

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT ROBERT E. FERGUSON IS THE OWNER OF THE PROPERTY SHOWN HEREON CONTAINING 0.258 ACRE, KNOWN AS LOT 4, REVISED OAK PARK MANOR MAP RECORDED IN THE AFORESAID CLERK'S OFFICE IN MAP BOOK 1, PAGE 266, BOUNDED BY OUTSIDE CORNERS 2 THRU 6 TO 2 INCLUSIVE BEING ALL OF THE PROPERTY CONVEYED TO SAID OWNER BY JABIL R. SINHA, HASINA J. SINHA AND JAMULUDDIN Q. CHOWDHURY BY DEED DATED OCTOBER 23, 1995 AND RECORDED IN THE AFORESAID CLERK'S OFFICE IN DEED BOOK 1749, PAGE 554.

THAT L. EARL BONHAM AND RUBY C. BONHAM ARE THE OWNERS OF THE PROPERTY SHOWN HEREON CONTAINING A TOTAL OF 0.948 ACRE BOUNDED BY OUTSIDE CORNERS 1, 2, 6 THRU 9 TO 1, INCLUSIVE BEING ALL OF THE PROPERTY CONVEYED TO SAID OWNERS BY L. RICHARD PADGETT, JR., SUBSTITUTE TRUSTEE BY DEED DATED JUNE 22, 1998 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA AS INSTRUMENT NO. 980009325.

THE SAID OWNERS HEREBY CERTIFY THAT THEY HAVE SUBDIVIDED THE LAND AS SHOWN HEREON OF THEIR 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 SUBDIVISION ORDINANCE AS AMENDED TO DATE.

WITNESS THE SIGNATURES AND SEALS OF THE SAID OWNERS.

L. Earl Bonham 5/9/03 Ruby C. Bonham 5-9-03
L. EARL BONHAM, OWNER DATE RUBY C. BONHAM, OWNER DATE
INST. NO. 980009325 INST. NO. 980009325

Robert E. Ferguson 5-14-03
ROBERT E. FERGUSON, OWNER DATE
D.B. 1749, PG. 554

STATE OF VIRGINIA
COUNTY OF Roanoke TO WIT:

I, Forrest R. Otter, A
NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO
HEREBY CERTIFY THAT L. EARL BONHAM AND RUBY C.
BONHAM, WHOSE NAMES ARE SIGNED TO THE FOREGOING
WRITING HAVE PERSONALLY APPEARED BEFORE ME AND
ACKNOWLEDGED THE SAME IN MY AFORESAID
JURISDICTION ON THIS 9th DAY OF May, 2003.

MY COMMISSION EXPIRES:

11/30/2006 Forrest R. Otter
NOTARY PUBLIC

STATE OF VIRGINIA
COUNTY OF Roanoke TO WIT:

I, Rose Lee Nichols, A
NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO
HEREBY CERTIFY THAT ROBERT E. FERGUSON, WHOSE
NAME IS SIGNED TO THE FOREGOING WRITING HAS
PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED
THE SAME IN MY AFORESAID JURISDICTION ON THIS
14th DAY OF May, 2003.

MY COMMISSION EXPIRES:

9/30/2006 Rose Lee Nichols
NOTARY PUBLIC

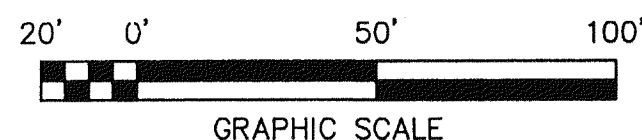
GENERAL NOTES:

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. THIS PLAT WAS PREPARED IN ACCORDANCE WITH REQUIREMENTS SET FORTH BY THE COMMONWEALTH OF VIRGINIA FOR PHYSICAL IMPROVEMENT SURVEYS.
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.

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE VIRGINIA THIS MAP WAS PRESENTED WITH THE CERTIFICATE OF ACKNOWLEDGMENT THERETO ATTACHED ADMITTED TO RECORD AT 3:35 O'CLOCK P.M. ON THIS 15th DAY OF May, 2003.

