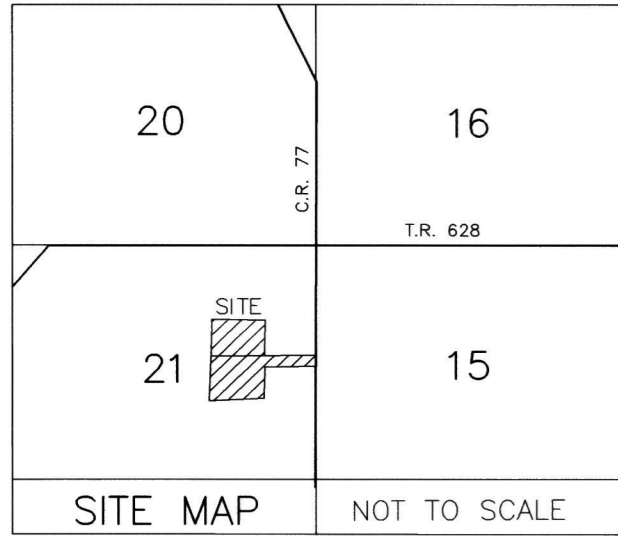


# SALT CREEK TOWNSHIP SUBDIVISION No. 6

(FINAL)



AGENT:  
WILLIS TROYER  
4558 T.R. 628  
MILLERSBURG, OHIO 44654  
PHONE: 330-674-3971

REFERENCES  
O.R. VOL. 234 PAGE 369  
O.R. VOL. 233 PAGE 849  
PLAT VOL. 19 PAGE 2038  
BASIS OF BEARINGS FROM PLAT VOL. 19 PAGE 2038

### MASTER PLAT

THE PURPOSE OF THIS SURVEY

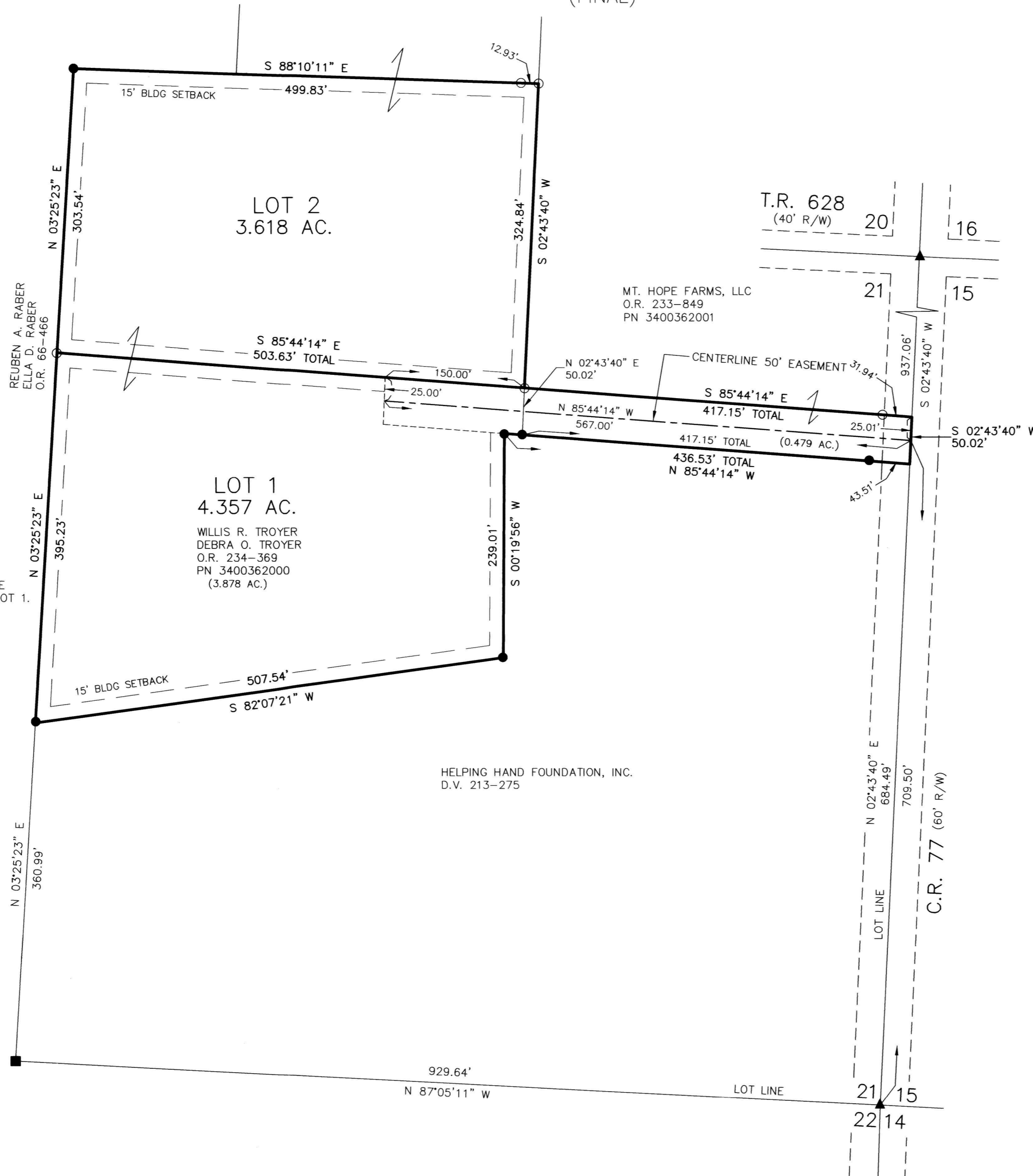
- ACTION 1) CONVEY 0.479 ACRE PARCEL FROM MT. HOPE FARMS, LLC TO WILLIS R. TROYER AND DEBRA O. TROYER.
- ACTION 2) VACATE EXISTING 50' EASEMENT RECORDED IN O.R. 233-849 AND O.R. 234-369.
- ACTION 3) CONSOLIDATE 0.479 ACRE PARCEL AND 3.878 ACRE SPLIT TO CREATE AND CONVEY NEW 4.357 ACRE LOT 1.
- ACTION 4) CREATE AND CONVEY NEW LOT 2.

