

CHEVINGTON PLACE SECTION 2, PHASE 1

SITUATE IN THE STATE OF OHIO, COUNTY OF MADISON, CITY OF LONDON, LYING IN VIRGINIA MILITARY DISTRICT, SURVEY NO 5802, CONTAINING 7.351 ACRES, MORE OR LESS, INCLUDING 1.586 ACRES OF RIGHT-OF-WAY, SAID 7.351 ACRES BEING OUT OF THE 17.263 ACRE TRACT CONVEYED TO DOMINION HOMES, INC. AN OHIO CORPORATION, IN OFFICIAL RECORD 147 PAGE 779, RECORDS OF THE RECORDER'S OFFICE, MADISON COUNTY, OHIO.

DOMINION HOMES, INC., AN OHIO CORPORATION, BEING THE OWNER OF THE LAND PLATTED HEREIN, DOES HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS ITS CHEVINGTON PLACE, SECTION 2, PHASE 1, A SUBDIVISION OF LOTS 69 THROUGH 100, INCLUSIVE, AND DOES HEREBY ACCEPT THIS PLAT OF SAME AND DEDICATE TO PUBLIC USE, AS SUCH, ALL OF THE LANES, SHOWN HEREON AND NOT HERETOFORE DEDICATED.

EASEMENTS ARE DEDICATED WHERE INDICATED ON THE PLAT FOR THE CONSTRUCTION, OPERATION, AND MAINTENANCE OF ALL PUBLIC AND PRIVATE UTILITIES, ABOVE AND BENEATH THE SURFACE OF THE GROUND, AND WHERE NECESSARY FOR THE CONSTRUCTION, OPERATION, AND MAINTENANCE OF SERVICE CONNECTIONS TO ALL ADJACENT LOTS AND LANDS, AND FOR STORM WATER DRAINAGE.

THE EASEMENTS SHOWN HEREON OUTSIDE THE PLATTED AREA ARE WITHIN THOSE TRACTS OF LAND OWNED BY SAID DOMINION HOMES, INC., AN OHIO CORPORATION, AND ARE DEDICATED FOR THE USES AND PURPOSES STATED IN THE PRECEDING EASEMENTS PARAGRAPH.

GRANTOR, BEING THE DULY AUTHORIZED REPRESENTATIVE OF THE DEVELOPER DEDICATING THE PROPERTY DESCRIBED IN THIS PLAT, HEREBY AGREES THAT GRANTOR WILL INDEMNIFY THE CITY OF LONDON FOR AND HOLD IT HARMLESS FROM ANY AGRICULTURAL RECOUPMENTS ASSESSED OR LEVIED IN THE FUTURE AGAINST THE PROPERTY DEDICATED HEREIN WHICH RESULT FROM GRANTORS CONVERSION OF THE PROPERTY FROM AGRICULTURAL USE

IN WITNESS WHEREOF, DOMINION HOMES, INC., AN OHIO CORPORATION HAS CAUSED THIS PLAT TO BE EXECUTED BY IT'S DULY AUTHORIZED OFFICER THIS 4th DAY OF November 2002

SIGNED AND ACKNOWLEDGED
IN THE PRESENCE OF:

Debbie Seherak
PRINTED: Debbie Seherak
W. T. Allison
PRINTED: Elizabeth T. Allison

DOMINION HOMES, INC.
AN OHIO CORPORATION
BY: Robert A. Meyer, Jr.
ROBERT A. MEYER, JR.
SENIOR VICE-PRESIDENT

STATE OF OHIO SS

THE FOREGOING PLAT WAS ACKNOWLEDGED BEFORE ME THIS 4th DAY OF November 2002 BY ROBERT A. MEYER, JR., SENIOR VICE PRESIDENT OF DOMINION HOMES, INC., AN OHIO CORPORATION, ON BEHALF OF THE CORPORATION.

