

# BEN A. HERSHBERGER ALLOTMENT NO. 2 FIRST ADDITION FINAL PLAT

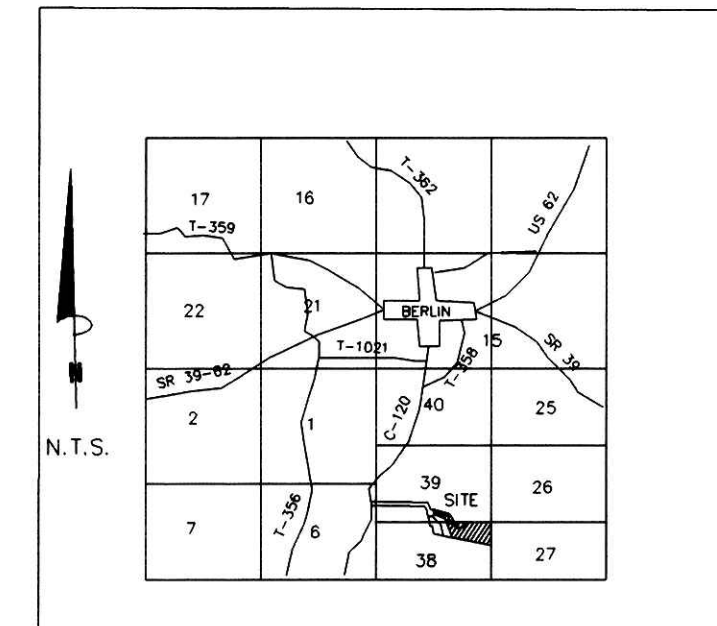
GRANTORS:  
BEN A. & ADA HERSHBERGER  
5088 CO. RD. 120  
MILLERSBURG, OHIO 44654

