

KNOW ALL MEN BY THESE PRESENTS TO WIT:

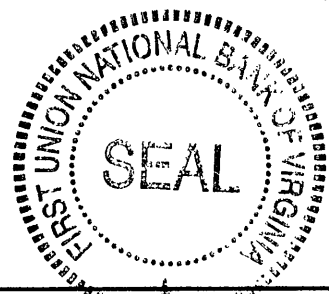
THAT MARK C. KARY IS THE FEE SIMPLE OWNER OF THE PARCEL OF LAND SHOWN HEREON CONTAINING 0.137 ACRE BOUNDED BY OUTSIDE CORNERS 4, 5, 6, 7, 8, 9, 10 12 TO 4 INCLUSIVE AND BEING ALL OF THE PROPERTY CONVEYED TO SAID OWNER BY RAYMOND M. BROOKS AND PATRICIA F. BROOKS BY DEED DATED JULY 12, 1985 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA IN DEED BOOK 1521, PAGE 1491 AND BEING SUBJECT TO TWO LIENS OF CERTAIN DEEDS OF TRUST, THE FIRST DEED OF TRUST IS DATED OCTOBER 19, 1995 AND RECORDED IN THE AFORESAID CLERK'S OFFICE IN DEED BOOK 1748, PAGE 1723 TO ROSS C. HART, TRUSTEE, SECURING A NOTE TO FIRST UNION NATIONAL BANK OF VIRGINIA, BENEFICIARY, THE SECOND DEED OF TRUST IS DATED JANUARY 4, 1993 AND RECORDED IN THE AFORESAID CLERK'S OFFICE IN DEED BOOK 1674, PAGE 1609 TO LARRY E. HAMILTON AND ALTA J. JONES, TRUSTEES, SECURING A NOTE TO DOMINION BANKSHARES MORTGAGE CORPORATION, BENEFICIARY.

THAT MARK C. KARY IS THE FEE SIMPLE OWNER OF THE PARCEL OF LAND SHOWN HEREON CONTAINING 0.044 ACRE BOUNDED BY OUTSIDE CORNERS 1, 2, 3, 4, 12, 10 TO 1 INCLUSIVE AND BEING ALL OF THE PROPERTY CONVEYED TO SAID OWNER BY DARRELL D. BEMILLER AND SARA B. BEMILLER BY DEED DATED JANUARY 18, 1984 AND RECORDED IN THE AFORESAID CLERK'S OFFICE IN DEED BOOK 1497, PAGE 1868 AND BEING SUBJECT TO A LIEN OF A CERTAIN DEED OF TRUST DATED JUNE 13, 1994 AND RECORDED IN THE AFORESAID CLERK'S OFFICE IN DEED BOOK 1715, PAGE 114 TO BYRON L. YOST AND JUDITH N. WSHNEK, TRUSTEES SECURING A NOTE TO FIRST UNION NATIONAL BANK OF VIRGINIA, BENEFICIARY.

THE SAID OWNER HEREBY CERTIFIES THAT HE HAS SUBDIVIDED THE LAND INTO LOTS AS SHOWN HEREON ENTIRELY WITH HER OWN FREE WILL AND ACCORD AS REQUIRED BY SECTION 15.1-465 THRU 15.1-485 OF THE 1950 CODE OF VIRGINIA AS AMENDED TO DATE AND THE SUBDIVISION ORDINANCE OF THE CITY OF ROANOKE, VIRGINIA AND VACATE THE OLD LOTS 10-12 4 AND 1A-3 SHOWN DOTTED HEREON AS REQUIRED BY SECTION 15.1-483.1 OF THE 1950 CODE OF VIRGINIA AS AMENDED TO DATE.

WITNESS THE SIGNATURES AND SEALS OF SAID OWNER, TRUSTEES AND BENEFICIARIES.

