

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT RIA, LLC IS THE FEE SIMPLE OWNER OF THE PARCEL OF LAND SHOWN HEREON BOUNDED BY OUTSIDE CORNERS 1 THRU 14 TO 1, INCLUSIVE, AND BEING A PORTION OF THE LAND CONVEYED TO SAID OWNER BY DEED DATED April 27, 1993 RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA IN DEED BOOK 93, PAGE 0005687

THE SAID OWNER HEREBY CERTIFIES THAT IT HAS SUBDIVIDED THE LAND AS SHOWN HEREON ENTIRELY OF ITS OWN FREE WILL AND ACCORD AS REQUIRED BY SECTION 15.2-2264 OF THE 1950 CODE OF VIRGINIA AS AMENDED TO DATE AND THE CITY OF ROANOKE, VIRGINIA SUBDIVISION ORDINANCE AS AMENDED TO DATE.

WITNESS THE SIGNATURE AND SEAL OF SAID OWNER.

OWNER  
D.B. 1993 PG. 0005687

AUTHORIZED AGENT

DATE

4/30/98

STATE OF VIRGINIA  
CITY OF ROANOKE

TO WIT:

I, Sean Talley Reed, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT, J. L. Phillips, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS 30th DAY OF April, 1998.

MY COMMISSION EXPIRES:  
January 31, 2002

Sean Talley Reed  
NOTARY PUBLIC

APPROVED:

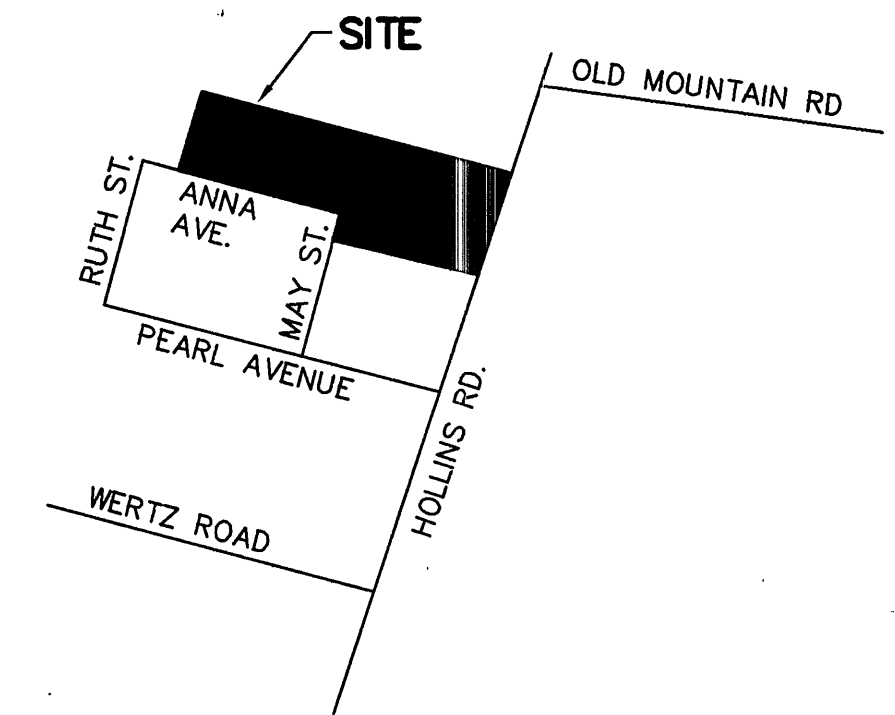
John Thomas Russell 5/1/98  
AGENT - CITY OF ROANOKE  
PLANNING COMMISSION

David C. Schirmer 5/1/98  
CITY ENGINEER - CITY OF  
ROANOKE, VIRGINIA

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 2:47 O'CLOCK P.M. ON THIS 4 DAY OF May, 1998.

TESTE: ARTHUR B. CRUSH, III  
CLERK

BY: Kathryn Balladay  
DEPUTY CLERK



VICINITY MAP

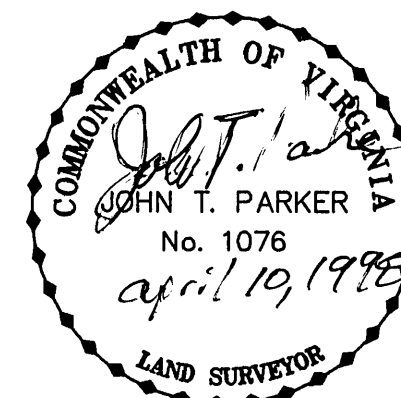
BOUNDARY COORDINATES

Point	Northing	Easting
1	4781.44	4884.61
2	4772.70	4749.41
3	4762.72	4750.05
4	4753.68	4610.34
5	4883.41	4601.95
6	4854.07	4148.26
7	5209.72	4131.94
8	5217.22	4528.67
9	5221.85	4912.52
10	5145.32	4897.12
11	4995.76	4865.69
12	4900.62	4868.01
13	4888.27	4868.31
14	4844.44	4872.93
1	4781.44	4884.61

BOUNDARY COORDINATES SHOWN  
HEREON BASED ON ASSUMED DATUM

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 MAP. THIS DETERMINATION IS BASED ON SAID MAP AND HAS NOT BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS. SEE MAP NO. 51161C0028D DATED OCT. 15, 1993.
3. NEW TRACT "A" AND NEW TRACT "B" WERE SURVEYED ONLY, REMAINING PROPERTY WAS PLATTED FROM EXISTING RECORDS.



THIS PLAT IS BASED ON A FIELD SURVEY AND LEGAL DESCRIPTION CONTAINED IN D.B. 1661, PG. 839

PARTIAL SURVEY AND  
SUBDIVISION FOR

**RIA, LLC**

SHOWING THE SUBDIVISION OF A 31.358 AC. TRACT AND CREATING NEW TRACT "A" (0.774 AC.), NEW TRACT "B" (5.775 AC.) AND NEW TRACT "C" (24.809 AC.) SITUATE ON HOLLINS ROAD, N.E.

ROANOKE, VIRGINIA

**T. P. PARKER & SON**  
ENGINEERS - SURVEYORS - PLANNERS

TAX NO.: 3140301  
DRAWN: DAP  
CALC.: DAP  
N.B.: JTP 9

SCALE: 1" = 50'  
APRIL 10, 1998  
W.O.: 98-0431

SHEET 1 OF 2  
M.B. 1, PG. 1823