REFERENCES:  
DEED VOL. 211 PAGE 447  
DEED VOL. 239 PAGE 867  
DEED VOL. 224 PAGE 690  
DEED VOL. 247 PAGE 200

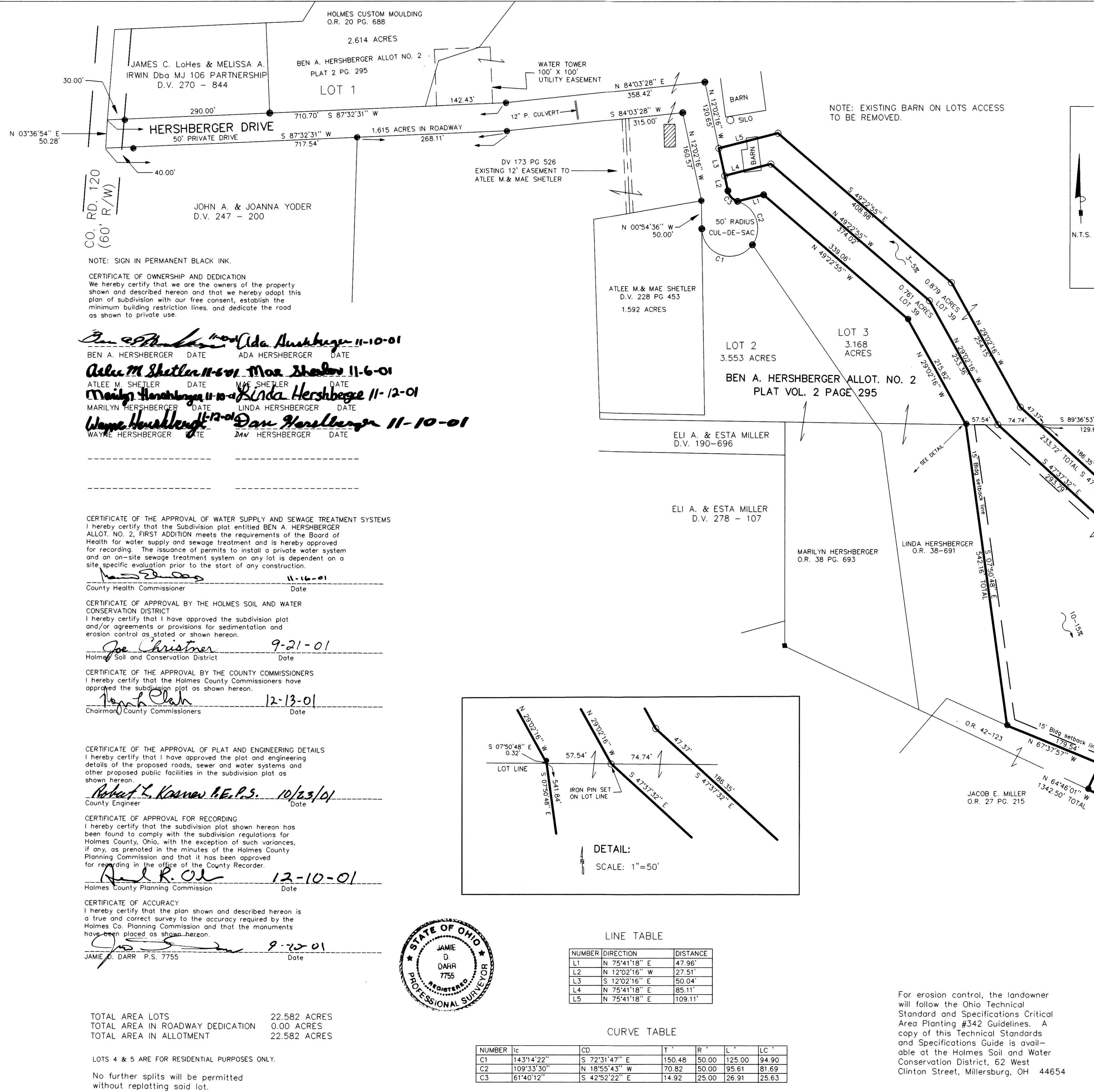
DEED VOL. 211 PAGE 447

PLAT VOL. 5 PAGE 35  
PLAT VOL. 11 PAGE 12  
PLAT VOL. 12 PAGE 431  
PLAT VOL. 8 PAGE 368  
PLAT VOL. 8 PAGE 125  
PLAT VOL. 7 PAGE 215  
BEARINGS FROM PLAT VOL. 7 PAGE 215

## SITE MAP



NOTE: EXISTING BARN ON LOTS ACCESS TO BE REMOVED.



NOTE: SIGN IN PERMANENT BLACK INK.  
CERTIFICATE OF OWNERSHIP AND DEDICATION  
We hereby 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, establish the minimum building restriction lines, and dedicate the road as shown to private use.

*Ben A. Hershberger* 11-10-01  
BEN A. HERSHBERGER DATE ADA HERSHBERGER DATE  
*Atlee M. Shetler* 11-6-01  
ATLEE M. SHETLER DATE MAE SHETLER DATE  
*Marilyn Hershberger* 11-12-01  
MARILYN HERSHBERGER DATE LINDA HERSHBERGER DATE  
*Wayne Hershberger* 11-10-01  
WAYNE HERSHBERGER DATE DAN HERSHBERGER DATE

CERTIFICATE OF THE APPROVAL OF WATER SUPPLY AND SEWAGE TREATMENT SYSTEMS  
I hereby certify that the Subdivision plot entitled BEN A. HERSHBERGER ALLOT. NO. 2, FIRST ADDITION 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 an on-site sewage treatment system on any lot is dependent on a site specific evaluation prior to the start of any construction.

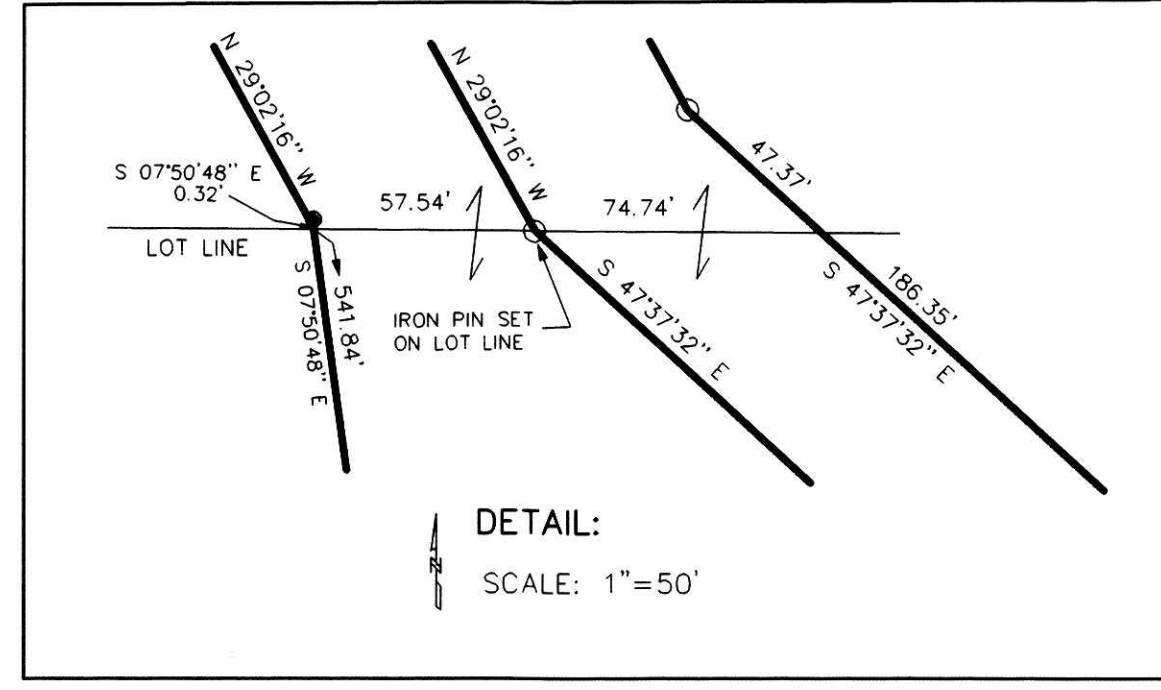
CERTIFICATE OF APPROVAL BY THE HOLMES SOIL AND WATER CONSERVATION DISTRICT  
I hereby certify that I have approved the subdivision plot and/or agreements or provisions for sedimentation and erosion control as stated or shown hereon.

