

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT MALCOLM DOUGLAS HART (A.K.A. M. DOUGLAS HART) & VIRGINIA V. HART ARE THE FEE SIMPLE OWNERS OF THE PARCELS OF LAND SHOWN HEREON BOUNDED BY CORNERS 1 THROUGH 10 TO 1, INCLUSIVE, AND BEING ALL OF THE LAND CONVEYED TO SAID OWNERS BY INSTRUMENTS RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF ROANOKE, VIRGINIA IN DEED BOOK 1564, PAGE 253 & INSTRUMENT #020019052.

THE SAID OWNERS HEREBY CERTIFY THAT THE PLAT OF THE LAND AS SHOWN HEREON, AS REQUIRED BY SECTION 15.2-2240 THROUGH 15.2-2279 OF THE CODE OF VIRGINIA (1950) AS AMENDED, AND THE SUBDIVISION ORDINANCE OF THE CITY OF ROANOKE, VIRGINIA; IS ENTIRELY WITH ITS OWN FREE WILL AND CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE OWNERS OR PROPRIETORS OF THE LAND AND THE TRUSTEES IN ANY DEED OF TRUST, OR OTHER INSTRUMENT IMPOSING A LIEN UPON SUCH LAND, IF ANY THERE BE.

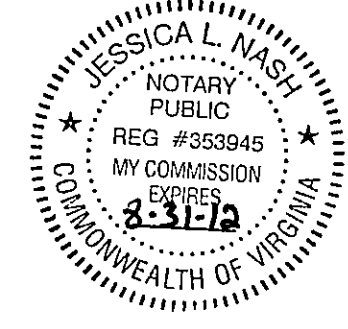
IN WITNESS WHEREON ARE HEREBY PLACED THE FOLLOWING SIGNATURES AND SEALS:

Malcolm Douglas Hart Virginia V. Hart
MALCOLM DOUGLAS HART (OWNER) VIRGINIA V. HART (OWNER)

STATE OF VIRGINIA
COMMONWEALTH AT LARGE

I, Jessica L. Nash, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT Malcolm Douglas Hart, WHOSE NAME IS SIGNED TO THE FOREGOING INSTRUMENT, HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME ON THIS 2nd DAY OF March, 2010.

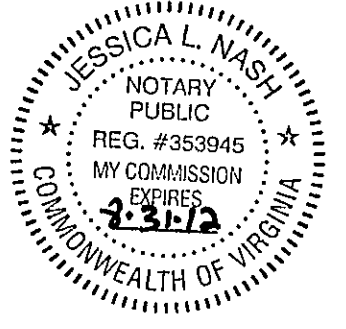
Jessica L. Nash REG. #353945
NOTARY PUBLIC
MY COMMISSION EXPIRES 8-31-12



STATE OF VIRGINIA
COMMONWEALTH AT LARGE

I, Jessica L. Nash, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT Virginia V. Hart, WHOSE NAME IS SIGNED TO THE FOREGOING INSTRUMENT, HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME ON THIS 2nd DAY OF March, 2010.

Jessica L. Nash REG. #353945
NOTARY PUBLIC
MY COMMISSION EXPIRES 8-31-12



THE RECORDATION OF THIS PLAT OF SUBDIVISION DOES NOT CONSTITUTE A CONVEYANCE OF LAND. ANY LOTS, 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 THE CIRCUIT COURT OF THE CITY OF ROANOKE.

