

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT HECTOR MOJARRIETA AND RAFAELA M. ULLOA ARE THE FEE SIMPLE OWNERS OF THE PARCEL OF LAND SHOWN HEREON BEING LOT 36B (0.269 AC.), EDGEWOOD LAND COMPANY, BEING RECORDED IN P.B. 1, PG. 122 OF THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF ROANOKE, VIRGINIA, BOUNDED BY CORNERS 5,6,7,8 TO 5, INCLUSIVE, AND BEING ALL OF THE LAND CONVEYED TO SAID OWNERS BY DEED DATED JUNE 28TH, 1999 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA BY INSTRUMENT NUMBER 990010272.

THAT MARY M. ST. CLAIR, GREGORY C. ST. CLAIR, KENNETH W. ST. CLAIR AND DAVID R. HAMBRICK HEIRS TO THE ESTATE OF OTHO B. ST. CLAIR ARE THE FEE SIMPLE OWNERS OF THE PARCEL OF LAND SHOWN HEREON BEING LOT 36 (0.269 AC.), EDGEWOOD LAND COMPANY, BOUNDED BY CORNERS 3,5,8,10 TO 3, INCLUSIVE, BEING ALL OF THE LAND CONVEYED TO SAID OWNERS BY DEED DATED OCTOBER 31, 1950 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF ROANOKE, VIRGINIA IN DEED BOOK 448, PG. 461.

THAT KENNETH W. ST. CLAIR, DAVID R. HAMBRICK, AND GREGORY C. ST. CLAIR, HEIRS TO THE ESTATE OF MARY STANLEY ARE THE FEE SIMPLE OWNERS OF THE PARCEL OF LAND SHOWN HEREON BEING LOT 36A1 (0.135 AC.), EDGEWOOD LAND COMPANY, BOUNDED BY CORNERS 2,3,10,11, TO 2, INCLUSIVE, BEING ALL OF THE LAND CONVEYED TO SAID OWNERS BY WILL DATED NOVEMBER 6, 1997 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA IN WILL BOOK 48, PG. 1634.

THAT CLARENCE WALLACE POWELL, JR. IS THE FEE SIMPLE OWNER OF THE PARCEL OF LAND SHOWN HEREON BEING LOT 36A (0.426 AC.), AND A 4' PORTION OF LOT 37, BOUNDED BY CORNERS 1,2,11,12 TO 1, INCLUSIVE, BEING ALL OF THE LAND CONVEYED TO SAID OWNERS BY DEED DATED JUNE 27TH, 1966 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF ROANOKE, VIRGINIA IN DEED BOOK 805, PG. 450.

THE SAID OWNERS HEREBY CERTIFY THAT THEY HAVE SUBDIVIDED THE LAND INTO LOTS AS SHOWN HEREON ENTIRELY OF 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 THE CITY OF ROANOKE, VIRGINIA SUBDIVISION ORDINANCE AS AMENDED TO DATE.

THE SAID OWNERS HEREBY VACATE THE OLD DEED LINES AS SHOWN DOTTED HEREON.

WITNESS THE SIGNATURES AND SEALS OF SAID OWNERS.

OWNER INST. NO. 990010272	11-19-99	OWNER INST. NO. 990010272
<i>Hector Mojarrieta</i>	<i>Rafaela M. Ulloa</i>	11/19/99
HECTOR MOJARRIETA	DATE	RAFAELA M. ULLOA DATE

OWNER, HEIRS OF OTHO B. ST. CLAIR D.B. 448, PG. 461			
<i>Mary M. St. Clair</i>	11/24/99	<i>Gregory C. St. Clair</i>	11/24/99
MARY M. ST. CLAIR	DATE	GREGORY C. ST. CLAIR	DATE
<i>Kenneth W. St. Clair</i>	11-23-99	<i>David R. Hambrick</i>	11-10-99
KENNETH W. ST. CLAIR	DATE	DAVID R. HAMBRICK	DATE

OWNER, HEIRS OF MARY S. STANLEY D.B. 728, PG. 517			
<i>Gregory C. St. Clair</i>	11/24/99	<i>David R. Hambrick</i>	11-10-99
GREGORY C. ST. CLAIR	DATE	DAVID R. HAMBRICK	DATE
<i>Kenneth W. St. Clair</i>	11-23-99		
KENNETH W. ST. CLAIR	DATE		

OWNER D.B. 805, PG. 450	11-10-99
<i>Clarence W. Powell, Jr.</i>	
CLARENCE W. POWELL, JR.	DATE

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA
THIS MAP WAS PRESENTED WITH THE DATE OF ACKNOWLEDGMENT THERETO ATTACHED
ADMITTED TO RECORD AT 4:20 P.M. ON THIS 30th DAY OF November, 1999.

TESTE: ARTHUR B. CRUSI

CLERK

BY: *Vicki Clark*
DEPUTY CLERKSTATE OF VIRGINIA
COUNTY OF Roanoke
TO WIT:

I, FORREST R. OTLEY A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT HECTOR MOJARRIETA AND RAFAELA ULLOA, WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS 19th DAY OF November, 1999.

