

AGENT:
 JAKE SCHLABACH
 KAUFMAN REALTY
 P.O. BOX 422
 SUGARCREEK, OHIO 44681
 PHONE: 330-763-0889

DKSJ ESTATES SUBDIVISION

(FINAL)

202100016659
 B: 19 P: 4460
 FILED FOR RECORD IN
 HOLMES COUNTY, OH
 ANITA HALL, COUNTY RECORDER
 07/30/2021 12:07 PM
 PLAT MED . 43.20
 PAGES: 1

NOTE: SIGN IN PERMANENT BLACK INK ORV 278 PG 111

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.

DAN G. SCHLABACH, PURSUANT TO ELECTRONIC SIGNATURE VERIFICATION BY HOLMES COUNTY PLANNING COMMISSION ON JULY 27, 2021.

DAN G. SCHLABACH, TRUSTEE DATE

KATHLEEN S. SCHLABACH, PURSUANT TO ELECTRONIC SIGNATURE VERIFICATION BY HOLMES COUNTY PLANNING COMMISSION ON JULY 27, 2021.

KATHLEEN S. SCHLABACH, TRUSTEE DATE

CERTIFICATE OF DEDICATION OF EASEMENT
 We, the undersigned, grant unto hereon shown Lots 1, 2, 3 & 4, their heirs and assigns, the 50' common access easements for the purposes of ingress, egress and utilities as shown on this plan of subdivision.

DAN G. SCHLABACH, PURSUANT TO ELECTRONIC SIGNATURE VERIFICATION BY HOLMES COUNTY PLANNING COMMISSION ON JULY 27, 2021.

DAN G. SCHLABACH, TRUSTEE DATE

KATHLEEN S. SCHLABACH, PURSUANT TO ELECTRONIC SIGNATURE VERIFICATION BY HOLMES COUNTY PLANNING COMMISSION ON JULY 27, 2021.

KATHLEEN S. SCHLABACH, TRUSTEE DATE

CERTIFICATE OF APPROVAL OF WATER SUPPLY AND SEWAGE TREATMENT SYSTEMS
 I hereby certify that the subdivision plat entitled DKSJ ESTATES 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 one, two or three family dwellings on any lot is dependent on a site specific evaluation prior to the start of construction. A proposed commercial operation on any lot in this subdivision shall require a site specific evaluation and a permit to install a semi-public sewage treatment system from the Ohio Environmental Protection Agency prior to the start of any construction.

Mervin D. Shetler
 MERVIN D. SHETLER
 SALOMA SHETLER
 D.V. 254-421
 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.

Mervin D. Shetler
 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 J. Shull
 Chairman, County Commissioners DATE

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

Arnold Oliver
 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 noted in the minutes of the Holmes County Planning Commission and that it has been approved for recording in the office of the County Recorder.

Arnold Oliver
 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. Gerber
 Aaron L. Gerber, P.S. 8379 JULY 22, 2021 DATE



- REFERENCES
 DEED VOL. 254 PAGE 421
 O.R. VOL. 224 PAGE 3292
 PLAT VOL. 16 PAGE 755
 PLAT VOL. 17 PAGE 486
 PLAT VOL. 19 PAGE 532
 PLAT VOL. 19 PAGE 2884

BASIS OF BEARINGS FROM
 OHIO STATE PLANE COORDINATE
 SYSTEM, NORTH ZONE, N.A.D. 83

ACREAGE IN LOTS 78.524 ACRES
 ACREAGE IN ROAD DEDICATION 0.000 ACRES
 TOTAL ACREAGE 78.524 ACRES

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 AND
 30' OFF ROAD RIGHT OF WAY