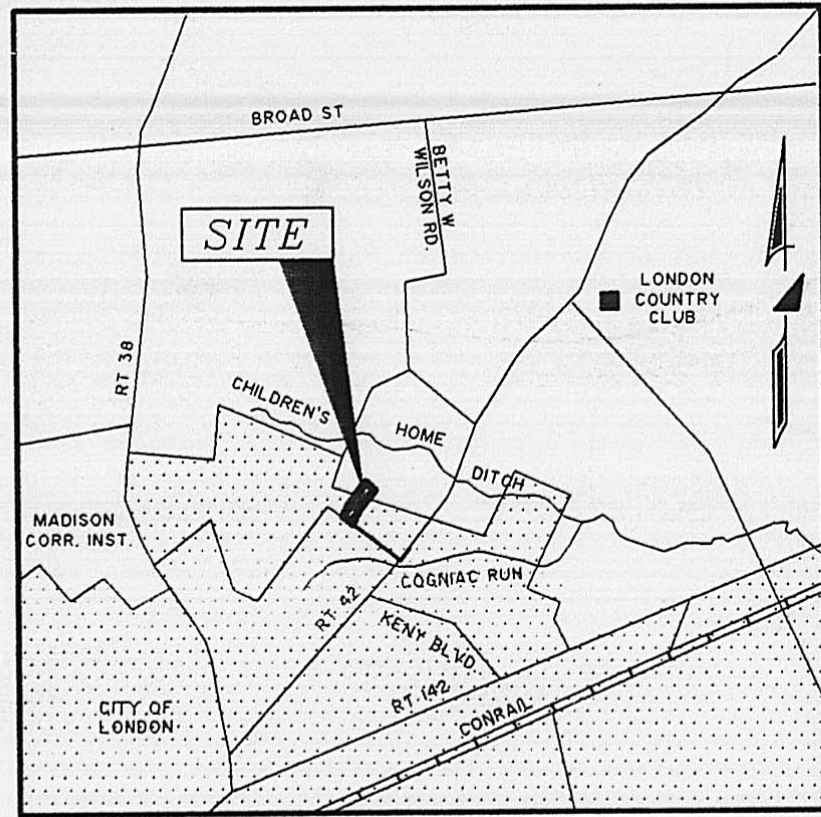
IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED BY OFFICIAL SEAL THIS 4th DAY OF November 2002.
MY COMMISSION EXPIRES 10-16-06

Sandra L. Shook
NOTARY PUBLIC, STATE OF OHIO
Sandra L. Shook

APPROVED THIS 8th DAY OF July 2004
Elmer Olsen
PLANNING COMMISSION CHAIRMAN
CITY OF LONDON

APPROVED THIS 8th DAY OF July 2004
David L. Pader
MAYOR, CITY OF LONDON

APPROVED THIS 8th DAY OF July 2004
[Signature]
SAFETY SERVICE DIRECTOR
CITY OF LONDON



VICINITY MAP
NOT TO SCALE

BASIS OF BEARINGS:

THE BEARINGS SHOWN HEREON ARE BASED ON THE GRID BEARING OF NORTH 52° 39' 16" WEST FOR THE NORTHEASTERLY LINE OF AMHERST MEADOWS SECTION I, AS DETERMINED BY A GPS NETWORK OF FIELD OBSERVATIONS IN THE OHIO STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, PERFORMED IN MAY, 2000.

CERTIFICATION:

WE DO HEREBY CERTIFY THAT WE HAVE SURVEYED THE ATTACHED PREMISES, PREPARED THE ATTACHED PLAT, AND THAT SAID PLAT IS CORRECT. ALL DIMENSIONS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF. DIMENSIONS SHOWN ALONG CURVES ARE CHORD MEASUREMENTS. P.K. NAILS AND 3/4 INCH CAPPED IRON PINS ARE TO BE PLACED UPON COMPLETION OF CONSTRUCTION NECESSARY TO THE IMPROVEMENT OF THIS LAND AND ARE INDICATED BY THE FOLLOWING SYMBOLS:

