

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT RICHARD C. BISHOP IS THE FEE SIMPLE OWNER OF THE LAND SHOWN HEREON BOUNDED BY CORNERS 1 THRU 4 TO 1, INCLUSIVE AND IS ALL OF THE LAND CONVEYED TO SAID OWNER BY INSTRUMENT RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA IN INSTRUMENT #990012619.

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:

Richard C. Bishop
RICHARD C. BISHOP OWNER

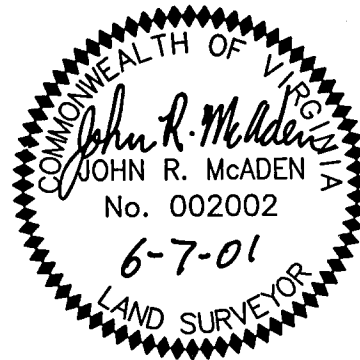
NOTARY STATEMENT

STATE OF Virginia, COUNTY/CITY OF Roanoke
I, James H. Huie, a NOTARY PUBLIC IN AND FOR THE AFORESAID STATE, DO HEREBY CERTIFY THAT Richard C. Bishop WHOSE NAME IS SIGNED TO THE FOREGOING INSTRUMENT, HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME ON THIS 20 DAY OF June, 2001.
James H. Huie Feb 28 2002
NOTARY PUBLIC MY COMMISSION EXPIRES

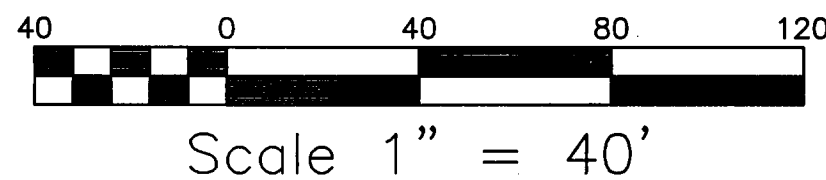
APPROVED: John J. P. 6/22/01
ENGINEER, CITY OF ROANOKE DATE
John Thomas Russell 6/22/2001
AGENT, CITY OF ROANOKE PLANNING COMMISSION DATE

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF CITY OF ROANOKE, VIRGINIA, THIS MAP WITH THE CERTIFICATE OF ACKNOWLEDGMENT THERETO ANNEXED IS ADMITTED TO RECORD AT 12:17 O'CLOCK P.M. ON THIS 22nd DAY OF June, 2001, IN MAP BOOK 1, PAGE 2261

TESTE: Arthur B. Crush, III
CLERK
John R. McAden
DEPUTY CLERK

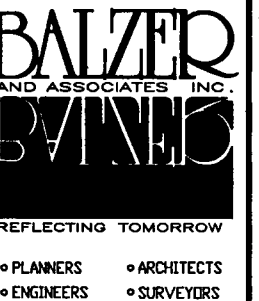


I HEREBY CERTIFY THAT THIS PLAT IS FROM A CURRENT FIELD SURVEY AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.
John R. McAden
JOHN R. McADEN 002002



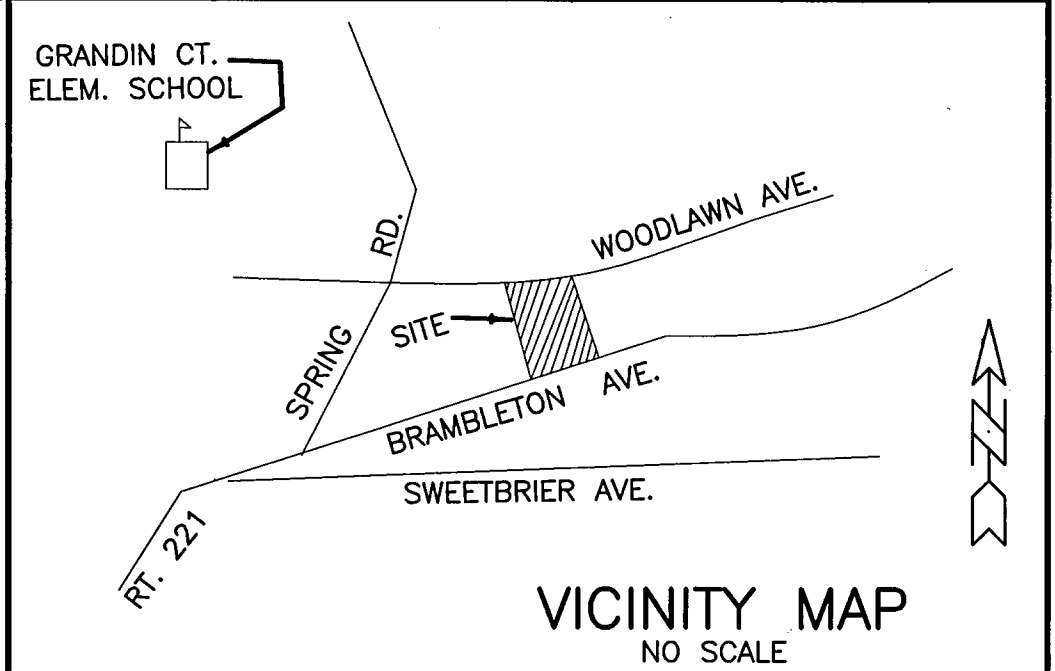
THIS PROPERTY DOES NOT LIE WITHIN THE LIMITS OF A 100 YEAR FLOOD BOUNDARY AS DESIGNATED BY CURRENT FEMA MAPS. PROPERTY IS IN ZONE X UNSHADED. SEE MAP #51161C0044D (EFFECTIVE DATE; OCT. 15, 1993)

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



LEGEND	
●	- IRON PIN FOUND
○	- IRON PIN SET

THIS ORIGINAL PLAT HAS NOT BEEN REDUCED.



COORDINATE LIST		
CORNER	NORTHING	EASTING
1	1000.0000	5000.0000
2	822.9971	5095.2398
3	770.9227	5009.7046
4	952.5954	4911.9532
1	1000.0000	5000.0000

NOTES:

1. OWNER OF RECORD: RICHARD C. BISHOP
2. LEGAL REFERENCE: INSTRUMENT #990012619
3. TAX MAP NUMBER: 1561004
4. NO TITLE REPORT FURNISHED. THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT AND THERE MAY EXIST ENCUMBRANCES WHICH AFFECT THE PROPERTY NOT SHOWN HEREON.
5. PROPERTY IS CURRENTLY ZONED: RS-3
6. UNDERGROUND UTILITY SERVICE LINES
7. BASIC SITE PLAN REQUIRED PRIOR TO CONSTRUCTION ON LOT 3B

PLAT OF SUBDIVISION FOR
PROPERTY OWNED BY

RICHARD C. BISHOP

0.467 ACRE AS DESCRIBED IN INST. #9900012619
& BEING THE NORTHEASTERLY PORTION OF LOT 3, BLOCK 19
GRANDIN COURT ANNEX
CREATING HEREON
LOT 3A (0.270 ACRE)
LOT 3B (0.197 ACRE)
SITUATED ON WOODLAWN & BRAMBLETON AVENUE, S.W.
CITY OF ROANOKE, VIRGINIA
JUNE 7, 2001
JOB #R0110165.00
SCALE: 1"=40'