

KNOW ALL MEN BY THESE PRESENT TO WIT:

THAT WILD PARTNERS GP ARE THE FEE SIMPLE OWNER AND PROPRIETOR OF THE LAND SHOWN HEREON BOUNDED BY OUTSIDE CORNERS 1 THROUGH 4 TO 1, INCLUSIVE, WHICH COMPRISES ALL OF THE LAND CONVEYED TO SAID OWNER BY DEED DATED APRIL 27, 2020, AND RECORDED IN THE CLERKS OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA IN INSTRUMENT NUMBER 200001041.

THE SAID OWNER HEREBY CERTIFIES THAT THEY HAVE COMBINED THE LAND SHOWN HEREON ENTIRELY OF THEIR OWN FREE WILL AND CONSENT AND PURSUANT TO AND IN COMPLIANCE WITH 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.

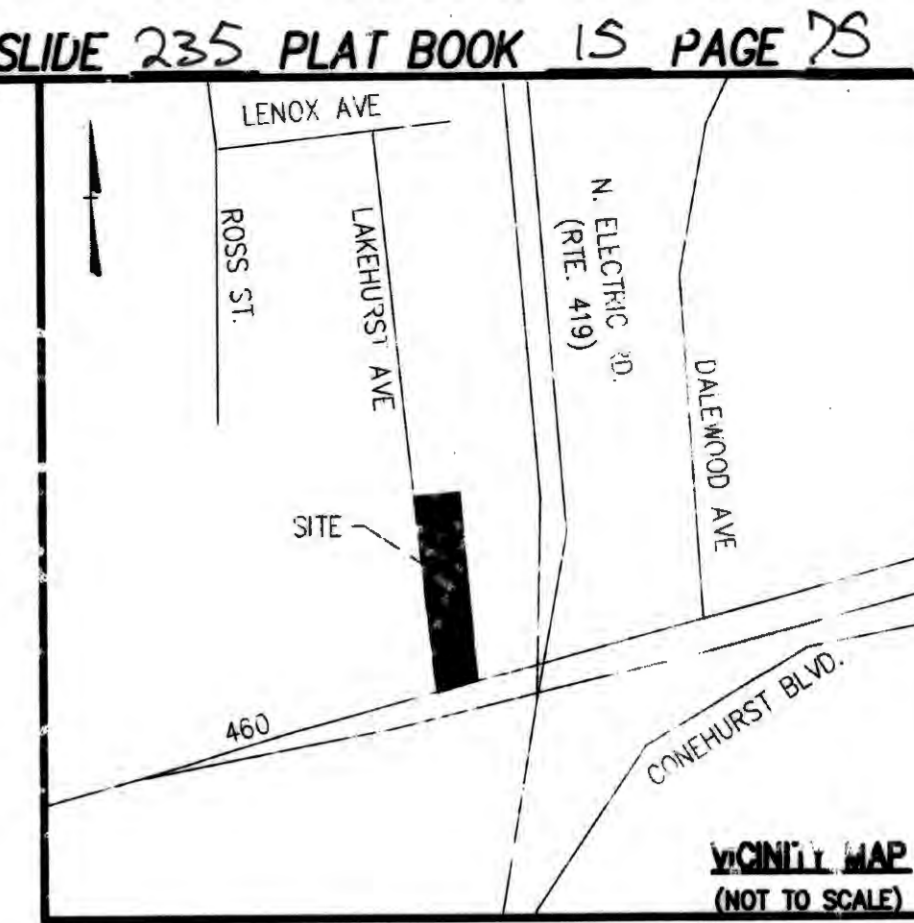
IN WITNESS WHEREON ARE HEREBY PLACED THE FOLLOWING SIGNATURES AND SEALS

Signature of David A. Wild, Managing Partner, dated 6-2-20.

NOTES:

- 1. THIS PLAT IS BASED ON A CURRENT FIELD SURVEY.
2. THIS PLAT WAS PREPARED WITHOUT BENEFIT OF A CURRENT TITLE REPORT AND ENCUMBRANCES MAY EXIST THAT AFFECT THE SUBJECT PROPERTY THAT ARE NOT SHOWN HEREON.
3. THE SUBJECT PROPERTY DOES NOT LIE WITHIN THE LIMITS OF A SPECIAL FLOOD HAZARD AREA AS DESIGNATED BY FEMA. THIS OPINION IS BASED ON AN INSPECTION OF THE FLOOD INSURANCE RATE MAPS AND HAS NOT BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS. SEE MAP NUMBER 51161C0142G, DATED SEPTEMBER 28, 2007, ZONE "X" (UNSHADED)
4. TO THE BEST OF MY KNOWLEDGE AND BELIEF ALL VISIBLE EASEMENTS ARE SHOWN.
5. THIS PROPERTY IS ZONED "HBD" AS PER THE DATE OF THIS PLAT.
6. LEGAL REFERENCE: INSTRUMENT NUMBER 200001041 AND ROANOKE COUNTY PLAT BOOK 1, PAGE 337.
7. 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 THE OFFICE OF THE CLERK OF CIRCUIT COURT OF THE CITY OF SALEM.

BOUNDARY COORDINATES table with columns: CORNER, NORTHING, EASTING. Rows 1-4.



STATE OF Tennessee
County of Hamilton

I, Peggy Taylor, a Notary Public in and for the aforesaid State, do hereby certify that David A. Wild, whose name is signed to the foregoing instrument has personally appeared before me and acknowledged the same on this 2nd day of June, 2020.

Signature of Peggy Taylor, Notary Public, registration no. 104933729, commission expires 5/30/22.

