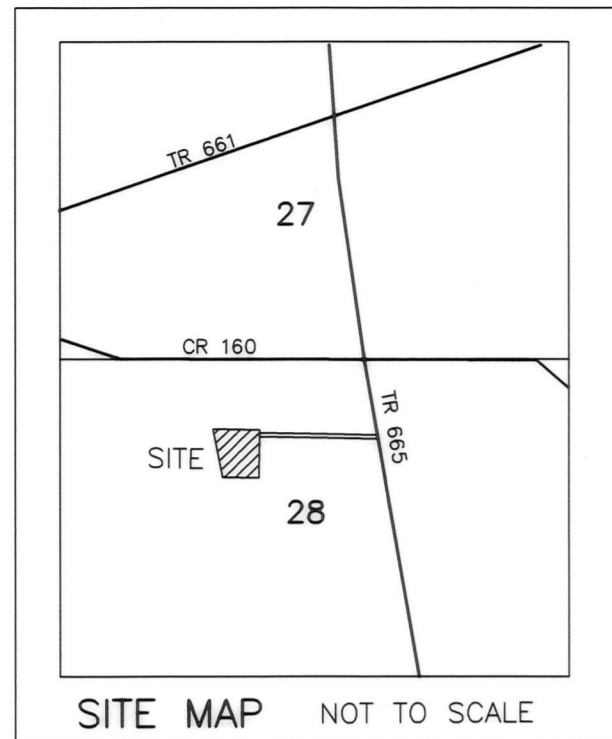


# BEECHY RIDGE SUBDIVISION FIRST ADDITION

(FINAL)

201600101035

B: 19 P: 3043  
FILED FOR RECORD IN  
HOLMES COUNTY, OH  
ANITA HALL, COUNTY RECORDER  
08/18/2016 3:01 PM  
PLAT MED. 43.20  
PAGES: 1



AGENT:  
MATT BEECHY  
1970 C.R. 160  
DUNDEE, OH 44624  
PHONE: 330-231-1460

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.

*Robert Beechy* 5-23-16  
ROBERT BEECHY DATE  
*Esther Beechy* 5-23-16  
ESTHER BEECHY DATE

CERTIFICATE OF DEDICATION OF PRIVATE ROAD  
We, the undersigned, grant unto hereon shown Lot 3 and unto Suzanne I. McFadden, their heirs and assigns, the shown private road #8502 for the purposes of ingress, egress and utilities as shown on this plan of subdivision.

*Robert Beechy* 5-23-16  
ROBERT BEECHY DATE  
*Esther Beechy* 5-23-16  
ESTHER BEECHY DATE  
*Brian L. Beechy* 5-23-16  
BRIAN L. BEECHY DATE  
*Beth Ann Beechy* 5-23-16  
BETH ANN BEECHY DATE  
*Suzanne I. McFadden* 5-25-16  
SUZANNE I. McFADDEN DATE

CERTIFICATE OF APPROVAL OF WATER SUPPLY AND SEWAGE TREATMENT SYSTEMS  
I hereby certify that the subdivision plat entitled BEECHY RIDGE SUBDIVISION FIRST ADDITION 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.

*Michelle Wood* 8-12-16  
Michelle Wood DATE  
Health Commissioner

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.

*Michelle Wood* 5-25-16  
Michelle Wood DATE  
Holmes Soil and Water Conservation District

