

KNOW ALL MEN BY THESE PRESENTS, TO WIT:

THAT FRONIE S. NICHOLS ESTATE IS THE FEE SIMPLE OWNER OF THE PARCELS OF LAND SHOWN HEREON BOUNDED BY CORNERS 1 THRU 6 TO 1, INCLUSIVE WHICH COMPRISES ALL OF THE LAND CONVEYED TO SAID OWNER BY INSTRUMENT RECORDED IN THE CIRCUIT COURT CLERK'S OFFICE IN ROANOKE CITY, DEED BOOK 1323, PG. 222.

THAT SHARON N. MILLS IS THE FEE SIMPLE OWNER OF THE PARCEL OF LAND SHOWN HEREON BOUNDED BY CORNERS 4 THRU 9 TO 4, INCLUSIVE WHICH COMPRISES ALL OF THE LAND CONVEYED TO SAID OWNER BY INSTRUMENT RECORDED IN THE CIRCUIT COURT CLERK'S OFFICE IN ROANOKE CITY, DEED BOOK 1744, PG. 427

THE SAID OWNERS CERTIFY THAT THEY HAVE SUBDIVIDED AND COMBINED THE LAND SHOWN HEREON WITH THEIR OWN FREE WILL AND ACCORD AS REQUIRED BY SECTION 15.2-2240 THRU 15.2-2279 OF THE 1950 CODE OF VIRGINIA, AS AMENDED TO DATE, AND FURTHER PURSUANT TO THE CITY OF ROANOKE LAND SUBDIVISION ORDINANCES.

IN WITNESS WHEREOF ARE HEREBY PLACED THE FOLLOWING SIGNATURES:

Sharon N. Mills
SHARON N. MILLS, EXECUTRIX
ESTATE OF FRONIE S. NICHOLS

Sharon N. Mills
SHARON N. MILLS

STATE OF VIRGINIA TO WIT:

COUNTY OF ROANOKE

I, LORETTA W. KEEFER, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE, CERTIFY THAT SHARON N. MILLS HAS PERSONALLY APPEARED BEFORE ME AND HAS ACKNOWLEDGED THE FOREGOING INSTRUMENT ON THIS 22 DAY OF APRIL, 1999.

Loretta W. Keffer
NOTARY PUBLIC

APRIL 30, 2000
COMMISSION EXPIRES

LEGAL REFERENCE:
D.B. 1323, PG. 222
D.B. 1744, PG. 427
TAX No. 4400201
TAX No. 4400202
TAX No. 4400206
CITY PLAN No. 3598

APPROVED:

Charles M. Huffine
CITY ENGINEER, CITY OF ROANOKE, VA

4/27/99
DATE

John H. H. H.
AGENT, CITY OF ROANOKE PLANNING COMMISSION

4/27/99
DATE

VICINITY PLAT
NO SCALE

NOTES: THE SUBJECT PROPERTY IS ZONED C-N AND RM-1.

2) THE SUBJECT PROPERTY IS LOCATED IN FLOOD INSURANCE ZONE "X" SO DESIGNATED BY F.E.M.A. MAP NO. 51161C0066D, DATED OCTOBER 15, 1993.

