

JMR SUBDIVISION

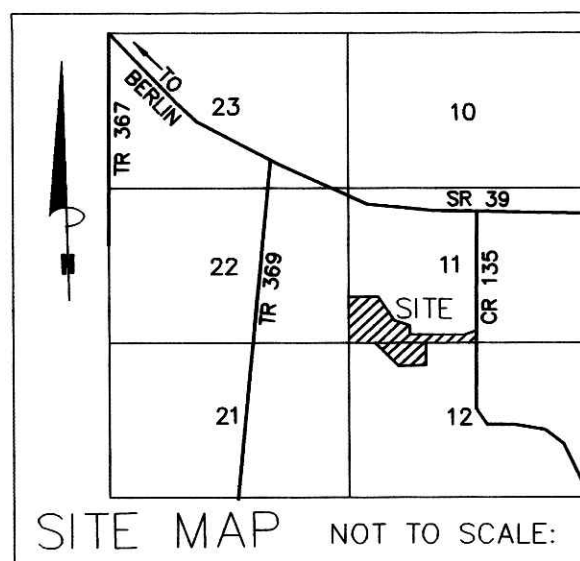
(FINAL)

AGENT:
JOHN M. RABER
3960 C.R. 135
MILLERSBURG, OHIO 44654
PH: 330-231-3434

REFERENCES:

O.R. VOL. 132 PAGE 741
O.R. VOL. 175 PAGE 2551
O.R. VOL. 45 PAGE 709
PLAT VOL. 12 PAGE 907
PLAT VOL. 18 PAGE 479
PLAT VOL. 2 PAGE 302
PLAT VOL. 19 PAGE 241

BEARINGS FROM PLAT VOL. 18 PAGE 479



NOTE: SIGN IN PERMANENT BLACK INK.

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.

<i>John M Raber</i>	6-6-05
JOHN M. RABER	DATE
<i>Miriam Mae Raber</i>	6-6-05
MIRIAM MAE RABER	DATE
<i>Larry L Kaufman</i>	6-8-05
LARRY L KAUFMAN	DATE
<i>Kimberly K Kaufman</i>	6-8-05
KIMBERLY K. KAUFMAN	DATE

200500037611
Filed for Record in
HOLMES COUNTY, OH
SALLY MILLER
06-30-2005 At 10:32 am.
PLAT MED 43.20
DR Book 19 Page 441 - 441

200500037611
JOHN M RABER
3960 CR 135
MILLERSBURG, OH 44654

CERTIFICATE OF DEDICATION OF PRIVATE ROAD

We, the undersigned, grant unto hereon shown Lots 1, 2 & 3, their heirs and assigns, the private road to be known as JMR Road for the purposes of ingress and egress as shown on this plan of subdivision.

<i>John M Raber</i>	6-6-05
JOHN M. RABER	DATE
<i>Miriam Mae Raber</i>	6-6-05
MIRIAM MAE RABER	DATE
<i>Larry L Kaufman</i>	6-8-05
LARRY L KAUFMAN	DATE
<i>Kimberly K Kaufman</i>	6-8-05
KIMBERLY K. KAUFMAN	DATE

CERTIFICATE OF APPROVAL OF WATER SUPPLY AND SEWAGE TREATMENT SYSTEMS

I hereby certify that the Subdivision plat entitled JMR 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.

<i>J. Metel</i>	6/6/05
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.