THESE LOTS ARE FOR RESIDENTIAL AND COMMERCIAL 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.

ACREAGE IN LOTS 7.975 ACRES  
ACREAGE IN ROAD DEDICATION 0.000 ACRES  
TOTAL ACREAGE 7.975 ACRES



HELPING HAND FOUNDATION, INC.  
D.V. 213-275

MT. HOPE FARMS, LLC  
O.R. 233-849  
PN 3400362001

**BAKER SURVEYING, LLC**  
138 N. CLAY STREET  
MILLERSBURG, OHIO 44654  
PH. 330-674-4788  
EMAIL: [bakersurveying@gmail.com](mailto:bakersurveying@gmail.com)

SALT CREEK TOWNSHIP  
3RD. QTR., LOT 21  
T-10 N; R-5 W  
HOLMES COUNTY, OHIO



SCALE: 1"=100'  
DATE: FEB. 18, 2020  
KES

WORK6\S-WILLIS TROYER PRELIM-107-20\CNK

- STONE FOUND
- ▲ 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 Nov. 23, 2020  
AUDITOR Jackie McKee, PT

202000011993  
B: 19 P: 4226  
FILED FOR RECORD IN  
HOLMES COUNTY, OH  
ANITA HALL, COUNTY RECORDER  
11/23/2020 11:04 AM  
PLAT MED . 43.20  
PAGES: 1

ORV 274 Pgs 5331  
5333  
5334  
5336

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.

WILLIS R. TROYER, PURSUANT TO ELECTRONIC SIGNATURE VERIFICATION BY HOLMES COUNTY PLANNING COMMISSION ON JUNE 17, 2020.

WILLIS R. TROYER \_\_\_\_\_ DATE \_\_\_\_\_

DEBRA O. TROYER, PURSUANT TO ELECTRONIC SIGNATURE VERIFICATION BY HOLMES COUNTY PLANNING COMMISSION ON JUNE 17, 2020.

DEBRA O. TROYER \_\_\_\_\_ DATE \_\_\_\_\_

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

WILLIS R. TROYER, PURSUANT TO ELECTRONIC SIGNATURE VERIFICATION BY HOLMES COUNTY PLANNING COMMISSION ON JUNE 17, 2020.

WILLIS R. TROYER \_\_\_\_\_ DATE \_\_\_\_\_

DEBRA O. TROYER, PURSUANT TO ELECTRONIC SIGNATURE VERIFICATION BY HOLMES COUNTY PLANNING COMMISSION ON JUNE 17, 2020.

DEBRA O. TROYER \_\_\_\_\_ DATE \_\_\_\_\_

CERTIFICATE OF APPROVAL OF WATER SUPPLY AND SEWAGE TREATMENT SYSTEMS  
I hereby certify that the subdivision plat entitled SALT CREEK TOWNSHIP SUBDIVISION No. 6 meets the requirements of the Board of Health for water supply and sewage treatment and in 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 E. Herr* 6/26/2020  
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.

*[Signature]* 6/26/2020  
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.

*[Signature]* \_\_\_\_\_ DATE \_\_\_\_\_  
Chairman, County Commissioners

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

*[Signature]* 6/26/2020  
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 presented in the minutes of the Holmes County Planning Commission and that it has been approved for recording in the office of the County Recorder.

*Donald Oliver* 6/26/2020  
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* MAY 1, 2020  
Donald C. Baker P.S. 6938 \_\_\_\_\_ DATE \_\_\_\_\_