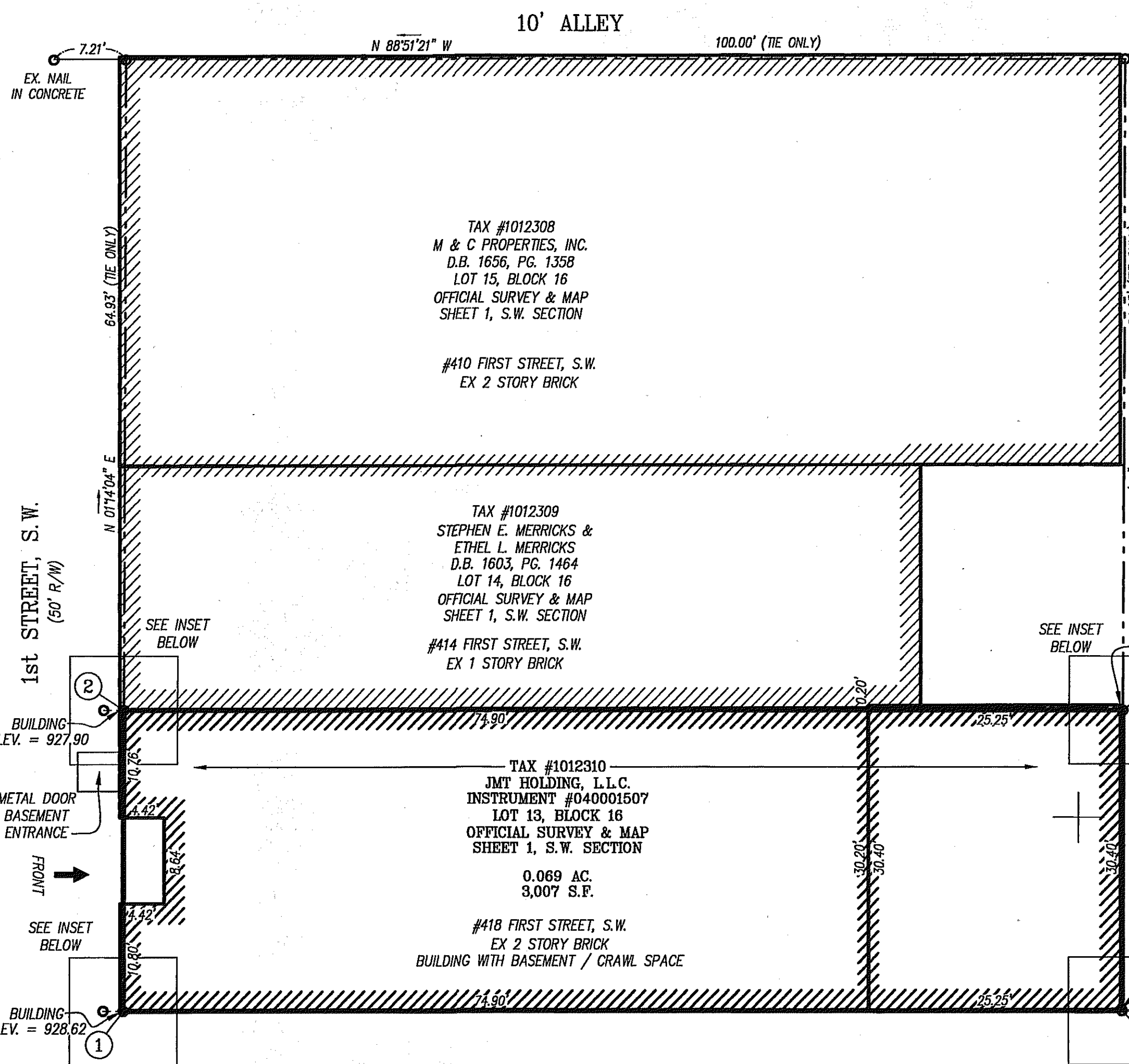


w:\drawings\2006\06092\sur\06092co.dwg

06092co-sheet 1.plt



TAX #1012308
M & C PROPERTIES, INC.
D.B. 1656, PG. 1358
LOT 15, BLOCK 16
OFFICIAL SURVEY & MAP
SHEET 1, S.W. SECTION

#410 FIRST STREET, S.W.
EX 2 STORY BRICK

TAX #1012309
STEPHEN E. MERRICKS &
ETHEL L. MERRICKS
D.B. 1603, PG. 1464
LOT 14, BLOCK 16
OFFICIAL SURVEY & MAP
SHEET 1, S.W. SECTION

#414 FIRST STREET, S.W.
EX 1 STORY BRICK

TAX #1012310
JMT HOLDING, L.L.C.
INSTRUMENT #040001507
LOT 13, BLOCK 16
OFFICIAL SURVEY & MAP
