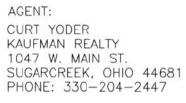
# LOT 6 SEC. 18 LOT 5 SEC. 18 LOT 4 SEC. 23 SITE MAP NOT TO SCALE

# WALNUT CREEK TOWNSHIP SUBDIVISION No. 9

(FINAL)



### REFERENCES

O.R. VOL. 206 PAGE 3050 O.R. VOL. 266 PAGE 1164 O.R. VOL. 241 PAGE 87 O.R. VOL. 50 PAGE 299 PLAT VOL. 17 PAGE 460 PLAT VOL. 19 PAGE 3619

BASIS OF BEARINGS FROM OHIO STATE PLANE COORDINATE SYSTEM, NORTH ZONE, N.A.D. 83, 2011 ADJUSTMENT

### MASTER PLAT

ACTION 1) CONVEY 1.064 ACRES TO ADJOINER LEROY J. MILLER AND RUBY A. MILLER

ACTION 2) VACATE EXISTING 50' EASEMENT

ACTION 3) TRANSFER AND RECORD PLAT

ACTION 4) CONVEY 2.371 ACRES, 2.200 ACRES, 3.127 ACRES, LOT 1 & LOT 2

ACREAGE IN LOTS TOTAL ACREAGE

OFF SIDE AND REAR LINES

THESE LOTS ARE FOR RESIDENTIAL PURPOSES ONLY. NO FURTHER SPLITS WILL BE PERMITTED WITHOUT REPLATTING SAID LOTS. NOTE: BUILDING SETBACK LINES ARE 15'

For erosion and sedimentation control, the landowner will follow the Rainwater and Land Development, Ohio's Standards for Stormwater Management and Urban Holmes Soil and Water Conservation District Office:

by the Ohio Environmental Protection Agency to

12.202 ACRES ACREAGE IN ROAD DEDICATION 0.000 ACRES 12.202 ACRES

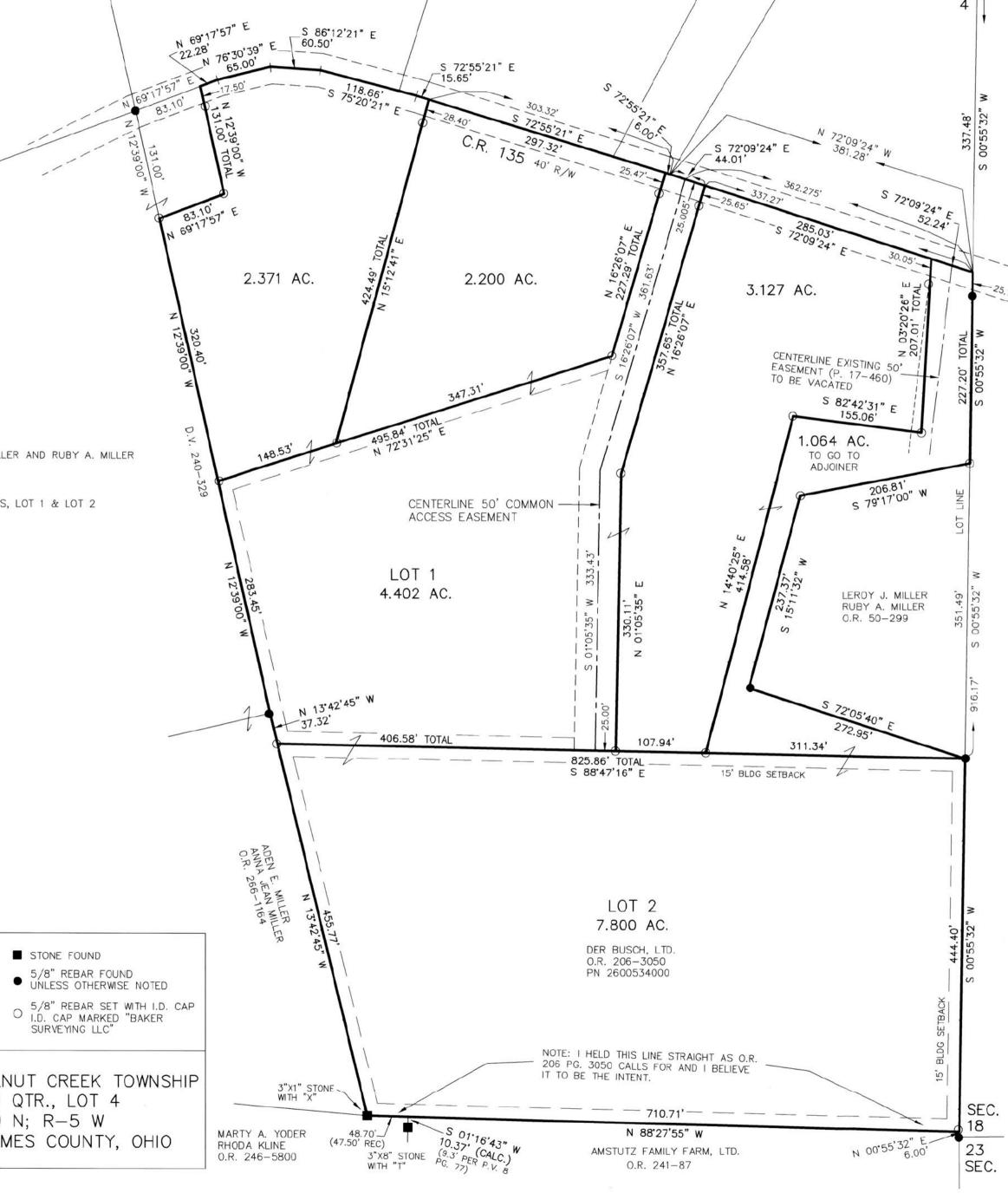
Street Protection. A copy of the Rainwater and Land Development, Ohio's Standards is available at the Millersburg, Ohio 44654 State regulated permits and plans may be required address stormwater and sedimentation issues.

