

# HENRY JT SUBDIVISION

(FINAL)

TRANSFER NOT NECESSARY

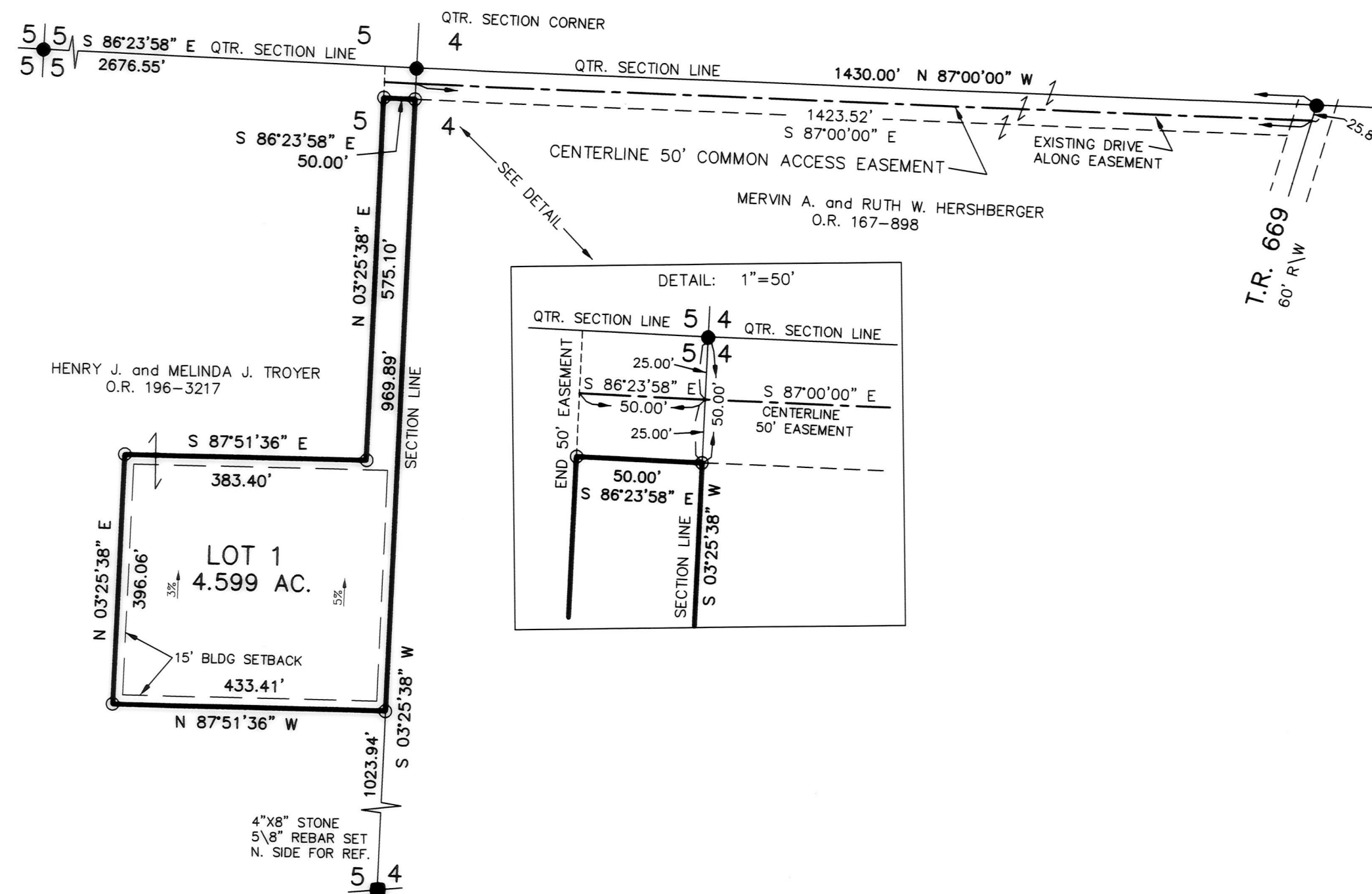
DATE March 13, 2018

AUDITOR Jacque McKeel, PT

AGENT:  
 HENRY J. TROYER  
 8175 T.R. 669  
 DUNDEE, OHIO 44624

REFERENCES

O.R. VOL. 167 PAGE 898  
 O.R. VOL. 196 PAGE 3217  
 PLAT VOL. 12 PAGE 9  
 PLAT VOL. 19 PAGE 1187  
 PLAT VOL. 19 PAGE 3217  
 BEARINGS FROM  
 PLAT VOL. 12 PAGE 9



ACREAGE IN LOT 4.599 ACRES  
 ACREAGE IN ROAD DEDICATION 0.000 ACRES  
 TOTAL ACREAGE 4.599 ACRES

THIS LOT IS FOR RESIDENTIAL PURPOSES ONLY.  
 NO FURTHER SPLITS WILL BE PERMITTED  
 WITHOUT REPLATTING SAID LOTS.  
 NOTE: BUILDING SETBACK LINES ARE 15'  
 OFF SIDE AND REAR LINES

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: 62 W. Clinton Street Millersburg, Ohio 44654  
 State regulated permits and plans may be required by the Ohio Environmental Protection Agency to address stormwater and sedimentation issues.

