

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT NOLAND PROPERTIES, INC. (FORMERLY KNOWN AS NOLAND COMPANY) IS THE FEE SIMPLE OWNER OF THE LAND SHOWN HEREON BOUNDED BY CORNERS 1 THRU 6 TO 1, INCLUSIVE AND IS ALL OF THE LAND CONVEYED TO SAID OWNER BY DEED IN INSTRUMENT #020016494, AND ALL OF THE LAND CONVEYED TO SAID OWNER IN INSTRUMENT #020001297, ALL BEING RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA.

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:

NOLAND PROPERTIES, INC.

BY: Ben A. Williams III

ITS: Chairman & CEO

NOTES:

- OWNERS OF RECORD: NOLAND PROPERTIES, INC.
- LEGAL REFERENCES: INSTRUMENT #020016494  
DEED BOOK 1795, PAGE 1988  
INSTRUMENT #020001297  
ORDINANCE #24031 (2/13/78)
- TAX MAP NUMBERS: #2310606, #2310607, #2310608, #2310609, #2310610, #2310611, #2310612, #2310613, #2310619, #2310620, #2310621, #2310622 & #2310623
- 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.
- PROPERTY IS CURRENTLY ZONED: LM
- UNDERGROUND UTILITY SERVICE LINES

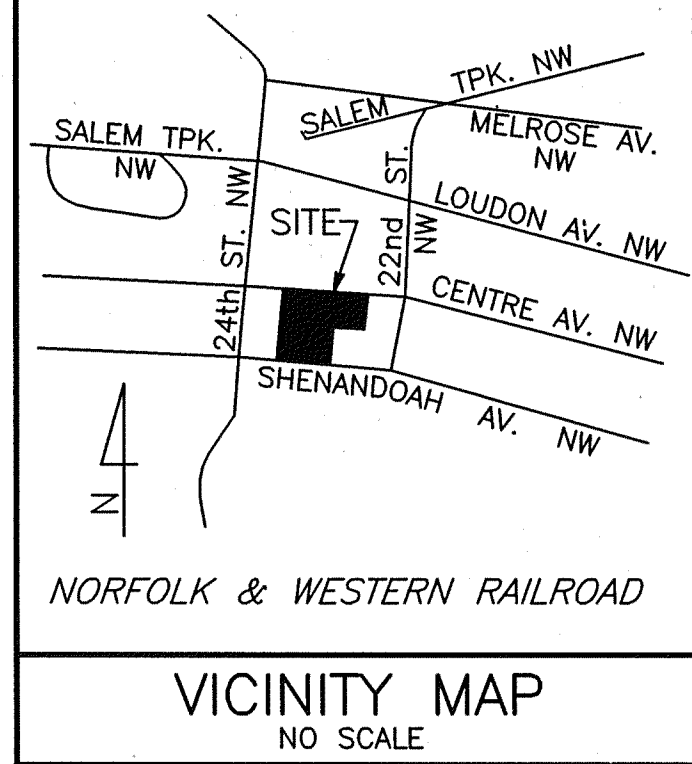
THIS ORIGINAL PLAT HAS NOT BEEN REDUCED.

