

Hills and Dales

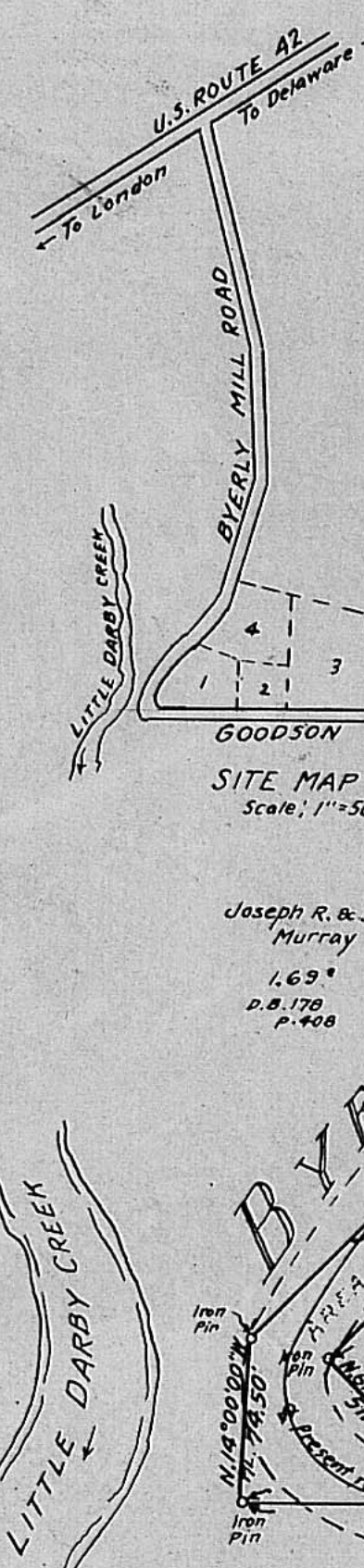
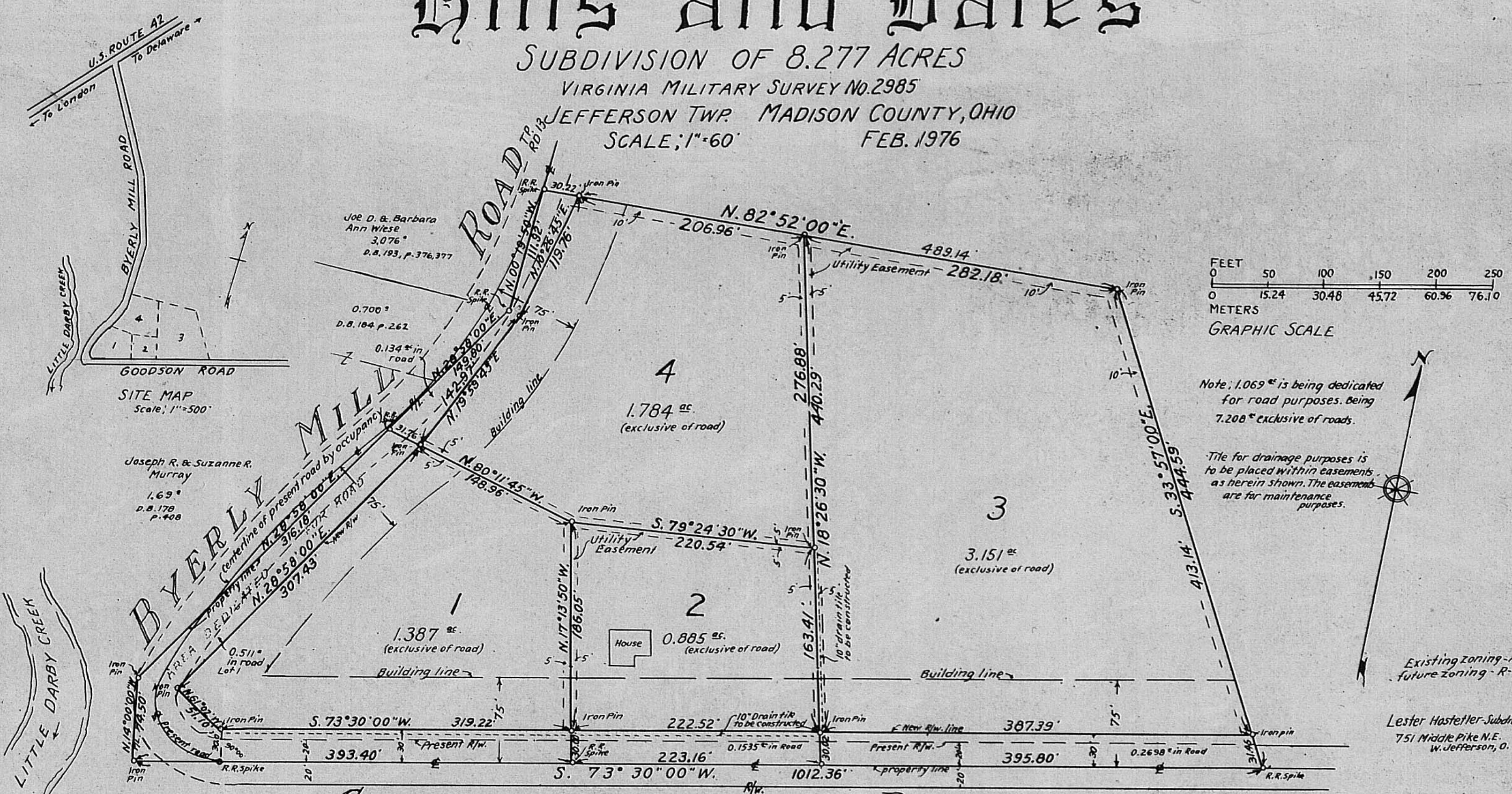
SUBDIVISION OF 8.277 ACRES