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

*Raymond Wilson* 5/15/16  
Raymond Wilson DATE  
Chairman, County Commissioners

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

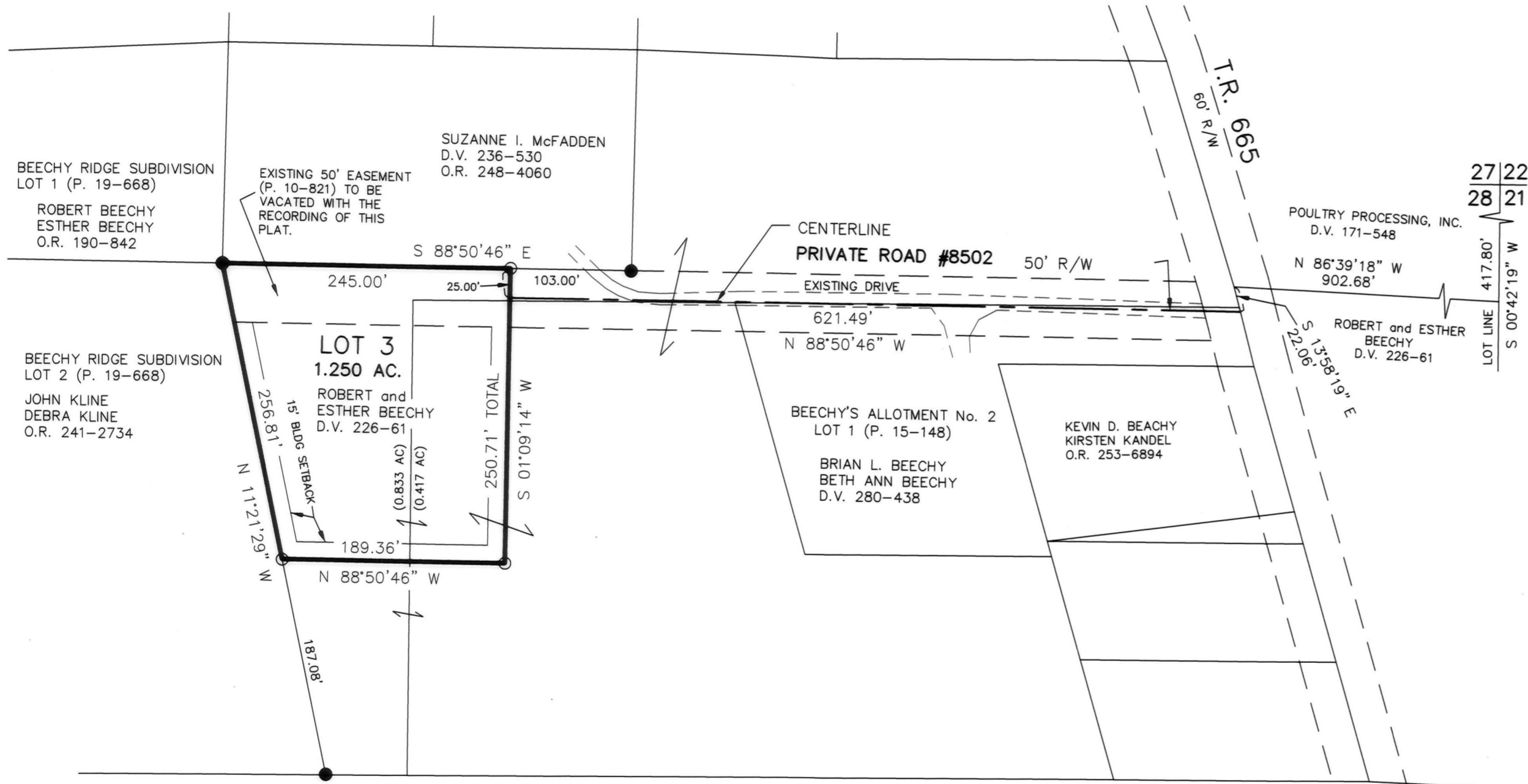
*Christopher R. Young, P.E., P.S.* 6/20/16  
Christopher R. Young, P.E., P.S. DATE  
County Engineer

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.

*Ann R. Olin* 8/12/16  
Ann R. Olin DATE  
Holmes County Planning Commission

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.

*Aaron L. Gerber* 5-18-16  
Aaron L. Gerber, P.S. 8379 DATE



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

### MAINTENANCE AGREEMENT

THE OWNERS OF LOT 3 AND SUZANNE I. McFADDEN, ROBERT AND ESTHER BEECHY, BRIAN L. AND BETH ANN BEECHY, THEIR HEIRS AND ASSIGNS, SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF PRIVATE ROAD #8502. THE COST OF SAID MAINTENANCE SHALL BE SHARED PROPORTIONATELY AMONG ALL PARTIES ENTITLED TO USE SAID PRIVATE ROAD AND SO CHOOSES TO USE SAID PRIVATE ROAD.

ACREAGE IN LOT 1.250 ACRES  
ACREAGE IN ROAD DEDICATION 0.000 ACRES  
TOTAL ACREAGE 1.250 ACRES

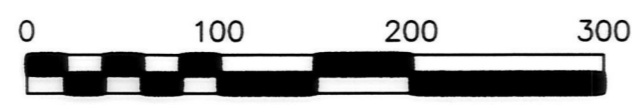
For erosion and sedimentation control, the landowner will follow the Rainwater and Land Development, Ohio's Standards for Stormwater Management and Urban Street Protection. A copy of the Rainwater and Land Development, Ohio's Standards is available at the Holmes Soil and Water Conservation District Office: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

### REFERENCES

DEED VOL. 226 PAGE 61  
DEED VOL. 244 PAGE 213  
O.R. VOL. 248 PAGE 4060  
PLAT VOL. 10 PAGE 821  
PLAT VOL. 8 PAGE 843  
PLAT VOL. 15 PAGE 148  
PLAT VOL. 19 PAGE 668  
BEARINGS FROM  
PLAT VOL. 19 PAGE 668

BAKER SURVEYING, LLC  
138 N. CLAY STREET  
MILLERSBURG, OHIO 44654  
PH. 330-674-4788  
FAX 330-674-6027  
EMAIL: bakersurveying@gmail.com

PAINT TOWNSHIP  
3RD. QTR., LOT 28  
T-10 N; R-4 W  
HOLMES COUNTY, OHIO



DATE: MARCH 16, 2016 (REVISED: MAY 16, 2016)  
ALG\JPD WORKS\S-150-16

- ▲ 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"



TRANSFER NOT NECESSARY  
DATE 8-18-16  
AUDITOR *Jodi Miller*