- = IRON PIN SET
- ◆ = P.K. NAIL SET

R. D. ZANDE & ASSOCIATES, INC

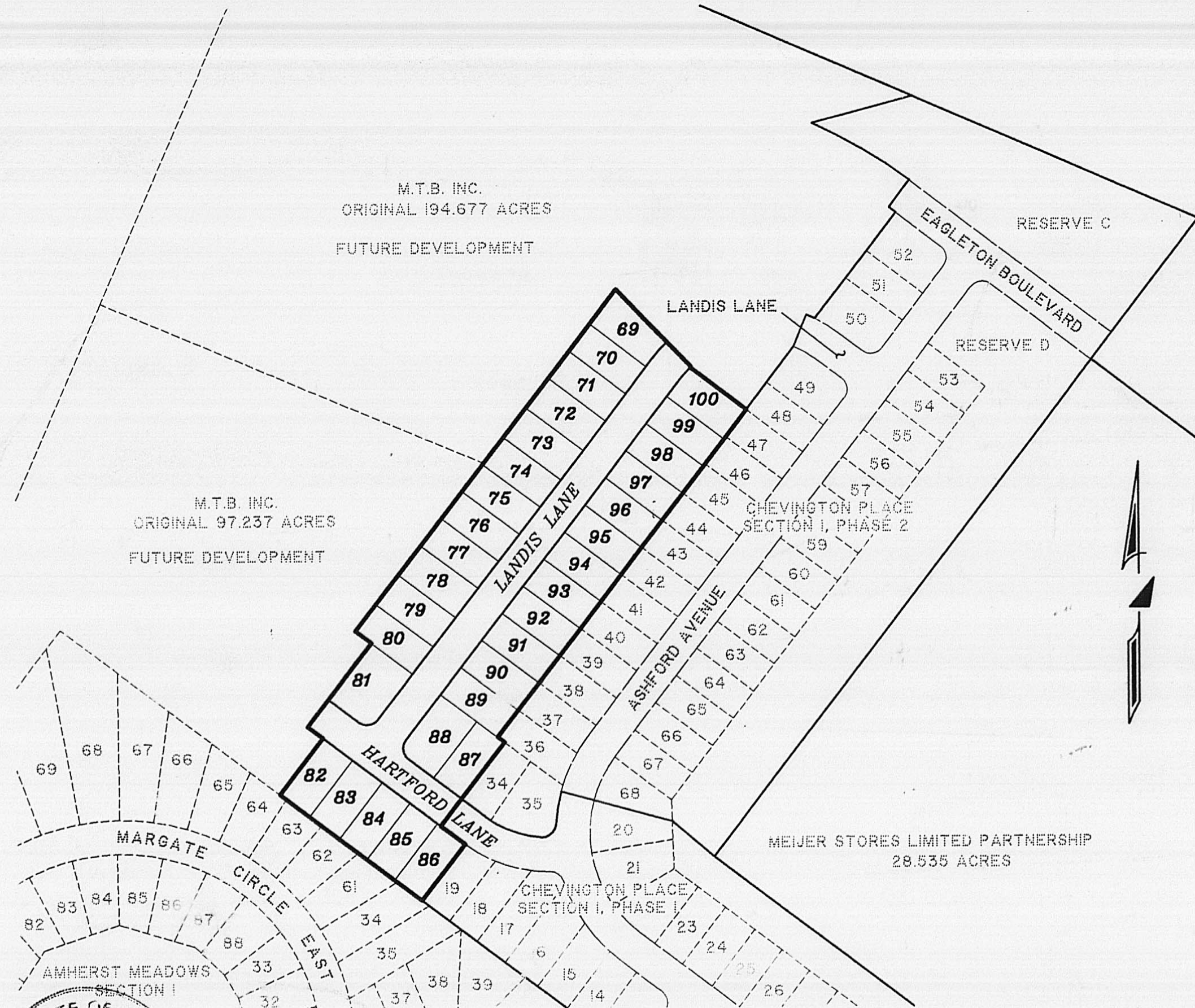
BY: [Signature] 10/24/02
PROFESSIONAL SURVEYOR NO. S-7608 DATE

PREPARED BY:

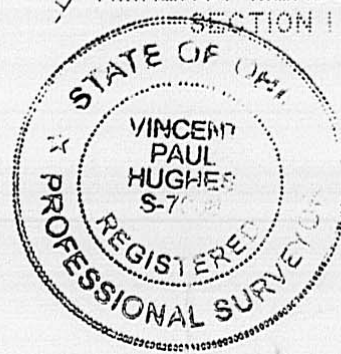
R.D.Zande & Associates

1237 DUBLIN ROAD
COLUMBUS, OHIO 43215
(614) 486-4383 1-800-340-2743
FAX (614)-486-4387

ALL RIGHTS RESERVED. ALL REPORTS, PLANS, SPECIFICATIONS, COMPUTER FILES, FIELD DATA, NOTES, DOCUMENTS, AND OTHER ITEMS PREPARED BY R. D. ZANDE & ASSOCIATES, INC. ("ZANDE") ARE INSTRUMENTS OF SERVICE AND REMAIN ITS PROPERTY. THE USE OF THESE ITEMS BY ZANDE'S CLIENT IS SUBJECT TO ALL OF THE TERMS, CONDITIONS AND LIMITATIONS SET FORTH IN THE AGREEMENT BETWEEN SUCH CLIENT AND ZANDE. ADDITIONAL USE IS PROHIBITED WITHOUT THE WRITTEN CONSENT OF ZANDE.



BACKGROUND MAP
SCALE: 1" = 200'



APPROVED AND ACCEPTED THIS _____ DAY OF _____, 200__ BY ORDINANCE NO. _____ WHEREIN HARTFORD LANE AND LANDIS LANE, DEDICATED HEREON ARE ACCEPTED AS SUCH BY THE COUNCIL OF THE CITY OF LONDON, OHIO

CLERK, CITY OF LONDON, OHIO

TRANSFERRED THIS _____ DAY OF _____ 200__

AUDITOR, MADISON COUNTY, OHIO

FILED FOR RECORD THIS 16th DAY OF July 2004 AT 11:39 A.M.
FEE \$ 43.60 FILE NO. 04-5915
Rachel Kimbler, Deputy
RECORDER, MADISON COUNTY, OHIO

RECORDED THIS 16th DAY OF July 2004 IN PLAT BOOK B-280-282

B-280

Slide B-281

M.T.B. INC
ORIGINAL 97.237 AC
D.B. 10 PG. 1057



SCALE IN FEET

IRON PIN FOUND

NO VEHICULAR ACCESS TO BE IN EFFECT UNTIL SAID STREET IS EXTENDED BY PLAT OR DEED.

FUTURE DEVELOPMENT

EX. ESMT
O.R. 147 PG. 786-791

N 52°39'16" W
35.00'

N 37°20'44" E 756.27'

N 52°39'16" W
33.45'

N 37°20'44" E 185.00'

N 37°20'44" E 125.00'

N 52°39'16" W 310.00'

HARTFORD LANE (60' R/W)

LANDIS LANE (60' R/W)

N 37°20'44" E
855.00'

S 52°39'16" E
53.45'

S 37°20'44" W 185.00'

S 52°39'16" E
15.00'

S 37°20'44" W 725.00'

S 37°20'44" W 125.00'

HARTFORD LANE

ASHFORD AVENUE

CHEVINGTON PLACE
SECTION I PHASE I
CAB B SLIDE 215-217

CHEVINGTON PLACE
SECTION I PHASE 2
CABINET SLIDE

MATCH LINE (SEE SHEET 3)

68

67

66

65

64

AMENDED
AMHERST MEADOWS
SECTION I
P.B. B-41-B43

63

62

61

34

35

37

38

19

18

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36

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38

39

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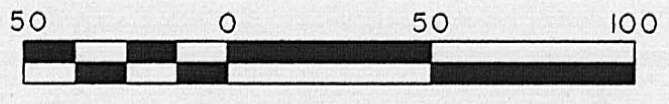
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M.T.B. INC.
ORIGINAL 194.677 AC
D.B. 298 PG. 400

