

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT FIRST CHOICE HOMES, LLC, A VIRGINIA LIMITED LIABILITY COMPANY, IS THE OWNER OF A LOT KNOWN AS ALL OF LOT 3 AND A PORTION OF LOT 4, BLOCK 9, IDLEWILD PARK RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF ROANOKE COUNTY, VIRGINIA IN PLAT BOOK 1, PAGE 258 BOUNDED BY OUTSIDE CORNERS 1 THRU 6 TO 1 INCLUSIVE BEING ALL OF THE PROPERTY CONVEYED TO SAID OWNER BY THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT BY DEED DATED JULY 27, 2000 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA AS INSTRUMENT NUMBER 000010224.

THE SAID OWNER HEREBY CERTIFIES THAT IT HAS RESUBDIVIDED THE LAND INTO LOTS AS SHOWN HEREON ENTIRELY WITH ITS OWN FREE WILL AND ACCORD AS REQUIRED BY SECTIONS 15.2-2240 THRU 15.2-2276 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 THE SAID OWNER.

Buddy Schumeyer Dec 21, 2000
BUDDY SCHUMEYER DATE
FOR FIRST CHOICE HOMES, LLC
INSTRUMENT NO. 000010224

STATE OF VIRGINIA
COUNTY OF ROANOKE
TO WIT:

I, *Forrest R. Oley*, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT BUDDY SCHUMEYER, FOR FIRST CHOICE HOMES, LLC, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS *21st* DAY OF *DECEMBER*, 2000.

MY COMMISSION EXPIRES:

11/30/2001
Forrest R. Oley
NOTARY PUBLIC

GENERAL 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 NO. 51161C0046 D, EFFECTIVE DATE OCTOBER 15, 1993. THIS DETERMINATION IS BASED ON SAID MAP AND HAS NOT BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS.
3. PIN SET BY TPP&S IS 1/2" DIAMETER BY 18" LONG REINFORCING ROD DRIVEN TO 2 INCHES ABOVE GROUND WITH PLASTIC YELLOW CAP ON TOP WITH "T.P. PARKER PROP. COR" EMBOSSED. A 3-4 FOOT METAL FENCE POST IS DRIVEN BESIDE CORNER PIN.

BOUNDARY NOTE:

THIS PLAT RESUBDIVIDES EXISTING TAX PARCEL NO. 341-0509 BEING ORIGINAL LOT 3 AND A PORTION OF LOT 4, BLOCK 9, IDLEWILD PARK AND CREATES HEREON LOT 3A (0.388 AC.) AND LOT 4A (0.354 AC.).

REFERENCE MAPS:

1. SURVEY FOR MARTIN R. & GLYNNIS D. GARRETT BY JACK G. BESS, DATED JULY 19, 1993 AND RECORDED IN D.B. 1689, PG. 921.
2. SURVEY FOR PHILIP T. & ELIZABETH S. McDERMOTT BY T. P. PARKER & SON DATED 8 MAY, 2000 AND RECORDED AS INSTRUMENT NO. 000006760.
3. SURVEY FOR DARRELL K. SAUNDERS & MELISSA K. SAUNDERS BY BALZER AND ASSOCIATES, INC. DATED OCTOBER 25, 1993 AND RECORDED IN D.B. 1705, PG. 32.

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA THIS MAP WAS PRESENTED WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THERETO ATTACHED ADMITTED TO RECORD AT *11:55* O'CLOCK *A.M.* ON THIS *21* DAY OF *Dec*, 2000.

