

KNOW ALL MEN BY THESE PRESENTS, TO WIT:
THAT SECURITY, LLC, IS THE FEE SIMPLE OWNER AND PROPRIETOR OF THE LAND SHOWN HEREON TO BE SUBDIVIDED, BOUNDED BY OUTSIDE CORNERS 1 THROUGH 13 TO 1, INCLUSIVE, WHICH COMPRISES ALL OF THE PROPERTY CONVEYED TO SAID OWNER BY DEED FROM VALLEY MARINE CENTER, INC. DATED JANUARY 31, 2001 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA AT INSTRUMENT #010002291, WHICH LAND IS SUBJECT TO THE LIEN OF A CERTAIN DEED OF TRUST TO EDDIE J. GRAVES, JR., TRUSTEE, NOW SECURING EDDIE J. GRAVES, SR., BENEFICIARY, DATED FEBRUARY 23, 2001 AND RECORDED IN THE AFORESAID CLERK'S OFFICE AT INSTRUMENT #010002292.

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

IN WITNESS IS HEREBY PLACED THE FOLLOWING SIGNATURES AND SEALS ON THIS 6TH DAY OF SEPTEMBER 2002.

OWNERS:

BY: Steven S. Strauss
SECURITY, LLC - STEVEN S. STRAUSS, MANAGER

BY: Eddie J. Graves, Jr.
EDDIE J. GRAVES, JR., TRUSTEE

BY: Eddie J. Graves, Sr.
EDDIE J. GRAVES, SR., BENEFICIARY

STATE OF VIRGINIA

County of Roanoke

I, Kathleen M. Robinson, A NOTARY PUBLIC IN AND FOR THE AFORESAID COUNTY AND STATE DO HEREBY CERTIFY THAT STEVEN S. STRAUSS, MANAGER OF SECURITY, LLC, OWNER, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING DATED Aug 21, 2002, HAS PERSONALLY APPEARED BEFORE ME IN MY AFORESAID COUNTY AND STATE AND ACKNOWLEDGED THE SAME ON Aug 21, 2002.

MY COMMISSION EXPIRES Dec 31, 2004

Kathleen M. Robinson
NOTARY PUBLIC

STATE OF VIRGINIA

County of Roanoke

I, Arlene M. Skellington, A NOTARY PUBLIC IN AND FOR THE AFORESAID COUNTY AND STATE DO HEREBY CERTIFY THAT EDDIE J. GRAVES, JR., TRUSTEE, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING DATED JULY 17, 2002, HAS PERSONALLY APPEARED BEFORE ME IN MY AFORESAID COUNTY AND STATE AND ACKNOWLEDGED THE SAME ON SEPTEMBER 6, 2002.

MY COMMISSION EXPIRES MARCH 31, 2004

Arlene M. Skellington (Commissioned as)
NOTARY PUBLIC Arlene M. Thomas

STATE OF Florida

County of Alachua

I, Brenda G. Stivers, A NOTARY PUBLIC IN AND FOR THE AFORESAID COUNTY AND STATE DO HEREBY CERTIFY THAT EDDIE J. GRAVES, SR., BENEFICIARY, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING DATED 8/28/02, HAS PERSONALLY APPEARED BEFORE ME IN MY AFORESAID COUNTY AND STATE AND ACKNOWLEDGED THE SAME ON 8/28/02, 2002.

