



TRANQUIL ACRES ALLOTMENT No. 1 FIRST ADDITION (P. 2-504) REPLAT OF LOT 6 AND ADDITIONAL LANDS

(FINAL)

AGENT:
HARVEY BOWMAN
6754 C.R. 624
MILLERSBURG, OH 44654
330-674-9060 (WORK)

Instrument 201300083757 OR Book Page 2 525

201300083757
Filed for Record in
HOLMES COUNTY, OH
ANITA HALL, COUNTY RECORDER
06-13-2013 AT 09:39 am.
PLAT LARGE 36.40
OR Book 2 Page 525 - 525

201300083757
HARVEY BOWMAN
MILLERSBURG OH 44654

NOTE: SIGN IN PERMANENT BLACK INK

CERTIFICATE OF OWNERSHIP AND DEDICATION
We, the undersigned, grant unto hereon shown Lots 5, 7 & 8 and Linford L. and Kelly J. Stutzman and John Luke and Lois E. Stutzman, their heirs and assigns, the hereon shown Private Road #5000 for the purpose of ingress and egress and utilities as shown on this plat of subdivision.

Sam H. Bowman, Jr. 05-25-13
SAM H. BOWMAN, JR. DATE
Verba S. Bowman 05-25-13
VERBA S. BOWMAN DATE
Harvey S. Bowman 05-25-13
HARVEY S. BOWMAN DATE

CERTIFICATE OF DEDICATION OF PRIVATE ROAD
We, the undersigned, grant unto hereon shown Lots 5, 7 & 8 and Linford L. and Kelly J. Stutzman and John Luke and Lois E. Stutzman, their heirs and assigns, the hereon shown Private Road #5000 for the purpose of ingress and egress and utilities as shown on this plat of subdivision.

Sam H. Bowman, Jr. 05-25-13
SAM H. BOWMAN, JR. DATE
Verba S. Bowman 05-25-13
VERBA S. BOWMAN DATE
Harvey S. Bowman 05-25-13
HARVEY S. BOWMAN DATE
John Luke Stutzman 05-31-13
JOHN LUKE STUTZMAN DATE
Lois E. Stutzman 05-31-13
LOIS E. STUTZMAN DATE
Linford L. Stutzman 05-31-13
LINFORD L. STUTZMAN DATE
Kelly J. Stutzman 05-31-13
KELLY J. STUTZMAN DATE
Duane J. Miller 05-25-13
DUANE J. MILLER DATE
Lizzie Ann Bowman 05-25-13
LIZZIE ANN BOWMAN DATE

CERTIFICATE OF APPROVAL OF WATER SUPPLY AND SEWAGE TREATMENT SYSTEMS
I hereby certify that the subdivision plat entitled TRANQUIL ACRES ALLOTMENT NO. 1, FIRST ADDITION REPLAT OF LOT 6 AND ADDITIONAL LANDS 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 of any lot is dependent on a site specific evaluation prior to the start of any construction.

D. J. Miller, Health Commissioner 6/3/13

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.

Phyllis Gilmore, Holmes Soil and Water Conservation District 6-3-2013

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 6/10/13

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

Christopher A. Young, P.E., P.S., County Engineer 6/3/13

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.

Allen R. Glick, Trustee 6/3/13

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.

Aaron L. Gerber, P.S. 5-13-13



MAINTENANCE AGREEMENT 50' PRIVATE ROAD
THE OWNERS OF LOT 5 OF TRANQUIL ACRES ALLOTMENT NO. 1 FIRST ADDITION AND THE OWNERS OF LOTS 7 AND 8 OF TRANQUIL ACRES ALLOTMENT NO. 1, FIRST ADDITION REPLAT OF LOT 6 AND ADDITIONAL LANDS AND LINFORD L. AND KELLY J. STUTZMAN AND JOHN LUKE AND LOIS E. STUTZMAN SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF SAID PRIVATE ROAD 5000. THE COST OF SAID MAINTENANCE SHALL BE SHARED PROPORTIONATELY AMONG ALL PARTIES ENTITLED TO USE SAID PRIVATE ROAD.

REFERENCES

- DEED VOL. 238 PAGE 362
- DEED VOL. 231 PAGE 355
- DEED VOL. 245 PAGE 783
- O.R. VOL. 42 PAGE 312
- O.R. VOL. 202 PAGE 1406
- O.R. VOL. 199 PAGE 2323
- O.R. VOL. 194 PAGE 1053
- O.R. VOL. 208 PAGE 1128
- PLAT VOL. 14 PAGE 444
- PLAT VOL. 10 PAGE 223
- PLAT VOL. 10 PAGE 917
- PLAT VOL. 16 PAGE 908
- PLAT VOL. 13 PAGE 178
- PLAT VOL. 13 PAGE 34
- PLAT VOL. 2 PAGE 94
- PLAT VOL. 2 PAGE 504

ACREAGE IN LOT 36.507 ACRES
ACREAGE IN ROAD DEDICATION 0.000 ACRES
TOTAL ACREAGE 36.507 ACRES

THESE LOTS ARE FOR RESIDENTIAL PURPOSES ONLY.
NO FURTHER SPLITS WILL BE PERMITTED WITHOUT REPLATING SAID LOTS.
NOTE: BUILDING SETBACK LINES ARE 15' OFF SIDE AND REAR LINES

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

HARDY TOWNSHIP
N.E. QTR. SECTION 17
T-9 N; R-6 W
HOLMES COUNTY, OHIO

SCALE: 1"=100'
DATE: MAY 9, 2013 ALG/CJG WORKS/S-100-13

- STONE FOUND
- 5/8" REBAR FOUND UNLESS OTHERWISE NOTED
- 5/8" REBAR SET WITH I.D. CAP I.D. CAP MARKED "BAKER 6938"

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.

TRANSFER NOT NECESSARY
DATE June 13, 2013
AUDITOR Jackie McGuire