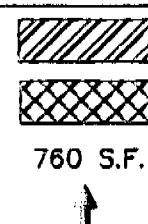
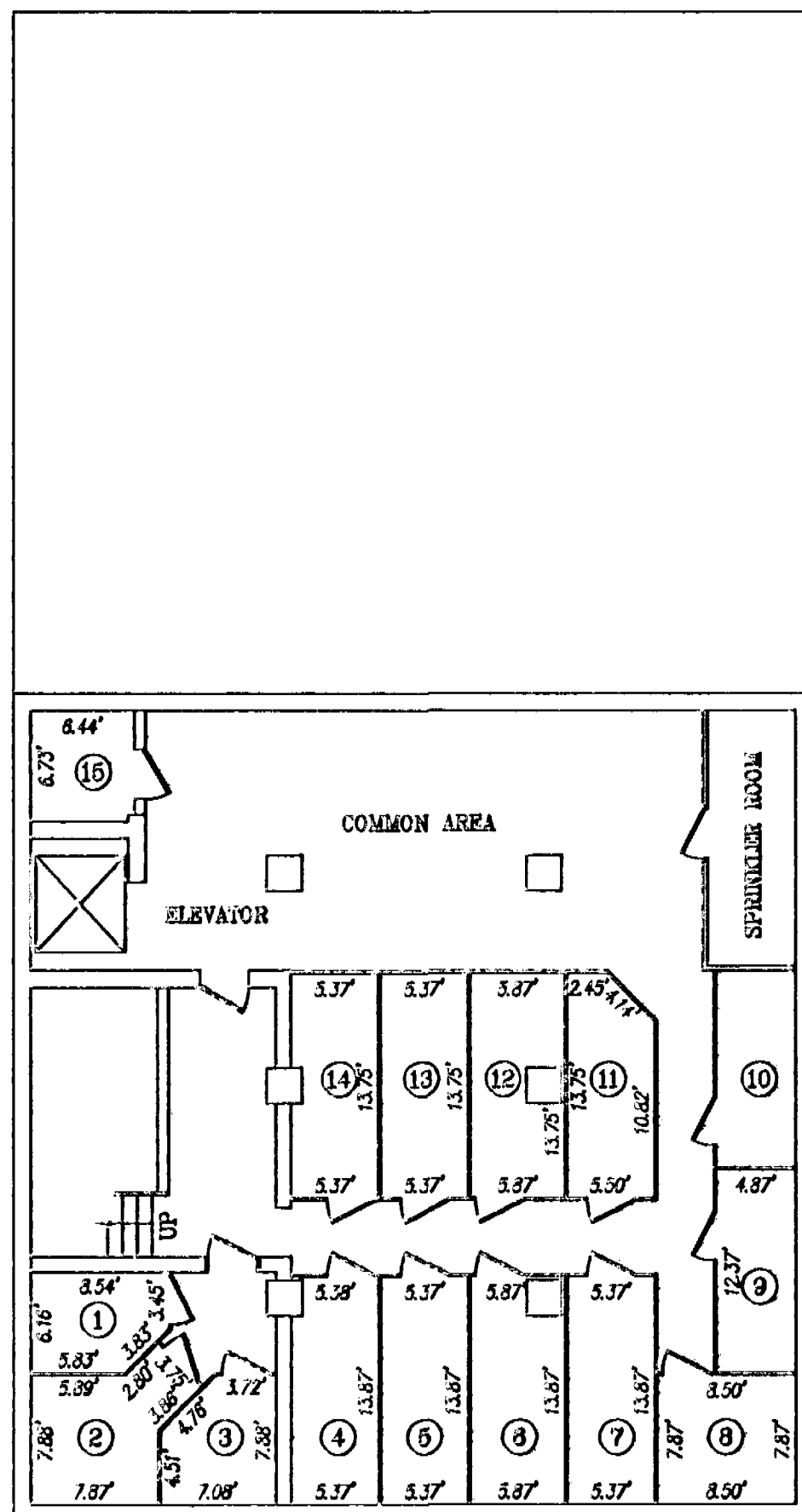


