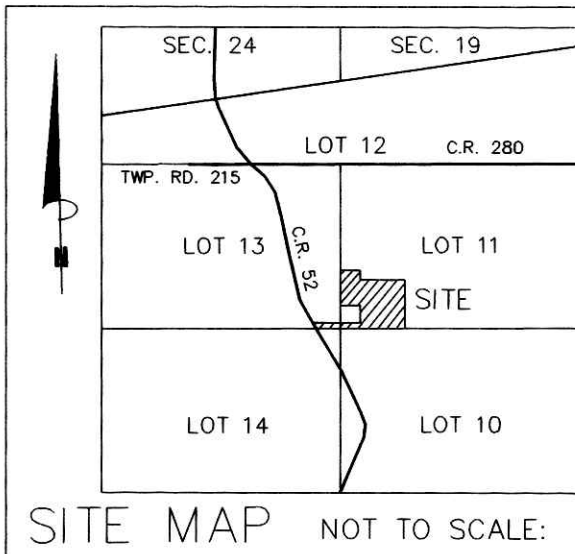


200500038721  
BLAIR BOWER ATTORNEY  
MILLERSBURG, OH 44654

200500038721  
Filed For Record in  
HOLMES COUNTY, OH  
SALLY MILLER  
08-26-2005 At 12:11 pm.  
PLAT MED 43.20  
DR Book 19 Page 481 - 481



# COAL BANK SUBDIVISION

(FINAL)

AGENT:  
MARY BRIDENTHAL  
5690 C.R. 52  
BIG PRAIRIE, OHIO 44611  
PH: 330-378-4921

NOTE: SIGN IN PERMANENT BLACK INK.

CERTIFICATE OF OWNERSHIP AND DEDICATION  
We hereby certify that we are the owners of the property shown and described hereon and that we hereby adopt this plan of subdivision with our free consent and establish the minimum building restriction lines.

*Fred M. Bridenthal Mary C. Bridenthal P.O.P. 7-14-04*  
FRED M. BRIDENTHAL DATE 7-14-04  
*Mary Bridenthal*  
MARY BRIDENTHAL DATE 7-14-04  
*Paul A. Bridenthal*  
PAUL A. BRIDENTHAL DATE 7-14-04  
*Patricia A. Speck*  
PATRICIA A. SPECK DATE 7-23-04

## MAINTENANCE AGREEMENT

THE OWNERS OF LOTS 1, 2, & 3 AND THE OWNERS OF TRACT (A) SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE PRIVATE ROAD TO BE KNOWN AS COAL BANK ROAD. THE COST OF SAID MAINTENANCE SHALL BE SHARED PROPORTIONATELY AMONG ALL OWNERS ENTITLED TO USE SAID PRIVATE ROAD AND SO CHOOSES TO USE SAID PRIVATE ROAD.

CERTIFICATE OF PRIVATE ROAD DEDICATION  
We, the undersigned, grant unto hereon shown Lots 1, 2, & 3, their heirs and assigns, the 50' Private Road to be known as COAL BANK ROAD for the purposes of ingress and egress as shown on this plan of subdivision.

*Fred M. Bridenthal Mary C. Bridenthal P.O.P. 7-14-04*  
FRED M. BRIDENTHAL DATE 7-14-04  
*Mary Bridenthal*  
MARY BRIDENTHAL DATE 7-14-04  
*Paul A. Bridenthal*  
PAUL A. BRIDENTHAL DATE 7-14-04

CERTIFICATE OF APPROVAL OF WATER SUPPLY AND SEWAGE TREATMENT SYSTEMS  
I hereby certify that the Subdivision plat entitled COAL BANK SUBDIVISION, meets the requirements of the Board of Health for water supply and sewage treatment and is hereby approved for recording. The issuance of permits to install a private water system and on-site sewage treatment system for any lot is dependent on a site specific evaluation prior to the start of any construction.

*D. Mada*  
Health Commissioner Date 8/5/05

CERTIFICATE OF APPROVAL BY THE HOLMES SOIL AND WATER CONSERVATION DISTRICT  
I hereby certify that I have approved the subdivision plat and/or agreements or provisions for sedimentation and erosion control as stated or shown hereon.