TESTE: ARTHUR B. CRUSH, III
CLERK

BY: Laurel Miller
DEPUTY CLERK



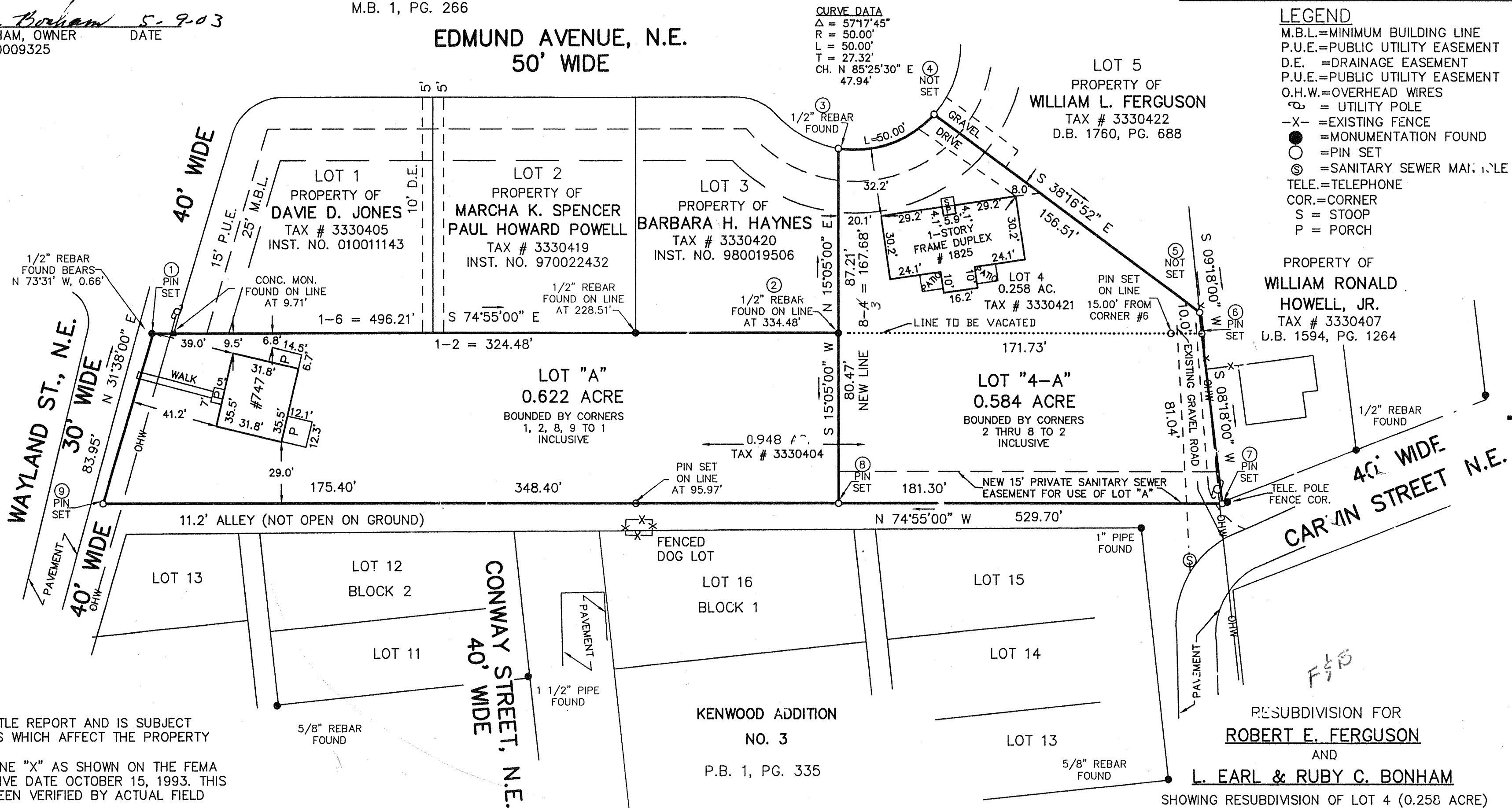
REFERENCE MAPS:

1. PLAT OF SURVEY MADE FOR SMELTZER & HART, ATTORNEYS SHOWING PROPERTY BEING CONVEYED TO BUFORD A. SAUNDERS & LINDA G. SAUNDERS BY C. B. MALCOLM & SON DATED OCT. 21, 1976.
2. PLAT SHOWING PROPERTY OF WILLIAM RONALD HOWELL, JR. & TAMMIE LYNN W. HOWELL BY BUFORD T. LUMSDEN & ASSOCIATES, P.C. DATED 15 DECEMBER 1988.
3. REVISED MAP OF OAK PARK MANOR BY BUFORD T. LUMSDEN & ASSOCIATES, P.C. DATED 17, OCT. 1979, RECORDED IN M.B. 1, PG. 266.
4. KENWOOD ADDITION, NO. 3 RECORDED IN P.B. 1, PG. 335.
5. REVISED MAP OF OAK PARK MANOR BY BUFORD T. LUMSDEN & ASSOCIATES, P.C. DATED 17, OCT. 1979 AND RECORDED IN M.B. 1, PG. 266.
6. PHYSICAL IMPROVEMENT SURVEY FOR ROBERT E. FERGUSON BY BALZER AND ASSOCIATES, INC. DATED OCT. 12, 1995.

