THIS ORIGINAL SCALE MAP HAS NOT BEEN REDUCED

| 1 THROUGH 5 TO 1 INCLUSIVE. SAID PROPERTY HAVING BEEN CONVEYED TO SAID OWNERS BY DEED OF RECORD IN THE CLERK'S OFFICE OF | | | | | | | | |
|--|-----------------------|--|--------------------------------------|------------------------------------|--|--------------------|--|--|
| THE CIRCUIT COURT THE CITY OF ROANOKE, VIRGINIA IN DEED BOOK 1775 AT PAGE 1364: SAID PROPERTY BEING SUBJECT TO A DEED OF TRUST | CURVE | RADIUS | LENGTH | TANGENT | CHORD | BEARING | DELTA | |
| TO SIGNET BANK, WHICH IS OF RECORD IN THE AFORESAID CLERK'S OFFICE IN DEED BOOK 1775 AT PAGE 1370; | C-1 | 50.00' | 81.34' | 52.88' | 72.66' | N 75'14'02" | W 93°12′16″ | |
| THE SAID OWNERS CERTIFY THAT THE SUBDIVISION OF LAND AS SHOWN | | | | | | | | |
| HEREON HAS BEEN MADE WITH THEIR CONSENT AND IN ACCORDANCE WITH THEIR WISHES AND DESIRES AS REQUIRED BY SECTION 15.1—465 | | | | | | | | |
| THROUGH 15.1—485 OF THE CODE OF VIRGINIA, 1950, AS AMMENDED TO DATE, AND AS REQUIRED BY THE SUBDIVISION AND ZONING ORDINANCE OF THE CITY OF ROANOKE, VIRGINIA. | | | | | | | PB | |
| | | | | | X PARCEL | | 0. 9 Pg. | |
| | | | | | 7200101 DEVELOPERS | INC. | ري. دي | |
| WITNESS THE FOLLOWING SIGNATURES AND SEALS: | | | | D.B. 1 | 723 Pg. 1230 |) | | |
| | | | | | | | | |
| BY: Michal / Hmod (President) 5/06/97 PRECISION INVESTMENT CORPORATION DATE | | 4" PVC BLOWOF | ; <u> </u> | | | A A CA (TOTAL) IPS | e) | P(F) 3 |
| PRECISION INVESTMENT CORPORATION / DATE | Q IP(S) | | rs s | 33.52.41" E | 46 | 4.16' (TOTAL) IP(S | 133.55 | EASEMENT FOR POWER LINE |
| JOSEPH E. WRIGHT, III - TRUSTEE (EITHER OF WHOM MAY ACT) DATE | | 7 | 1 | 330.61° 4" PVC BLOWOFF | WM PUMP STA. | ELEC. BOX | P.POLE | (UNSPECIFIED WIDTH) IN D.B. 963 Pg. 726 (ROA. CO.) |
| , , , , , , , , , , , , , , , , , , , | | * | | X X | ′ | × × × | × × × | P.POLE |
| J. BROOK WRIGHT — TRUSTEE (EITHER OF WHOM MAY ACT) DATE | K | , , , , | , Z. | CONC. RAMP | | WELL | | |
| | l I | 24.6' · | . 12 | ·4.13' | | /// | | |
| | | , 24.0 , , Si | . 12 | T.10 | | | / - | -> |
| MATADME APPTICIATE | 5.40' | 24.6' | | | | | | |
| HOTALL S CELLIFICATE | | | (| | TAX PX | 1 <i>PCA</i> 7 | | 1 5 |
| STATE OF VIRGINIA AT LARGE COUNTY/CITY OF LORMAND | | 2 2 | NEW | V LOT 1 | 7/90 | 405 - 5 | NEW LOT 2 | 58.5 |
| A NOTARY PUBLIC IN AND FOR THE | .9.3c | | | 33 AG. | | 499.2 | 1.577 AC. | 4 |
| AFORESAID LOCALE CETTAND STATE, DO HEREBY CERTIFY THAT | 46 | | | 1018 Pg. 373 NOKE COUNTY) | | 4 | D.B. 1415 Pg. 524 (CITY OF ROANOKE) | → ₩ |
| Thickney Alleras | | 12.9' | · | VOILE COUNTY | | i 🌗 | (6,7,7,6,7,7,7,7,7,7,7,7,7,7,7,7,7,7,7,7 | > |
| PERSONALLY APPEARED BEFORE ME IN MY JURISDICTION AND ACKNOWLEDGED | | 3,7 | # 1723 1 STORY | | A SPH PARI | | | بنا |
| THE SAME ON 11/25 (, 199/. | WELL O | | MANUFACTUR FACILITY | PING | | | | 7 3 |
