

KNOW ALL MEN BY THESE PRESENTS TO WIT:  
 THAT STAR CITY INVESTMENTS LLC IS THE FEE SIMPLE OWNER OF THE LAND SHOWN HEREON BOUNDED BY CORNERS 1 THROUGH 6 TO 1, AND IS ALL OF THE LAND CONVEYED BY DEED, AS RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA, IN INSTRUMENT #170002064

THE SAID OWNER HEREBY CERTIFIES THAT HE HAS SUBDIVIDED THE LAND AS SHOWN HEREON, AS REQUIRED BY SECTION 15.2-2240 THROUGH 15.2-2279 OF THE CODE OF VIRGINIA, 1950 AS AMENDED TO DATE AND FURTHER PURSUANT TO AND IN COMPLIANCE WITH CHAPTER 26 "SUBDIVISIONS" AS AMENDED TO DATE OF THE GENERAL ORDINANCE OF THE CITY OF SALEM, VIRGINIA AND SECTION 8A OF THE CITY OF SALEM EROSION AND SEDIMENT CONTROL ORDINANCE; ENTIRELY WITH HIS FREE WILL AND CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE OWNER 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:

STAR CITY INVESTMENTS LLC  
 BY: [Signature] ITS: manager

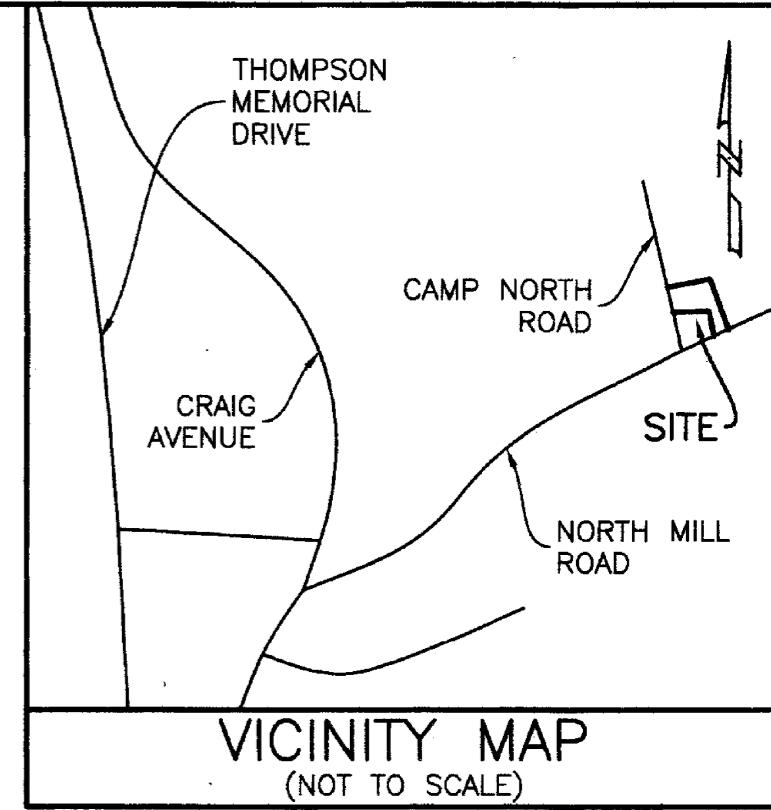
I HEREBY CERTIFY THAT THIS PLAT IS FROM A CURRENT FIELD SURVEY AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

[Signature]  
 JOHN R. MCADEN 002002



| LINE | BEARING     | DISTANCE |
|------|-------------|----------|
| L1   | S14°22'08"E | 10.18'   |

- NOTES:
- OWNER OF RECORD: STAR CITY INVESTMENTS LLC
  - LEGAL REFERENCE: INSTRUMENT #170002064
  - PROPERTY IS CURRENTLY ZONED: RSF
  - THE CURRENT TAX MAP NUMBER: 48-1-10.2 & 48-1-10
  - THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT AND THERE MAY EXIST ENCUMBRANCES WHICH AFFECT THE PROPERTY NOT SHOWN HEREON.
  - PROPERTY IS IN F.E.M.A. DEFINED ZONE "X" UNSHADED. SEE F.E.M.A. MAP #51161C0141G (REVISED DATE: SEPTEMBER 28, 2007)
  - PROPERTY MAY CONTAIN UNDERGROUND UTILITY SERVICE LINES.