*Joe Christner*  
Holmes Soil and Water Conservation District Date 7/28/04

CERTIFICATE OF THE APPROVAL BY THE COUNTY COMMISSIONERS  
I hereby certify that the Holmes County Commissioners have approved the subdivision plat as shown hereon.

*David E. Hall*  
Chairman, County Commissioners Date 8/22/05

CERTIFICATE OF THE APPROVAL OF PLAT AND ENGINEERING DETAILS  
I hereby certify that I have approved the plat and engineering details of the proposed roads and other proposed public facilities in the subdivision plat as shown hereon.

*Wendell Young, P.E., P.S.*  
County Engineer Date 8/9/05

CERTIFICATE OF APPROVAL FOR RECORDING  
I hereby certify that the subdivision plat shown hereon has been found to comply with the subdivision regulations for Holmes County, Ohio, with the exception of such variances, if any, as prented in the minutes of the Holmes County Planning Commission and that it has been approved for recording in the office of the County Recorder.

*David E. Hall*  
Holmes County Planning Commission Date 8/17/05

CERTIFICATE OF ACCURACY  
I hereby certify that the plan shown and described hereon is a true and correct survey to the accuracy required by the Holmes County Planning Commission and that the monuments have been placed as shown hereon.

*Donald C. Baker*  
Donald C. Baker P.S. 6938 Date 6-30-2004

- REFERENCES:
- DEED VOL. 219 PAGE 473
  - O.R. VOL. 25 PAGE 867
  - O.R. VOL. 52 PAGES 596 & 598
  - O.R. VOL. 173 PAGE 1138
  - PLAT VOL. 19 PAGE 106
  - PLAT VOL. 17 PAGE 507
  - BEARINGS FROM PLAT VOL. 17 PAGE 507

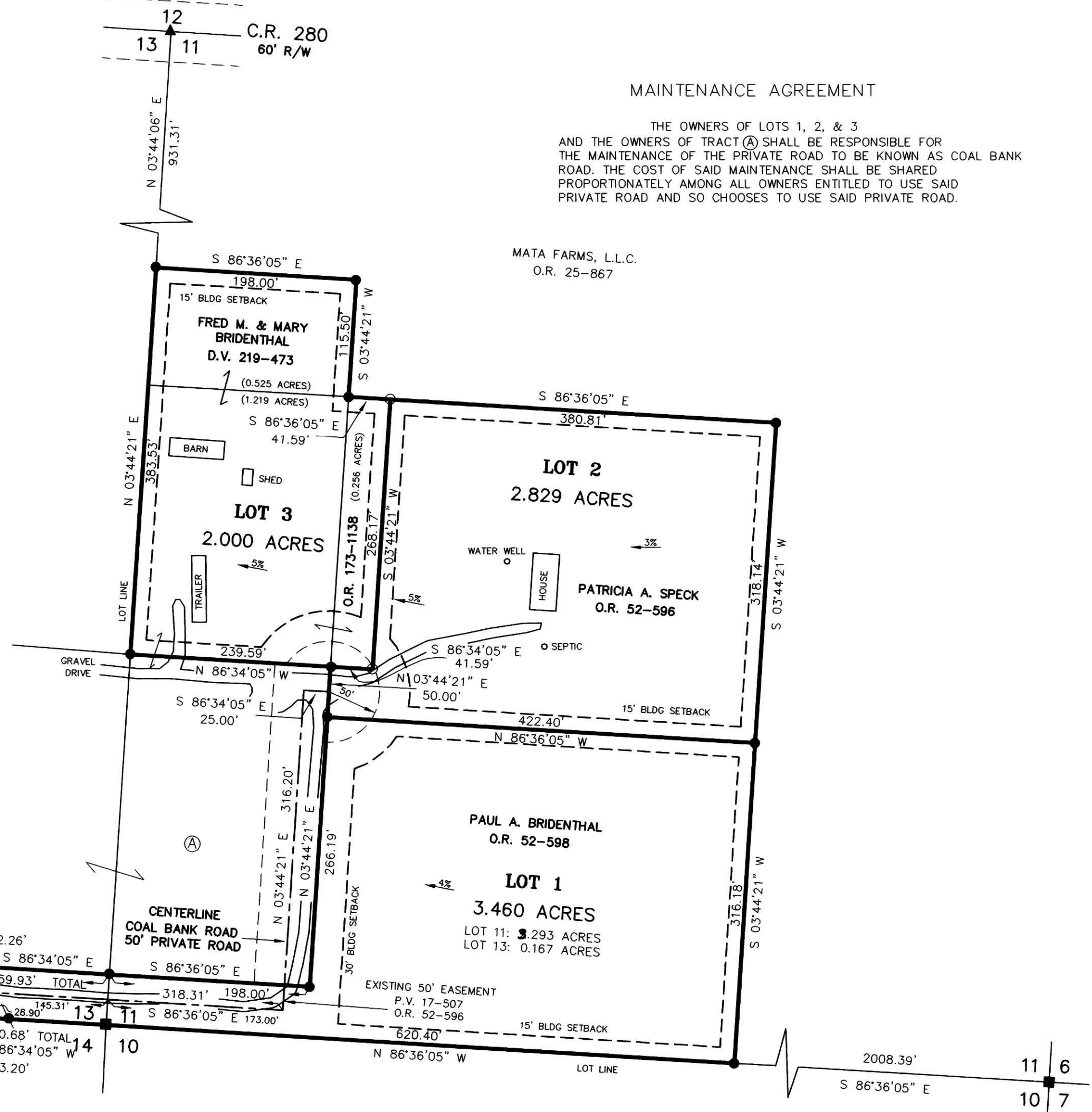
For erosion and sedimentation control, the landowner will follow the Rainwater and Land Development, Ohio's Standards for Stormwater Management and Urban Street Protection. A copy of the Rainwater and Land Development, Ohio's Standards is available at the Holmes Soil and Water Conservation District Office, 82 West Clinton Street, Millersburg, Ohio 44654

