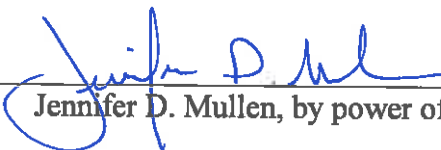


The owner of the parcel located at 800 Jefferson Davis Highway, having a tax identification number of S0070774001 (the "Property"), pursuant to Virginia Code (1950, as amended) for itself, its successors and assigns, voluntarily proffers in connection with the rezoning, the following condition:

1. The layout of the development shall be in general conformance with the concept plan entitled "Overall Site Plan" prepared by Walter Parks Architects, dated July 26, 2016 attached hereto as Exhibit A, or as otherwise approved at the time of Plan of Development Review or Subdivision.

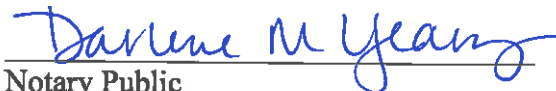
Keck's Warehouses, Inc.

By:   
Jennifer D. Mullen, by power of attorney

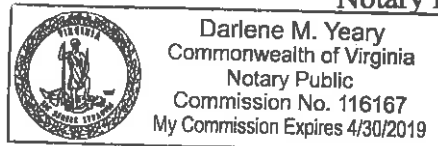
COMMONWEALTH OF VIRGINIA  
CITY OF RICHMOND, to-wit:

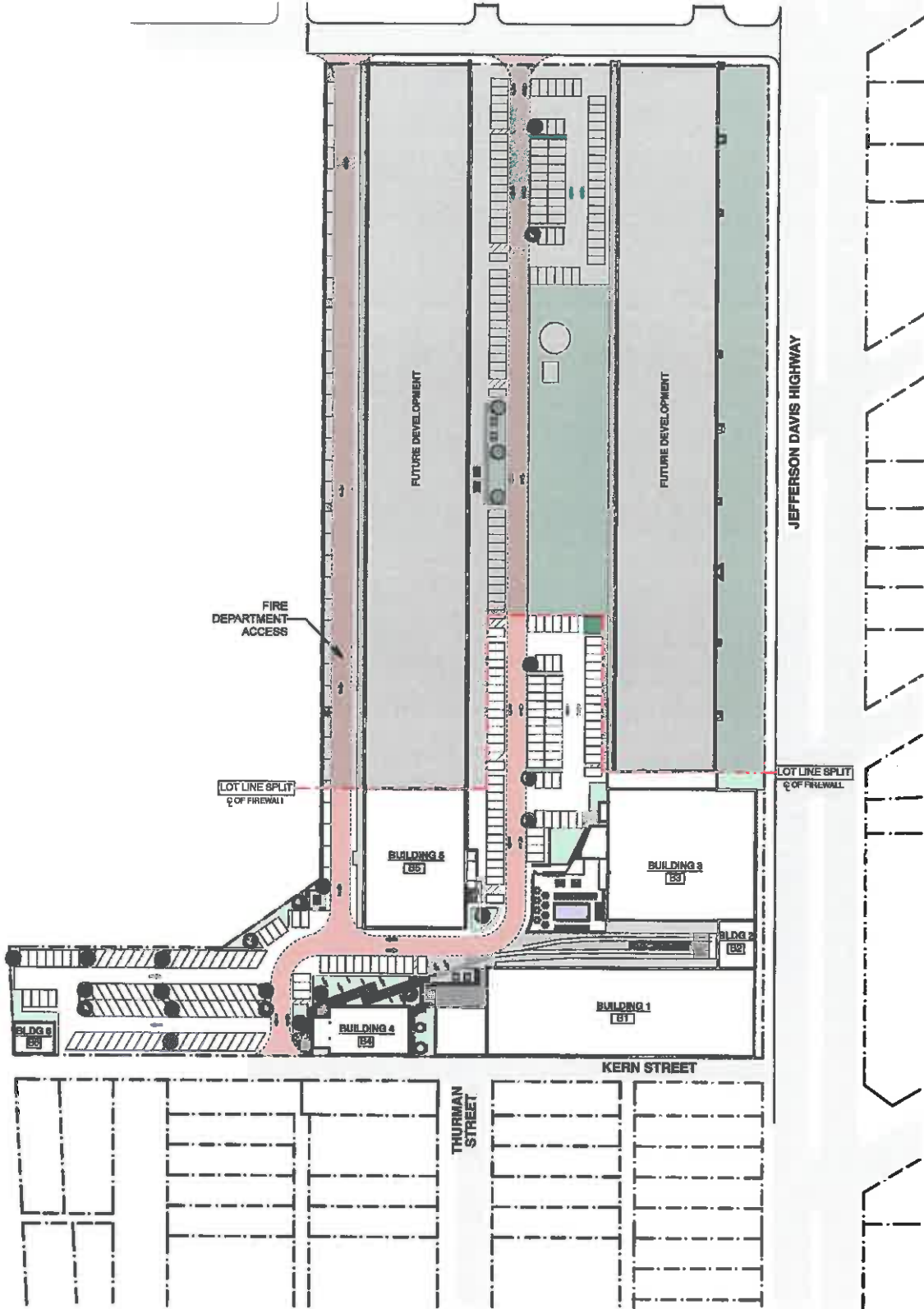
The foregoing was acknowledged before me the 29<sup>th</sup> day of July, 2016, by Jennifer D. Mullen, as power of attorney for Keck's Warehouses, Inc., a Virginia corporation, on behalf of the corporation.

My commission expires: April 30, 2019

  
Notary Public  
Notary Reg No. 116167

[Notary Stamp]





# OVERALL SITE PLAN

**AMERICAN TOBACCO**  
 800 JEFFERSON DAVIS HWY  
 RICHMOND, VIRGINIA  
 project #: 15.02  
 date: 7/28/16