LEGEND

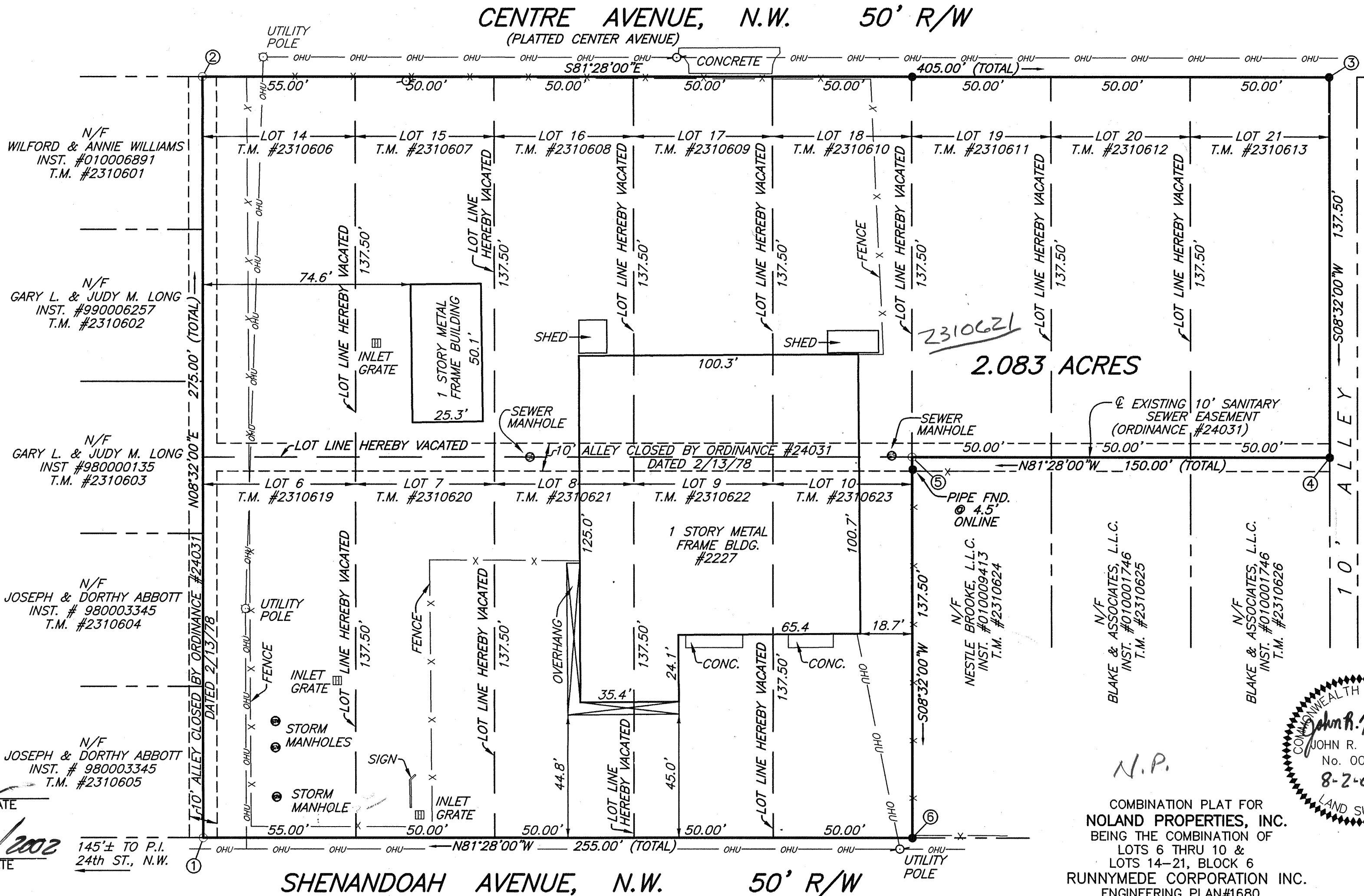
- IRON PIN FOUND
- IRON PIN SET

COORDINATE LIST

CORNER	NORTHING	EASTING
1	5141.9419	6199.8011
2	5413.8975	6240.6069
3	5353.8017	6641.1234
4	5217.8239	6620.7205
5	5240.0816	6472.3811
6	5104.1038	6451.9782
1	5141.9419	6199.8011



STATE OF VIRGINIA  
COMMONWEALTH AT LARGE  
I, Arlene Peters, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT Ben A. Williams III, WHOSE NAME IS SIGNED TO THE FOREGOING INSTRUMENT, HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME ON THIS 24 DAY OF September, 2002.  
Arlene Peters  
NOTARY PUBLIC  
MY COMMISSION EXPIRES 12-31-05



APPROVED: David C. Scarr 10/10/02  
ENGINEER, CITY OF ROANOKE  
John Thomas Basselli 10/3/2002  
AGENT, CITY OF ROANOKE PLANNING COMMISSION

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 12:10 O'CLOCK P.M. ON THIS 4 DAY OF Oct, 2002, IN MAP BOOK 1, PAGE 2508.

TESTE: Arthur B. Crush III  
CLERK  
Patty Taylor  
DEPUTY CLERK

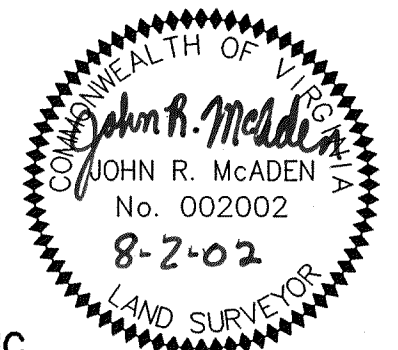
THIS PROPERTY LIES WITHIN THE LIMITS OF A 100 YEAR FLOOD BOUNDARY AS DESIGNATED BY CURRENT FEMA MAPS, PROPERTY IS IN ZONE X UNSHADED, AS SHOWN ON MAP 51161C0042 D (EFFECTIVE DATE : OCTOBER 15, 1993)

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

COMBINATION PLAT FOR  
NOLAND PROPERTIES, INC.  
BEING THE COMBINATION OF  
LOTS 6 THRU 10 &  
LOTS 14-21, BLOCK 6  
RUNNYMEDE CORPORATION INC.  
ENGINEERING PLAN#1680  
AND A PORTION OF CLOSED ALLEYS  
(ORDINANCE #24031)  
SITUATED ON CENTRE AVENUE, N.W. &  
#2227 SHENANDOAH AVENUE, N.W.  
CITY OF ROANOKE, VIRGINIA  
SURVEYED AUGUST 2, 2002  
JOB #R0210288.00  
SCALE: 1"=30'  
SHEET 1 OF 1



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