APPROVED: [Signature] 3/3/2010
AGENT, CITY OF ROANOKE PLANNING COMMISSION DATE

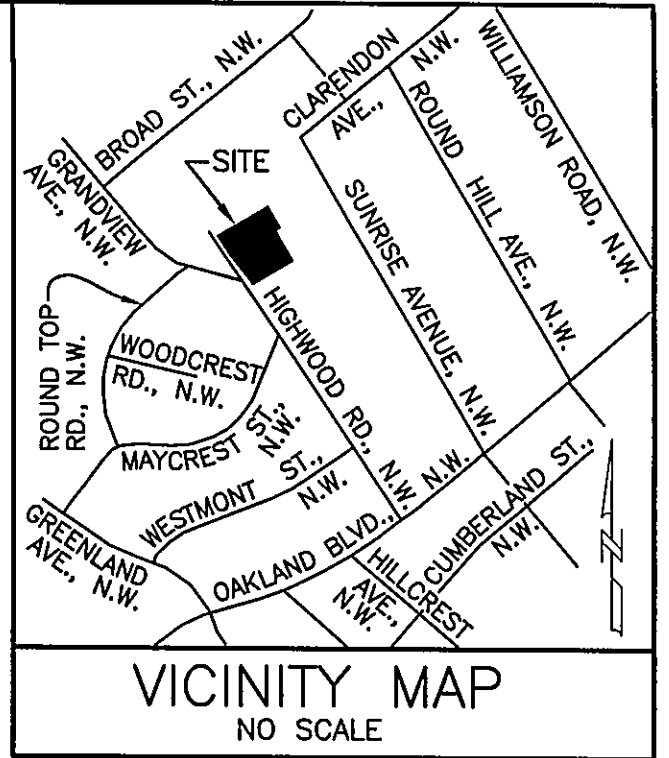
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF CITY OF ROANOKE, VIRGINIA, THIS MAP WITH THE CERTIFICATE OF ACKNOWLEDGMENT THERETO ANNEXED IS ADMITTED TO RECORD AT 4:17 O'CLOCK P.M. ON THIS 3 DAY OF MARCH, 2010, IN MAP BOOK 1, PAGE 3567.
TESTE: Brenda S. Hamilton [Signature]
CLERK DEPUTY CLERK

NOTES:

1. OWNERS OF RECORD: MALCOLM DOUGLAS HART (A.K.A. M. DOUGLAS HART) & VIRGINIA V. HART
2. LEGAL REFERENCES: DEED BOOK 1564, PAGE 253 & INSTRUMENT #020019052
3. ADDITIONAL REFERENCES: DEED BOOK 946, PAGE 493 & MAP BOOK 1, PAGE 1781
3. ORIGINAL TAX MAP NUMBERS 2080305 (LOT 89A) AND 2080331 ("NEW LOT 87-B")
4. THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT AND THERE MAY EXIST ENCUMBRANCES WHICH AFFECT THE PROPERTY NOT SHOWN HEREON.
5. PROPERTY MAY CONTAIN UNDERGROUND UTILITY SERVICE LINES.

LEGEND

- IRON PIN SET
- IRON PIN FOUND
- ⊗ UTILITY POLE
- TELEPHONE PEDESTAL
- APPROX. APPROXIMATE
- CONC. CONCRETE
- FND. FOUND
- OHU — OVERHEAD WIRES
- x — FENCE



COORDINATE LIST (ASSUMED)		
CORNER	NORTHING	EASTING
1	7045.5758	7912.3765
2	7162.0429	8130.5001
3	7073.8302	8177.6012
4	7062.5401	8156.4567
5	7027.2550	8175.2971
6	6929.9387	8227.2592
7	6837.2228	8054.1553
8	6864.7643	8036.9008
9	6927.8455	7989.1197
10	6960.1364	7964.6655
1	7045.5758	7912.3765