APPROVED:

Signature of Charles E. Van Allman Jr., Director of Community Development, City of Salem, Virginia, dated 6/10/2020.

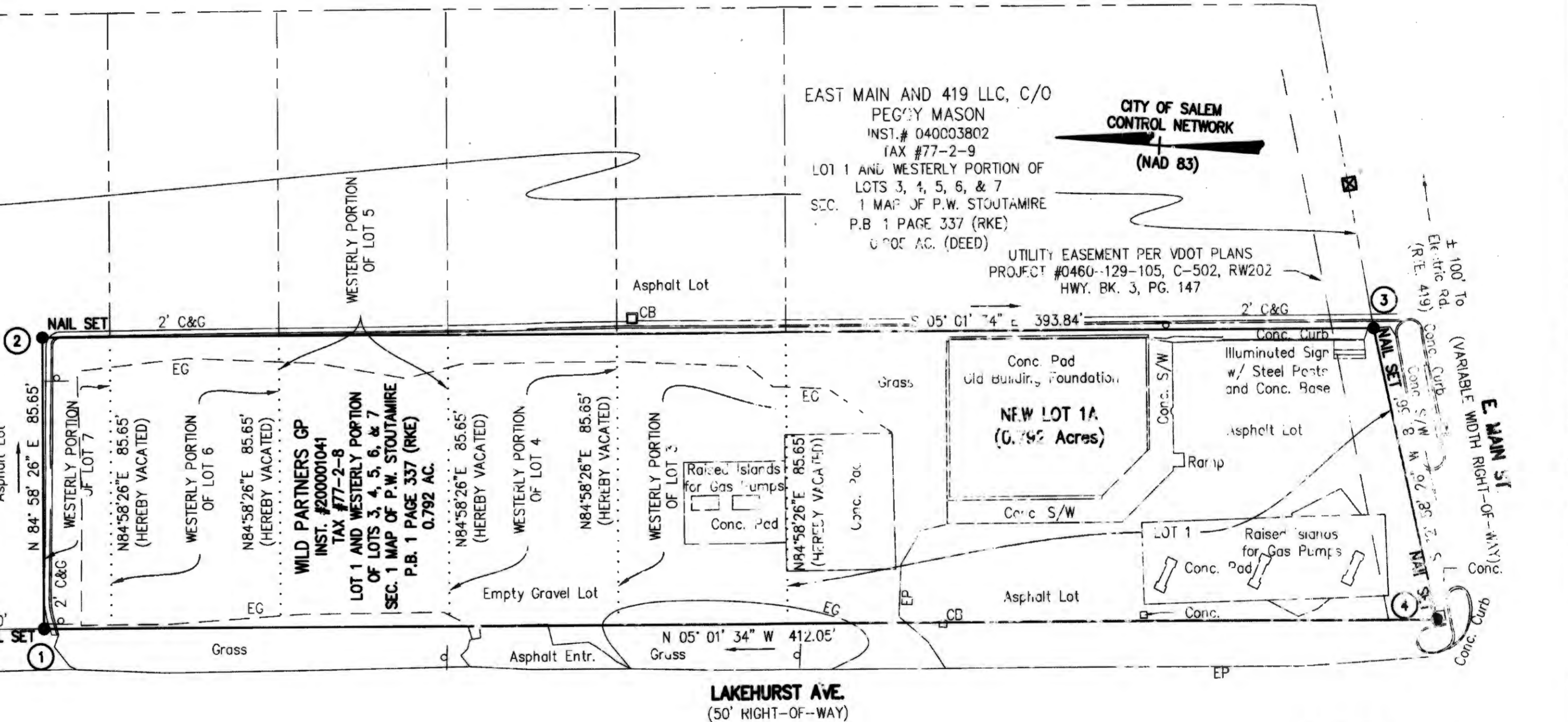
Signature of James E. Taliaferro, Executive Secretary, City of Salem Planning Commission, dated 6/15/2020.

MICHAEL W. BELL, D.B. 287 PG. 16, TAX #77-2-7, LOT 8 SEC. 1, MAP OF P.W. STOUTAMIRE, P.B. 1 PAGE 337 (RKE), 0.208 AC. (DEED)

- LEGEND: EP - EDGE OF PAVEMENT, EG - EDGE OF GRAVEL, S/W - SIDEWALK, etc.

CLERK'S CERTIFICATE:

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA, THIS PLAT WAS PRESENTED WITH THE CERTIFICATE OF ACKNOWLEDGMENT THERETO ATTACHED ADMITTED TO RECORD AT 9:02 AM ON THIS 16 DAY OF June, 2020. TESTEE: GARY CHANCE CRAWFORD, CLERK



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

Mattern & Craig ENGINEERS & SURVEYORS, 701 FIRST STREET, S.W., ROANOKE, VIRGINIA 24016, (540) 345-9342, FAX (540) 345-7691

PLAT FOR WILD PARTNERS GP (INSTRUMENT NUMBER 200001041) SHOWING THE LOT LINE VACATION AND COMBINATION OF LOT 1 AND WESTERLY PORTION OF LOTS 3, 4, 5, 6, & 7 OF SECTION 1 OF THE MAP OF P.W. STOUTAMIRE (PLAT BOOK 1, PAGE 337) (ROANOKE COUNTY) CREATING HEREON NEW LOT 1A (0.792 ACRES)

BEING SITUATED AT 1607 EAST MAIN STREET CITY OF SALEM, VIRGINIA. SCALE 1"=30' DATE: MAY 29, 2020 M&C COMM. NO. 4032A