LEGEND

- IRON PIN SET
- IRON PIN FOUND
- PLATTED CORNER (NOT SET)
- ⊙ CLEANOUT
- ⊕ UTILITY POLE
- ← GUY ANCHOR
- M.B.L. MINIMUM BUILDING LINE
- P.U.E. PUBLIC UTILITY EASEMENT
- HUTIL OVERHEAD LINES

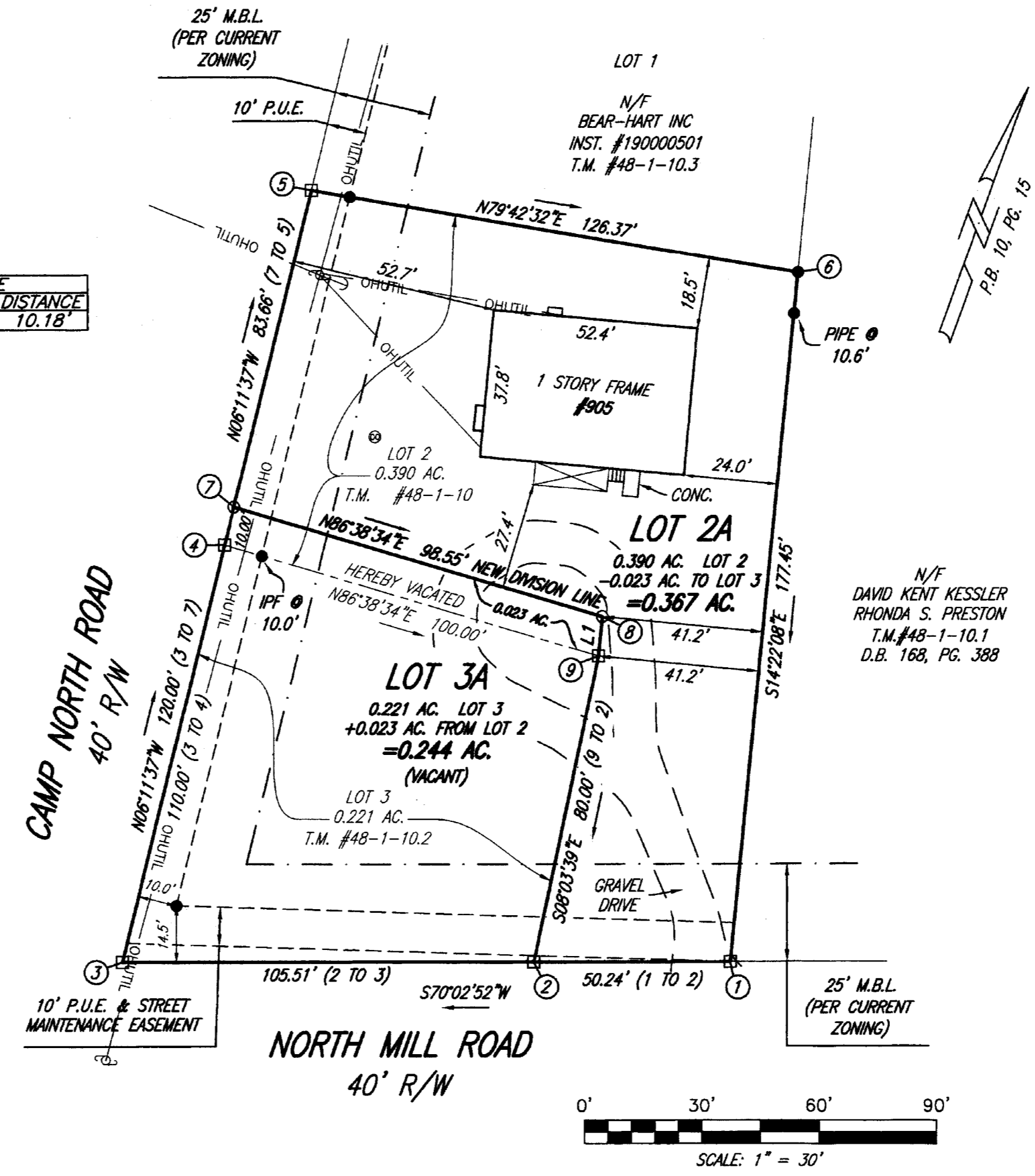
COORDINATE LIST(ASSUMED)