NOTE: BUILDING SETBACK LINES ARE 15' OFF SIDE & REAR LOT LINES  
30' OFF ROAD RIGHT OF WAY

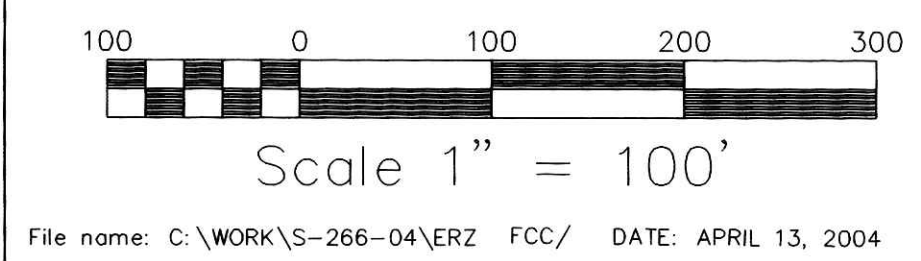
THESE LOTS ARE FOR RESIDENTIAL PURPOSES ONLY.

No further splits will be permitted without replatting said lots.

AREA IN LOTS 8.289 ACRES.  
AREA IN ROAD DEDICATION 0.000 ACRES.  
TOTAL AREA IN ALLOTMENT 8.289 ACRES.



DONALD C. BAKER SURVEYING  
138 N. CLAY ST.  
MILLERSBURG, OHIO 44654  
PH. 330-674-4788  
FAX 330-674-6027



KNOX TOWNSHIP  
1ST. QTR., LOTS 11 & 13  
T-9 N; R-9 W  
HOLMES COUNTY, OHIO

- STONE FOUND
- ▲ R.R. SPIKE FOUND
- 5/8" REBAR FOUND UNLESS OTHERWISE NOTED
- 5/8" REBAR WITH I.D. CAP SET I.D. CAP MARKED "BAKER 6938"



TRANSFER NOT NECESSARY  
DATE 8-26-05 KB  
AGENT Jacke M. Free