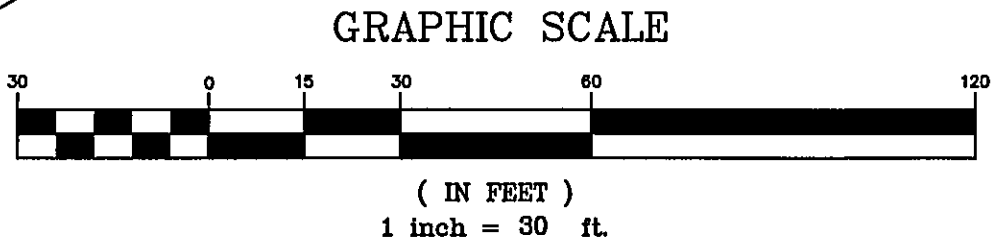
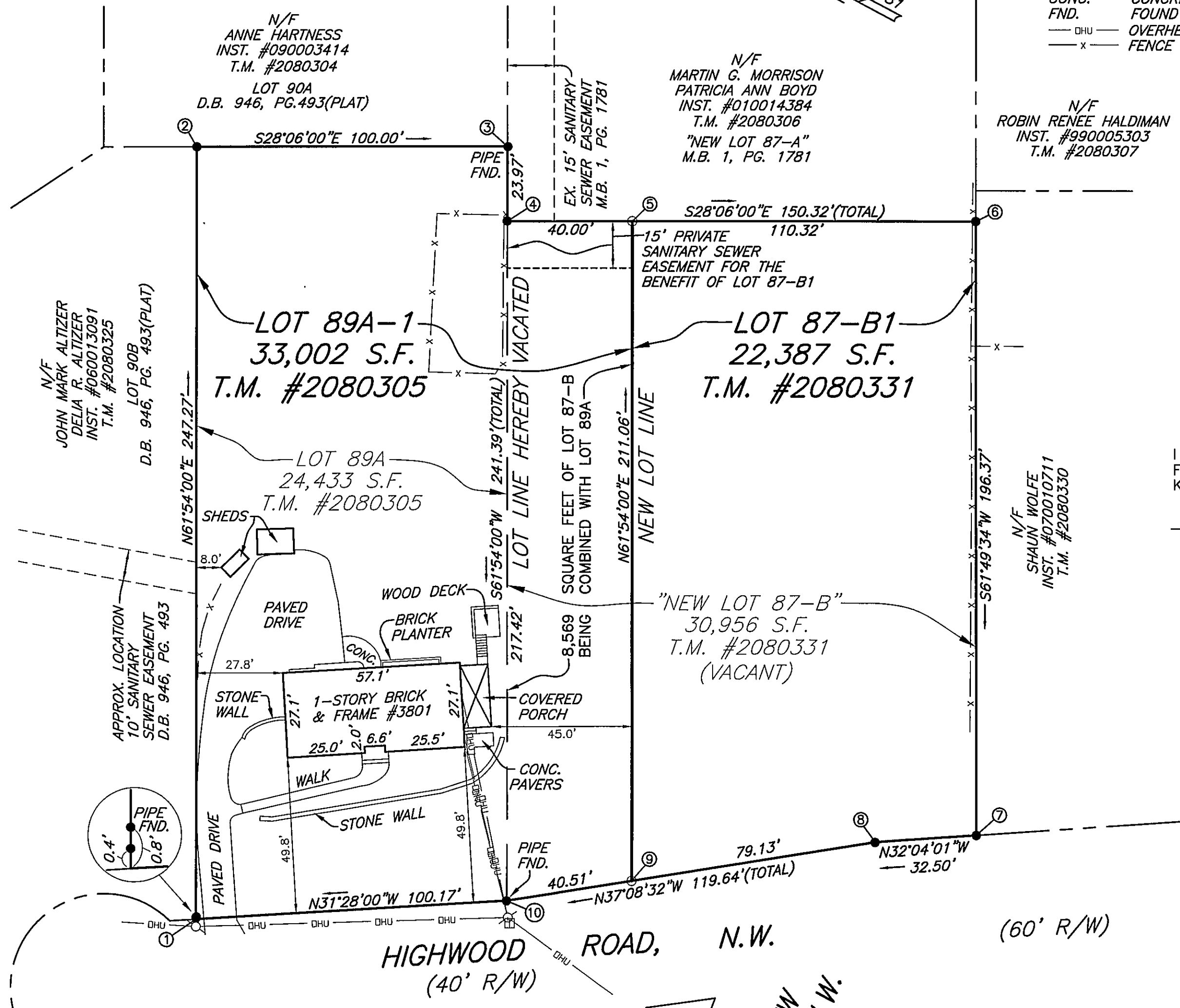
I HEREBY CERTIFY THAT THIS PLAT IS FROM A CURRENT FIELD SURVEY AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

Brian J. Casella
BRIAN J. CASELLA 002806



RESUBDIVISION PLAT FOR
MALCOLM DOUGLAS HART
& VIRGINIA V. HART
BEING THE RESUBDIVISION OF
"NEW LOT 87-B" AS SHOWN ON
RESUBDIVISION PLAT FOR
ROBERT W. BOYD & DOROTHY R. BOYD
MAP BOOK 1, PAGE 1781
AND
LOT 89A AS SHOWN ON
RESUBDIVISION PLAT FOR
JAMES R. ALVIS & JANIE E. ALVIS
DEED BOOK 946, PAGE 493

CREATING HEREON
LOT 87-B1 (22,387 SQUARE FEET),
LOT 89A-1 (33,002 SQUARE FEET), &
A 15' PRIVATE SANITARY SEWER EASEMENT
FOR THE BENEFIT OF LOT 87-B1
SITUATED ON HIGHWOOD ROAD, N.W.
CITY OF ROANOKE, VIRGINIA
SURVEYED JANUARY 27, 2010
JOB #R1010022.00
SHEET 1 OF 1 SCALE: 1"= 30'



THIS PROPERTY DOES NOT LIE WITHIN THE LIMITS OF A 100 YEAR FLOOD BOUNDARY AS DESIGNATED BY CURRENT FEMA MAPS. PROPERTY IS IN ZONE X UNSHADED. SEE MAP #51161C0162G (REVISED DATE: 09/28/07)

DRN: JLN
CHK: BJC

TEL: 540-772-9580 FAX: 540-772-8050
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