| CORNER | NORTHING | EASTING  |
|--------|----------|----------|
| 1      | 298.0985 | 965.0269 |
| 2      | 280.9510 | 917.7937 |
| 3      | 244.9510 | 818.6273 |
| 4      | 354.3083 | 806.7580 |
| 5      | 447.4216 | 796.6531 |
| 6      | 469.9980 | 920.9902 |
| 7      | 364.2499 | 805.6791 |
| 8      | 370.0869 | 905.1811 |
| 9      | 370.0212 | 904.0613 |

STATE OF VIRGINIA  
 City of Roanoke  
 I, Christy Thomas Vest, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT Melissa Taylor, WHOSE NAME IS SIGNED TO THE FOREGOING INSTRUMENT, HAS PERSONALLY APPEARED BEFORE ME AND ACKNOWLEDGED THE SAME ON THIS 14<sup>th</sup> DAY OF May, 2019.  
Christy Thomas Vest REG. # 7383145  
 NOTARY PUBLIC  
 MY COMMISSION EXPIRES 6/30/19



APPROVED:  
[Signature] 5/15/2019  
 CHARLES E. VAN ALLMAN, JR., P.E., L.S. DATE  
 DIRECTOR OF COMMUNITY DEVELOPMENT, CITY OF SALEM  
[Signature] 5/15/19  
 JAMES E. TALLFERRRO, II, P.E., LS DATE  
 EXECUTIVE SECRETARY, CITY OF SALEM PLANNING COMMISSION



LOT LINE ADJUSTMENT PLAT FOR  
 STAR CITY INVESTMENTS, LLC  
 BEING THE RESUBDIVISION OF  
 LOTS 2 & 3 AS SHOWN ON  
 "PLAT SHOWING SUBDIVISION OF  
 TAX PARCEL 48-1-10"  
 P.B. 10, PG. 15  
 SHOWING 0.023 ACRES OF  
 LOT 2 (TAX MAP #48-1-10) BEING  
 COMBINED WITH LOT 3  
 (TAX MAP #48-1-10.2)  
 CREATING HEREOF  
 LOT 2A (0.367 ACRES) &  
 LOT 3A (0.244 ACRES)  
 SITUATED ON CAMP NORTH ROAD  
 CITY OF SALEM, VIRGINIA  
 SURVEYED APRIL 29, 2019  
 JOB #05190132.HS  
 SCALE 1" = 30'

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA, THIS PLAT WAS PRESENTED AND WITH THE CERTIFICATE OF ACKNOWLEDGMENT THERETO ANNEXED IS ADMITTED TO RECORD AT 11:01 O'CLOCK P.M. ON THIS DAY OF May, 2019 IN PLAT BOOK 132, PAGE 47.

TESTE: GARY CHANCE CRAWFORD  
 CLERK  
[Signature]  
 DEPUTY CLERK

THE RECORDATION OF THIS PLAT DOES NOT CONSTITUTE A CONVEYANCE OF LAND. ANY LOT, PARCEL OR TRACT OF LAND THAT IS INTENDED FOR SALE AND/OR CONVEYANCE MUST BE CONVEYED BY A DEED AND SAID DEED MUST BE RECORDED IN SALEM, VIRGINIA CIRCUIT COURT CLERK'S OFFICE.

DRN:JWG  
 CHK:JRM

TEL: 540-772-9580 FAX: 540-772-8050  
 PLANNERS ARCHITECTS ENGINEERS SURVEYORS  
 Balzer & Associates, Inc. 1208 Corporate Circle Roanoke Va. 24018

