

KNOW ALL MEN BY THESE PRESENT, TO WIT:

THAT SALLIE B. GARST AND GARY B. GARST ARE THE FEE SIMPLE OWNERS OF THE PARCELS OF LAND SHOWN HEREON BOUND BY 1 TO 5 TO 1 INCLUSIVE AND BEING ALL THE LAND CONVEYED TO SAID OWNER BY DEED RECORDED IN DEED BOOK 1551 PAGE 280 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA.

THE SAID OWNERS CERTIFY THAT THEY HAVE 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 ARE HEREBY PLACED THE FOLLOWING SIGNATURES AND SEALS ON THIS 22nd DAY OF Feb, 2005.

Sallie B. Garst 2/18/05
SALLIE B. GARST DATE
Gary B. Garst 2/22/05
GARY B. GARST DATE

STATE OF VIRGINIA
City of Roanoke
I, Judith A. Marmaduke A NOTARY PUBLIC IN AND FOR THE AFORESAID City AND STATE DO HEREBY CERTIFY THAT SALLIE B. GARST AND GARY B. GARST, OWNERS, WHOSE NAMES AS SUCH ARE SIGNED TO THE FOREGOING WRITING DATED 2-22-05, DID PERSONALLY APPEAR BEFORE ME IN MY AFORESAID City AND STATE AND ACKNOWLEDGED THE SAME ON 2-18-05.

MY COMMISSION EXPIRES August 31, 2016
Judith A. Marmaduke
NOTARY PUBLIC

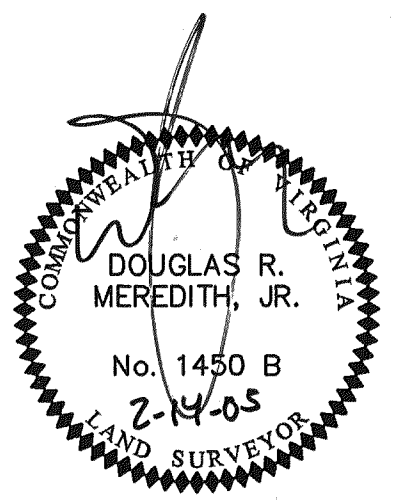
- NOTES:
1. THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE SEARCH AND THEREFORE MAY NOT SHOW ALL ENCUMBRANCES.
 2. THIS PROPERTY AS PLATTED DOES NOT FALL WITHIN THE 100 YEAR FLOOD ZONE.
 3. THIS PLAT WAS PREPARED FROM RECORDS.
 4. ANY PHYSICAL IMPROVEMENTS NOT DIMENSIONED, SHALL NOT BE SCALED.
 5. FEMA FLOOD ZONE: 'X'
FIRM PANEL NUMBER 51161C0044D
DATED OCTOBER 15, 1993
 6. LEGAL REFERENCE: DB 1551 PG 280.
 7. THE RECORDATION OF THIS PLAT OF SUBDIVISION DOES NOT CONSTITUTE A CONVEYANCE OF LAND. ANY LOT, PARCEL, OR TRACT OF LAND SHOWN HEREON THAT IS INTENDED FOR SALE AND/OR CONVEYANCE MUST BE CONVEYED BY DEED AND SAID DEED MUST BE RECORDED IN THE OFFICE OF THE CLERK OF CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA

(DIST) - FROM RECORDS
DIST - CALCULATED FOR CLOSURE

COORDINATE TABLE		
1	4930.7903	5016.9480
2	5056.8324	4988.4661
3	5068.0955	5038.3094
4	5050.9147	5113.2246
5	4957.3245	5134.3732
1	4930.7903	5016.9480

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA, THIS PLAT WAS PRESENTED ON THIS 24 DAY OF Feb, 2005, AND WITH THE CERTIFICATES OF DEDICATION AND ACKNOWLEDGEMENTS THERETO ANNEXED IS ADMITTED TO RECORD AT 12:10 O'CLOCK P.M.

