PLAT CABINET E, SLIDE 277

MARY'S LANE
(PRIVATE ROAD)

SITUATED IN THE STATE OF OHIO, COUNTY OF BELMONT, TOWNSHIP OF MEAD,
BEING IN THE NORTHEAST QUARTER OF SECTION 11, RANGE 3 WEST,
TOWNSHIP 4 NORTH, OF "THE OLD SEVEN RANGES SURVEY".

PLAT CABINET E, SLIDE 277

0' 100' 200'

SCALE 1" = 100'

THE BEARINGS ON THIS PLAT ARE FOR ANGLE CALCULATIONS ONLY AND ARE BASED ON AN ASSUMED BEARING ON THE WEST LINE OF THE NORTHEAST QUARTER OF SECTION 11 USED AS SOUTH 1°08'15" WEST.

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PERTINENT DOCUMENTS

(1) ALL DEEDS AS SHOWN
(2) COUNTY TAX MAPS
(3) U.S.G.S. QUAD MAP "BUSINESSBURG"
(4) ASCS AERIAL PHOTO
(5) SURVEY PLAT BY ROBERT A. BARR
(6) TWO SURVEY PLAT GRUEN AND ASSOC.
(7) SURVEY PLAT STEGMAN AND SCHELLHASE, INC.
(8) SURVEY PLAT JOHN W. PARKINSON
(9) SURVEY PLAT GREGORY A. BIEDENBACH
(10) THREE SURVEY PLATS EDWARD A. GOULD
(11) SURVEY PLAT EDISON L. DUDLEY
(12) STATE OF OHIO RIGHT-OF-WAY PLANS "BEL-7-2.71", PAGES 17, 18, AND 19 DATED JULY 1, 1986

THE WITHIN PLAT IS A SUBDIVISION OF 1.002 ACRES WHICH IS PART OF A 29.107 ACRES TRACT AS CONVEYED TO ROBERT BROWN, CHERYL BROWN, AND PATRICIA BROWN BY DEED VOLUME 728, PAGE 200 IN THE DEED RECORDS OF BELMONT COUNTY, OHIO.

THE ABOVE MENTIONED TRACT OF LAND WAS CONVEYED BY ROBERT BROWN, EXECUTOR FOR MARY L. BROWN, DECEASED.

ACREAGE CONTAINED IN DEDICATED PRIVATE ROAD	1.002 ACRES
ACREAGE CONTAINED IN LOTS	0.000 ACRES
ACREAGE CONTAINED IN PUBLIC PARK IS	0.000 ACRES
ACREAGE CONTAINED IN RIGHT-OF-WAY S.R. 7	0.000 ACRES
TOTAL ACREAGE IS	1.002 ACRES

I, HEREBY, CERTIFY THAT THIS MAP IS A TRUE AND CORRECT SURVEY MADE BY ME ON MAY 8, 2002, THAT ALL MONUMENTS ARE SET AS SHOWN.

