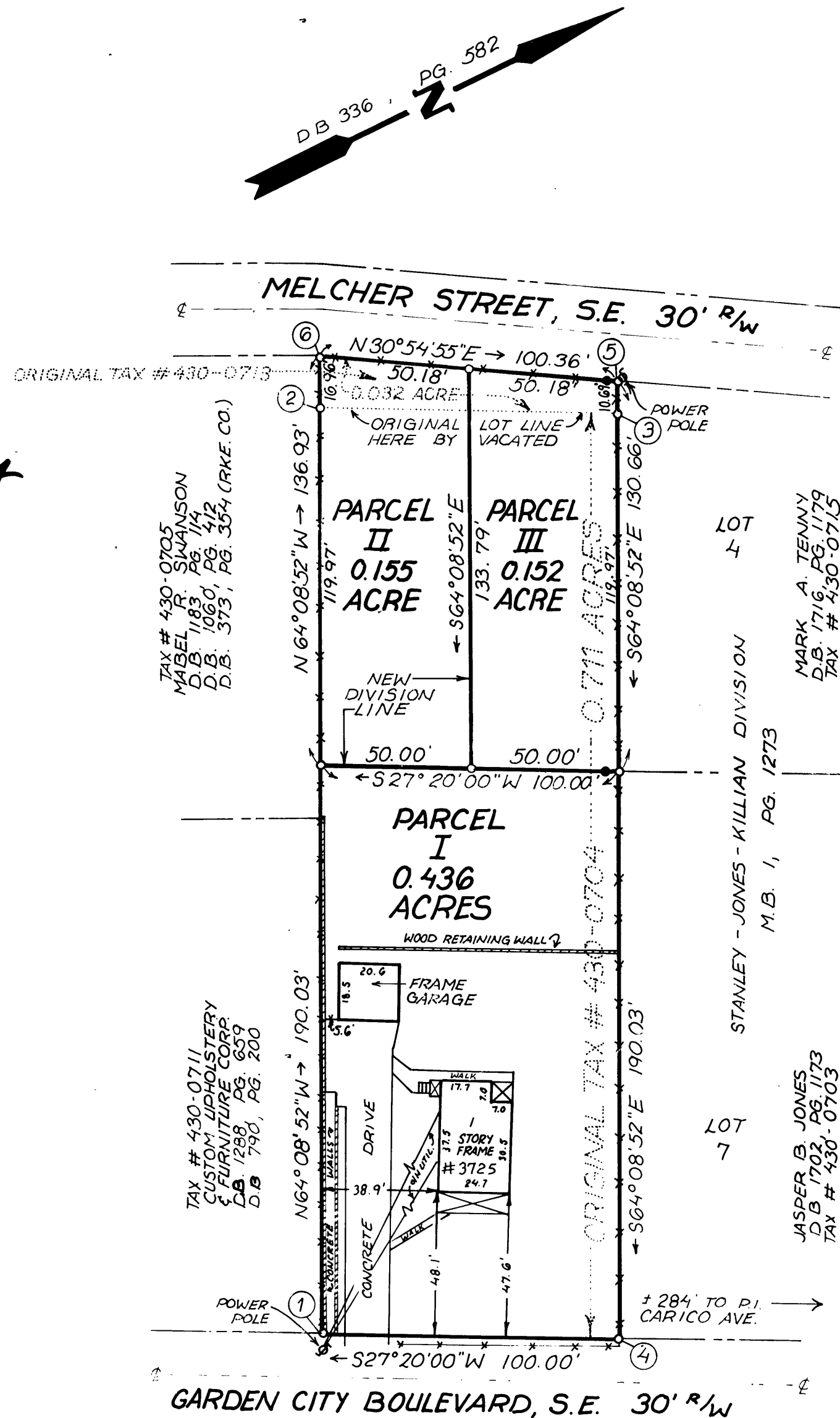
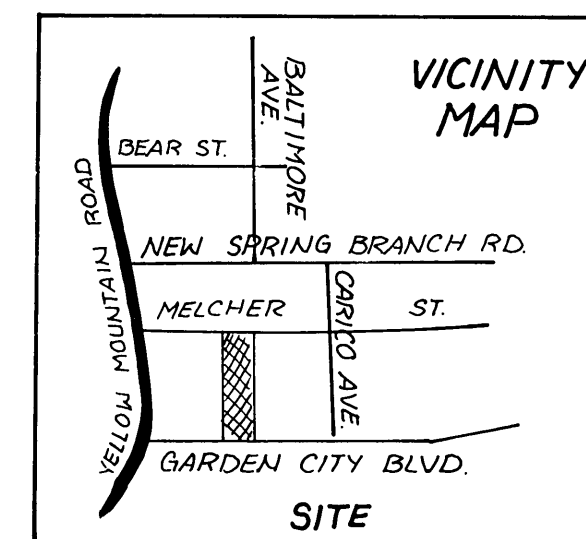
John R. McAden
JOHN R. McADEN 002002

BALZER AND ASSOCIATES, INC., 1208 CORPORATE CIRCLE, ROANOKE, VIRGINIA 24018

0 40' 80' 120'
SCALE 1" = 40'

LEGEND	
○	IRON PIN SET
●	IRON PIN FOUND

THIS ORIGINAL PLAT HAS
NOT BEEN REDUCED



COORDINATE LIST		
CORNER	NORTHING	EASTING
1	4769.4195	2241.7595
2	4904.5955	1962.7838
3	4993.4305	2008.7004
4	4858.2546	2287.6761
5	4998.0901	1999.0839
6	4911.9901	1947.5229

NOTES:

- OWNER OF RECORD: STEVE P. STANLEY
FRANCES P. STANLEY
- LEGAL REFERENCE: TAX MAP #430-0704
DEED BOOK 336, PAGE 582
TAX MAP #430-0713
DEED BOOK 1413, PAGE 132
- NO TITLE REPORT FURNISHED
- CURRENTLY ZONED: RM1

SUBDIVISION PLAT FOR

STEVE P. & FRANCES P. STANLEY

SHOWING THE SUBDIVISION OF
PROPERTY CONVEYED TO
STEVE P. AND FRANCES A. STANLEY
IN D.B. 1413 PG.132 AND D.B. 336 PG.582
SITUATED ON GARDEN CITY BLVD., S.E.
GARDEN CITY FARM
PLAT BOOK 1, PAGE 192 (ROANOKE COUNTY)
CREATING HEREON PARCEL 1 (0.436 ACRE)
PARCEL II (0.155 ACRE)
AND PARCEL III (0.152 ACRE)
CITY OF ROANOKE, VIRGINIA
OCTOBER 3, 1995
JOB NUMBER 9510087

PROPERTY IS IN F.E.M.A. DEFINED UNSHADED ZONE X.
SEE COMMUNITY PANEL #51161C0066D (EFFECTIVE
DATE OCTOBER 15, 1993)

