

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT BLUE RIDGE HOUSING DEVELOPMENT CORPORATION IS THE OWNER OF THE PROPERTY SHOWN HEREON AS EAST PART OF LOT 10 AND WEST PART OF LOT 11 SECTION 6, ROGERS, FAIRFAX, AND HOUSTON MAP BOUNDED BY CORNERS 1 THRU 5, 14 THRU 17 TO 1 INCLUSIVE, BEING A PORTION OF THE PROPERTY CONVEYED TO SAID OWNER BY JOSEPH A. KEATON, BY DEED DATED FEBRUARY 1, 2005 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA AS INSTRUMENT NUMBER 050001756.

THAT BLUE RIDGE HOUSING DEVELOPMENT CORPORATION IS THE OWNER OF THE PROPERTY SHOWN HEREON AS THE EAST HALF OF LOT 11, SECTION 6, ROGERS, FAIRFAX, AND HOUSTON MAP BOUNDED BY CORNERS 5, 6, 13, 14, TO 5 INCLUSIVE, BEING THE PROPERTY CONVEYED TO SAID OWNER BY JOSEPH A. KEATON AND ANTHONY E. KEATON BY DEED DATED DECEMBER 2, 2004 AND RECORDED IN THE AFORESAID CLERK'S OFFICE AS INSTRUMENT NUMBER 040020107.

THAT BLUE RIDGE HOUSING DEVELOPMENT CORPORATION IS THE OWNER OF THE PROPERTY SHOWN HEREON AS THE WESTERN 33 FEET OF LOT 12, SECTION 6, ROGERS, FAIRFAX, AND HOUSTON MAP BOUNDED BY CORNERS 6 THRU 8, 11 THRU 13 TO 6 INCLUSIVE, BEING THE PROPERTY CONVEYED TO SAID OWNER BY RBR PROPERTIES, LLP. BY DEED DATED NOVEMBER 22, 2004 AND RECORDED IN THE AFORESAID CLERK'S OFFICE AS INSTRUMENT NUMBER 040019726.

THAT BLUE RIDGE HOUSING DEVELOPMENT CORPORATION IS THE OWNER OF THE PROPERTY SHOWN HEREON AS THE EASTERN 16 FEET OF LOT 12 AND THE WESTERN 18 FEET OF LOT 13, SECTION 6, ROGERS, FAIRFAX, AND HOUSTON MAP BOUNDED BY CORNERS 8 THRU 11 TO 8 INCLUSIVE, BEING THE PROPERTY CONVEYED TO SAID OWNER BY JACQUELINE NEWBILL BY DEED DATED NOVEMBER 22, 2004 AND RECORDED IN THE AFORESAID CLERK'S OFFICE AS INSTRUMENT NUMBER 040019555.

THE SAID OWNER HEREBY CERTIFIES THAT IT HAS RESUBDIVIDED THE PROPERTIES OF ITS OWN FREE WILL AND ACCORD AS REQUIRED BY SECTIONS 15.2-2240 THRU 15.2-2279 OF THE 1950 CODE OF VIRGINIA AS AMENDED TO DATE AND THE CITY OF ROANOKE SUBDIVISION ORDINANCE AS AMENDED TO DATE, AND VACATES LINES 2-16, 5-14, 6-13, 8-11 AND A-B SHOWN DOTTED HEREON.

WITNESS THE SIGNATURE AND SEAL OF SAID OWNER.

AGENT FOR BLUE RIDGE HOUSING DEVELOPMENT CORPORATION DATE  
INSTRUMENT NUMBERS 050001756, 040020107, 040019726, 040019555

STATE OF VIRGINIA  
City OF Roanoke  
TO WIT:

I, Gilian Corral, A NOTARY PUBLIC IN AND FOR THE AFORESAID MENTIONED STATE DO HEREBY CERTIFY THAT, Alvin Nash AGENT FOR BLUE RIDGE HOUSING DEVELOPMENT CORPORATION, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS 22nd DAY OF March, 2005.

MY COMMISSION EXPIRES:  
Oct. 31, 2008

Gilian Corral  
NOTARY PUBLIC

#### GENERAL NOTES:

1. THIS PLAT WAS PREPARED WITHOUT THE 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. 51161C0046D, EFFECTIVE DATE OCTOBER 15, 1993. THIS DETERMINATION IS BASED ON SAID MAP AND HAS NOT BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS.
3. 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.
4. 1/2 INCH PIN SET BY T.P.P. & S. IS 1/2 INCH DIAMETER BY 18 INCHES LONG REINFORCING ROD WITH A YELLOW PLASTIC CAP ON TOP WITH "T.P. PARKER PROP. COR." EMBOSSED. A 3-4 FOOT ORANGE ANGLE IRON IS DRIVEN BESIDE CORNER PIN.