LEGEND

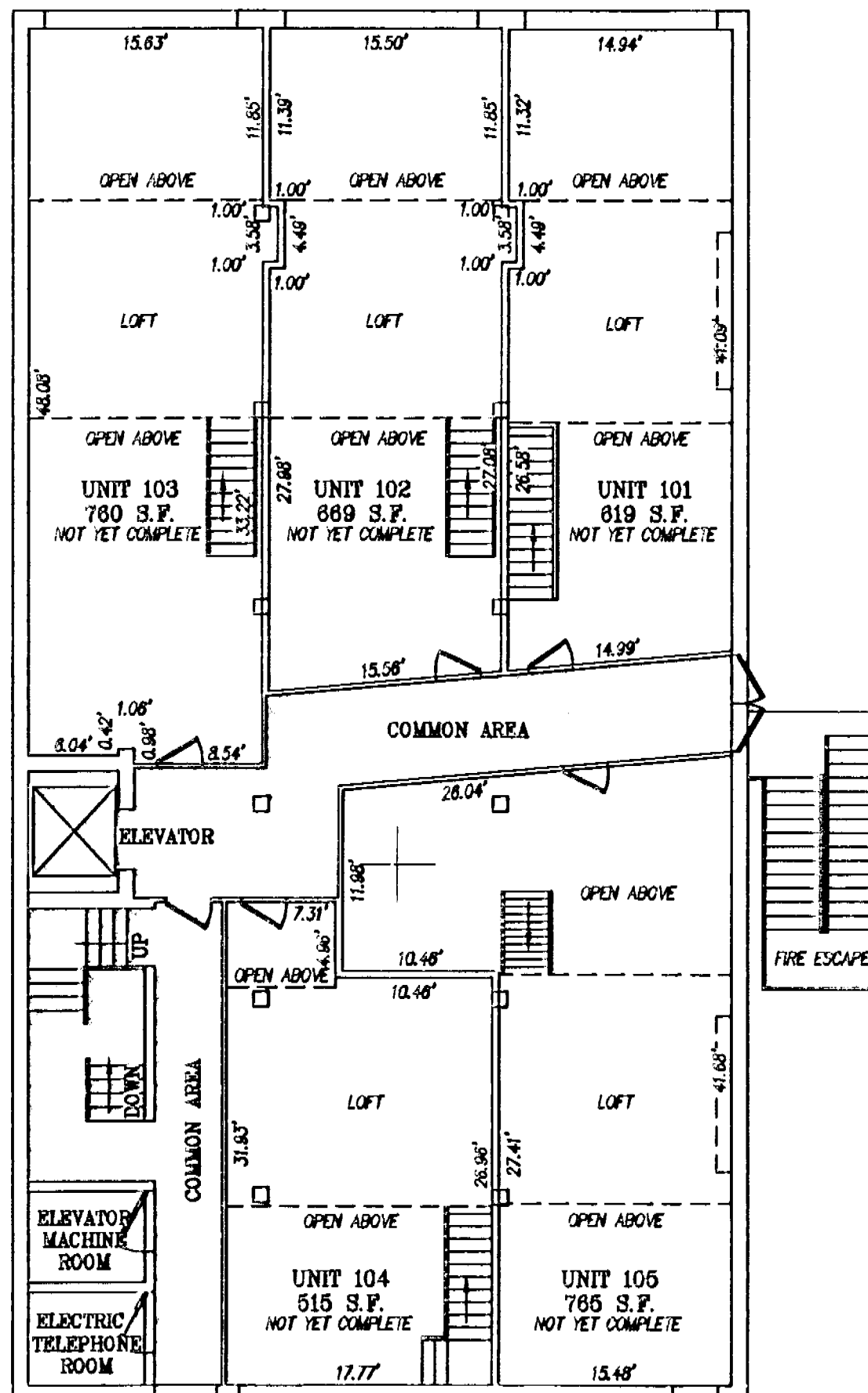


DENOTES LIMITED COMMON AREA
DENOTES GENERAL COMMON AREA
760 S.F.
ORIENTATION FOR PLAN VIEW

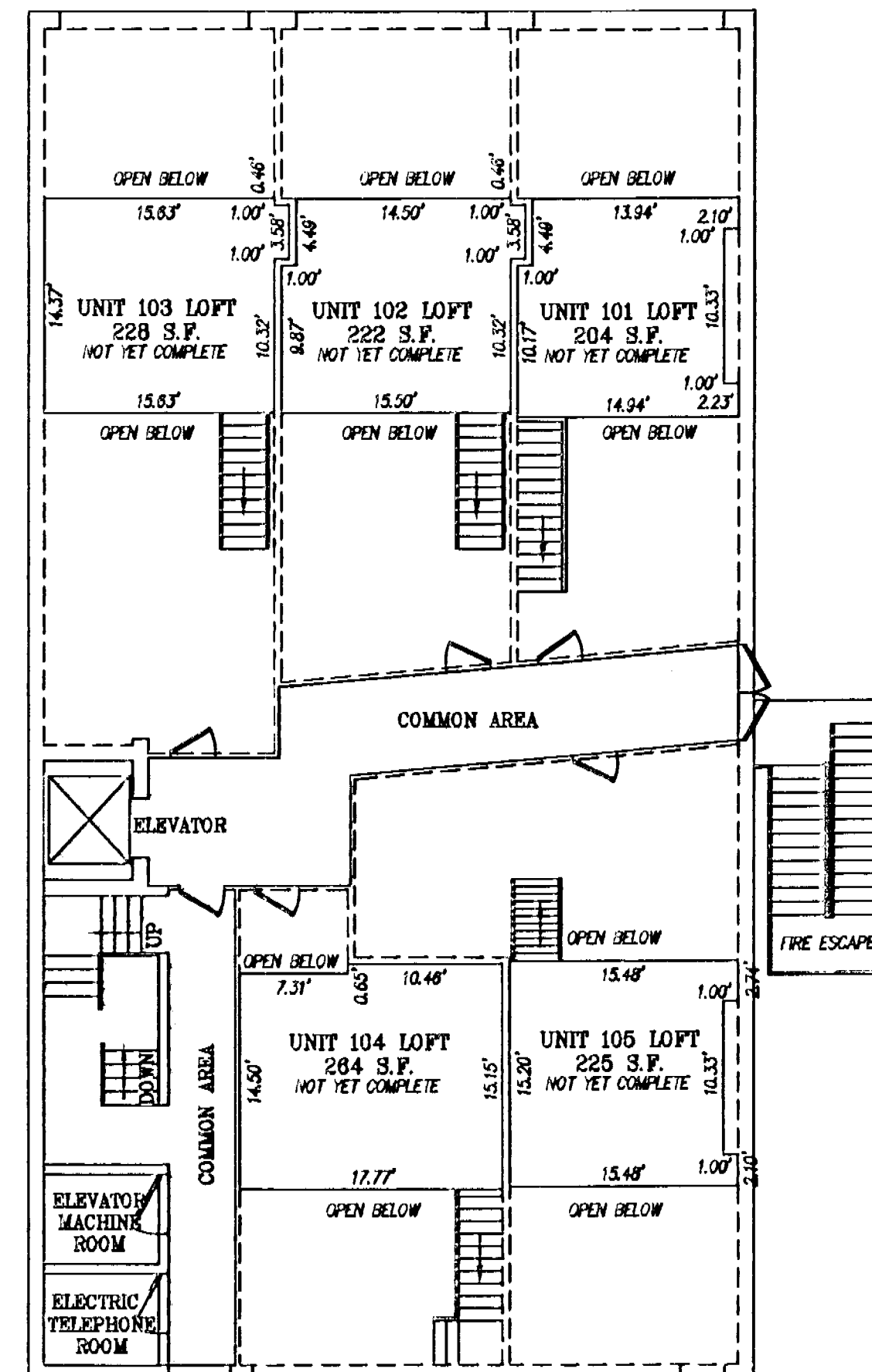
FRONT BASEMENT FLOOR STORAGE UNITS



FRONT FIRST FLOOR



FRONT FIRST FLOOR (LOFT)



UNIT	TOTAL S.F.
1st FLOOR	
101	823 S.F.
102	891 S.F.
103	988 S.F.
104	779 S.F.
105	990 S.F.

NOTES:

1. INCLUDED AS PART OF EACH UNIT IS THE DRY WALL COVERING ENCLOSING SUCH UNIT. ALL INTERIOR DIMENSIONS SHOWN ON THIS PLAT ARE MEASURED TO THE INSIDE FACE OF STUDS OR TO THE INSIDE FACE OF CONCRETE FOUNDATION WALLS.
2. ALL VERTICAL DIMENSIONS ARE MEASURED FROM SUB-FLOOR TO BOTTOM OF JOISTS.
3. UNIT DIMENSIONS SHOWN ARE TYPICAL AND ARE BASED UPON THE THE BUILDING PLANS OF ALL UNITS. SUBSTANTIALLY ALL DIMENSIONS FALL WITHIN A TOLERANCE OF 0.08 FEET OF THOSE SHOWN.