Mark C. Kary 12/10/96  
MARK C. KARY, OWNER  
D.B. 1521, PG. 1481  
D.B. 1497, PG. 1868



DEED OF TRUST  
D.B. 1748, PG. 1723  
D.B. 1715, PG. 114

FIRST UNION NATIONAL BANK OF VIRGINIA  
BENEFICIARY

[Signature] 3/20/97 Michael W. English 12/12/96  
TRUSTEE DATE MICHAEL W. ENGLISH, V.P. DATE

DEED OF TRUST  
D.B. 1674, PG. 1609

FIRST UNION MORTGAGE CORPORATION  
SUCCESSOR BY MERGER TO DOMINION  
BANKSHARES MORTGAGE CORP., BENEFICIARY

[Signature] 3/20/97 Daniel N. Wright 3-20-97  
TRUSTEE DATE AUTHORIZED AGENT DATE

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 MARK C. KARY, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS 10th DAY OF DECEMBER, 1996.

MY COMMISSION EXPIRES: June 30, 1999  
Margaret S. Conner  
NOTARY PUBLIC

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA THIS MAP WAS PRESENTED WITH THE CERTIFICATE OF ACKNOWLEDGMENT THERETO ATTACHED ADMITTED TO RECORD AT 4:25 O'CLOCK P.M. ON THIS 28th DAY OF March, 1997.

TESTE: ARTHUR B. CRUSH, III  
CLERK

BY: Lena Testerman  
DEPUTY CLERK

CLOSED BY LRD

THIS IS AN ORIGINAL SIZE PLAT AND HAS NOT BEEN REDUCED.

STATE OF VIRGINIA  
County OF Roanoke  
TO WIT:

I, Trena B. Swain, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT Douglas J. Meador, TRUSTEE FOR FIRST UNION NATIONAL BANK OF VIRGINIA, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS 20th DAY OF March, 1997.

MY COMMISSION EXPIRES: 12-31-2000  
Trena B. Swain  
NOTARY PUBLIC

STATE OF VIRGINIA  
County OF Roanoke  
TO WIT:

I, Carol Skazee, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT MICHAEL W. ENGLISH, V.P., FIRST UNION NATIONAL BANK OF VIRGINIA, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS 12 DAY OF DECEMBER, 1996.

MY COMMISSION EXPIRES: 8-31-98  
Carol Skazee  
NOTARY PUBLIC

STATE OF VIRGINIA  
County OF Roanoke  
TO WIT:

I, Trena B. Swain, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT Douglas J. Meador, TRUSTEE FOR FIRST UNION MORTGAGE CORPORATION, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS 20th DAY OF March, 1997.

MY COMMISSION EXPIRES: 12-31-2000  
Trena B. Swain  
NOTARY PUBLIC

STATE OF VIRGINIA  
County OF Roanoke  
TO WIT:

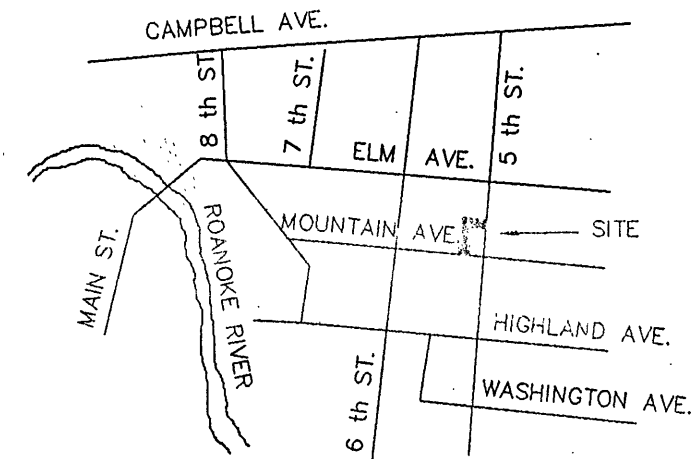
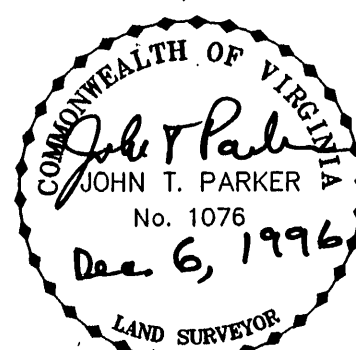
I, Trena B. Swain, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT Daniel N. Wright, AUTHORIZED AGENT FOR FIRST UNION MORTGAGE CORPORATION, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS 20th DAY OF March, 1997.