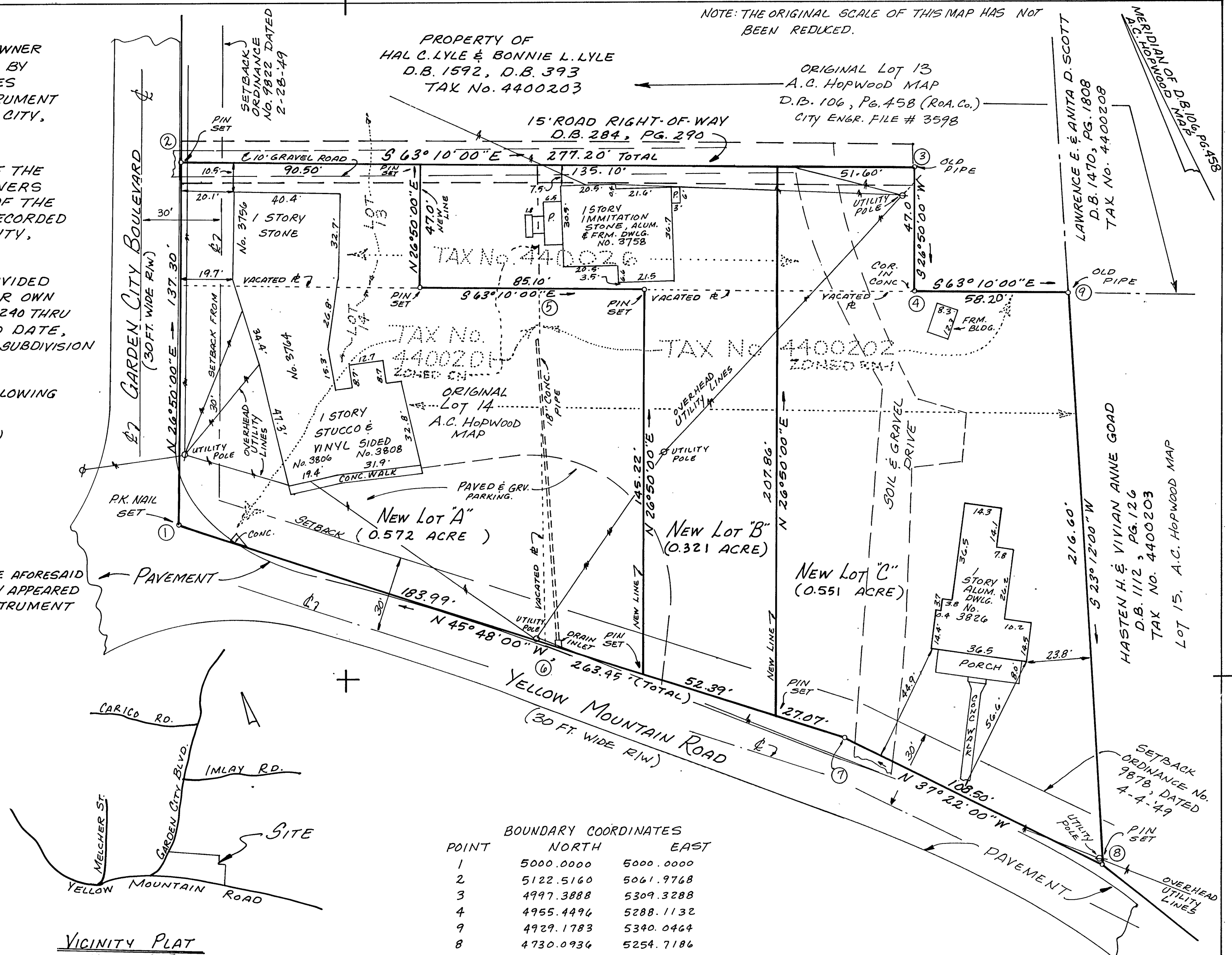
3) THIS PLAT IS SUBJECT TO INFORMATION WHICH MAY BE DISCLOSED BY A TITLE REPORT BY A LICENSED ATTORNEY.

4) THIS PLAT IS BASED ON A CURRENT FIELD SURVEY.

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF ROANOKE CITY, VIRGINIA, THIS MAP IS PRESENTED AND WITH THE CERTIFICATE OF ACKNOWLEDGMENT THERETO ANNEXED IS ADMITTED TO RECORD AT 1:00 O'CLOCK P.M. ON THIS 30TH DAY OF APRIL, 1999.

TESTE: *John B. Crush III*

BY: *John B. Crush III*
DEPUTY CLERK



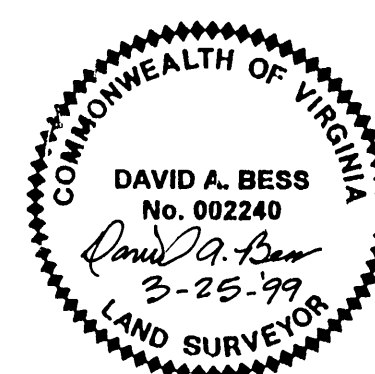
PLAT OF SUBDIVISION AND COMBINATION MADE FOR
ESTATE OF FRONIE S. NICHOLS & SHARON N. MILLS

SHOWING THE SUBDIVISION OF 3 PARCELS SITUATE ON YELLOW MTN. ROAD AND GARDEN CITY BLVD. CREATING HEREON 3 NEW LOTS. LOT A (0.572 AC.), LOT B (0.321 ACRE) AND LOT C (0.551 ACRE), BEING THE RESUBDIVISION OF A SOUTHWEST PORTION OF LOT 13 AND ALL OF LOT 14, A.C. Hopwood Map (PLAN No. 3598)

ROANOKE, VIRGINIA

SCALE 1" = 30'

MARCH 25, 1999



BY: JACK G. BESS
CERTIFIED LAND SURVEYOR
5422 STARKEY ROAD, S.W.
ROANOKE, VIRGINIA 24014

N.B. No. 104