| MY COMMISSION EXPIRES ON TICLY SI, SICC. | 5.32' — × | 12.9' | | 5.5' | | | 7190408 | 7 6 |
| | | | FORMERLY GRUMMAN | () | – | | , , , | 3 00 |
| NOTARY PUBLIC TAX PAR | PCEL W | | (EMERGENC PRODUCTS | <i>Y /</i> | STONE FOYER | 7/N/ | | 77, |
| 719046 I. N. McI | | SONC | | | | 107 2° L | ABANDONDED GAS PUMP P.P.C | $\alpha E = \frac{1}{2} \frac{\partial}{\partial x} \frac{\partial}{\partial x}$ |
| D.B. 993 P | g. 130 Sk | | 71904 | 105 | | TR/ 59.2 | STATION | WAR S 28 |
| NOTAKY'S CERTIFICATE (ROA. C | ,0.) | E. | | | | 0LD 71 | * | k |
| COUNTY/CITY OF Koank | | 188 | | | | > | | |
| 1, Therity four , A NOTARY PUBLIC IN AND FOR THE | | | ` | | | | * , | k - |
| AFORESAID Loanshe City AND STATE, DO HEREBY CERTIFY THAT | k | | | ~ | | | | |
| Jaseph & Wiright III | | | | WETE | | | * | k [] |
| PERSONALLY APPEARED BEFORE ME IN MY JURISDICTION AND ACKNOWLEDGED | ķ | | 160.3' | GAS. | | | STORAGE TANK * [] | (|
| THE SAME ON agrice 3, 199 . | IP(F) | 33.6° C | ONC. | | △ ↑ | I O WELL | , , , , , , , , , , , , , , , , , , , | P.POLE |
| MY COMMISSION EXPIRES ON WITCHEN 31, 2000 . IP(F) 100 | - F | 1 33.0 | | SAN. SEW. MH | EN | TRANCE | C-1 | |
| Mullen France | 0.00' | TEL.PED. | N 28° | 37'54" W | | P.P.O | DLE _ 88.00' IP(S) | FRED O. SHANKS, III |
| NOTARY PUBLIC | Ī | V | | | | (TOTAL) IP(S) | (5) P.P. | POLE 140. 1544 |
| 40000V50 | ENTRAI / EXI | | | SEIBEL | DRIVE, N. | E. | | 4/126,96 |
| APPROVED: Solve Same Consella 5/28/9 | ? | | | | " R/W) | | | GRAPHIC SCALE |
| AGENT, CITY OF ROANOKE PLANNING COMMISSION DATE | - | | | | | 60 | 0 30 60 | " |
| Charles M Hulfing 5-28-9' | 7 | | | | | from a distant | | |
| | 17 E | YOR'S CER | | SUBDIVISION WAS | S MADE | | , | inch = 60 ft. |
| - . | BY ME A | T THE DIRECTION | V OF THE OWN | ERS, AND THAT TO F THE LAND OWN | HE SUBDIVISION | | NOTES: | |
| IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA, | SUBDIVID THIS PLA | ERS. I FURTHEI T ACTUALLY HAV | R CERTIFY THAT Æ BEEN PLACE | T THE MONUMENTS D AND THAT THEM | 'S SHOWN ON IR LOCATION | 1 | TITLE REPORT AND THERE | D WITHOUT THE BENEFIT OF A FFORE MAY NOT INDICATE ALL |
| THIS PLAT, WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THERETO ANNEXED IS ADMITT TO RECORD ON WILCOM 28 , 1997, AT 3:25 O'CLOCK PM. | TED AND CHA TO THE | RACTER ARE CO. BEST OF MY KN | RRECTLY SHOW. OWLEDGE AND | N. THIS SURVEY BELIEF AND COMI | ' IS CORRECT PLIES WITH THE | _ | ENCUMBRANCES UPON TH | |
| William R. Christi in Oring | MINIMUM STATE B | STANDARDS AND DARD OF ARCHIT |) <i>PROCEDURES</i> ECTS, PROFESS | AS ESTABLISHED SIONAL ENGINEERS | BY THE VIRGINIA | | FLOOD HAZARD ZONE AS | IS NOT WITHIN A F.E.M.A. DEFINED OF OCTOBER 15, 1993 F.E.M.A. STUDIES. ZONE X AS SHOWN ON F.E.M.A. |
| TESTEF | AND LAN | DSCAPE ARCHITE | .C15. | | | | COMMUNITY PANEL No. 5 | |