MAINTENANCE AGREEMENT

THE OWNER OF LOT 1 OF THE HENRY JT SUBDIVISION AND THE REMAINDER OF THE HENRY J. and MELINDA J. TROYER PROPERTY SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE SHOWN 50' COMMON ACCESS EASEMENT. THE COST OF SAID MAINTENANCE SHALL BE SHARED PROPORTIONATELY AMONG ALL PARTIES ENTITLED TO USE SAID 50' COMMON ACCESS EASEMENT.

NOTE: SIGN IN PERMANENT BLACK INK

CERTIFICATE OF OWNERSHIP AND DEDICATION

We 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.

Henry J. Troyer 2/28/18  
 HENRY J. TROYER DATE  
Melinda J. Troyer 2/28/18  
 MELINDA J. TROYER DATE

CERTIFICATE OF DEDICATION OF COMMON ACCESS EASEMENT

We, the undersigned, grant unto hereon shown Lot 1 and the remainder of the Henry J. and Melinda J. Troyer property, their heirs and assigns, the 50' common access easement for the purposes of ingress, egress and utilities as shown on this plan of subdivision.

Henry J. Troyer 2/28-18  
 HENRY J. TROYER DATE  
Melinda J. Troyer 2/28/18  
 MELINDA J. TROYER DATE  
Mervin A. Hershberger 3-2-18  
 MERVIN A. HERSHBERGER DATE  
Ruth W. Hershberger 3-2-18  
 RUTH W. HERSHBERGER DATE

CERTIFICATE OF APPROVAL OF WATER SUPPLY AND SEWAGE TREATMENT SYSTEMS

I hereby certify that the subdivision plat entitled HENRY JT 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 of any lot is dependent on a site specific evaluation prior to the start of any construction.

Michael Derr MBA / MSW 7/26/2018  
 Health Commissioner DATE

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.

Jane Houn 2/26/18  
 Holmes Soil and Water Conservation District DATE

CERTIFICATE OF APPROVAL BY THE COUNTY COMMISSIONERS

I hereby certify that the County Commissioners have approved the subdivision plat as shown hereon.

Robert A. Smith 3/5/18  
 Chairman, County Commissioners DATE

CERTIFICATE OF APPROVAL OF PLAT

I hereby certify that I have approved the plat shown hereon.

Michael J. Long, PE, PS 2/26/18  
 County Engineer DATE

CERTIFICATE OF APPROVAL FOR RECORDING

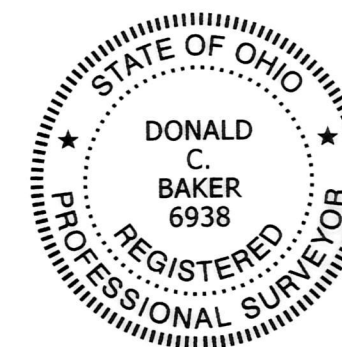
I hereby certify that the subdivision plat shown hereon has been found to comply with the subdivision regulations for Holmes County, Ohio, with the exception of such variances, if any, as prenoted in the minutes of the Holmes County Planning Commission and that it has been approved for recording in the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

And Ole 3/2/18  
 Holmes County Planning Commission DATE

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 2-21-18  
 Donald C. Baker P.S. 6938 DATE



|   |  |   |   |
|---|--|---|---|
| <p><b>BAKER SURVEYING, LLC</b><br/>         138 N. CLAY STREET<br/>         MILLERSBURG, OHIO 44654<br/>         PH. 330-674-4788<br/>         FAX 330-674-6027</p> | <p>PAINT TOWNSHIP<br/>         S.E. QTR. SECTION 5<br/>         S.W. QTR. SECTION 4<br/>         T-14 N; R-11 W<br/>         HOLMES COUNTY, OHIO</p> | <p>SCALE: 1"=200'</p> <p>DATE: JAN. 10, 2018 FDB\KES WORK4\S-466-17</p> | <ul style="list-style-type: none"> <li>■ STONE FOUND</li> <li>● 5/8" REBAR FOUND UNLESS OTHERWISE NOTED</li> <li>○ 5/8" REBAR SET WITH I.D. CAP I.D. CAP MARKED "BAKER 6938"</li> </ul> |
|---|--|---|---|