

KNOW ALL MEN BY THESE PRESENT, TO WIT:

RYT, LLC, IS THE FEE SIMPLE OWNER OF THE PROPERTY SHOWN ON THIS PLAT BOUNDED BY CORNERS 1 TO 9 TO 1, INCLUSIVE, AS DESCRIBED AND RECORDED IN INSTRUMENT #030000593 IN THE OFFICE OF THE CLERK OF CIRCUIT COURT IN THE CITY OF ROANOKE, VIRGINIA.

THE SAID OWNERS CERTIFY THAT THEY HAVE SUBDIVIDED OR COMBINED THIS LAND, AS SHOWN HEREON, ENTIRELY OF THEIR OWN FREE WILL AND CONSENT AND PURSUANT TO AND IN COMPLIANCE WITH THE VIRGINIA CODE OF 1950, SECTION 15.2-2240 THROUGH 15.2-2276 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 May, 2004.

[Signature]
RYT, LLC DATE

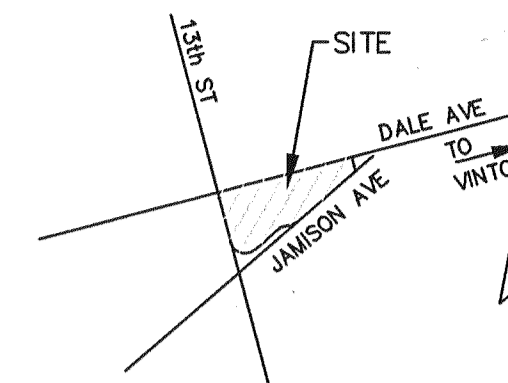
STATE OF VIRGINIA
City OF Roanoke

I, *[Signature]* A. Marmaduk, a NOTARY PUBLIC IN AND FOR THE AFORESAID STATE, CERTIFY THAT ROBERT YOUNG HAS PERSONALLY APPEARED BEFORE ME AND HAS ACKNOWLEDGED THE FOREGOING INSTRUMENT ON THIS 4th DAY OF May, 2004.

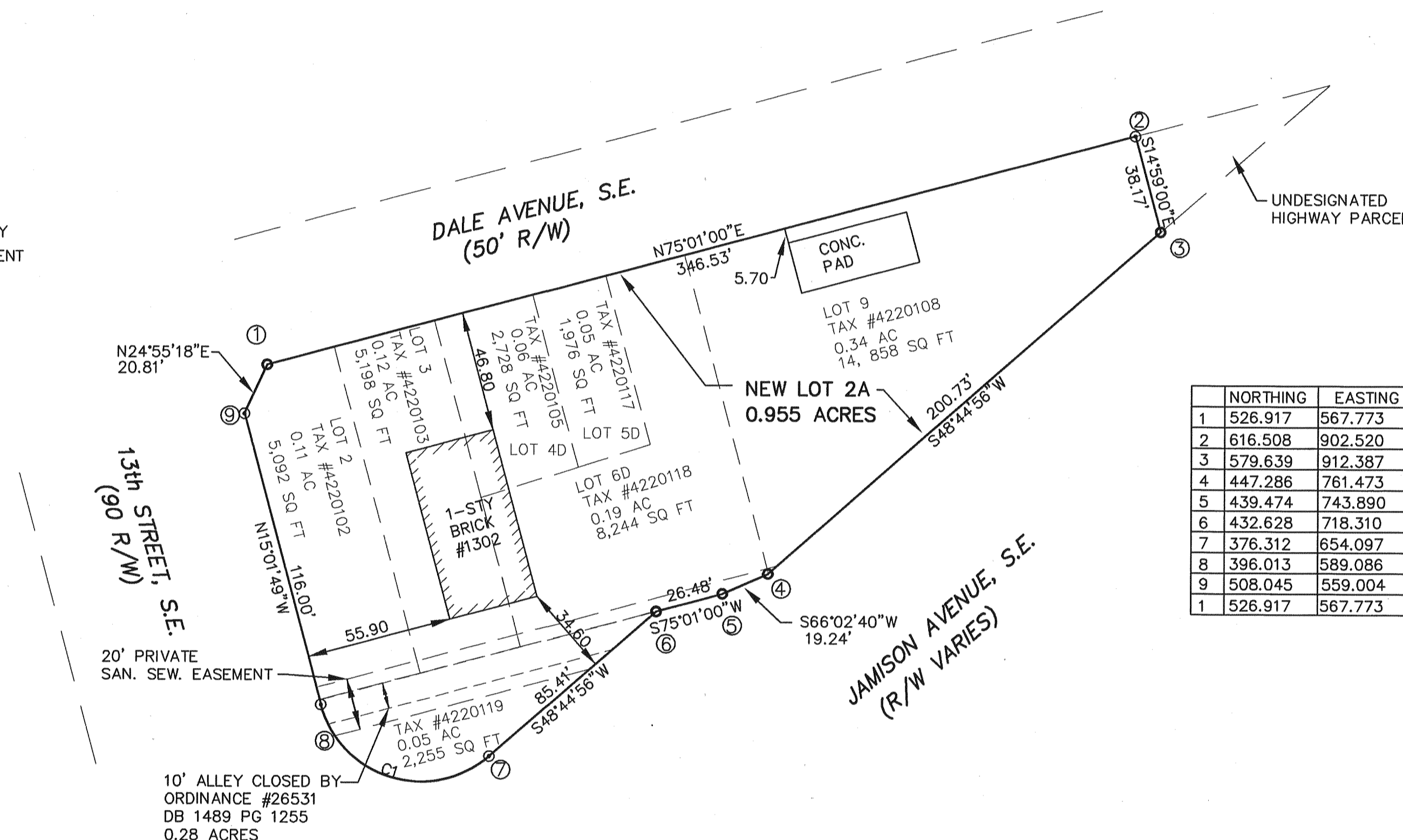
CURVE TABLE						
CURVE	LENGTH	RADIUS	TANGENT	DELTA	CHORD	CHRD DIR
C1	81.15	40.00	64.30	116°14'0"	67.93	N73°08'26"W