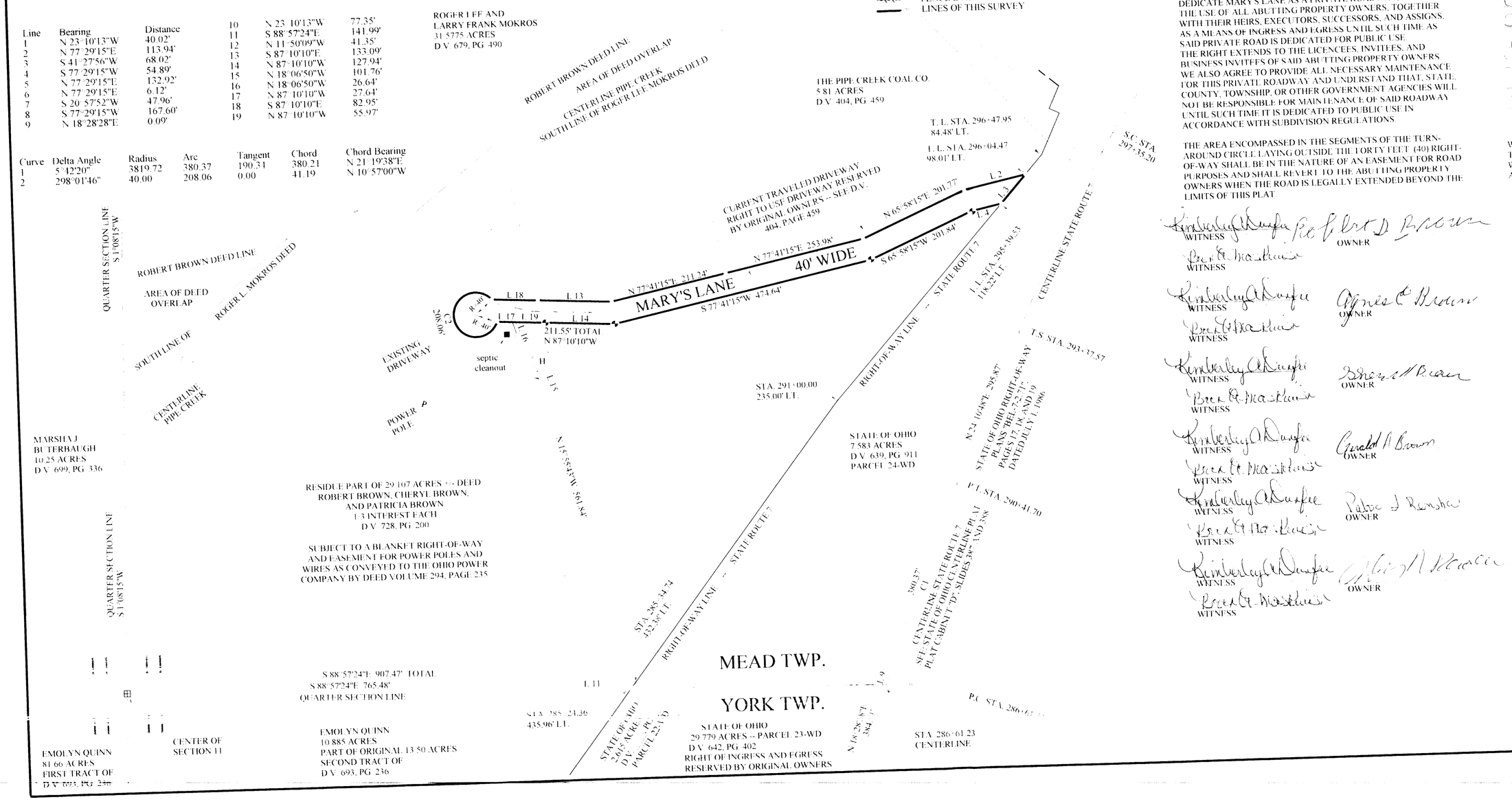
Roger W. Claus 05-08-02
ROGER W. CLAUS REG. SURVEYOR 6456 DATE
33310 CHRISTMAN RIDGE ROAD
LEWISVILLE, OHIO 43754
1-740-567-3168
1-740-567-3106 fax

STATE OF OHIO ROGER W. CLAUS S-6456 REGISTERED PROFESSIONAL SURVEYOR

- 5/8" X 30" IRON PIN SET CAPPED "CLAUS 6456"
- 5/8" IRON PIN FOUND UNCAPPED
- CONCRETE MONUMENT SET
- MARKED STONE FOUND
- UN-MARKED STONE FOUND
- SURVEY ANGLE POINT
- RAILROAD SPIKE SET
- RAILROAD SPIKE FOUND
- TREE WITH WIRE FOUND
- EXISTING PROPERTY LINES
- FENCE EVIDENCE FOUND
- LINES OF THIS SURVEY

Line	Bearing	Distance
1	N 23°10'13"W	40.02'
2	N 77°29'15"E	113.94'
3	S 41°27'56"W	68.02'
4	S 77°29'15"W	54.89'
5	N 77°29'15"E	132.92'
6	N 77°29'15"E	6.12'
7	S 20°57'52"W	47.96'
8	S 77°29'15"W	167.60'
9	N 18°28'28"E	0.09'
10	N 23°10'13"W	77.35'
11	S 88°57'24"E	141.99'
12	N 11°50'09"W	41.35'
13	S 87°10'10"E	133.09'
14	N 87°10'10"W	127.94'
15	N 18°06'50"W	101.76'
16	N 18°06'50"W	26.64'
17	N 87°10'10"W	27.64'
18	S 87°10'10"E	82.95'
19	N 87°10'10"W	55.97'

Curve	Delta Angle	Radius	Arc	Tangent	Chord	Chord Bearing
1	5°42'20"	3819.72	380.37	190.31	380.21	N 21°19'38"E
2	298°01'46"	40.00	208.06	0.00	41.19	N 10°57'00"W