100' 200' 300' SCALE: 1"=100" DATE: FEB. 5, 2024 TAB\GRB WORK6\S-581-23\CNK

BAKER SURVEYING, LLC 138 N. CLAY STREET MILLERSBURG, OHIO 44654 PH. 330-674-4788

EMAIL: bakersurveying@gmail.com

WALNUT CREEK TOWNSHIP 3RD QTR., LOT 4 T-9 N; R-5 WHOLMES COUNTY, OHIO



202400002880 B: 19 P: 5342 FILED FOR RECORD IN HOLMES COUNTY, OH ANITA HALL, COUNTY RECORDER 08/05/2024 03:37 PM SMALL PLAT . 40.00

## TRANSFER NOT NECESSARY

PAGES: 1 ORV 289 Pg 3661 ORV 289 Pg 3664 ORV 289 Pg 3667

#### 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.

JONAS A. MILLER, PURSUANT TO ELECTRONIC SIGNATURE VERIFICATION BY HOLMES COUNTY PLANNING COMMISSION ON JUNE 11, 2024.

DER BUSCH, LTD.

JONAS A. MILLER

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

JONAS A. MILLER, PURSUANT TO ELECTRONIC SIGNATURE VERIFICATION BY HOLMES COUNTY PLANNING COMMISSION ON JUNE 11, 2024.

DER BUSCH, LTD. JONAS A. MILLER

Health Commissioner

DATE

CERTIFICATE OF APPROVAL OF WATER SUPPLY AND SEWAGE TREATMENT SYSTEMS

I hereby certify that the subdivision plat entitled WALNUT CREEK TOWNSHIP SUBDIVISION No. 9 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 bf any lot is dependent on a site specific evaluation

construction. 7/15/2024 DATE

CERTIFICATE OF APPROVAL BY THE HOLMES SOIL AND WATER CONSERVATION DISTRICT

I hereby certify that I have approved the subdivision plat erosion control as stated or shown hereon.
7/15/2024 and/or agreements or provisions for sedimentation and 13

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. War 2 Hou 7/22/24

Chairman, County Commissioners

CERTIFICATE OF APPROVAL OF PLAT I hereby certify that I have approved the plat shown hereon. Mand Spun P.E. P.S. 7/15/2024

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

AO 7/15/2024 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.

MARCH 7, 2024 Donald C. Baker P.S. 6938