FUTURE DEVELOPMENT

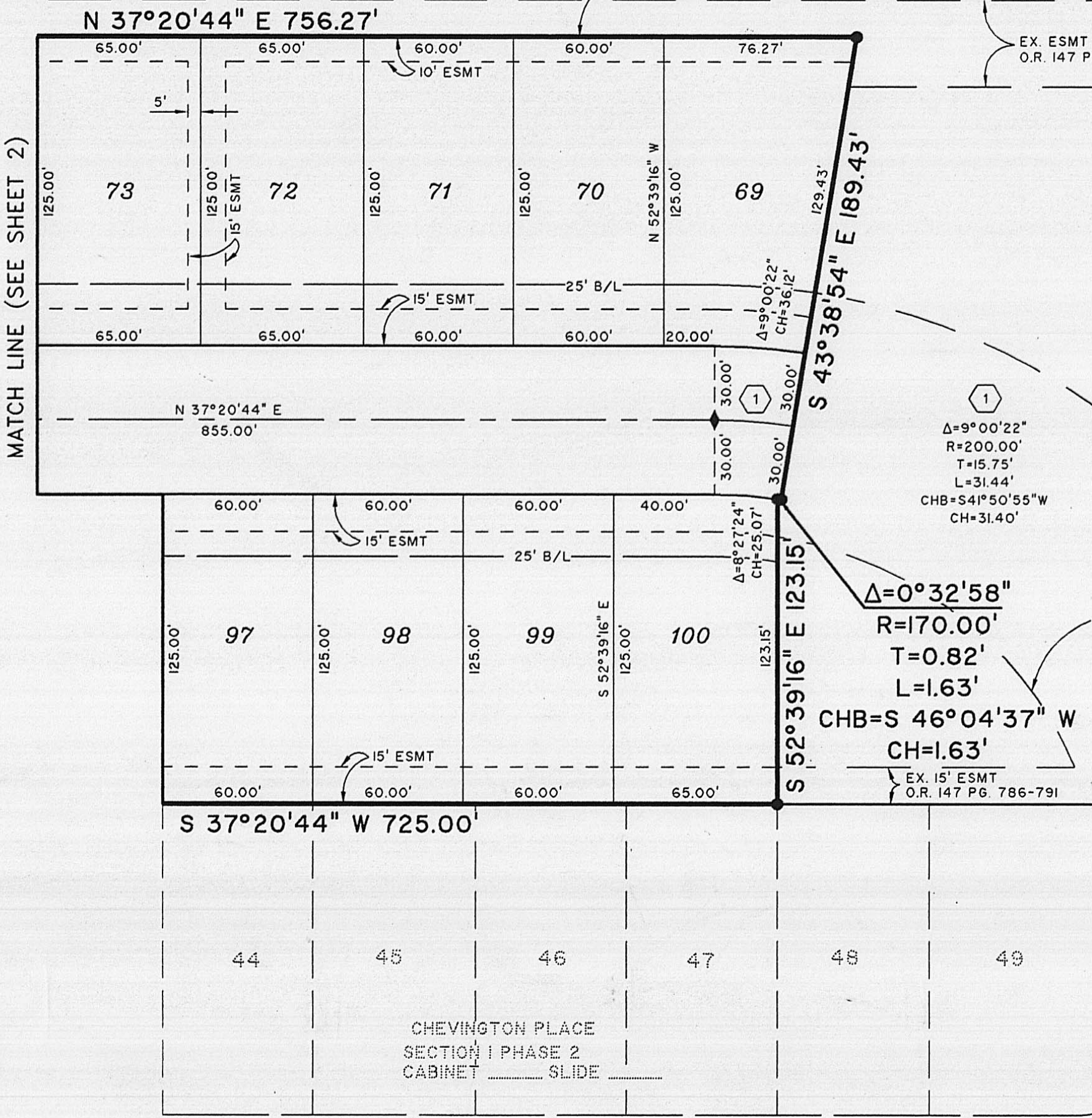


SCALE IN FEET

● IRON PIN FOUND

EX. 150' TRANSMISSION ESMT
OHIO EDISON COMPANY
D.B. 199 PG. 522

EX. ESMT
O.R. 147 PG. 786-791



FUTURE DEVELOPMENT

EX. ESMT
O.R. 147 PG. 786-791

EX. ESMT
O.R. 147 PG. 786-791

EX. 15' ESMT
O.R. 147 PG. 786-791

ASHFORD AVENUE

LANDIS LANE

EAGLETON BOULEVARD

Slide B-282