OWNER'S CONSENT AND DEDICATION

WE, THE UNDERSIGNED, BEING ALL OF THE OWNERS OF THE LANDS HEREIN PLATTED, DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION AND RECORDING OF SAID PLAT AND DEDICATE MARY'S LANE AS A PRIVATE ROADWAY, EXCEPT FOR THE USE OF ALL ABUTTING PROPERTY OWNERS, TOGETHER WITH THEIR HEIRS, EXECUTORS, SUCCESSORS, AND ASSIGNS, AS A MEANS OF INGRESS AND EGRESS UNTIL SUCH TIME AS SAID PRIVATE ROAD IS DEDICATED FOR PUBLIC USE. THE RIGHT EXTENDS TO THE LICENCEES, INVITEES, AND BUSINESS INVITEES OF SAID ABUTTING PROPERTY OWNERS. WE ALSO AGREE TO PROVIDE ALL NECESSARY MAINTENANCE FOR THIS PRIVATE ROADWAY AND UNDERSTAND THAT, STATE, COUNTY, TOWNSHIP, OR OTHER GOVERNMENT AGENCIES WILL NOT BE RESPONSIBLE FOR MAINTENANCE OF SAID ROADWAY UNTIL SUCH TIME IT IS DEDICATED TO PUBLIC USE IN ACCORDANCE WITH SUBDIVISION REGULATIONS.

THE AREA ENCOMPASSED IN THE SEGMENTS OF THE TURN-AROUND CIRCLE LAYING OUTSIDE THE FORTY FEET (40) RIGHT-OF-WAY SHALL BE IN THE NATURE OF AN EASEMENT FOR ROAD PURPOSES AND SHALL REVERT TO THE ABUTTING PROPERTY OWNERS WHEN THE ROAD IS LEGALLY EXTENDED BEYOND THE LIMITS OF THIS PLAT.

Kimberly A. Durfee / Robert D. Brown — WITNESS / OWNER
Beth A. Maskivish — WITNESS
Kimberly A. Durfee / Agnes C. Brown — WITNESS / OWNER
Beth A. Maskivish — WITNESS
Kimberly A. Durfee / Sharon K. Brown — WITNESS / OWNER
Beth A. Maskivish — WITNESS
Kimberly A. Durfee / Gerald N. Brown — WITNESS / OWNER
Beth A. Maskivish — WITNESS
Kimberly A. Durfee / Patricia J. Renshaw — WITNESS / OWNER
Beth A. Maskivish — WITNESS
Kimberly A. Durfee / Cheryl N. Brown — WITNESS / OWNER
Beth A. Maskivish — WITNESS

STATE OF OHIO
Ohio COUNTY SS:

BE IT REMEMBERED THAT ON THIS 23 DAY OF May, 2002, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY CAME:

Robert D. Brown
Agnes C. Brown
Sharon K. Brown
Gerald N. Brown
Patricia J. Renshaw
Jon R. R. Brown

WHO ACKNOWLEDGED THEY DID SIGN THE FOREGOING PLAT AND THAT THE SAME IS THEIR FREE ACT AND DEED. IN TESTIMONY WHEREOF, I HAVE SET MY HAND AND NOTARY SEAL ON THE DAY AND DATE WRITTEN.

Beth A. Maskivish
NOTARY PUBLIC IN AND FOR THE STATE OF OHIO

SEAL

MY COMMISSION EXPIRES

BETH A. MASKIVISH, NOTARY PUBLIC STATE OF OHIO MY COMMISSION EXPIRES OCT 8, 2004

COUNTY AUDITOR

TRANSFERRED BY BELMONT COUNTY AUDITOR

DATE June 5, 2002 FEE 504.00

Joseph A. Pappano by Diane Cappuccini
BELMONT COUNTY AUDITOR

COUNTY RECORDER

NO. 6066

RECEIVED FOR RECORD THIS 5th DAY OF June, 2002

RECORDED IN PLAT CABINET E, SLIDE 277 AT 10:27 A.M.

FEE $49.00 PD.

Mary Catherine Nipps by
BELMONT COUNTY RECORDER

COUNTY ENGINEER

APPROVED FOR RECORD THIS

DATE 5-29, 2002

Jon R. Bennett, P.E., P.S.
BELMONT COUNTY ENGINEER

COUNTY COMMISSIONERS

APPROVED FOR RECORD, SUBJECT TO THE RULES AND REGULATIONS GOVERNING THE PLATTING OF SUBDIVISIONS OF LAND.

BELMONT COUNTY COMMISSIONERS

Dwyane E. Olsen
Charles P. Lucas, Jr.
Mark Q. Thomas
COMMISSIONERS

DATE 5-29, 2002

SURVEY PLAT FILE: 020324-RP2