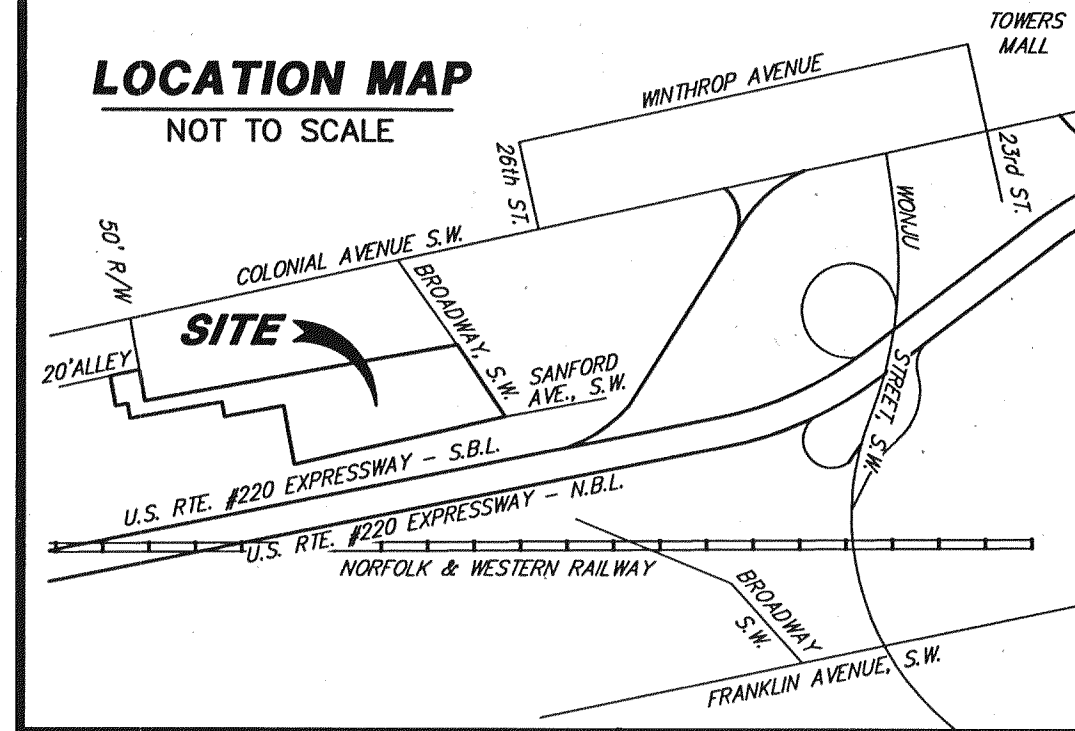
MY COMMISSION EXPIRES 3/14/04

Brenda G. Stivers
NOTARY PUBLIC



LOCATION MAP

NOT TO SCALE



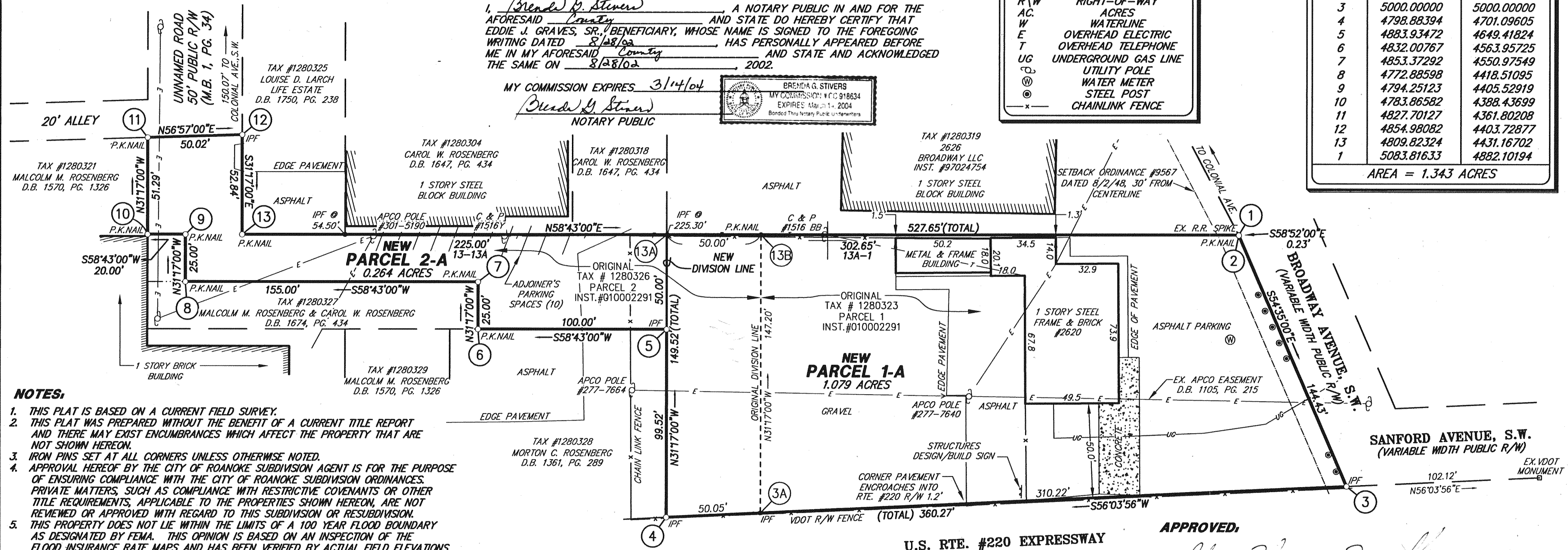
LEGEND

D.B.	DEED BOOK
P.B.	PLAT BOOK
INST.	INSTRUMENT
PG.	PAGE
IPF	IRON PIN FOUND
R/W	RIGHT-OF-WAY
AC.	ACRES
W	WATERLINE
E	OVERHEAD ELECTRIC
T	OVERHEAD TELEPHONE
UG	UNDERGROUND GAS LINE
U	UTILITY POLE
W	WATER METER
⊙	STEEL POST
—	CHAINLINK FENCE

BOUNDARY COORDINATES
ORIGIN OF COORDINATES ASSUMED

CORNER	NORTHING	EASTING
1	5083.81633	4882.10194
2	5083.69742	4882.29882
3	5000.00000	5000.00000
4	4798.88394	4701.09605
5	4883.93472	4649.41824
6	4832.00767	4563.95725
7	4853.37292	4550.97549
8	4772.88598	4418.51095
9	4794.25123	4405.52919
10	4783.86582	4388.43699
11	4827.70127	4361.80208
12	4854.98082	4403.72877
13	4809.82324	4431.16702
1	5083.81633	4882.10194

AREA = 1.343 ACRES



NOTES:

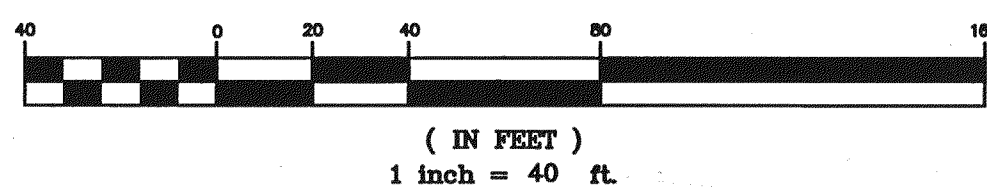
- THIS PLAT IS BASED ON A CURRENT FIELD SURVEY.
- THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT AND THERE MAY EXIST ENCUMBRANCES WHICH AFFECT THE PROPERTY THAT ARE NOT SHOWN HEREON.
- IRON PINS SET AT ALL CORNERS UNLESS OTHERWISE NOTED.
- APPROVAL HEREOF BY THE CITY OF ROANOKE SUBDIVISION AGENT IS FOR THE PURPOSE OF ENSURING COMPLIANCE WITH THE CITY OF ROANOKE SUBDIVISION ORDINANCES. PRIVATE MATTERS, SUCH AS COMPLIANCE WITH RESTRICTIVE COVENANTS OR OTHER TITLE REQUIREMENTS, APPLICABLE TO THE PROPERTIES SHOWN HEREON, ARE NOT REVIEWED OR APPROVED WITH REGARD TO THIS SUBDIVISION OR RESUBDIVISION.