SHEET 1, S.W. SECTION

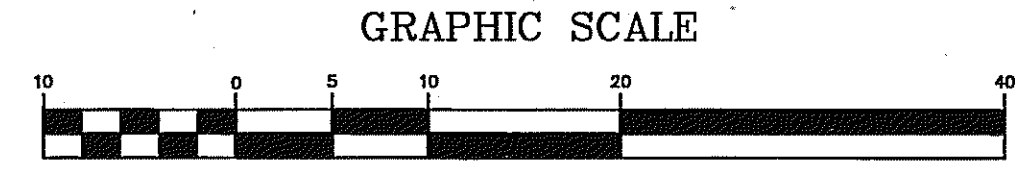
0.069 AC.
3,007 S.F.

#418 FIRST STREET, S.W.
EX 2 STORY BRICK
BUILDING WITH BASEMENT / CRAWL SPACE

LEGEND:
D.B. DEED BOOK
P.G. PAGE
AC. ACRES
S.F. SQUARE FEET
R/W RIGHT-OF-WAY
EX. EXISTING
IP IRON PIN

TAX #1012311
M & C PARKING, LLP
INSTRUMENT #020000795
LOTS 11 & 12, BLOCK 16
OFFICIAL SURVEY & MAP
SHEET 1, S.W. SECTION

BOUNDARY LINE TABLE		
LINE	BEARING	DISTANCE
1-2	N 01°14'04" E	30.07'
2-3	S 88°51'21" E	100.00'
3-4	S 01°14'04" W	30.07'
4-5	N 88°51'21" W	100.00'