TESTE: ARTHUR B. CRUSH, III
CLERK

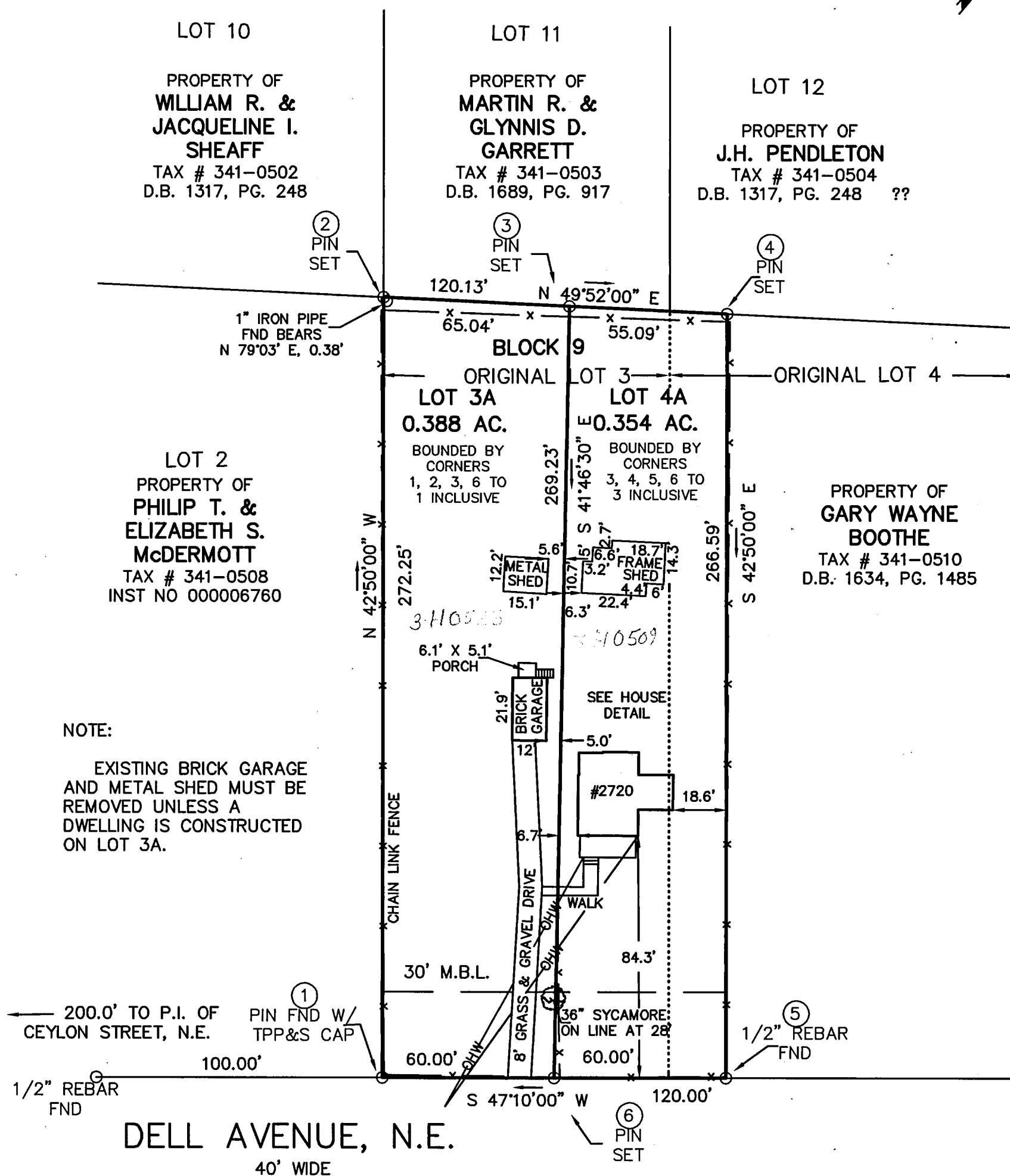
BY: *Patty Taylor*
DEPUTY CLERK

CLOSED BY LRD

LEGEND

M.B.L.=MINIMUM BUILDING LINE
--X--=EXISTING FENCE
BLDG.=BUILDING
OHW=OVERHEAD WIRES
FND=FOUND
W/=WITH

THIS IS AN ORIGINAL SIZE PLAT AND HAS NOT BEEN REDUCED.



NOTE:

EXISTING BRICK GARAGE AND METAL SHED MUST BE REMOVED UNLESS A DWELLING IS CONSTRUCTED ON LOT 3A.

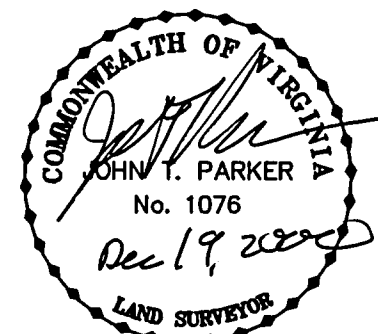
APPROVED:

John T. Parker 12/21/00
AGENT - CITY OF ROANOKE
PLANNING COMMISSION

John T. Parker 12/21/00
CITY ENGINEER - CITY OF
ROANOKE

20' 0' 50' 100'
1" = 40'
GRAPHIC SCALE

THIS RESUBDIVISION IS BASED ON A CURRENT FIELD SURVEY. FIRST CHOICE HOMES, LLC IS THE OWNER OF RECORD, SEE INST. NO. 000010224.



RESUBDIVISION FOR
FIRST CHOICE HOMES, LLC
SHOWING RESUBDIVISION OF LOT 3 & PORTION OF LOT 4
BLOCK 9, IDLEWILD PARK, P.B. 1, PG. 258
CREATING HEREON LOT 3A (0.388 ACRE) AND
LOT 4A (0.354 ACRE)
SITUATE ON DELL AVENUE, N.E.
ROANOKE, VIRGINIA

TAX # 341-0509
CALC: LRD
DRAWN: Z/LRD/7
N.B. C-229

SCALE: 1" = 40'
DATE: DECEMBER 19, 2000
W.O. 00-1259

TPP&S T. P. PARKER & SON
ENGINEERS 816 Boulevard
SURVEYORS Post Office Box 39
PLANNERS Salem, Virginia 24153
540-387-1153

M.B. 1, PG. 2202