NOTE: THIS IS AN ORIGINAL DRAWING AND HAS NOT BEEN REDUCED.

NOTE: ALL INTERIOR LOT LINES HEREBY VACATED.



VICINITY MAP
NO SCALE



	NORTHING	EASTING
1	526.917	567.773
2	616.508	902.520
3	579.639	912.387
4	447.286	761.473
5	439.474	743.890
6	432.628	718.310
7	376.312	654.097
8	396.013	589.086
9	508.045	559.004
1	526.917	567.773

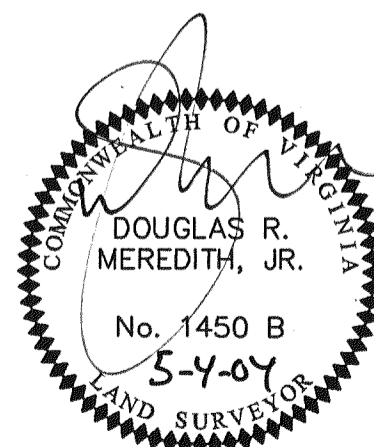
NOTES:

- THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE SEARCH AND THEREFORE MAY NOT SHOW ALL ENCUMBRANCES.
- THIS PROPERTY AS PLATTED DOES NOT FALL WITHIN THE 100 YEAR FLOOD ZONE.
- THIS PLAT WAS PREPARED FROM AN ACTUAL AND CURRENT FIELD SURVEY.
- ANY PHYSICAL IMPROVEMENTS NOT DIMENSIONED, SHALL NOT BE SCALED.
- FEMA FLOOD ZONE: "X"
- LEGAL REFERENCE: DB 1489 PG 1255 DB 1445 PG 1007, DB 1494 PG 337 INSTRUMENT #030000593 TAX # 4220102, 4220103, 4220105 4220108, 4220117-4220119 FEMA MAP #51161C0046D, OCT 15, 1993

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA, THIS PLAT WAS PRESENTED ON THIS 10 DAY OF May, 2004, AND WITH THE CERTIFICATES OF DEDICATION AND ACKNOWLEDGEMENTS THERETO ANNEXED IS ADMITTED TO RECORD AT 9:55 O'CLOCK A.M.

TESTEE: BRENDA S. HAMILTON

[Signature]
CLERK



APPROVED:

[Signature] R. Brian Townsend 5-04-04
AGENT OF THE PLANNING COMMISSION DATE

[Signature] Philip C. Quinn 5.4.04
CITY ENGINEER, CITY OF ROANOKE DATE

PLAT OF SURVEY
FOR

RYT, LLC

COMBINING LOT 2 (0.11 AC),
LOT 3 (0.12 AC), LOT 4D (0.06 AC),
LOT 5D (0.05 AC), LOT 6D (0.19 AC),
LOT 9 (0.34 AC) AND AN UNNUMBERED LOT,
WITH REMAINING ACREAGE OF ALLEY, (0.08 AC)
TO CREATE HEREON NEW LOT 2A (0.955 AC)
SITUATED AT THE INTERSECTION OF
DALE AVE., 13th ST. AND JAMISON AVE.

LOCATED IN
THE CITY OF ROANOKE,
VIRGINIA

LEGEND

- SURVEYED PROPERTY LINE
- DEED LINE
- SET REBAR
- EXISTING IRON FOUND
- END OF LINE/CURVE
- NOTHING FOUND, NOTHING SET

GRAPHIC SCALE
0 40'
(IN FEET)
1 inch = 40 ft.

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

[Signature] DATE: 5-4-04
I HEREBY CERTIFY THIS PLAT OF SURVEY TO BE CORRECT
TO THE BEST OF MY KNOWLEDGE AND BELIEF

COMM. 1499H2 SURVEYED: FEB. 1, 2000