

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT ALLAN H. SHELOR IS THE FEE SIMPLE OWNER OF THE LAND SHOWN HEREON, BOUNDED BY CORNERS 1A TO 2 TO 3 TO 2A TO 1A, INCLUSIVE, AND IS ALL OF THE LAND CONVEYED TO SAID OWNER BY A DEED RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA IN DEED BOOK 1727, PAGE 1262.

THAT ALLAN H. SHELOR IS THE FEE SIMPLE OWNER OF THE LAND SHOWN HEREON, BOUNDED BY CORNERS 1 TO 1A TO 2A TO 4 TO 1, INCLUSIVE, AND IS ALL OF THE LAND CONVEYED TO SAID OWNER BY A DEED RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA IN DEED BOOK 1755, PAGE 1766.

THE PLATTING OF THE LAND SHOWN HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS OR PROPRIETORS OF THE LAND AND THE TRUSTEES OF ANY DEED OF TRUST, OR OTHER INSTRUMENT IMPOSING A LIEN UPON SUCH LAND, IF ANY THERE BE, AS REQUIRED BY SECTION 15.2-2240 THRU 15.2-2279 OF THE CODE OF VIRGINIA (1950) AS AMENDED, AND THE SUBDIVISION ORDINANCE OF ROANOKE CITY, VIRGINIA.

IN WITNESS WHEREON ARE HEREBY PLACED THE FOLLOWING SIGNATURES AND SEALS:

Allan H. Shelor
ALLAN H. SHELOR, OWNER

STATE OF VIRGINIA
City of RKE

I, B. J. Vaughn, A NOTARY PUBLIC IN
AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT
Allan H. Shelor WHOSE NAME IS
SIGNED TO THE FOREGOING INSTRUMENT, HAS PERSONALLY
APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME ON THIS
9th DAY OF June, 2000.

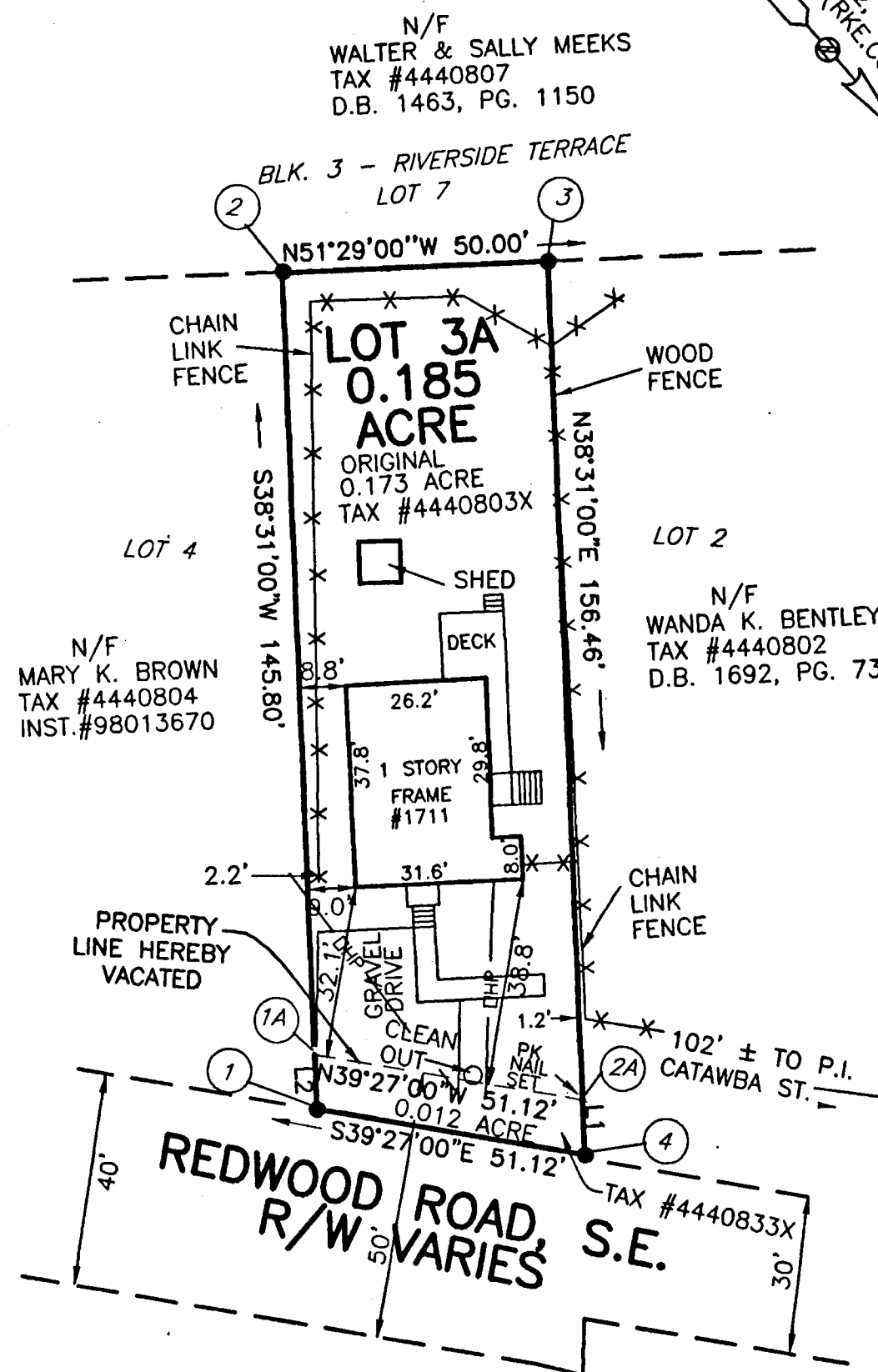
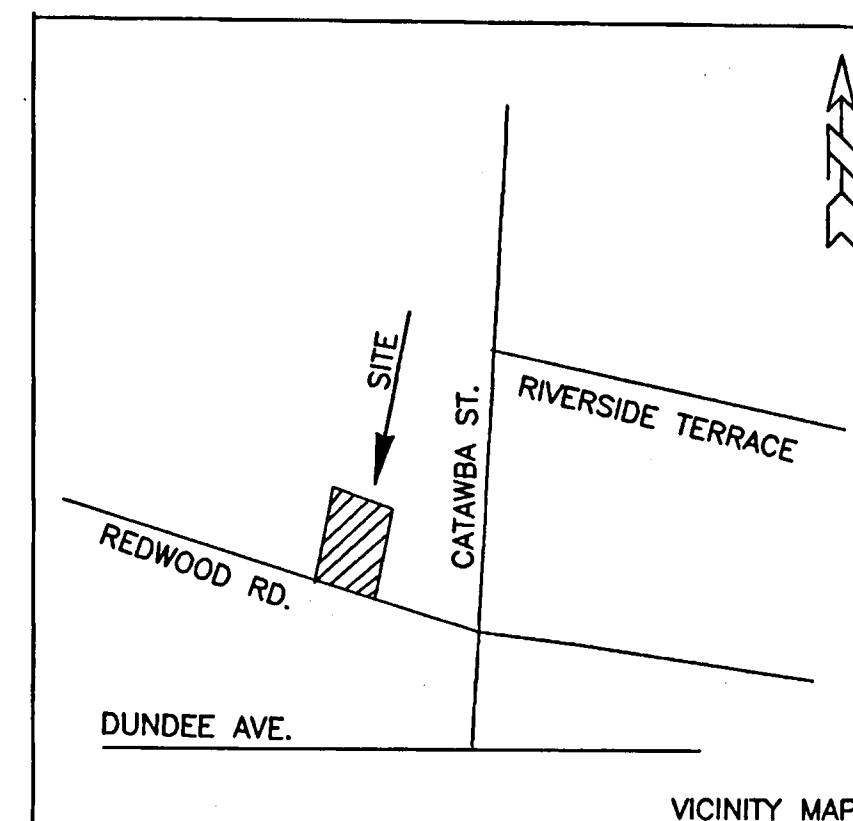
B. J. Vaughn
NOTARY PUBLIC