MY COMMISSION EXPIRES:

11/30/2002

NOTARY PUBLIC

STATE OF VIRGINIA
COUNTY OF Roanoke
TO WIT:

I, FORREST R. OTLEY A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT CLARENCE W. POWELL, JR., 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 November, 1999.

MY COMMISSION EXPIRES:

11/30/2002

NOTARY PUBLIC

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 MARY M. ST. CLAIR, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS 23rd DAY OF November, 1999.

MY COMMISSION EXPIRES:

June 30, 2003

NOTARY PUBLIC

STATE OF VIRGINIA
CITY OF SALEM
TO WIT:

I, LEW JOHN T. PARKER SR A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT KENNETH W. ST. CLAIR, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS 23rd DAY OF November, 1999.

MY COMMISSION EXPIRES:

OCT. 31, 2001

NOTARY PUBLIC

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 GREGORY C. ST. CLAIR, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS 24th DAY OF November, 1999.

MY COMMISSION EXPIRES:

June 30, 2003

NOTARY PUBLIC

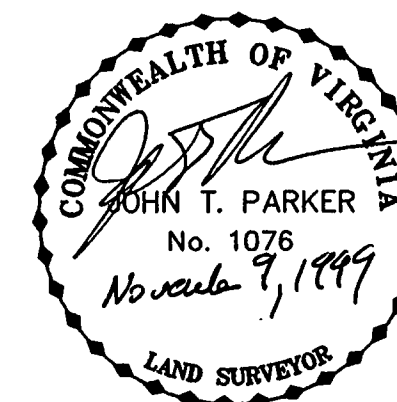
STATE OF VIRGINIA
CITY OF SALEM
TO WIT:

I, John T. Parker Sr A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT DAVID R. HAMBRICK, 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 November, 1999.

MY COMMISSION EXPIRES:

Oct 31, 2001

NOTARY PUBLIC



REQUIRED DEEDS TO BE PREPARED:

- ESTATE OF MARY S. STANLEY TO CLARENCE WALLACE POWELL, JR. FOR 0.135 AC. PARCEL BOUNDED BY CORNERS 2,3,10,11 TO 2.
- ESTATE OF OTHO B. ST. CLAIR TO CLARENCE WALLACE POWELL, JR. FOR SOUTHERLY ONE-HALF OF 0.269 AC. PARCEL (LOT 36) BOUNDED BY CORNERS 3,4,9,10 TO 3.
- ESTATE OF OTHO B. ST. CLAIR TO HECTOR MOJARRIETA AND RAFAELA M. ULLOA FOR NORTHERLY ONE-HALF OF 0.269 AC PARCEL (LOT 36) BOUNDED BY CORNERS 4,5,8,9 TO 4.

GENERAL NOTES:

- 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.
- THE SUBJECT PROPERTY IS WITHIN THE LIMITS OF ZONE "X" AS SHOWN ON THE FEMA FLOOD INSURANCE RATE MAP NO. 51161C0041 D, EFFECTIVE DATE: OCTOBER 15, 1993. THIS DETERMINATION IS BASED ON SAID MAP AND HAS NOT BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS.

APPROVED:

John M. Powell 11/29/99
AGENT - CITY OF ROANOKE DATE
PLANNING COMMISSION

Charles M. Huffine 11-29-99
CITY ENGINEER - CITY OF DATE
ROANOKE, VIRGINIA

BOUNDARY NOTE:

THIS PLAT RESUBDIVIDES EXISTING TAX PARCELS
609-0462(LOT36B 0.269AC.), 609-0463(LOT36 0.269AC.),
609-0464(LOT36A1 0.135 AC.) AND 609-0465(LOT36A 0.426 AC.)
CREATING HEREON LOT 36C(0.404AC.) AND LOT36A2(0.695AC.)

MUSSP

RESUBDIVISION FOR

**HECTOR MOJARRIETA & RAFAELA M. ULLOA
ESTATE OF OTHO B. ST. CLAIR, ESTATE OF
MARY S. STANLEY & CLARENCE W. POWELL, JR.**

BEING THE RESUBDIVISION OF LOT 36B, LOT 36, LOT 36A1 AND LOT 36A
BEING PORTIONS OF LOT 36, A 4' PORTION OF LOT 37, EDGEWOOD LAND COMPANY
P.B. 1, PG. 122, CREATING HEREON LOT 36C (0.404 AC.) AND LOT 36A2 (0.695 AC.)
SITUATE ON CALDWELL STREET, N.W.

CITY OF ROANOKE, VIRGINIA

TAX NO.: 609-0462,63,64,65

DRAWN: JTPZ-1

CALC: JTP, JR.

N.B. F-47

SCALE: 1" = 30'

DATE: NOVEMBER 9, 1999

W.O.: 99-1048



TPP&S T. P. PARKER & SON
ENGINEERS 816 Boulevard
SURVEYORS Post Office Box 39
PLANNERS Salem, Virginia 24163

SHEET 1 OF 2
M.B. 1 PG. 2042