4. UNIT FLOOR AREAS ARE BASED ON THE BUILDING PLANS AND ARE WITHIN 2% OF THE ACTUAL FLOOR AREAS.

ENGINEER'S CERTIFICATE

I, B. LEE HENDERSON, JR., REGISTERED ENGINEER IN THE COMMONWEALTH OF VIRGINIA, HEREBY CERTIFY THAT THIS PLAT, ACCURATELY SHOWS THE UNITS DELINEATED AND COMPLIES WITH THE PROVISIONS OF SECTION 55-79.58 PARAGRAPH (A) OF THE CONDOMINIUM ACT. I FURTHER CERTIFY THAT UNLESS NOTED OTHERWISE ALL UNITS DEPICTED HEREON HAVE BEEN SUBSTANTIALLY COMPLETED.

GIVEN UNDER MY HAND THIS 9th DAY OF FEBRUARY, 2007.

B. Lee Henderson, Jr.
B. LEE HENDERSON, JR., P.E.

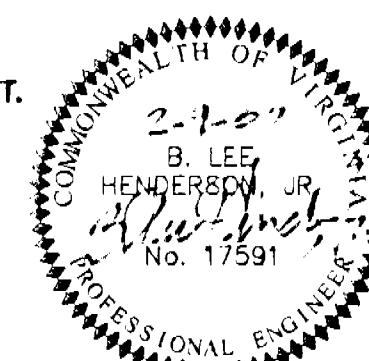


EXHIBIT "A"
BASEMENT, 1st FLOOR, 1st FLOOR LOFT
PLAN DIMENSIONS

PLAT SHOWING
CANDY FACTORY
A CONDOMINIUM
(0.132 ACRES)
BEING LOT 11, BLOCK 8
FERDINAND RORER MAP
PROPERTY OF
FACTORY 324, LLC
SITUATED AT #324 SALEM AVE., S.W.
ROANOKE, VIRGINIA