

COLVIN SUBDIVISION

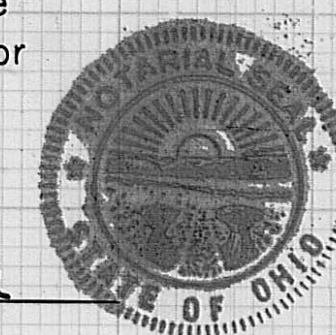
PHASE II

Approved and accepted: the drainage systems and easements herein dedicated to the public use, for the County of Madison, State of Ohio.

Robert E. Thompson COUNTY ENGINEER
Sam Hunt CHAIRMAN, PLANNING COMMISSION
Tom Almond COUNTY HEALTH DEPT.
Robert C. Dora ZONING

Robert Edwards
Lawrence Edwards
Herbert C. Marshall
 BOARD OF COUNTY COMMISSIONERS

State of Ohio, Madison County, ss.
 BE IT REMEMBERED, that on this 31 day of Aug AD 1981, before me the subscriber, a notary public in and for said County, personally came the below named RICHARD COLVIN AND LEONARD COLVIN JR., and acknowledged the signing of the dedication of this plat to be their voluntary act and deed for the uses and purposes therein expressed, IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal.



MY COMMISSION EXPIRES MAY 3, 1982

NOTARY PUBLIC William M. Stillman
 MADISON COUNTY, OHIO

AUDITOR _____

TRANSFERRED _____, 198__

RECORDER _____

RECORDED _____, 198__

I hereby certify that I surveyed the hereon plat and that it is correct.

Neil C. Babb 29 Aug 1981
 NEIL C. BABB P. E. 36205 PS. 5969
 LONDON, OHIO

SUMMARY OF CURVES				
CURVE NO.	C	T	R	L A
CURVE NO. 1	435.00'	238.08'	534.74'	447.98' 48°
CURVE NO. 2	197.80'	1000.00'	669.12'	198.53' 17°
CURVE NO. 3	326.42'	1700.00'	583.24'	330.84' 32°30'
CURVES 4+5	51.64'	26.73'	10000.00'	52.23' 29°55'31"

EASEMENTS and ASSESSMENTS

Easements shown on this plat are for the construction, operation, maintenance, repair, replacement or removal of water, storm sewers, surface drainage, electric, gas, telephone or other utility lines or services, and for removal of any and all trees or other obstructions for the use of said utilities and for providing ingress and egress to the property for said purposes and are to be maintained as such forever. Easements are reserved where indicated as such on plat for public utilities both above and below the ground.

Further, said lots and owners thereof are subject to assessments for the maintenance of surface and subsurface drainage systems as approved by the Madison County Commissioners (in accordance with the Ohio Revised Code Chapters 6131 and 6137) as recorded in Commissioners Journal 40, page 456

Owners of lots shall share the costs for maintenance of the roadside ditches, subsurface tile and culverts crossing under Colvin Drive proportionally to the frontage along said drive, (minimum frontage used shall be 150.00 feet).

Owners of lots where subsurface tile is along the lot lines shall share their proportional costs in portion to the total length of the tile.

