Instrument 201200076196 DR
Book Page 2 514

201200076196
Filed for Record in
HOLMES COUNTY, OH
ANITA HALL, COUNTY RECORDER
03-22-2012 At 02:45 pm.
PLAT LARGE 86.40
OR Book 2 Page 514 - 514

201200076196
PAUL A
MILLER LAW
MILLERSBURG OH

CRABAPPLE VALLEY SUBDIVISION

(FINAL)

AGENT:
JOE MILLER
7750 C.R. 201
FREDERICKSBURG, OH 44627

SITE MAP NOT TO SCALE

REFERENCES

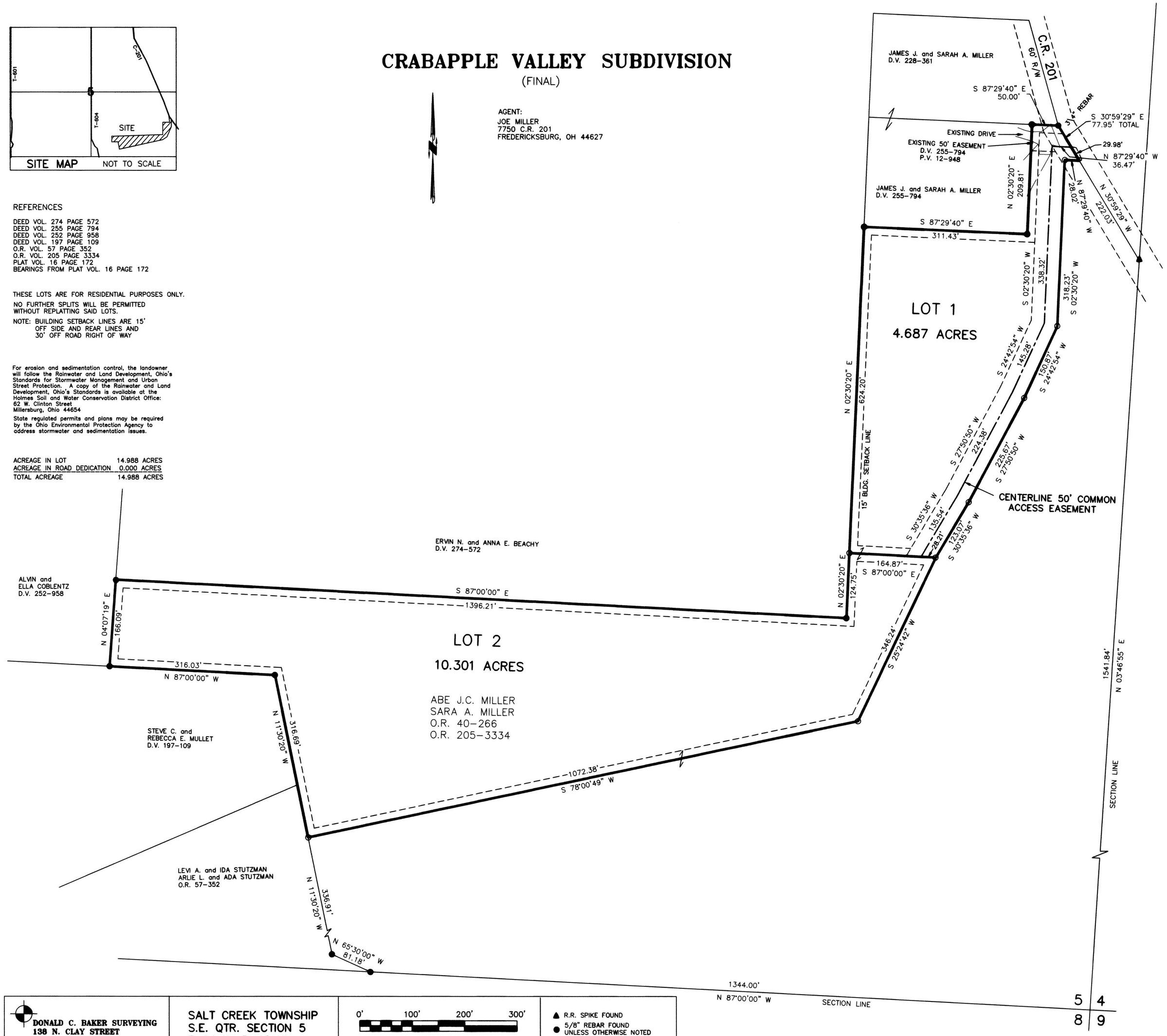
DEED VOL. 274 PAGE 572
DEED VOL. 255 PAGE 794
DEED VOL. 252 PAGE 958
DEED VOL. 197 PAGE 109
O.R. VOL. 57 PAGE 352
O.R. VOL. 205 PAGE 3334
PLAT VOL. 16 PAGE 172
BEARINGS FROM PLAT VOL. 16 PAGE 172

THESE LOTS ARE 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 AND 30' OFF ROAD RIGHT OF WAY

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.

ACREAGE IN LOT	14.988 ACRES
ACREAGE IN ROAD DEDICATION	0.000 ACRES
TOTAL ACREAGE	14.988 ACRES



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.

Abe J.C. Miller
ABE J.C. MILLER DATE

Sarah A. Miller
SARA A. MILLER DATE

CERTIFICATE OF DEDICATION OF EASEMENT
We, the undersigned, grant unto hereon shown Lots 1 & 2, their heirs and assigns, the 50' easement for the purposes of ingress, egress and utilities as shown on this plan of subdivision.

Abe J.C. Miller
ABE J.C. MILLER DATE

Sarah A. Miller
SARA A. MILLER DATE

CERTIFICATE OF APPROVAL OF WATER SUPPLY AND SEWAGE TREATMENT SYSTEMS
I hereby certify that the subdivision plat entitled CRABAPPLE VALLEY 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 on any lot is dependent on a site specific evaluation prior to the start of any construction.

D.M. Stutzman MD MPH / [illegible] RS 3/6/2012
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 on shown hereon.

Michelle Wood 2-24-12
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.

[illegible] 3/12/12
Chairman, County Commissioners DATE

CERTIFICATE OF APPROVAL OF PLAT
I hereby certify that I have approved the plat shown hereon.

Christopher R. Young, P.E.P.S. 2/28/12
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.

[illegible] 3/6/12
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.

A.L.G. 2-14-12
Aaron L. Gerber, P.S. 8379 DATE

STATE OF OHIO
AARON L GERBER
8379
REGISTERED PROFESSIONAL SURVEYOR

TRANSFER NOT NECESSARY
DATE March 22, 2012
AUDITOR Jackie McCall

DONALD C. BAKER SURVEYING 138 N. CLAY STREET MILLERSBURG, OHIO 44654 PH. 330-674-4788 FAX 330-674-6027	SALT CREEK TOWNSHIP S.E. QTR. SECTION 5 T-14 N; R-12 W HOLMES COUNTY, OHIO	0' 100' 200' 300' SCALE: 1"=100' DATE: FEB. 14, 2012 WORK3-2012\S-38-12\DB-MD ALG\JSG\CJG	▲ R.R. SPIKE FOUND ● 5/8" REBAR FOUND UNLESS OTHERWISE NOTED ○ 5/8" REBAR SET WITH I.D. CAP I.D. CAP MARKED "BAKER 6938"