<i>Joe Christner</i>	4/24/05
Holmes Soil and Water Conservation District	Date

CERTIFICATE OF THE APPROVAL BY THE COUNTY COMMISSIONERS

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

<i>David E. Hays</i>	6/27/05
Chairman, County Commissioners	Date

CERTIFICATE OF THE APPROVAL OF PLAT

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

<i>Christopher R. Young, PEPS</i>	4/26/2005
County Engineer	Date

CERTIFICATE OF APPROVAL FOR RECORDING

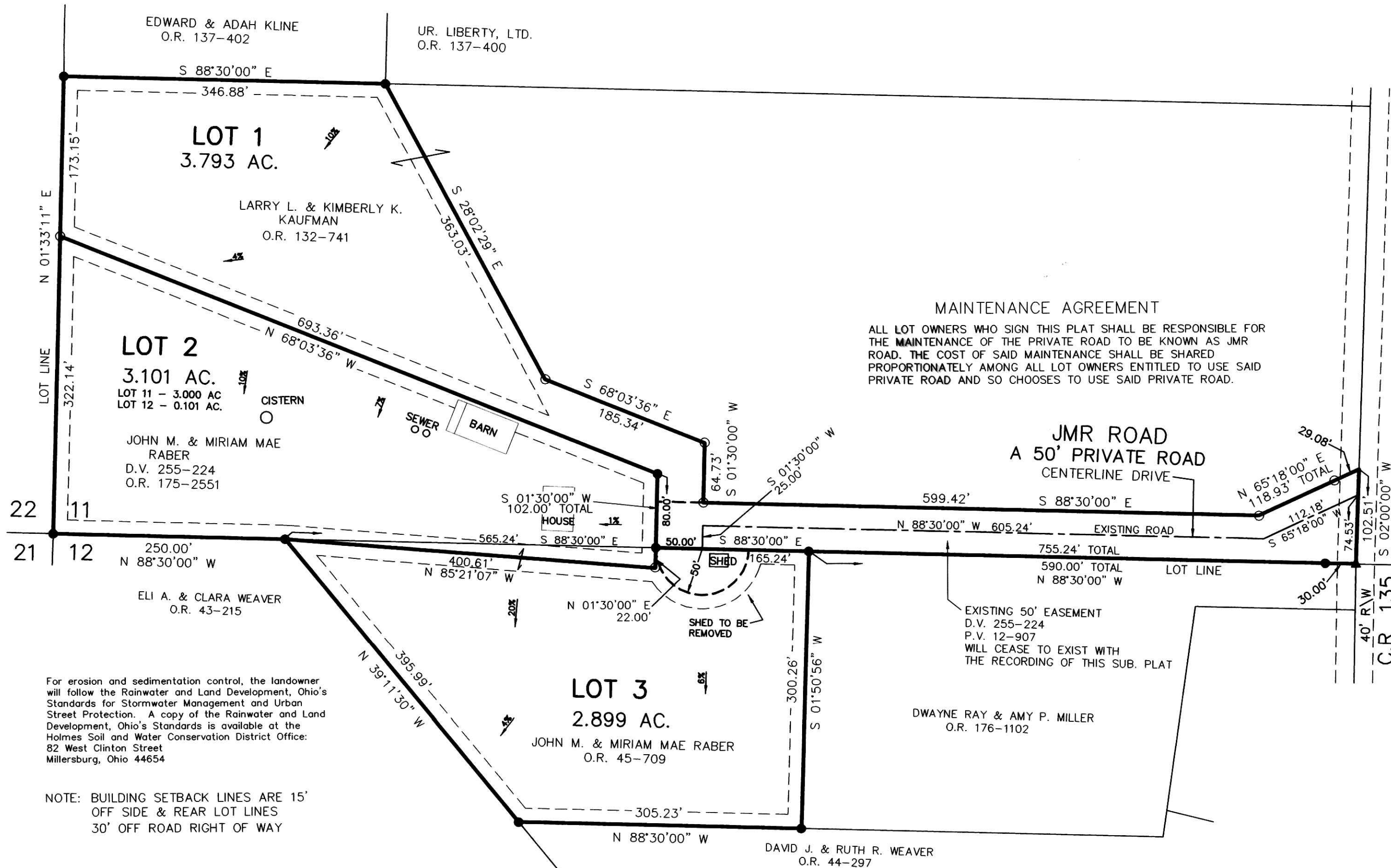
I hereby certify that the subdivision plat shown hereon has been found to comply with the subdivision regulations for Holmes County, Ohio, with the exception of such variances, if any, as prenoted in the minutes of the Holmes County Planning Commission and that it has been approved for recording in the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

<i>Dee Olin</i>	6/20/05
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.

<i>Donald C Baker</i>	4-20-05
Donald C. Baker P.S. 6938	Date



MAINTENANCE AGREEMENT
ALL LOT OWNERS WHO SIGN THIS PLAT SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE PRIVATE ROAD TO BE KNOWN AS JMR ROAD. THE COST OF SAID MAINTENANCE SHALL BE SHARED PROPORTIONATELY AMONG ALL LOT OWNERS ENTITLED TO USE SAID PRIVATE ROAD AND SO CHOOSES TO USE SAID PRIVATE ROAD.

JMR ROAD
A 50' PRIVATE ROAD
CENTERLINE DRIVE

EXISTING 50' EASEMENT
D.V. 255-224
P.V. 12-907
WILL CEASE TO EXIST WITH
THE RECORDING OF THIS SUB. PLAT

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

AREA IN LOTS 9.793 ACRES.
AREA IN ROAD DEDICATION 0.000 ACRES.
TOTAL AREA IN ALLOTMENT 9.793 ACRES.

THESE LOTS ARE FOR RESIDENTIAL PURPOSES ONLY.

No further splits will be permitted without replatting said lots.

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

100 0 100 200 300
Scale 1" = 100'
File name: C:\WORK\S-136-05 FDB/AEG DATE: MARCH 25, 2005.

BERLIN TOWNSHIP
3RD. QTR., LOTS 11 & 12
T-9 N; R-5 W
HOLMES COUNTY, OHIO

- ▲ 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 June 30, 2005
AUDITOR Jackie McKee JLS