

KNOW ALL MEN BY THESE PRESENT, TO WIT:

THAT WE THE KROGER LIMITED PARTNERSHIP I IS THE FEE SIMPLE OWNER OF THE PARCEL OF LAND SHOWN HEREON BOUNDED BY CORNERS 1 TO 8 TO 1, INCLUSIVE, AND IS PART OF THE LAND CONVEYED TO SAID OWNER BY DEED RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA IN DEED BOOK 1690, PAGE 394.

THE SAID OWNER HERBY CERTIFIES THAT IT HAS SUBDIVIDED THE LAND AS SHOWN HEREON, ENTIRELY OF ITS OWN FREE WILL AND CONSENT AND PURSUANT TO AND IN COMPLIANCE WITH THE VIRGINIA CODE OF 1950, SECTION 15.2-2240 THROUGH 15.2-2279 AS TO DATE, AND FURTHER PURSUANT TO AND IN COMPLIANCE WITH THE CITY OF ROANOKE LAND SUBDIVISION ORDINANCES, AS AMENDED TO DATE.

IN WITNESS WHEREOF IS HEREBY PLACED THE FOLLOWING SIGNATURE AND SEALS OF THIS _____ DAY OF _____, 19 _____.

Pete Williams 4/20/01
AUTHORIZED AGENT DATE
THE KROGER CORPORATION

STATE OF VIRGINIA
City OF Salem
I, Rebecca D. Rains A NOTARY PUBLIC IN AND
FOR THE AFORESAID City AND STATE DO HEREBY CERTIFY THAT
Pete Williams OWNER, WHOSE NAME IS SIGNED TO FOREGOING WRITING

DATED 4/20/01, 19 DID PERSONALLY APPEAR BEFORE ME
IN MY AFORESAID City AND STATE AND ACKNOWLEDGED THE SAME
ON 4/20/01 19

MY COMMISSION EXPIRES 3/31/2002 19
Rebecca D. Rains
NOTARY PUBLIC

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE,
VIRGINIA THIS PLAT WAS PRESENTED ON THIS 25th DAY OF
April 2001 AND WITH THE CERTIFICATE OF DEDICATION
AND ACKNOWLEDGMENTS THERETO ATTACHED IS ADMITTED TO RECORD AT
3:45 O'CLOCK P.M.

TESTE: [Signature]
CLERK

APPROVED: [Signature] 4/25/01
AGENT - CITY OF ROANOKE DATE
PLANNING COMMISSION

APPROVED: [Signature] 4.25.01
CITY ENGINEER DATE

NOTES:

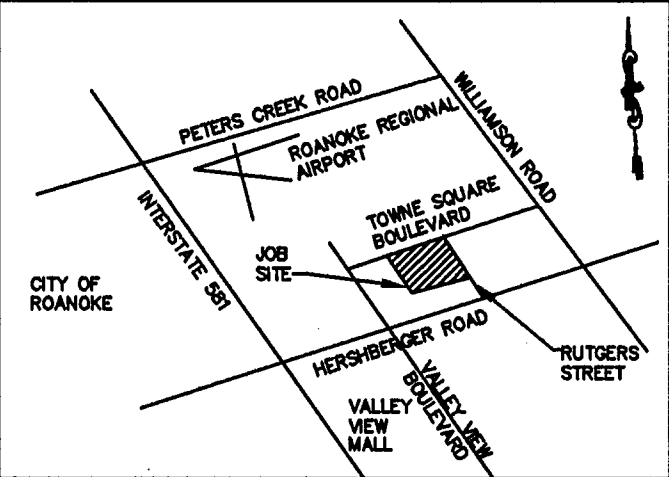
1. THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE SEARCH AND THEREFORE MAY NOT SHOW ALL ENCUMBRANCES.
2. THIS PROPERTY AS PLATTED DOES NOT FALL WITHIN THE 100 YEAR FLOOD ZONE.
3. THIS PLAT WAS PREPARED FROM AN ACTUAL AND CURRENT FIELD SURVEY.
4. FEMA FLOOD ZONE: 'X'
MAP #51161C0024D, DATED OCTOBER 15, 1993
INSTRUMENT NO. 980000694
5. LEGAL REFERENCE: MB 1 PG 1177
MB 1 PG 591
MB 1 PG 1367