CERTIFICATE OF THE APPROVAL BY THE COUNTY COMMISSIONERS  
I hereby certify that the Holmes County Commissioners have approved the subdivision plot as shown hereon.

CERTIFICATE OF THE APPROVAL OF PLAT AND ENGINEERING DETAILS  
I hereby certify that I have approved the plat and engineering details of the proposed roads, sewer and water systems and other proposed public facilities in the subdivision plot as shown hereon.

CERTIFICATE OF APPROVAL FOR RECORDING  
I hereby certify that the subdivision plot 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.

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 Co. Planning Commission and that the monuments have been placed as shown hereon.



LINE TABLE

NUMBER	DIRECTION	DISTANCE
L1	N 75°41'18" E	47.96'
L2	N 12°02'16" W	27.51'
L3	S 12°02'16" E	50.04'
L4	N 75°41'18" E	85.11'
L5	N 75°41'18" E	109.11'

CURVE TABLE

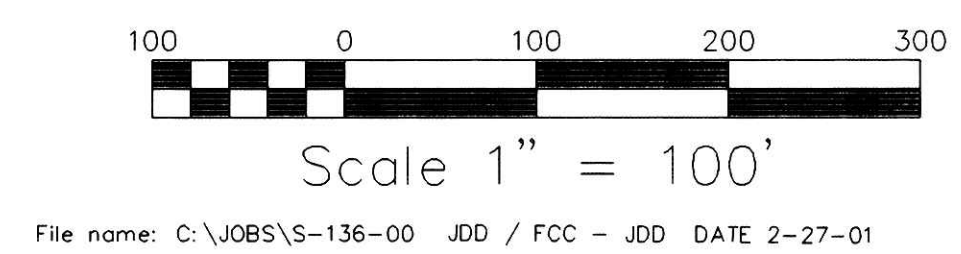
NUMBER	IC	CD	T'	R'	L'	LC'
C1	143°14'22"	S 72°31'47" E	150.48	50.00	125.00	94.90
C2	109°33'30"	N 18°55'43" W	70.82	50.00	95.61	81.69
C3	61°40'12"	S 42°52'22" E	14.92	25.00	26.91	25.63

For erosion control, the landowner will follow the Ohio Technical Standard and Specifications Critical Area Planting #342 Guidelines. A copy of this Technical Standards and Specifications Guide is available at the Holmes Soil and Water Conservation District, 62 West Clinton Street, Millersburg, OH 44654

## HERSHBERGER DRIVE (A 50' PRIVATE DRIVE) MAINTENANCE AGREEMENT (AMENDMENT TO PLAT VOL. 2 PAGE 295)

THE GRANTEES AND THE GRANTORS, THEIR HEIRS AND ASSIGNS, SHALL SHARE IN THE MAINTENANCE OF SAID EASEMENT OF ROADWAY PROPORTIONATELY WITH ALL OTHER LANDOWNERS ENTITLED TO USE SAID EASEMENT OF ROAD RIGHT-OF-WAY. THAT IS TO SAY THAT EACH LAND OWNER WHO IS GRANTED, OR ALREADY POSSESSES, THE RIGHT TO USE SAID ROAD, AND SO CHOOSES TO USE SAID ROAD, SHALL SHARE IN THE MAINTENANCE OF SAID EASEMENT OF RIGHT-OF-WAY IN PROPORTION AS HERE SET FORTH: EXISTING LOT 1 SHALL PAY 50%, EXISTING LOT 2 & 3 SHALL PAY 5% EACH, LOTS 4 & 5 SHALL PAY 5% EACH, EXISTING RESIDUAL ACREAGE OF FARM (CURRENTLY OWNED BY BEN A. & ADA HERSHBERGER) SHALL PAY 25%, AND THE 1.592 ACRE LOT (CURRENTLY OWNED BY ATLEE M. & MAE SHETLER) SHALL PAY 5%. ANY NEW LOTS SHALL SHARE PROPORTIONALLY AS TO THEIR USE OF SAID DRIVE, AMOUNT TO BE DETERMINED AT THE TIME OF THE CREATION OF THE NEW LOT.

DONALD C. BAKER SURVEYING  
138 N. CLAY ST.  
MILLERSBURG, OHIO 44654  
PH. 330-674-4788  
FAX 330-674-6027



LOCATED IN:  
BERLIN TOWNSHIP,  
3RD. QTR., LOT 39 & 38,  
T-9N; R-5W  
HOLMES COUNTY, OHIO

LEGEND:  
● IRON PIN FOUND  
▲ R.R. SPK. FOUND  
■ STONE FOUND  
○ 5/8" REBAR WITH I.D. CAP SET, I.D. CAP MARKED "BAKER 6938"

TRANSFER NOT NECESSARY  
DATE: 12-18-01  
AUDITOR: Jackie McKee T-7