MY COMMISSION EXPIRES: 12-31-2000  
Trena B. Swain  
NOTARY PUBLIC

APPROVED: [Signature] 3-28-97  
For AGENT - CITY OF ROANOKE  
PLANNING COMMISSION  
Charles M. Huffman 3-28-97  
CITY ENGINEER - CITY OF ROANOKE DATE

THIS RESUBDIVISION IS BASED ON A CURRENT FIELD SURVEY. MARK C. KARY IS THE OWNER OF RECORD, SEE D.B. 1521, PG. 1491 & D.B. 1497, PG. 1868.

John T. Parker Dec 6, 1996  
JOHN T. PARKER, L.S. DATE



LOCATION MAP  
NO SCALE

#### BOUNDARY NOTES:

THIS PLAT RESUBDIVIDES EXISTING TAX PARCEL NO. 112-0827 BEING A PORTION OF LOT 25, SECTION 12, LEWIS ADDITION (0.137 ACRE) AND TAX PARCEL NO. 112-0829, BEING A PORTION OF LOT 25 AND LOT 26, SECTION 12, LEWIS ADDITION (0.046 ACRE) AND CREATES HEREON NEW LOT "25-A" (0.130 ACRE) AND NEW LOT "26-A" (0.053 ACRE).

#### ORDER OF THE BOARD OF ZONING APPEALS

APPEAL NO.: 66-96V-A  
THE FOLLOWING REQUEST WAS APPROVED.

1. TO ALLOW THE CREATION OF A NEWLY SUBDIVIDED LOT TO HAVE 2,308.68 SQUARE FEET.
2. TO ALLOW THE NEWLY CREATED LOT TO HAVE 30 FEET OF FRONTAGE.
3. TO ALLOW AN EXISTING BUILDING TO HAVE A ZERO (0) FRONT YARD SETBACK.
4. TO ALLOW THE NEWLY CREATED LOT TO HAVE ZERO (0) SIDE YARD SETBACK.
5. TO ALLOW A REAR YARD SETBACK OF NINE (9) FEET.

#### GENERAL NOTES:

1. THIS PLAT WAS PREPARED WITHOUT BENEFIT OF A TITLE REPORT AND IS SUBJECT THERETO. THEREFORE, THERE MAY EXIST ENCUMBRANCES WHICH AFFECT THE PROPERTY NOT SHOWN HEREON.
2. THE SUBJECT PROPERTY IS WITHIN THE LIMITS OF ZONE "X" AS SHOWN ON THE FEMA FLOOD INSURANCE RATE MAPS PANEL NO. 51161C0046 D AND PANEL NO. 51161C0048 D, EFFECTIVE DATE: OCTOBER 15, 1993. THIS DETERMINATION IS BASED ON SAID MAPS AND HAS NOT BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS.

#### RESUBDIVISION FOR MARK C. KARY

SHOWING RESUBDIVISION OF LOT 25 AND A PORTION OF LOT 26, SECTION 12, LEWIS ADDITION, CITY MAP # 1079 CREATING HEREON NEW LOT "25-A" (0.130 AC.) AND NEW LOT "26-A" (0.053 AC.) SITUATE ON MOUNTAIN AVENUE, S.W. AND 5 TH. STREET, S.W. ROANOKE, VIRGINIA

TAX # 112-0827, 0829  
CALC: LRD  
DRAWN: LRD/135  
N.B. G-166

SCALE: 1" = 20'  
DATE: AUGUST 12, 1996  
REV: DECEMBER 5, 1996  
W.O. 96-0644



TPP&S T. P. PARKER & SON  
ENGINEERS SURVEYORS PLANNERS  
816 Boulevard  
Post Office Box 39  
Salem, Virginia 24153

SHEET 1 OF 2

M.B. 1, PG. 1629