IMW P.C.
ENGINEERING • ARCHITECTURE • SURVEYING
(540) 345-0675
FAX (540) 342-4456
102 ALBEMARLE AVE., S.E.
ROANOKE, VIRGINIA 24013

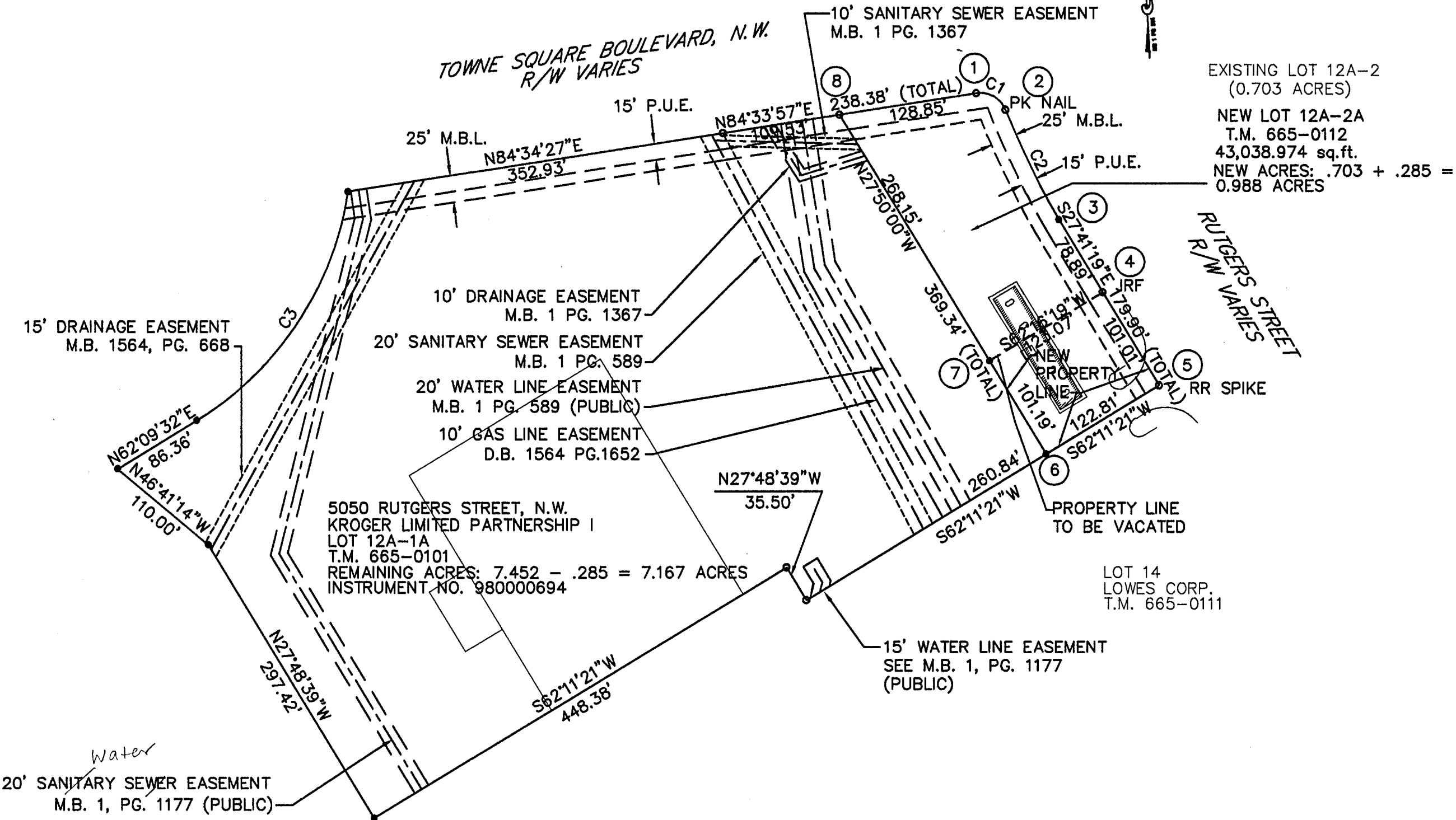
THIS IS AN ORIGINAL PLAT AND
HAS NOT BEEN REDUCED.