VIRGINIA MILITARY SURVEY No. 2985

JEFFERSON TWP. MADISON COUNTY, OHIO

SCALE: 1"=60'

FEB. 1976



FEET
0 50 100 150 200 250
METERS
0 15.24 30.48 45.72 60.96 76.10
GRAPHIC SCALE

Note: 1.069^{ac} is being dedicated for road purposes, being 7.208^{ac} exclusive of roads.

Tile for drainage purposes is to be placed within easements as herein shown. The easements are for maintenance purposes.

Existing zoning - A-1
future zoning - R-1

Lester Hostetter Subdivider
751 Middle Pike N.E.
W. Jefferson, O.

GOODSON ROAD TR. RD. #48

Approved this 10 day of April 1976
[Signature]
Madison County Engineer

Approved this 9th day of March 1976
[Signature]
Madison County Board of Health

Approved and accepted this 15th day of March 1976
and the roads, boulevards, etc. herein dedicated to public use are hereby accepted as such for County of Madison, State of Ohio

[Signature]
[Signature]
Madison County Commissioners

Approved this 9 day of March 1976
[Signature]
Madison County Zoning

Approved this 9 day of March 1976
[Signature]
Madison County Planning Commission

Transferred this 14 day of April 1976
86405
[Signature]
Madison County Auditor

Filed for record this 20th day of April 1976 at 8:35 A.M.

Recorded this 20th day of April 1976 in Plat Book 2 page 212

[Signature]
Madison County Recorder

[Signature]
Deputy Recorder

Fee \$ 4.68

Situated in Jefferson Township, Madison County, State of Ohio, Virginia Military Survey 2985 Being 8.277 Acres out of a 75^{ac} tract as conveyed to Lester Hostetter and Lovina Hostetter as recorded in Deed Book 183, page 112, Madison County, Ohio records.

The undersigned, Lester Hostetter and Lovina Hostetter hereby certify that the attached plat correctly represents their "HILLS AND DALES" SUBDIVISION OF Lots 1 to 4 inclusive, do hereby accept this plat of same and dedicate to public use as such all or parts of the roads, boulevards, cul-de-sacs, parks, planting strips, etc. shown herein and not heretofore dedicated.

The undersigned being all the owners and lien holder of the lands herein platted further agree that any use or improvements made on this land shall be in conformity with all existing valid zoning, platting, health 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. The dimensions of the lots and roads are shown on the plat in feet and decimal parts thereof, easements shown on this plat are for the construction, operation, maintenance, repair, replacement or removal of water, sewer, gas, electric, telephone or other utility lines or services, and for the express privilege of removing any and all trees or other obstructions to the free 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 on the plat for public utility purposes above and beneath the surface of the ground.

In witness whereof Lester Hostetter and Lovina Hostetter have set their hands this 5th day of March 1976

Witness *[Signature]* Signed *[Signature]*
[Signature] *[Signature]*

STATE OF OHIO COUNTY OF MADISON

Before me a Notary Public in and for said county, Lester Hostetter and Lovina Hostetter who acknowledge the signing of the foregoing instrument to be their voluntary act and deed for the use and purposes therein expressed. In witness whereof, I have set my hand and affixed my official seal this 5th day of March 1976

I hereby certify that I have surveyed the premises and prepared the attached plat and that said plat is correct.

[Signature]
Registered Professional Land Surveyor #2936
" " Engineer #5803
620 U.S. Rt. #2 S.E. London, O.

SURVEYED & PLATTED BY
HARVEY & PROBASCO, Registered Engineers & Surveyors
London Grove City

[Signature]
MARY M. WISE NOTARY PUBLIC in and for Madison Co. Ohio
Commission Expires 11-2-77

No. 86405 FEE \$4.68

"HILLS AND DALES" - V.M.S. 2985 - JEFFERSON TWP., MADISON COUNTY, OHIO

TRANSFERRED: APRIL 14, 1976

RECEIVED: APRIL 20, 1976

AT: 8:35 A.M.

RECORDED: APRIL 20, 1976

[Signature]
Recorder, Madison County, Ohio