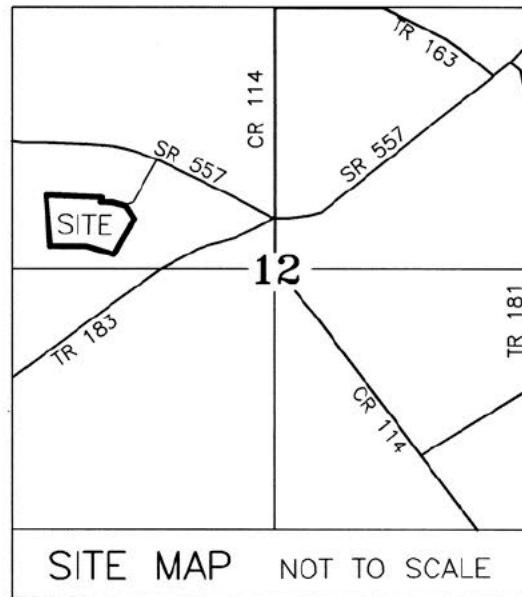




CLARK TOWNSHIP SUBDIVISION No. 19

(FINAL)

AGENT:
IVAN HERSHBERGER
3231 S.R. 557
BALTIM, OHIO 43804
PHONE: 330-897-5830

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

- MASTER PLAT
- 1) CONVEY 2.301 ACRE PARCEL
 - 2) TRANSFER AND RECORD PLAT
 - 3) CONVEY LOT 1
 - 4) CONVEY 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

REFERENCES

O.R. VOL. 233 PAGE 760
O.R. VOL. 276 PAGE 6599
PLAT VOL. 7 PAGE 360
PLAT VOL. 17 PAGE 568
PLAT VOL. 19 PAGE 2511

MAINTENANCE AGREEMENT

THE OWNERS OF LOTS 1 AND 2 OF THE CLARK TOWNSHIP SUBDIVISION No. 19 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.

IVAN R. HERSHBERGER
BETTY A. HERSHBERGER
O.R. 233-760
PN 0200147000

LOT 2
5.483 AC.

LOT 1
3.750 AC.

2.301 AC.
TO GO TO ADJOINER

PARADISE LANE SUBDIVISION
LOT 1 (P. 19-2511)

MYRON R. MILLER
ELIZABETH A. MILLER
O.R. 249-2611

JOSEPH W. BURKHOLDER
MARIE J. BURKHOLDER
O.R. 276-6599

ACREAGE IN LOTS 9.233 ACRES
ACREAGE IN ROAD DEDICATION 0.000 ACRES
TOTAL ACREAGE 9.233 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.

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.

IVAN R. HERSHBERGER, PURSUANT TO ELECTRONIC
SIGNATURE VERIFICATION BY HOLMES COUNTY PLANNING
COMMISSION ON FEB. 4, 2026

IVAN R. HERSHBERGER DATE

BETTY A. HERSHBERGER, PURSUANT TO ELECTRONIC
SIGNATURE VERIFICATION BY HOLMES COUNTY PLANNING
COMMISSION ON FEB. 4, 2026

BETTY A. HERSHBERGER DATE

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.

IVAN R. HERSHBERGER, PURSUANT TO ELECTRONIC
SIGNATURE VERIFICATION BY HOLMES COUNTY PLANNING
COMMISSION ON FEB. 4, 2026

IVAN R. HERSHBERGER DATE

BETTY A. HERSHBERGER, PURSUANT TO ELECTRONIC
SIGNATURE VERIFICATION BY HOLMES COUNTY PLANNING
COMMISSION ON FEB. 4, 2026

BETTY A. HERSHBERGER DATE

CERTIFICATE OF APPROVAL OF WATER SUPPLY AND SEWAGE
TREATMENT SYSTEMS

I hereby certify that the subdivision plat entitled CLARK TOWNSHIP SUBDIVISION No. 19 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.

2/19/2026

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.

2/19/2026

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.

Chairman, County Commissioners 2/19/26
DATE

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

2/19/2026

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.

AO 2/19/2026

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, P.S. 6938 DEC. 16, 2025
DATE

20260003929

B: 19 P: 5914

FILED FOR RECORD IN

HOLMES COUNTY, OH

ANITA HALL, COUNTY RECORDER

09/01/2026 01:19 PM

PLAT MED. 43.20

PAGES: 1

ORV 297 Pg 1330

ORV 297 Pg 1332

ORV 297 Pg 1352

TRANSFER NOT NECESSARY

DATE 9/1/20

AUDITOR Jackie Maker



0' 100' 200' 300'

TAB\VDJ
DATE: DECEMBER 16, 2025

SCALE: 1"=100'

WORK\7-466-25

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

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

CLARK TOWNSHIP
N.W. QTR. SECTION 12
T-8 N; R-5 W
HOLMES COUNTY, OHIO