

**KNOW ALL MEN BY THESE PRESENTS TO WIT:**

THAT ROANOKE INVESTMENTS ASSOCIATED, INC. ARE THE FEE SIMPLE OWNERS AND PROPRIETORS OF THE LAND SHOWN HEREON TO BE RESUBDIVIDED, BOUNDED BY OUTSIDE CORNERS 1 THROUGH 12 TO 1, INCLUSIVE, WHICH COMPRISES ALL OF THE LAND CONVEYED TO SAID OWNER BY DEED DATED JULY 14, 2000, AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA, INSTRUMENT 000009352.

THE SAID OWNERS CERTIFY THAT THEY HAVE RESUBDIVIDED THIS LAND, AS SHOWN HEREON, ENTIRELY WITH THEIR OWN FREE WILL AND CONSENT AND PURSUANT TO AND IN COMPLIANCE WITH THE VIRGINIA CODE OF 1950, AS REQUIRED BY SECTIONS 15.2-2240 THROUGH 15.2-2279, AS AMENDED TO DATE, FURTHER PURSUANT TO AND IN COMPLIANCE WITH THE CITY OF ROANOKE LAND SUBDIVISION ORDINANCES. IN THE WITNESS WHEREOF ARE HEREBY PLACED THE FOLLOWING SIGNATURES

THE SAID OWNERS DO BY VIRTUE OF THE RECORDATION OF THIS PLAT DEDICATE IN FEE SIMPLE TO THE CITY OF ROANOKE ALL THE LAND EMBRACED WITHIN 7TH STREET, N.E. BOUNDED BY OUTSIDE CORNERS 13 THROUGH 24 TO 13, INCLUSIVE. AS SHOWN HEREON.

THE SAID OWNERS DO BY VIRTUE OF THE RECORDATION OF THIS PLAT DEDICATE IN FEE SIMPLE TO THE CITY OF ROANOKE ALL PUBLIC DRAINAGE EASEMENTS & PUBLIC UTILITY EASEMENTS. AS SHOWN HEREON.

ROANOKE INVESTMENTS ASSOCIATED, INC.  
AUTHORIZED AGENT

8/1/00  
DATE:

**STATE OF VIRGINIA**

County of Roanoke

I, MARGARET S. CONNER, A NOTARY PUBLIC IN AND FOR

THE AFORESAID COUNTY AND STATE DO HEREBY CERTIFY THAT

J.L. PHILLIPS, WHOSE NAME IS SIGNED TO THE FOREGOING

WRITING DATED AUGUST 1, 2000, 2000,

HAS PERSONALLY APPEARED BEFORE ME IN MY AFORESAID COUNTY

AND STATE AND ACKNOWLEDGED THE SAME ON AUGUST 1, 2000

MY COMMISSION EXPIRES JUNE 30, 2003.

Margaret S. Conner  
NOTARY PUBLIC

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 ANNEXED IS ADMITTED TO RECORD ON

2 Aug. 2000, AT 10:37 O'CLOCK

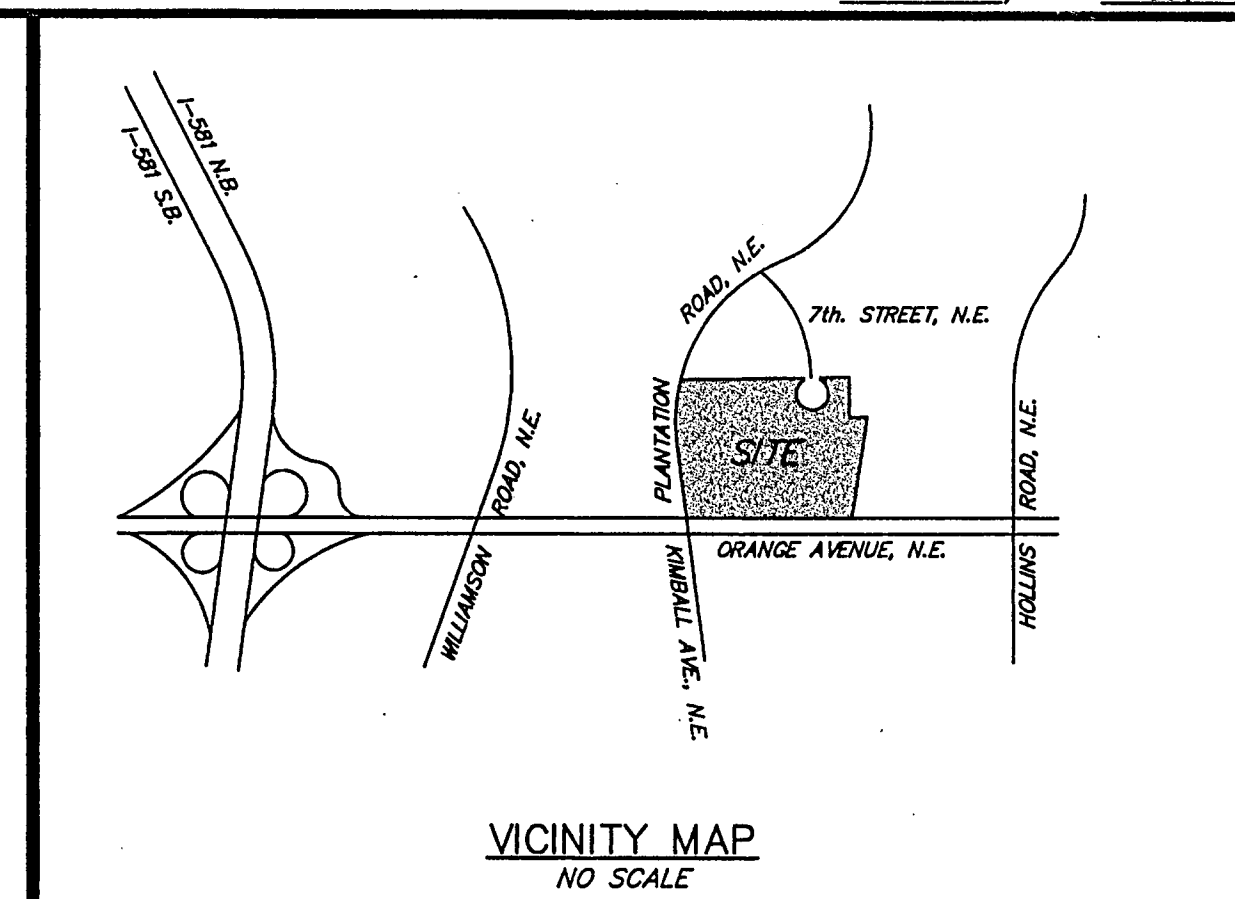
A.M.