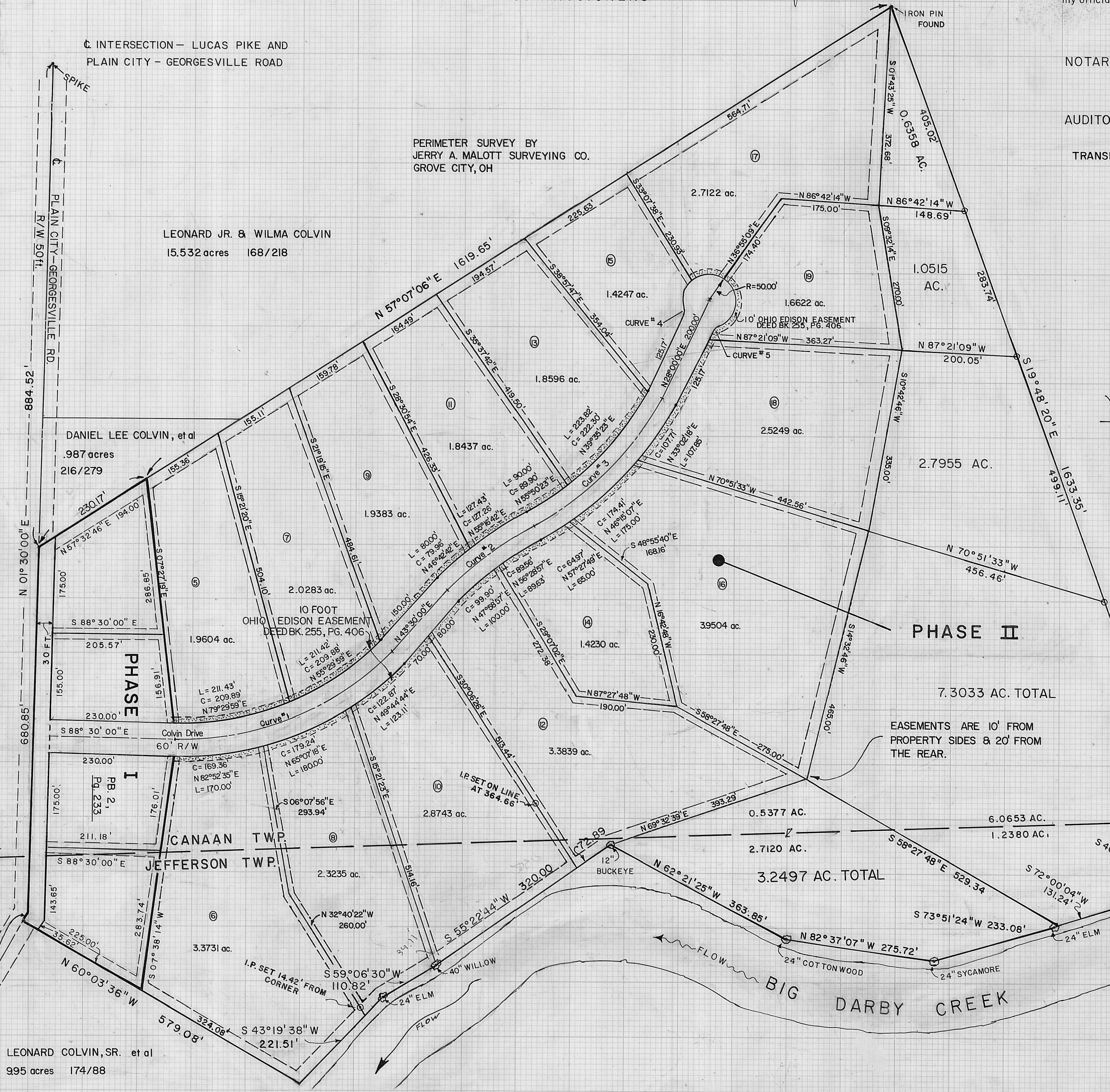
The easements are 20 feet in width along the rear of the lots and 10 feet in width along each side of the lot. Owners of lots shall not alter or impair by plantings or any other method, the natural swales and waterways.

Construction plans for improvement are on file in the Madison County Engineer's Office. Further, the Madison County Engineer shall be requested by the lot owners to inspect, approve or disapprove all construction within easements, street right-of-way and natural waterways.

The undersigned, being all the owners and lien holders of the lands herein platted further agree that any use or any improvements made on this platted land shall be in conformity with existing zoning, subdivision, health, drainage laws or other lawful rules and regulations of Madison County, Ohio, for the benefit of themselves and all other subsequent owners or assigns taking title from, under or through the undersigned.

SUMMARY OF ACREAGES

- 3.7270 ACRES IN PHASE I LOTS
- 35.2825 ACRES IN PHASE II LOTS
- 15.0358 ACRES IN NON-BUILDING SITES
- 2.7657 ACRES DEDICATED TO PUBLIC RIGHT-OF-WAY
- 56.8110 ACRES BY NEW SURVEY WITH 48.5275 AC. IN CANAAN TWP. & 8.2835 AC. IN JEFFERSON TWP.



LEONARD COLVIN, SR. et al
 395 acres 174/88

We, the undersigned owners of the remaining portion of an original 56.678 acre tract as recorded in deed book 253, page 439, do hereby certify and accept this plat as a true representation of the 37.8597 (including public rights-of-way) acres of the Colvin Subdivision (lots 5 thru 19) Phase II.

In witness whereof, said owners have hereunto set their names:

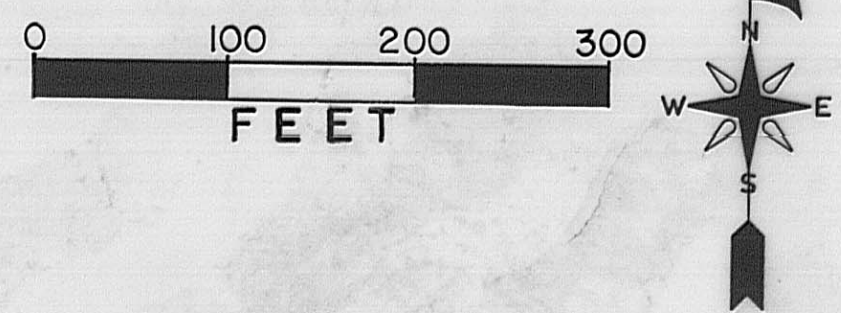
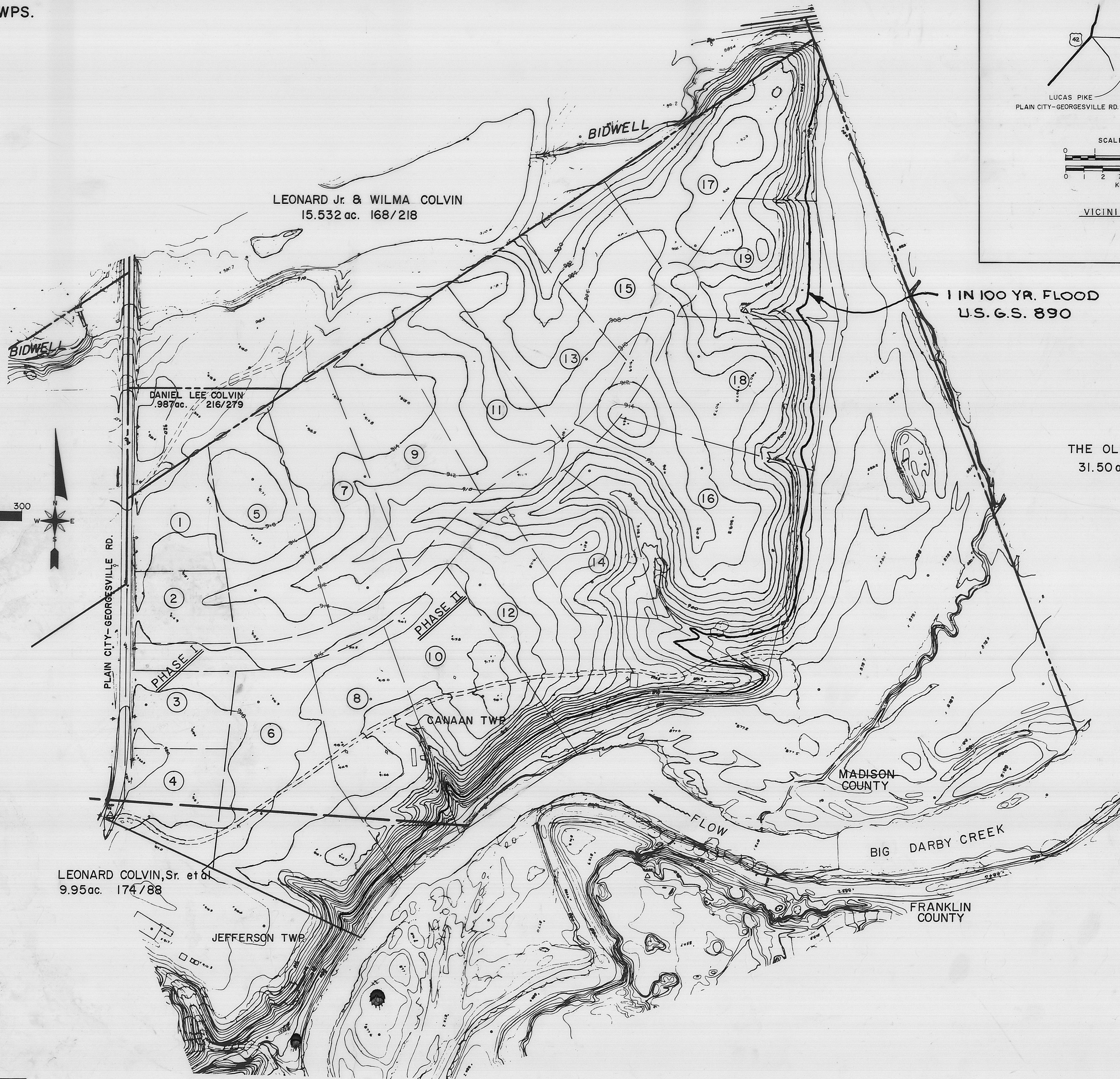
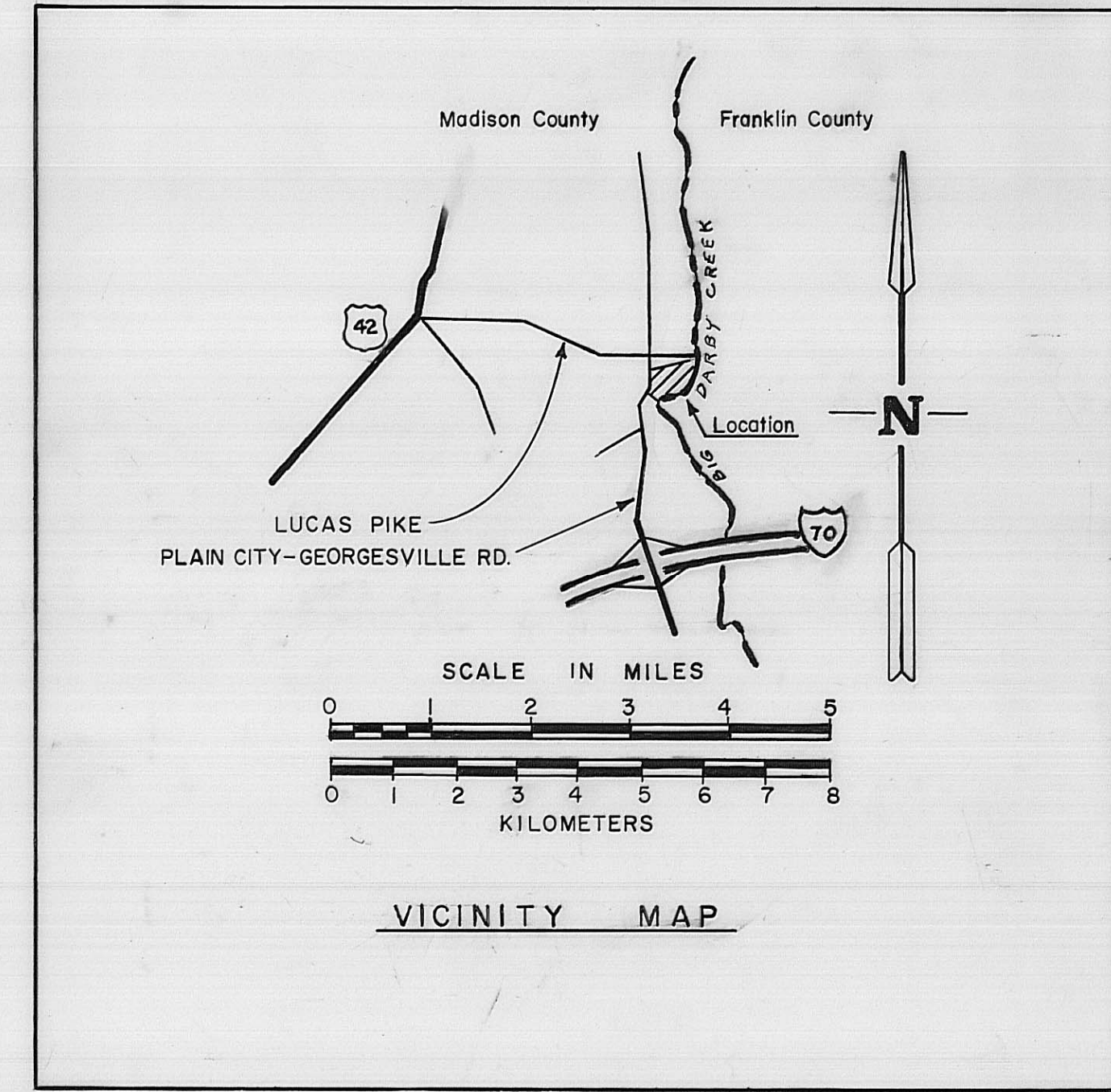
owners: *Leonard Colvin, Jr.* 8-31-81 date
Richard Colvin 8/31/81 date
Clairne Lopez 8-21-81 date
Betty J. Stillman 8/31/81 date

ALL LOT CORNERS ARE MARKED BY 3/4" X 30" IRON PIPES WITH ALUMINUM CAPS MARKED P.S. 5969.

BABB ENGINEERING & SURVEYING
 5 EAST FIRST ST., P.O. BOX 374
 LONDON, OHIO 43140

SV-07980
 JOB NUMBER
 23, FEB. 1981
 DATE
Neil C. Babb
 NEIL BABB P.S. 5969

COLVIN SUBDIVISION
 MADISON COUNTY, OHIO
 JEFFERSON & CANAAN TOWNSHIPS.



BABB ENGINEERING & SURVEYING
 11 EAST FIRST ST., P.O. Box 374
 LONDON, OHIO 43140

COLVIN
 TOPOGRAPHY

SUBDIVISION
 MAP (2ft. contours)

SV-07980	1-81
JOB NO.	
23, FEB. 1981	NEIL BABB PS. 5969
DATE	