POINT #	NORTHING	EASTING
1	2965065.9197	11258797.8071
2	2965048.8254	11258823.9313
3	2964943.7026	11258867.0174
4	2964873.8466	11258903.6749
5	2964784.4036	11258950.6108
6	2964727.1040	11258841.9821
7	2964816.5851	11258794.7375
8	2965053.7173	11258669.5355
1	2965065.9197	11258797.8071

CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHORD	CH. BEARING
C1	33.71	25.00	77°16'35"	19.98	31.22	N56°48'05"W
C2	113.71	791.00	8°14'11"	56.95	113.61	S22°17'13"E
C3	263.24	300.00	50°16'34"	140.77	254.88	N37°01'13"E



VICINITY MAP
NO SCALE



EXISTING LOT 12A-2
(0.703 ACRES)
NEW LOT 12A-2A
T.M. 665-0112
43,038.974 sq.ft.
NEW ACRES: .703 + .285 =
0.988 ACRES

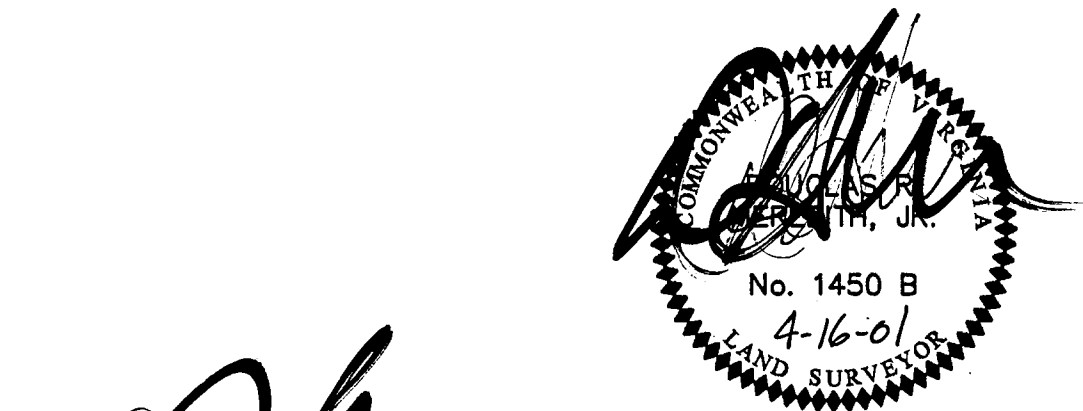
LOT 14
LOWES CORP.
T.M. 665-0111

**PLAT OF SURVEY
SHOWING**

THE RESUBDIVISION OF EXISTING PARCEL 12A-2
(0.703 AC) & 12A-1 (7.452 AC)
OF THE TOWNE SQUARE SUBDIVISION M.B. 1 PG. 1367
CREATING NEW PARCEL 12A-2A (0.988 AC) AND
REMAINDER OF PARCEL 12A-1A (7.167 AC) SITUATED
ON RUTGERS STREET, N.W.
AND TOWNE SQUARE BOULEVARD, N.W.

FOR
THE KROGER CORPORATION
CITY OF ROANOKE, VIRGINIA

COMM. 1625A SURVEYED: 2-2-01



I HEREBY CERTIFY THIS PLAT OF SURVEY TO BE CORRECT
TO THE BEST OF MY KNOWLEDGE AND BELIEF

LEGEND
— SURVEYED PROPERTY LINE
— DEED LINE
● SET REBAR
○ EXISTING IRON FOUND

GRAPHIC SCALE
0 100
(IN FEET)
100

0654

M.B. 1 PG. 2232