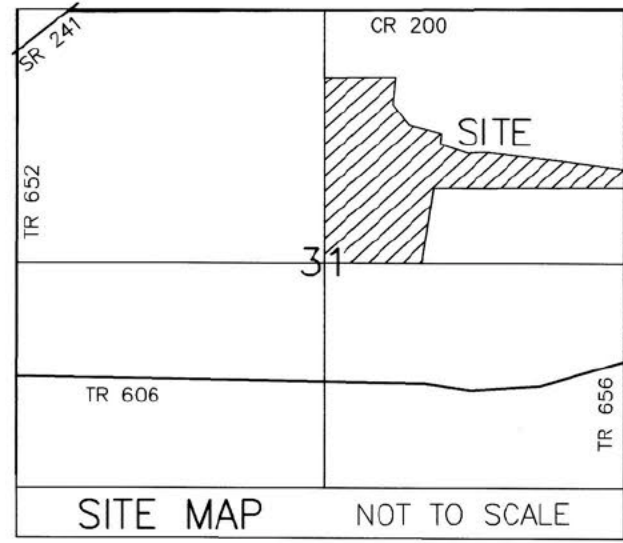


# PAINT TOWNSHIP SUBDIVISION No. 2 (FINAL)

TRANSFER NOT NECESSARY  
DATE July 20, 2023  
AUDITOR Jackie Uckee-PT

AGENT:  
JOHN R. SCHLABACH  
8783 T.R. 656  
FREDERICKSBURG, OHIO 44627  
PHONE: 330-287-8021



-30-30- C.R. 200  
-31-31- 60' R/W

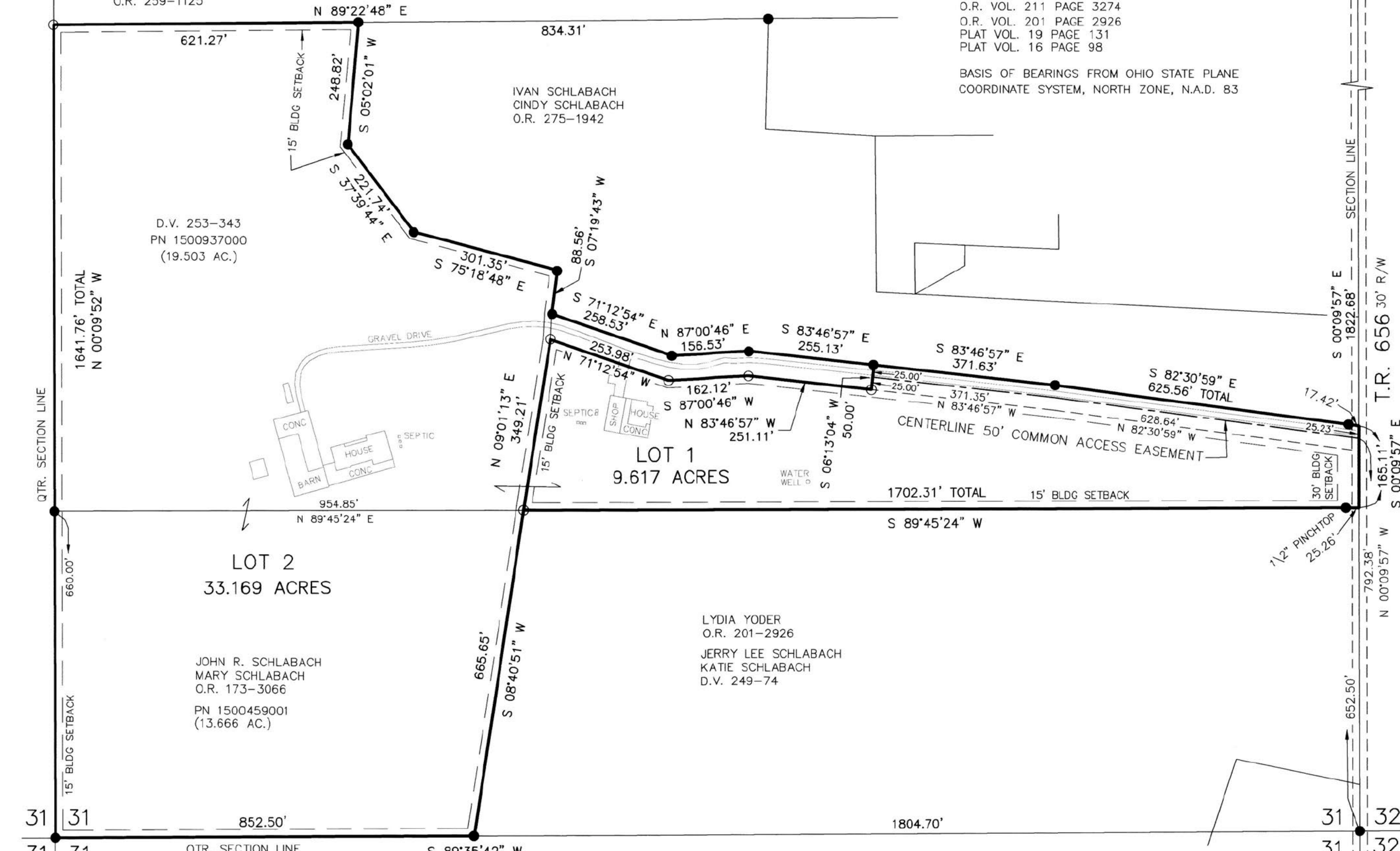
S 00°09'52" E  
971.00'  
ADEN SCHLABACH  
BARBARA SCHLABACH  
TIM SCHLABACH  
ANN SCHLABACH  
O.R. 259-1125