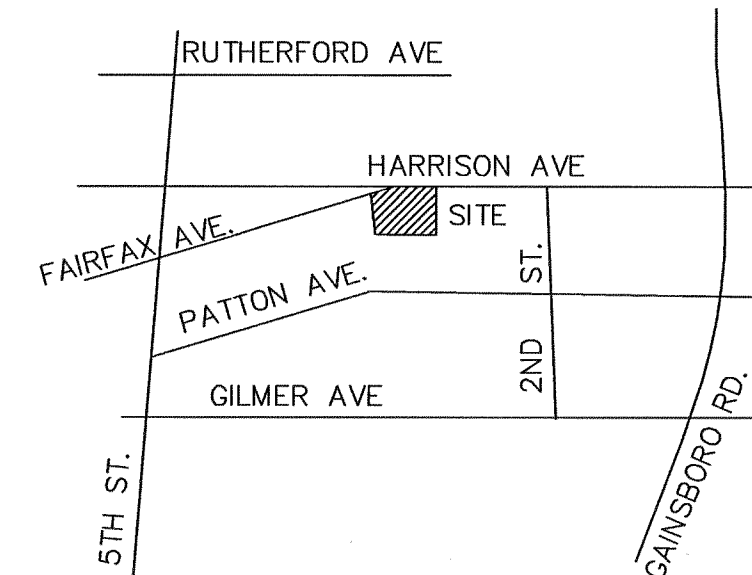
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA, THIS MAP WAS PRESENTED WITH THE CERTIFICATE OF ACKNOWLEDGMENT THERETO ATTACHED ADMITTED TO RECORD AT 10:32 O'CLOCK A.M. ON THIS 25th DAY OF March, 2005.

TESTE: BRENDA S. HAMILTON  
CLERK  
BY: Kelly Chubb  
DEPUTY CLERK

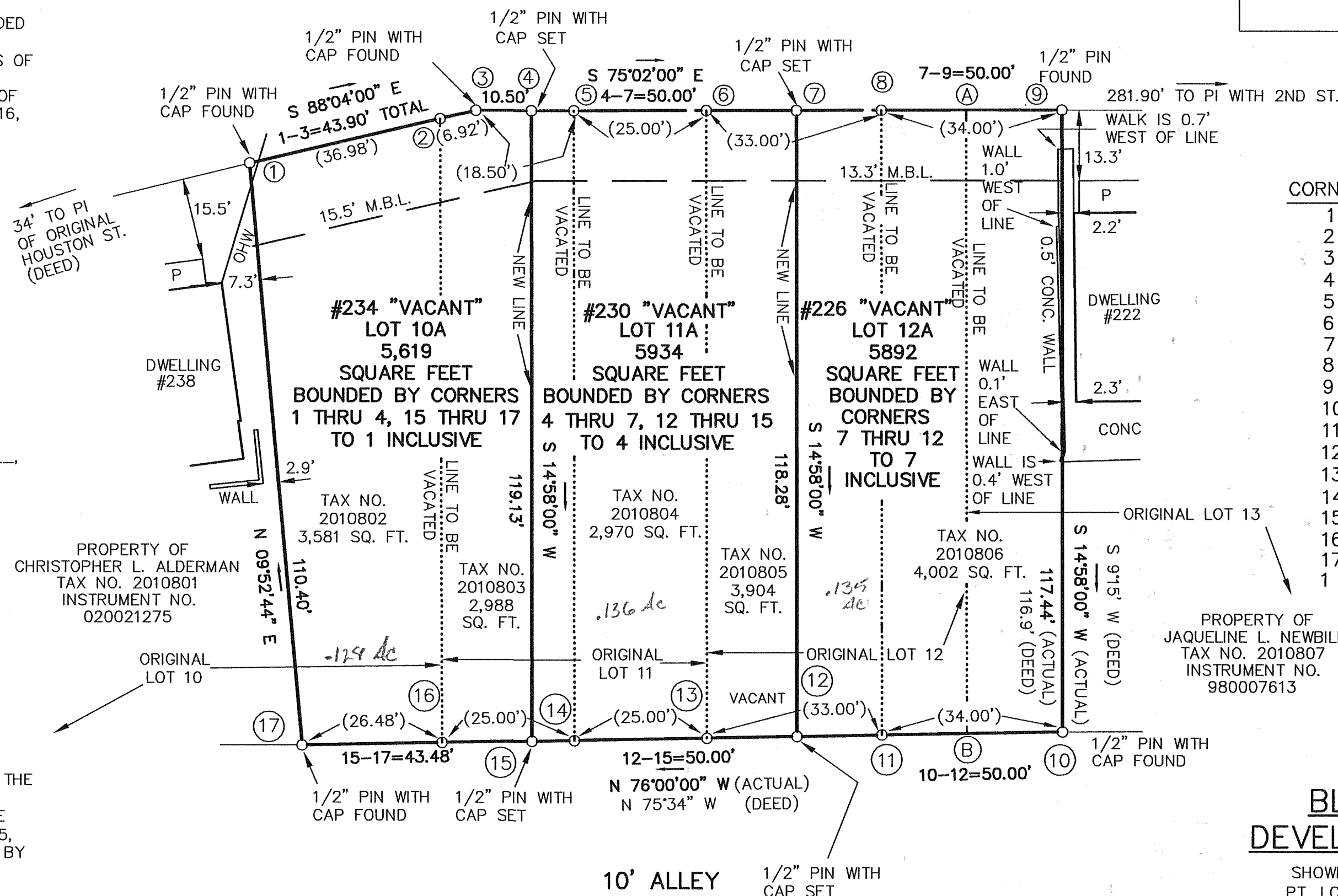
LEGEND  
OHW = OVERHEAD WIRE  
M.B.L. = MINIMUM BUILDING LINE  
SQ. FT. = SQUARE FEET