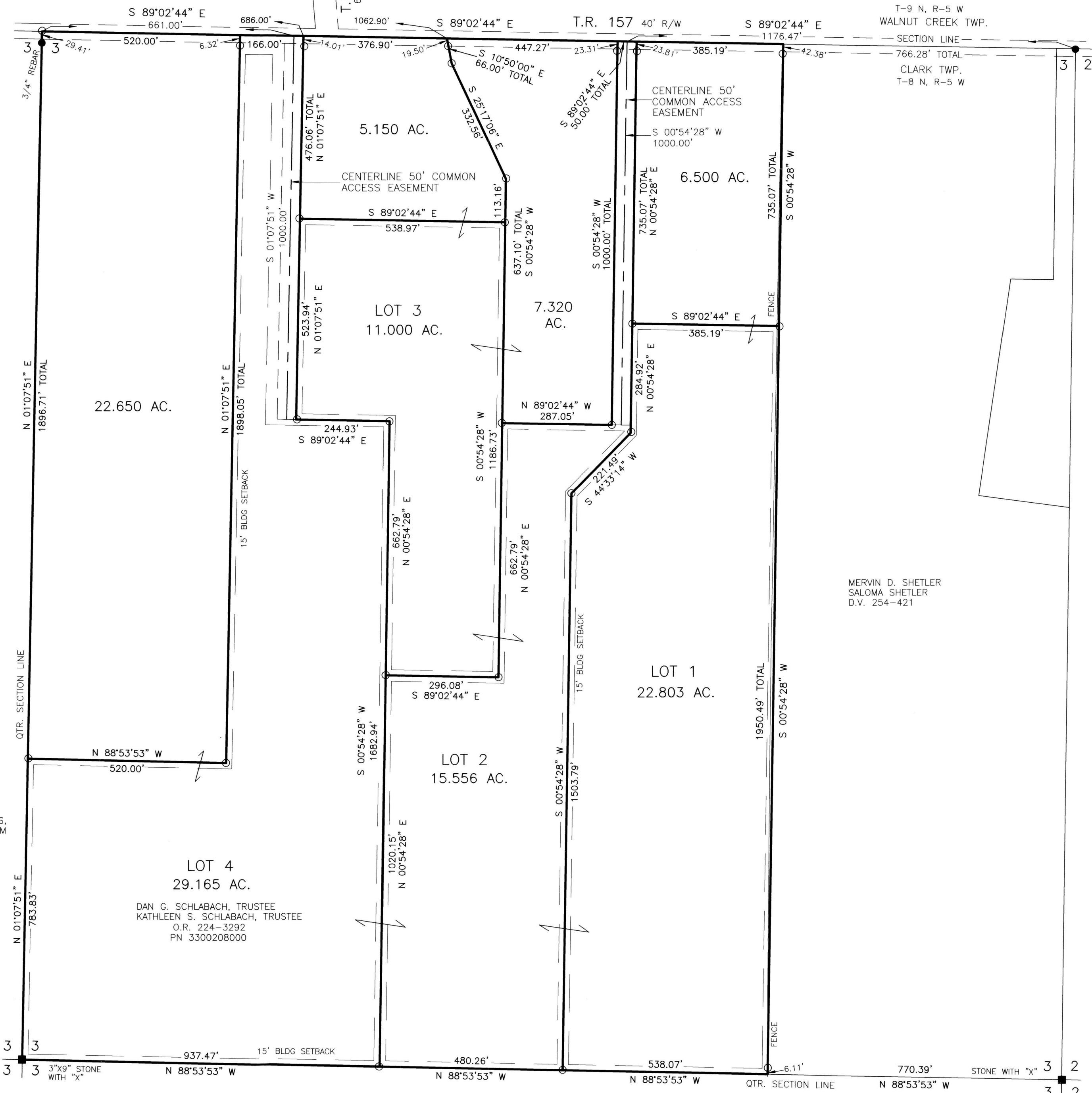
For erosion and sedimentation control, the landowner will follow the Rainwater and Land Development, Ohio's Standards for Stormwater Management and Urban Street Protection. A copy of the Rainwater and Land Development, Ohio's Standards is available at the Holmes Soil and Water Conservation District Office: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

MASTER PLAT

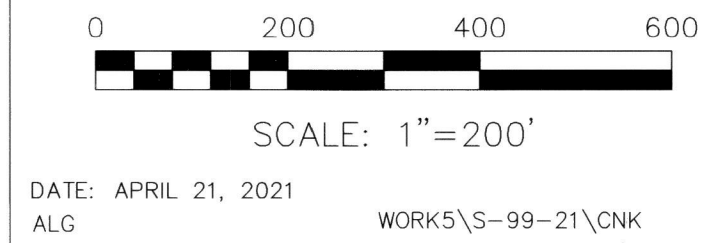
THE PURPOSE OF THIS SURVEY

- ACTION 1) TRANSFER AND RECORD PLAT TO CREATE NEW LOTS 1, 2, 3 & 4
- ACTION 2) CONVEY 22.650 ACRES, 5.150 ACRES, 7.320 ACRES, 6.500 ACRES AND NEW LOTS 1, 2, 3, AND 4 FROM DAN G. SCHLABACH, TRUSTEE AND KATHLEEN S. SCHLABACH, TRUSTEE TO THEMSELVES



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

CLARK TOWNSHIP
 N.E. QTR. SECTION 3
 T-8 N; R-5 W
 HOLMES COUNTY, OHIO



- STONE FOUND
- 5/8" REBAR FOUND UNLESS OTHERWISE NOTED
- 5/8" REBAR SET WITH I.D. CAP I.D. CAP MARKED "BAKER SURVEYING LLC"

TRANSFER NOT NECESSARY
 DATE July 30, 2021
 AUDITOR Jessie McCabe