REVISED MAP OF OAK PARK MANOR

M.B. 1, PG. 266

EDMUND AVENUE, N.E.
50' WIDE



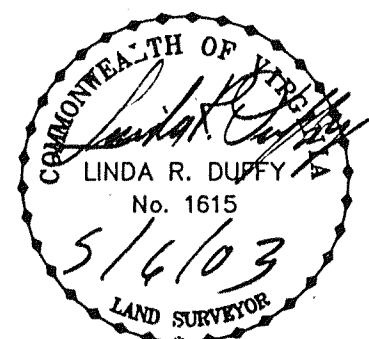
BOUNDARY NOTE:

THIS MAP RESUBDIVIDED TAX PARCEL 3330404 (0.948 ACRE) SITUATE ON WAYLAND ST., N.E. AND LOT 4 (0.258 ACRE), REVISED OAK PARK MAP SITUATE ON EDMUND AV., N.E. AND CREATES HEREON LOT 4-A (0.584 ACRE) AND LOT "A" (0.622 ACRE).

APPROVED:

Philip C. Curran 5-15-03
AGENT - CITY OF ROANOKE
PLANNING COMMISSION
CITY ENGINEER - CITY OF
ROANOKE

THIS SUBDIVISION IS BASED ON A
CURRENT FIELD SURVEY. ROBERT
E. FERGUSON IS AN OWNER OF
RECORD, SEE D.B. 1749, PG. 554.
L. EARL & RUBY C. BONHAM ARE
THE OWNERS OF RECORD, SEE
INST. NO. 980009325.

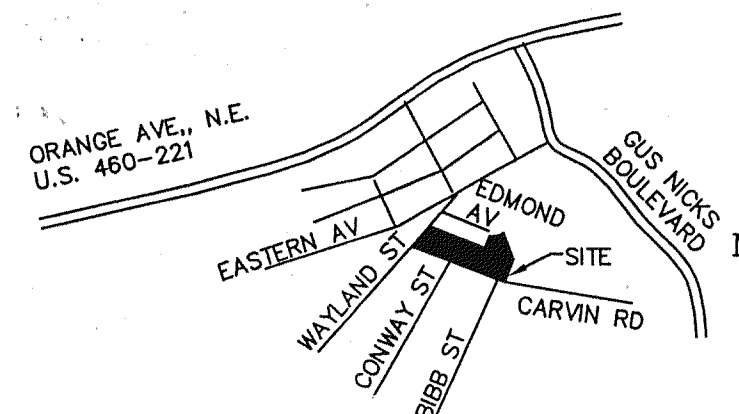


COORDINATES

CORNER	NORTHING	EASTING
1	3000.00	3000.00
2	2915.56	3313.30
3	2999.77	3336.00
4	3003.60	3383.77
5	2880.74	3480.73
6	2870.87	3479.11
7	2790.68	3467.42
8	2837.86	3292.36
9	2928.52	2955.97
1	3000.00	3000.00

THESE COORDINATES ARE BASED
ON AN ASSUMED DATUM.

M.B. 1, PG. 2587



LOCATION MAP
NO SCALE

LEGEND

- M.B.L.=MINIMUM BUILDING LINE
- P.U.E.=PUBLIC UTILITY EASEMENT
- D.E.=DRAINAGE EASEMENT
- P.U.E.=PUBLIC UTILITY EASEMENT
- O.H.W.=OVERHEAD WIRES
- = UTILITY POLE
- X- =EXISTING FENCE
- =MONUMENTATION FOUND
- =PIN SET
- =SANITARY SEWER MAIN
- TELE.=TELEPHONE
- COR.=CORNER
- S = STOOP
- P = PORCH

PROPERTY OF
WILLIAM RONALD
HOWELL, JR.
TAX # 3330407
D.B. 1594, PG. 1264

RESUBDIVISION FOR
ROBERT E. FERGUSON

AND
L. EARL & RUBY C. BONHAM

SHOWING RESUBDIVISION OF LOT 4 (0.258 ACRE)
REVISED OAK PARK MANOR MAP, M.B. 1, PG. 266

PROPERTY OF ROBERT E. FERGUSON
AND A 0.948 ACRE TRACT, PROPERTY OF
L. EARL & RUBY C. BONHAM

CREATING HEREON LOT "A" (0.622 ACRE)
SITUATE ON WAYLAND STREET, N.E. AND
LOT "4-A" (0.584 ACRE) SITUATE ON EDMUND AVENUE, N.E.
ROANOKE, VIRGINIA

TAX # 3330404
3330421
DRAWN: Z/LRD/15
N.B. JR-227

SCALE: 1" = 40'
W.O. 03-0230
DATE: APRIL 14, 2003
REV: MAY 6, 2003



TPP&S T. P. PARKER & SON
ENGINEERS 81' Boulevard
SURVEYORS Post Office Box 39
PLANNERS Salem, Virginia 24153
540-387-1153

M.B. 1, PG. 2587