MAP REFERENCE:  
PLAT NUMBER D-53205 DATED NOVEMBER 11, 2004 BY T.P. PARKER & SON FOR BLUE RIDGE HOUSING DEVELOPMENT CORPORATION  
PLAT NUMBER D-53204 DATED NOVEMBER 17, 2004 BY T.P. PARKER & SON FOR BLUE RIDGE HOUSING DEVELOPMENT CORPORATION  
PLAT NUMBER D-53202 DATED NOVEMBER 17, 2004 BY T.P. PARKER & SON FOR BLUE RIDGE HOUSING DEVELOPMENT CORPORATION

M.B. 1 PG. 2859



## HARRISON AVENUE, N.W. VARIABLE WIDTH



#### COORDINATES

CORNER	NORTHING	EASTING
1	2635.78	6442.69
2	2634.53	6479.65
3	2634.29	6486.56
4	2631.58	6496.71
5	2629.52	6504.44
6	2623.06	6528.59
7	2618.67	6545.01
8	2614.54	6560.47
9	2605.76	6593.31
10	2492.30	6562.98
11	2500.53	6529.99
12	2504.40	6514.46
13	2508.51	6497.97
14	2514.56	6473.70
15	2516.50	6465.94
16	2520.61	6449.44
17	2527.02	6423.75
1	2635.78	6442.69

THESE COORDINATES ARE BASED ON AN ASSUMED DATUM

### PLAT OF SURVEY FOR BLUE RIDGE HOUSING DEVELOPMENT CORPORATION

SHOWING THE VACATION AND COMBINATION OF  
PT. LOT 10, 11, 12, PT. LOT 13 (17,445 SQ. FT.)  
BEING SHOWN ON ROGERS, FAIRFAX & HOUSTON MAP  
D.B. 48, PG. 452

CREATING HEREON LOT 10A (5619 SQ. FT.)

LOT 11A (5934 SQ. FT.) &

LOT 12A (5892 SQ. FT.)

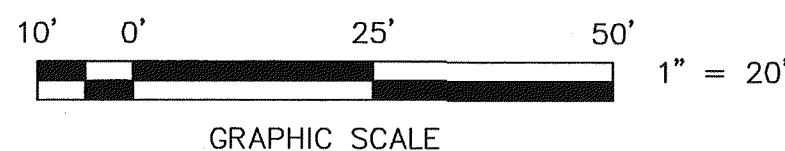
SITUATED ON HARRISON AVENUE, N.W.  
ROANOKE, VIRGINIA

TAX NO.: 2010802 SCALE: 1" = 20'  
2010803 DATE: MARCH 18, 2005  
2010804 W.O.: 05-0063  
2010805 CALC: REC  
2010806 DRAWN: RC-2  
N.B. JR-233



**TPP&S** T. P. PARKER & SON  
ENGINEERS 816 Boulevard  
SURVEYORS Post Office Box 39  
PLANNERS Salem, Virginia 24153

THIS VACATION AND COMBINATION PLAT IS BASED ON A CURRENT FIELD SURVEY. BLUE RIDGE HOUSING DEVELOPMENT CORPORATION IS THE OWNER OF RECORD, SEE INST. NOS. 050001756, 040020107, 040019726, & 040019555.



CLOSED BY REC FEBRUARY 18, 2005

M.B. 1 PG. 2859