- THIS PROPERTY DOES NOT LIE WITHIN THE LIMITS OF A 100 YEAR FLOOD BOUNDARY AS DESIGNATED BY FEMA. THIS OPINION IS BASED ON AN INSPECTION OF THE FLOOD INSURANCE RATE MAPS AND HAS BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS. SEE COMMUNITY PANEL NUMBER 510130 0044 D, MAP NUMBER 51161C0044 D, DATED OCTOBER 13, 1993. UNSHADED ZONE X
- THIS ORIGINAL SCALE PLAT HAS NOT BEEN REDUCED.
- THIS PLAT CONSTITUTES A RESUBDIVISION OF ROANOKE CITY TAX PARCELS 1280323 AND 1280326.
- LEGAL REFERENCE - INSTRUMENT #010002291.
- THE PROPERTY SHOWN HEREON IS ZONED LM.
- REFER TO THE CITY OF ROANOKE ZONING ORDINANCE FOR MINIMUM BUILDING SETBACKS, BUILDING COVERAGE RESTRICTIONS AND BUILDING HEIGHT RESTRICTIONS.
- THIS PLAT DOES NOT GUARANTEE THE EXISTENCE OF LOCATION OF ANY UNDERGROUND STRUCTURES OR UTILITIES.
- REFER TO PLAT ENTITLED "ALTA/ACSM LAND TITLE SURVEY OF THE PROPERTY OF VALLEY MARINE CENTER, INC." DATED JANUARY 26, 2001 AND PREPARED BY LUMSDEN ASSOCIATES, P.C. FOR ADDITIONAL INFORMATION CONCERNING ENCUMBRANCES WHICH MAY AFFECT THIS PROPERTY.
- SEE D.B. 1097, PG. 11; D.B. 1076, PG. 6; D.B. 1307, PG. 497; D.B. 1307, PG. 500 AND D.B. 1307, PG. 503 FOR INGRESS/EGRESS EASEMENTS AFFECTING THE PROPERTY SHOWN HEREON.