MY COMMISSION EXPIRES May 31 2001

NOTES:

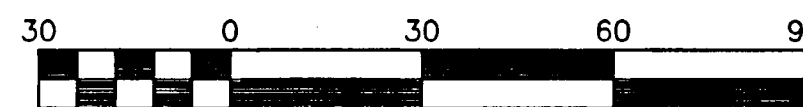
1. OWNER OF RECORD: ALLAN H. SHELOR
2. LEGAL REFERENCE: DEED BOOK 1727, PAGE 1262 AND DEED BOOK 1755, PAGE 1766
3. TAX MAP NUMBER: 4440803X AND 4440833X
4. PROPERTY CURRENTLY ZONED: RM1
5. UNDERGROUND UTILITY SERVICE LINES
6. THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT AND THERE MAY EXIST ENCUMBRANCES WHICH AFFECT THE PROPERTY NOT SHOWN HEREON.

THIS ORIGINAL PLAT HAS NOT BEEN REDUCED.



LINE L1
DISTANCE=10.22'
BEARING=N38°31'00"E

LINE L2
DISTANCE=10.22'
BEARING=S38°31'00"W

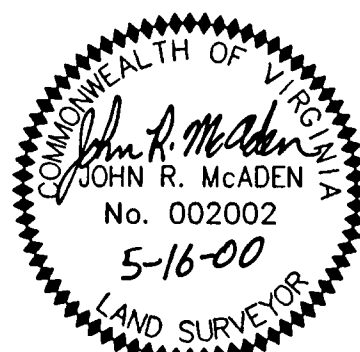


Scale 1" = 30'

APPROVED: Philip C. Schirmer 6/14/00
ENGINEER, CITY OF ROANOKE DATE
Philip James Paul C. 6/14/00
AGENT, CITY OF ROANOKE PLANNING COMMISSION DATE

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA, THIS PLAT WITH THE CERTIFICATE OF ACKNOWLEDGMENT THERETO ANNEXED IS ADMITTED TO RECORD AT 2:11 O'CLOCK P.M. ON THIS 6 DAY OF July, 2000, IN MAP BOOK 1, PAGE 212.

TESTE: Arthur B. Crutch III
CLERK
Ruth S. Molladay
DEPUTY CLERK



I HEREBY CERTIFY THAT THIS PLAT IS FROM A CURRENT FIELD SURVEY AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.
John R. McAden
JOHN R. McADEN 002002

THIS PROPERTY DOES NOT LIE WITHIN THE LIMITS OF A 100 YEAR FLOOD BOUNDARY AS DESIGNATED BY CURRENT FEMA MAPS.

PLANNERS ARCHITECTS ENGINEERS SURVEYORS
Balzer & Associates, Inc. 1208 Corporate Circle Roanoke Va. 24018

COMBINATION PLAT FOR
PROPERTY OWNED BY
ALLAN H. SHELOR
COMBINING 0.012 ACRE WITH A PART OF LOT 3,
BLOCK 3 - ROSEWOOD PARK
PLAT BOOK 2, PAGE 116 (RKE.CO.)
SITUATED ON REDWOOD ROAD, S.E.
CREATING HEREON
LOT 3A (0.185 ACRE)
CITY OF ROANOKE, VIRGINIA
MAY 16, 2000
JOB NUMBER R0010112
SCALE: 1"=30'

