

KNOW ALL MEN BY THESE PRESENTS TO WIT:

THAT CITY OF SALEM IS THE FEE SIMPLE OWNER OF THE PARCEL OF LAND BOUNDED ON THE OUTSIDE BY CORNERS 5 THRU 8 INCLUSIVE TO 5, BEING A PORTION OF PARCEL A, 4.3029 ACRES, SUBDIVISION PLAT OF A PORTION OF NORFOLK SOUTHERN RAILWAY COMPANY (P.B. 13, PG. 22, SLIDE 211) BEING A PORTION OF THE LAND CONVEYED TO SAID OWNER BY INSTRUMENT DATED APRIL 12, 2010 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA IN INSTRUMENT No. 100000935.

THAT JUSTIN W. McLAUGHLIN IS THE FEE SIMPLE OWNER OF THE PARCEL OF LAND BOUNDED ON THE OUTSIDE BY CORNERS 1, 2, 5, 8, 4 TO 1, BEING ALL OF THE LAND CONVEYED TO SAID OWNER BY INSTRUMENT DATED SEPTEMBER 16, 2004 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA IN INSTRUMENT No. 040004030.

THE SAID OWNERS HEREBY CERTIFY THAT THEY HAVE RE-SUBDIVIDED THE LAND HEREON ENTIRELY OF THEIR OWN FREE WILL AND ACCORD AS REQUIRED BY SECTION 15.2-2240 THROUGH 15.2-2279 OF THE 1950 CODE OF VIRGINIA, AS AMENDED TO DATE, AND AS REQUIRED BY THE CITY OF SALEM, VIRGINIA SUBDIVISION ORDINANCE AS AMENDED TO DATE.

WITNESS THE SIGNATURES AND SEALS OF SAID OWNERS;

1/18/11

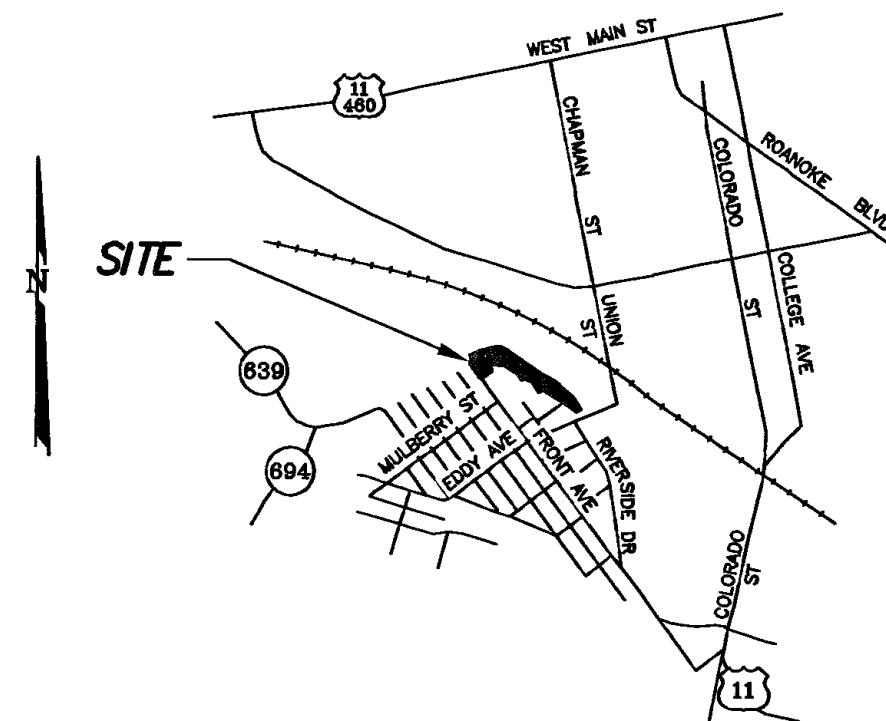
CITY OF SALEM - AUTHORIZED AGENT
INSTRUMENT No. 100000935

1-7-11

JUSTIN W. McLAUGHLIN - OWNER
INSTRUMENT No. 040004030

NOTES:

1. DRAPER ADEN ASSOCIATES PREPARED A SKETCH OF GREENWAY EASEMENT TO BE ACQUIRED BY THE CITY OF SALEM FROM JUSTIN W. McLAUGHLIN DATED MAY 5, 2009 AND SAID SKETCH WAS SUBSEQUENTLY RECORDED AS AN ATTACHMENT TO THE CITY OF SALEM RECORDED AS INSTRUMENT No. 090002110. SUBSEQUENT SURVEYS FOR THE GREENWAY BY DRAPER ADEN ASSOCIATES, REVEALED THAT THERE EXISTED AN INTERLOCK SHOWN BY CORNERS 5, 6, 3, 7, 8, TO 5 BETWEEN THE RIGHT OF WAY OF THE NORFOLK SOUTHERN RAILWAY COMPANY (FORMERLY VIRGINIAN RAILWAY) AND THE PROPERTY DEEDED TO JUSTIN W. McLAUGHLIN IN INSTRUMENT No. 040004030. THE LAND CONTAINING THIS INTERLOCK WAS CONVEYED TO THE CITY OF SALEM BY NORFOLK SOUTHERN RAILWAY COMPANY IN INSTRUMENT No. 100000935. THE PURPOSE OF THIS SURVEY IS FOR THE CITY OF SALEM TO CONVEY TO JUSTIN W. McLAUGHLIN THAT PROPERTY IN THE INTERLOCK LESS AND EXCEPT FEE SIMPLE OWNERSHIP OF THAT LAND REQUIRED BY THE CITY OF SALEM FOR CONSTRUCTION OF THE ROANOKE RIVER GREENWAY.
2. THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT BY A LICENSED ATTORNEY. THERE MAY EXIST ENCUMBRANCES NOT SHOWN WHICH AFFECT THE SUBJECT PROPERTIES.
3. THE SUBJECT PROPERTIES LIE WITHIN THE LIMITS OF ZONE AE AS SHOWN ON THE FEMA FLOOD INSURANCE RATE MAP No. 51161C0141G AND 51161C0137G, DATED SEPTEMBER 28, 2007.
4. REFERENCE:
 - * SUBDIVISION PLAT OF A PORTION OF NORFOLK SOUTHERN RAILWAY COMPANY BY DRAPER ADEN ASSOCIATES DATED AUGUST 5, 2009 (REVISED OCTOBER 5, 2009) AND RECORDED IN P.B. 12, PG. 22, SLIDE 211.
 - * SKETCH OF GREENWAY EASEMENT TO BE ACQUIRED BY CITY OF SALEM FROM JUSTIN McLAUGHLIN BY DRAPER ADEN ASSOCIATES DATED MAY 5, 2009 AND RECORDED AS AN ATTACHMENT TO INSTRUMENT No. 090002110.
 - * SURVEY FOR MECHANICAL DEVELOPMENT CO., INC. BY T.P. PARKER & SON DATED MARCH 25, 1975 AND RECORDED IN D.B. 37, PG. 242.
5. THIS PLAT IS BASED ON A CURRENT FIELD SURVEY.
6. TAX No. 183-6-4 IS ZONED RSF (RESIDENTIAL SINGLE FAMILY) AND TAX No. 183-7-1 IS ZONED HM (HEAVY MANUFACTURING) AT THE DATE OF THIS PLAT.



VICINITY MAP
NO SCALE

STATE OF VIRGINIA
City of Salem

I, Frank M. Coleman, A NOTARY PUBLIC
IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT
Justin W. Foley WHOSE NAME IS SIGNED TO
THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND
ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS
18th DAY OF January, 2010.

MY COMMISSION EXPIRES March 31, 2014
228801 Frank M. Coleman
NOTARY REGISTRATION NUMBER NOTARY PUBLIC

STATE OF VIRGINIA
City of Salem

I, Frank R. Brillaman, A NOTARY PUBLIC
IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT
Justin W. McLaughlin WHOSE NAME IS SIGNED TO
THE FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND
ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS
7th DAY OF January, 2010.

MY COMMISSION EXPIRES May 31, 2014
308449 Frank R. Brillaman
NOTARY REGISTRATION NUMBER NOTARY PUBLIC

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF
SALEM, VIRGINIA. THIS MAP WAS PRESENTED WITH THE CERTIFICATE OF
ACKNOWLEDGMENT THERETO ANNEXED IS ADMITTED TO RECORD ON
11/20 2010, AT 7:45 O'CLOCK

A.M.

TESTE: CHANCE CRAWFORD

APPROVED:
1/19/11
JAMES E. TALIAFERRO, JR., P.E., L.S.
EXECUTIVE SECRETARY - CITY OF SALEM PLANNING COMMISSION

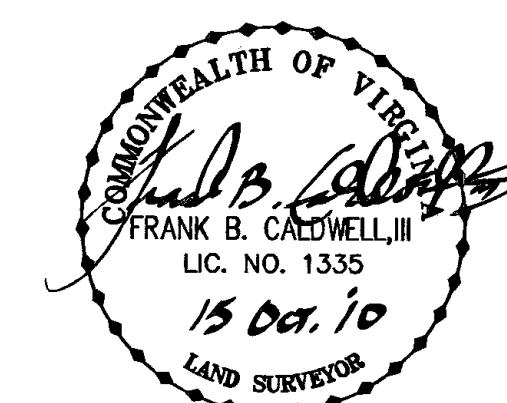
APPROVED:
1/20/11
CHARLES E. VAN ALLMAN, JR., P.E., L.S.
CITY ENGINEER - CITY OF SALEM, VIRGINIA

RESUBDIVISION PLAT
FOR
CITY OF SALEM
AND
JUSTIN W. McLAUGHLIN

SHOWING A PORTION OF PARCEL A (INSTRUMENT No. 100000935) AND
THE COMBINATION OF A 0.1120 ACRE SECTION OF SAID PARCEL A
AND A 0.3981 ACRE PARCEL (INSTRUMENT No. 040004030) LYING IN
THE CITY OF SALEM AT 913 FRONT AVENUE
CREATING HEREON

LOT A 0.5101 ACRES

SITUATE FRONT AVENUE
CITY OF SALEM, VIRGINIA



REV: OCTOBER 15, 2010 (PER CITY COMMENTS)

TAX NO.: 183-7-1, 183-6-4

DRAWN: JPW, CLH

CALC.: CLH CHK'D.: FBC, III

CLOSED: CLH

SCALE: 1" = 20'

DATE: SEPTEMBER 13, 2010

N.B.: WES-66

W.O.: 10-0025

SHEET 1 OF 2