FRED O. SHANKS, III Land Surveyor 🦸 1544

KNOW ALL MEN BY THESE PRESENTS TO WIT:
THAT PRECISION INVESTMENT CORPORATION IS THE FEE SIMPLE OWNER
OF THE PROPERTY SHOWN HEREON BOUNDED BY CORNERS

, CLERK

VICINITY SKETCH

NOT TO SCALE

BOUNDARY COORDINATES ASSUMED DATUM

| 1 | N 5103.6383 | E 4555.5503 |
|---|-------------|-------------|
| , | | |
| 2 | N 5351.1899 | E-4954.2490 |
| 3 | N 4965.8323 | E 5212.9844 |
| 4 | N 4723.7501 | E 4823.0947 |
| 5 | N 4742.2693 | E 4752.8342 |
| 1 | N 5103.6383 | E 4555.5503 |

PLAT OF SUBDIVISION

PRECISION INVESTMENT CORPORATION

OF TWO UN-NUMBERED PARCELS STATESMAN PARK (P.B. 9 Pg. 33) HEREBY CREATING

NEW LOT 1 (3.633 AC.)

NEW LOT 2 (1.577 AC.) CITY OF ROANOKE, VIRGINIA

SHANKS ASSOCIATES, P.C. SURVEYORS & PLANNERS 313 LUCK AVENUE ROANOKE, VIRGINIA 24016 (540) 343-6685

| (340) | J4J-000J | |
|-----------------|----------|--------|
| DATE: 11/26/96 | SCALE: | 1"=60' |
| CALC: JRA | DRAWN BY | : JRA |
| CREW: JRA | F.B.: | 96.01 |
| CHECKED BY: Pos | JOB NO.: | 696047 |

- 1. THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND THEREFORE MAY NOT INDICATE ALL ENCUMBRANCES UPON THE PROPERTY.
- 2. THE SUBJECT PROPERTY IS NOT WITHIN A F.E.M.A. DEFINED FLOOD HAZARD ZONE AS OF OCTOBER 15, 1993 F.E.M.A. STUDIES. THE PROPERTY IS WITHIN ZONE X AS SHOWN ON F.E.M.A. COMMUNITY PANEL No. 51161C0028 D.
- 3. THE PROPERTY SHOWN HEREON IS THE SAME PROPERTY DESCRIBED IN ROANOKE COUNTY DEED BOOK 1018, Pg. 373, AND IN CITY OF ROANOKE DEED BOOK 1415, Pg. 524.