TESTE: ARTHUR B. CRUSH, III

Arthur B. Crush, III  
DEPUTY CLERK

**NOTES**

1. THIS PLAT IS BASED ON A CURRENT FIELD SURVEY
2. THE SUBJECT PROPERTY LIES IN ZONE "X" OF THE FLOOD INSURANCE RATE MAP PANEL 51161C0046 D DATED OCTOBER 15, 1993
3. THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT.
4. LEGAL REFERENCES: M.B. 1, PG. 1160  
M.B. 1, PG. 410  
M.B. 1, PG. 631  
INS #990012562  
INS #990014025
5. THE PURPOSE OF THIS PLAT IS TO RESUBDIVIDE "NEW TRACT 5B-1" OF "CITY OF ROANOKE REDEVELOPMENT AND HOUSING AUTHORITY" RESUBDIVISION PLAT (M.B. 1, PG. 1160) INTO "NEW LOT 5B-1A" 5B-1B, 5B-1C AND TO DEDICATE 50' OF R/W OF 7TH STREET, N.E..
6. "NEW LOT 5B-1A" (1.3761 ACRES) BOUNDED BY CORNERS 1, 13, THROUGH 18, 26 TO 1.
7. "NEW LOT 5B-1B" (1.5560 ACRES) BOUNDED BY CORNERS 24, 2, THROUGH 8, 25, 19, THROUGH 23 TO 24.
8. "NEW LOT 5B-1C" (2.0654 ACRES) BOUNDED BY CORNERS 26, 18, 19, 25, 9, THROUGH 12 TO 26.
9. DUE TO EXCAVATION ON THIS SITE, THERE IS NO EVIDENCE OF ANY UTILITY CONSTRUCTION IN STREETS OR ALLEYS PREVIOUSLY VACATED IN M.B. 1, PG. 1160 & AS THEREFORE, THERE ARE NO EXISTING UTILITY EASEMENTS RETAINED PER NOTE 4 M.B. 1, PG. 1160.
10. NORFOLK SOUTHERN RAILWAY QUIT CLAIMED ANY INTEREST IN SLOPE EASEMENT RECORDED IN D.B. 164, PG. 622 TO IDEAL PROPERTIES, L.L.C. BY INSTRUMENT 990014025.



APPROVED:

FOR Paul Whaley  
AGENT, ROANOKE CITY PLANNING COMMISSION

8/2/00  
DATE

L. B. Caldwell, III  
CITY ENGINEER, ROANOKE VIRGINIA Act

8/2/00  
DATE

⊗ CORRECTED

RESUBDIVISION PLAT  
FOR

**ROANOKE INVESTMENTS ASSOCIATED, INC.**

SHOWING THE RESUBDIVISION

OF  
"NEW TRACT 5B-1" (5.3058 AC.)  
TAX PARCEL 3043005

"CITY OF ROANOKE REDEVELOPMENT HOUSING  
AUTHORITY" RESUBDIVISION PLAT (M.B. 1, PG. 1160)  
CREATING HEREON

"NEW LOT 5B-1A" (1.3761 AC.)

AND

"NEW LOT 5B-1B" (1.5560 AC.)

AND

"NEW LOT 5B-1C" (2.0654 AC.)

AND

AND DEDICATING 0.3083 AC. FOR RIGHT-OF-WAY OF  
7TH STREET, N.E.

SITUATE AT THE INTERSECTION OF PLANTATION RD., N.E.  
AND ORANGE AVE., N.E.  
CITY OF ROANOKE, VIRGINIA

**CWA**

**CALDWELL WHITE ASSOCIATES**

ENGINEERS / SURVEYORS / PLANNERS

1064 OLD COUNTRY CLUB ROAD

P.O. BOX 8340

ROANOKE, VIRGINIA 24017

(540) 342-7094

FAX: (540) 981-0899

Calculated: M.L. Lipscomb

Drawn: M.L. Lipscomb

Checked: F.B. Caldwell, III

Date: July 7, 2000

Scale: 1" = 60'

Tax Parcel: 3043005

Field Book: WES-5

W.O. No.: 99-0091

SHEET 1 of 2

⊗ REVISED AUGUST 01, 2000  
TO CORRECT ERRONEOUS  
INFORMATION PREVIOUSLY  
RECORDED IN M.B. 1, PG. 2120, 2121