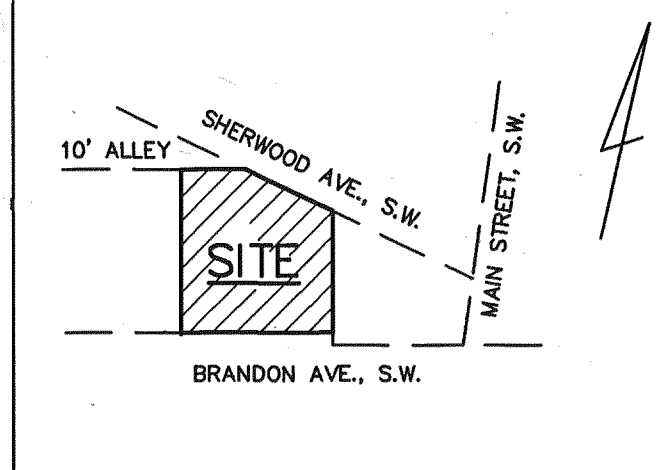
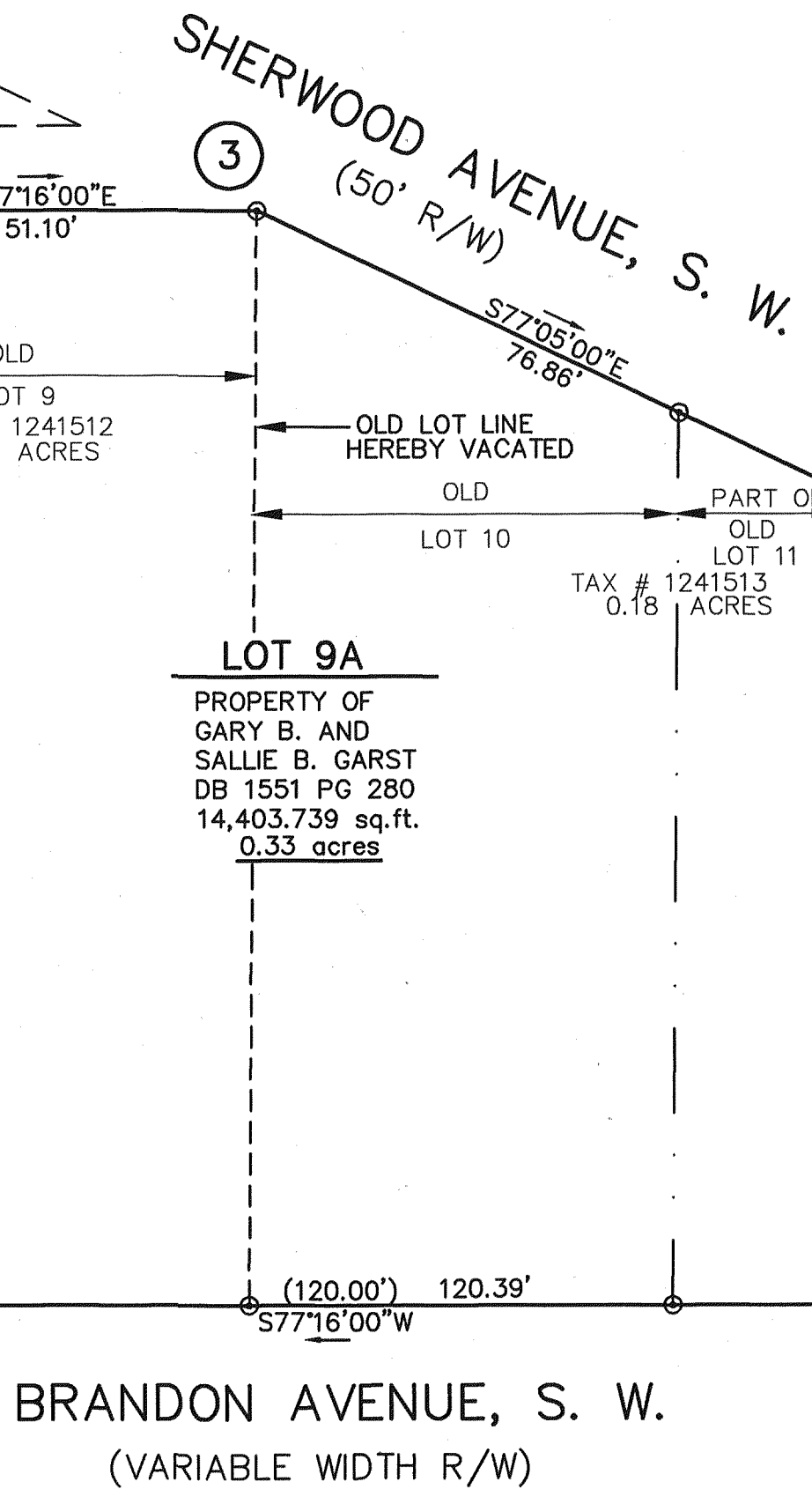
TESTEE: Brenda S. Hamilton CLERK
BRENDA S. HAMILTON



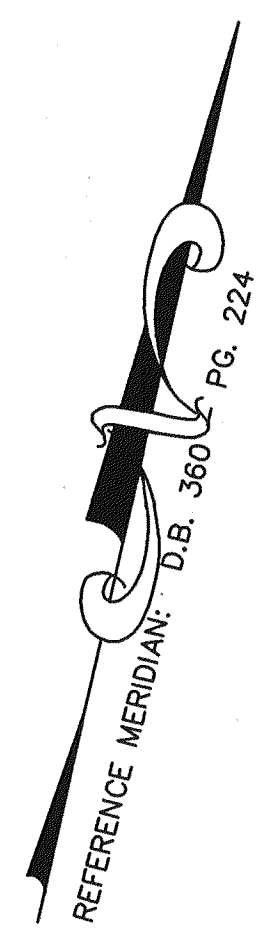
APPROVED:
H. Brian Townsend 2-23-05
AGENT OF THE PLANNING COMMISSION DATE
CITY OF ROANOKE
Thomp. Oliver 2-23-05
CITY ENGINEER, CITY OF ROANOKE DATE

L M W P.C.
102 Albemarle Ave
Roanoke, Virginia 24013
www.lmwpc.com
ph: 540.345.0675
fax: 540.342.4456
lmweng@lmw.roacoxmail.com

[Signature] DATE: 2-14-05
I HEREBY CERTIFY THIS PLAT FROM RECORDS TO BE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF



VICINITY MAP
NO SCALE



LEGEND

- DEED BOUNDARY LINE
- LOT LINES HEREBY VACATED
- LOT LINES PREVIOUSLY VACATED
- END OF LINE/CURVE
- NOTHING FOUND, NOTHING SET

GRAPHIC SCALE

0 10 20
(IN FEET)
1 inch = 20 ft.

PLAT FROM RECORDS
FOR
SALLIE B. GARST
AND
GARY B. GARST
COMBINING LOT 9 - 0.15 ACRES, LOT 10 AND PART OF LOT 11
0.18 ACRES, BLOCK 5 BARBOUR HEIGHTS ADDITION
AND
HEREON CREATING LOT 9A 0.33 ACRE
SITUATED ON BRANDON AVENUE
IN THE
CITY OF ROANOKE, VIRGINIA

DATE: DEC. 22, 2004
REVISED: FEB. 14, 2005
COMM. 2982