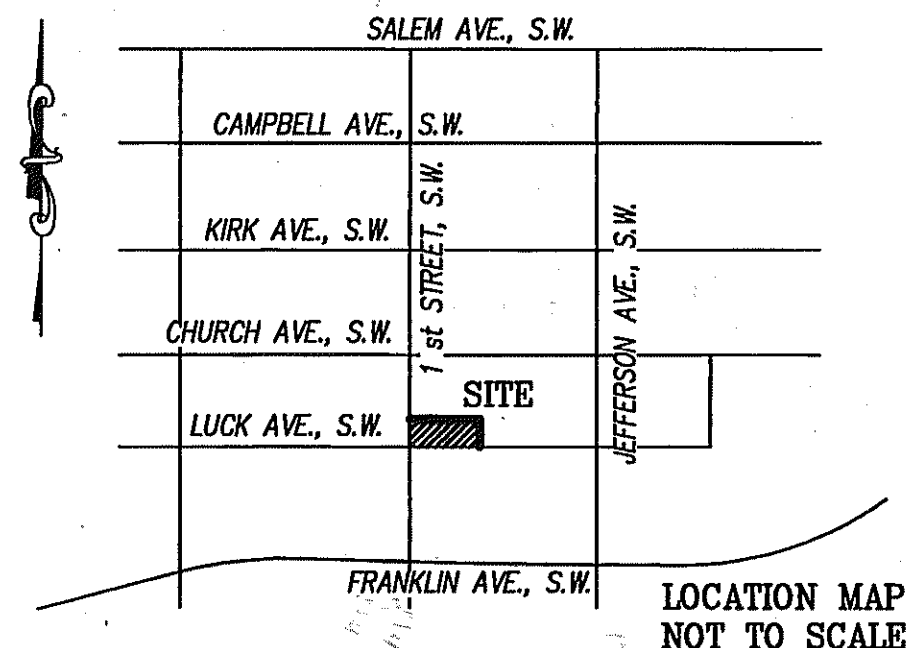
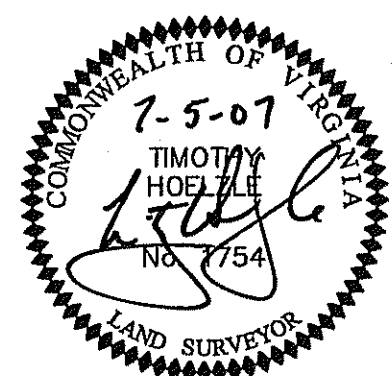
- NOTES:**
1. THIS PROPERTY IS NOT LOCATED WITHIN THE LIMITS OF A 100 YEAR FLOOD BOUNDARY AS DESIGNATED BY FEMA. THIS OPINION IS BASED ON AN INSPECTION OF THE FLOOD INSURANCE RATE MAP AND HAS BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS. SEE COMMUNITY PANEL #510130 0046 D, MAP #51161C0046 D, FLOOD ZONE "X", DATED OCTOBER 15, 1993.
 2. THIS PLAT WAS PREPARED WITH THE BENEFIT OF A TITLE REPORT FURNISHED BY LAWYERS TITLE INSURANCE CORPORATION, CASE NO. ro00001777, DATED: JANUARY 30, 2004.
 3. THIS PLAT IS BASED ON A CURRENT FIELD SURVEY.
 4. PROPERTY CORNERS AS SHOWN HEREON.
 5. ELEVATIONS ARE BASED ON NAVD 88 VERTICAL DATUM.

CLERK'S CERTIFICATE:
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA, THIS MAP WITH THE CERTIFICATE OF ACKNOWLEDGMENT THERETO ANNEXED IS ADMITTED TO RECORD ON July 11, 2007, AT 11:04 O'CLOCK A.M.

TESTEE: BRENDA S. HAMILTON
DEPUTY CLERK

BOUNDARY &
EXTERIOR DIMENSIONS
PLAT SHOWING
**418 FIRST STREET
CONDOMINIUMS**
A CONDOMINIUM
PROPERTY OF
JMT HOLDING, L.L.C.
SITUATED ALONG FIRST STREET, S.W. & LUCK AVE., S.W.
ROANOKE, VIRGINIA

SURVEYOR'S CERTIFICATE:
I, TIMOTHY HOELZLE, REGISTERED LAND SURVEYOR IN THE COMMONWEALTH OF VIRGINIA, HEREBY CERTIFY THAT THIS PLAT, ACCURATELY SHOWS THE UNITS DELINEATED AND COMPLIES WITH THE PROVISIONS OF SECTION 55-78.58 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 5th DAY OF July, 2007.
Timothy Hoelzle
TIMOTHY HOELZLE, L.S.



LUMSDEN ASSOCIATES, P.C.
ENGINEERS-SURVEYORS-PLANNERS
ROANOKE, VIRGINIA

4664 BRAMBLETON AVENUE, SW
P.O. BOX 20669
ROANOKE, VIRGINIA 24018

PHONE: (540) 774-4411
FAX: (540) 772-9445
E-MAIL: MAIL@LUMSDENPC.COM

DATE: July 5, 2007
COMM. NO: 06-092
SCALE: 1" = 10'
SHEET 1 OF 5