### REFERENCES

- DEED VOL. 253 PAGE 343
- O.R. VOL. 173 PAGE 3056
- O.R. VOL. 259 PAGE 1125
- O.R. VOL. 211 PAGE 3274
- O.R. VOL. 201 PAGE 2926
- PLAT VOL. 19 PAGE 131
- PLAT VOL. 16 PAGE 98

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

C.R. 200 -30-31-32  
60' R/W -31-32



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.

JOHN R. SCHLABACH, PURSUANT TO ELECTRONIC SIGNATURE VERIFICATION BY HOLMES COUNTY PLANNING COMMISSION ON JULY 5, 2023.

JOHN R. SCHLABACH \_\_\_\_\_ DATE \_\_\_\_\_

MARY SCHLABACH, PURSUANT TO ELECTRONIC SIGNATURE VERIFICATION BY HOLMES COUNTY PLANNING COMMISSION ON JULY 5, 2023.

MARY SCHLABACH \_\_\_\_\_ DATE \_\_\_\_\_

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

JOHN R. SCHLABACH, PURSUANT TO ELECTRONIC SIGNATURE VERIFICATION BY HOLMES COUNTY PLANNING COMMISSION ON JULY 5, 2023.

JOHN R. SCHLABACH \_\_\_\_\_ DATE \_\_\_\_\_

MARY SCHLABACH, PURSUANT TO ELECTRONIC SIGNATURE VERIFICATION BY HOLMES COUNTY PLANNING COMMISSION ON JULY 5, 2023.

MARY SCHLABACH \_\_\_\_\_ DATE \_\_\_\_\_

CERTIFICATE OF APPROVAL OF WATER SUPPLY AND SEWAGE TREATMENT SYSTEMS  
I hereby certify that the subdivision plat entitled PAINT TOWNSHIP SUBDIVISION No. 2 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.

Michael E. Horvath 7/11/2023  
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] 7/11/2023  
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] 7/11/2023  
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.

A O 7/11/2023  
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 25, 2023  
Donald C. Baker P.S. 6938 DATE

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.

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

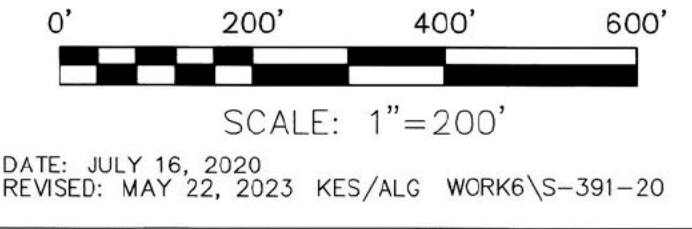
ACREAGE IN LOTS	42.786 ACRES
ACREAGE IN ROAD DEDICATION	0.000 ACRES
TOTAL ACREAGE	42.786 ACRES

### MAINTENANCE AGREEMENT

THE OWNERS OF LOTS 1 & 2 OF THE PAINT TOWNSHIP SUBDIVISION No. 2 SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE HEREON SHOWN 50' COMMON ACCESS EASEMENT. THE COST OF SAID MAINTENANCE SHALL BE SHARED PROPORTIONATELY AMONG ALL PARTIES ENTITLED TO USE SAID 50' COMMON ACCESS EASEMENT

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

PAINT TOWNSHIP  
N.E. QTR. SECTION 31  
T-15 N; R-11 W  
HOLMES COUNTY, OHIO



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