IN THE CLERK'S OFFICE FOR THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA, THIS PLAT WAS PRESENTED AND WITH THE CERTIFICATE OF ACKNOWLEDGMENT THERETO ANNEXED, IS ADMITTED TO RECORD AT 4:25 O'CLOCK ON THIS 10th DAY OF SEPTEMBER 2002.

TESTEE: ARTHUR B. CRUSH, CLERK

Laruni Bowen
DEPUTY CLERK

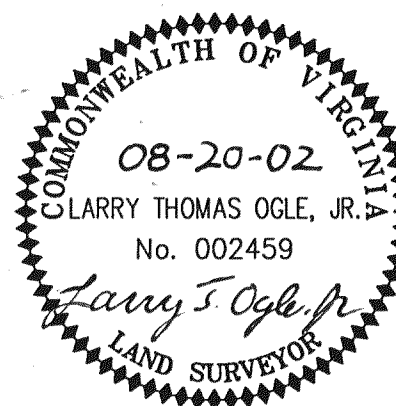
GRAPHIC SCALE



U.S. RTE. #220 EXPRESSWAY
(VARIABLE WIDTH R/W)
(LIMITED ACCESS)

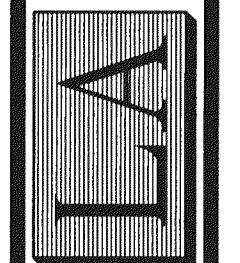
APPROVED:

Brian Thomas 9-9-2002
AGENT, CITY OF ROANOKE PLANNING COMMISSION
Philip C. Gauran 9-09-02
CITY ENGINEER



PLAT SHOWING THE RESUBDIVISION OF
PARCELS 1 AND 2 (INST. #010002291)
PROPERTY OF
SECURITY, LLC
CREATING HEREON NEW
PARCEL 1-A (1.079 AC.)
AND NEW
PARCEL 2-A (0.264 AC.)
SITUATED ALONG BROADWAY AVENUE, S.W.
CITY OF ROANOKE, VIRGINIA

LUMSDEN ASSOCIATES, P.C.
ENGINEERS-SURVEYORS-PLANNERS
ROANOKE, VIRGINIA



DATE: JULY 17, 2002
COMM. NO.: 02-215
CADD FILE: F:\2002\02215\SUR\02215RFP.DWG
SHEET 1 OF 1

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