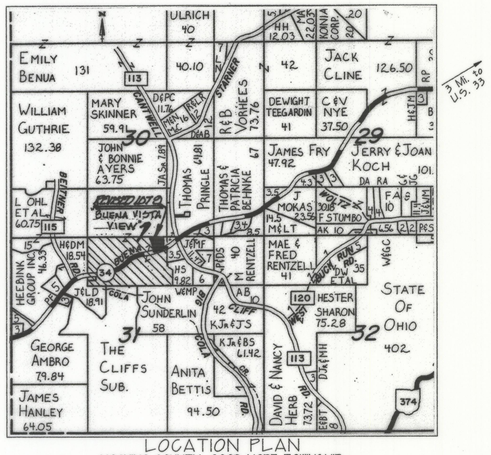



LOCATION PLAN
HOCKING COUNTY, GOOD HOPE TOWNSHIP,
SECTION 31
SCALE: 1" - 2000'

## RESTRICTIONS:

1. Said premises or any building erected thereon shall not at any time be used for the purpose of manufacture.
2. No noxious or offensive activity shall be carried on upon the property, nor shall anything be done thereon which may be or may become an annoyance or nuisance to the neighborhood, including loud motorized vehicles, nor shall any junk, abandoned or inoperative vehicles, etc. be allowed to accumulate on said premises.
3. No structure of a temporary character, mobile home, trailer, basement, tent, shack, garage or other outbuilding shall be used on the property at any time as a residence either temporarily or permanently.
4. No animals, livestock, or poultry of any kind shall be raised, bred or maintained for any commercial purpose.
5. Said premises shall not be used for semi-trailer repair or parking area.
6. Said property shall not be divided into smaller lots.
7. No buildings larger than the residence shall be placed upon the premises.
8. No building shall be placed in front of the residence except for Lots 10 and 11.
9. Invalidation of any one of these restrictions by judgement or court order shall in no wise affect any of the other provisions which shall remain in full force and effect.
10. See also the "AMENDED DECLARATION OF COVENANTS" as recorded in O.R. 73 @ Pg. 939.

## GENERAL NOTES:

1) Utility easement reservations:
   10.0 foot around perimeter of subdivision
   10.0 foot either side of all common lot lines
2) Driveway culverts to be installed by owner/developer at the time of construction as follows:
   12" minimum diameter
   20' minimum length
3) Driveway culverts will be installed in accordance with sound construction procedures and are subject to approval of the Hocking County Engineer's Department.
4) Individual sewage disposal facilities and their locations, as well as the location of private water wells, must be approved by, as well as comply with, Hocking County Health Department Regulations.
5) The developer will insure that electrical service will be provided in the subdivision.
6) All lots depicted hereon are to be used for residential purposes only.

OWNERS/DEVELOPERS: ROGER & KATHY SHAW (OR47/PG.457 & OR56/PG.97)

## OWNER'S STATEMENT:

OWNER: Roger & Kathy Shaw, 14038 Pleasant Valley Road, Logan, Ohio 43138
DEVELOPER: Same
SURVEYOR: Seymour & Associates- 830 W. Hunter St., Logan, Ohio 43138
STATEMENTS: Situated in the State of Ohio, County of Hocking, Township of Good Hope, being situated in Section 31, T13N, R16W, and being part of a tract of land in the name of Roger and Kathy Shaw, as recorded in Official Record 47 at page 457 and Official Record 56 at page 97, as shown on this plat, all records of the Hocking County Recorder's Office, said subdivision tract containing a total of 2.0663 acres, more or less. The undersigned, Roger and Kathy Shaw, owners of Lot 9 do hereby certify that the attached plat correctly represents "Buena Vista View Subdivision - Revised Lot 9", and do hereby accept this plat of same and dedicate to public use all roads and public areas shown hereon and not heretofore dedicated. The undersigned further agree that any use or improvements made on the land shall be in conformity with all existing valid zoning, platting, health or other lawful regulations of the State of Ohio and County of Hocking for the benefit of themselves and all other subsequent owners or assignees taking title from, under or through the undersigned.

In witness thereof, Roger and Kathy Shaw, hereunto set their hand this 20th day of Dec., 2000

Witnesses

Owners

1) Roger Shaw

2) Kathy Shaw

STATE OF OHIO, COUNTY OF HOCKING

Before me, a Notary Public, in and for said county, personally came Roger and Kathy Shaw, who acknowledged the signing of the forgoing instrument to be their voluntary act and deed.
In witness whereof, I have hereunto set my hand and affixed my official seal this 20th day of DECEMBER, 2000.

Notary Public — Hocking County

My Commission Expires 11-04-03

NOTARIAL SEAL — STATE OF OHIO

SURVEYOR'S STATEMENT: I hereby certify that an actual survey was made under my supervision of the premises shown hereon on the 5th day of December, 2000, and that the plat is a correct representation of the premises as determined by said survey. I further certify that there are no encroachments either way across any boundary line of the premises except as shown hereon and that all permanent markers and monuments called for will be set upon completion of the site work. The bearings shown on the above plat were based on the north line of the northeast quarter of the northwest quarter of Section 31 as bearing South 85 degrees 29 minutes 11 seconds East and are for the determination of angles only.

George F. Seymour, Ohio Professional Surveyor No. 6044

## APPROVALS:

Approved this 9th day of JAN, 2001
By William R. Shaw, Hocking County Engineer

Mathmatically approved this 9TH day of JAN., 2001
By Hocking County Engineer's Office

Approved this 10th day of January, 2001
By Jena Phillips, RS — Hocking County Sanitarian

Approved this ____ day of _____, 2001
By Chairman, Hocking Co. Reg. Planning Comm.

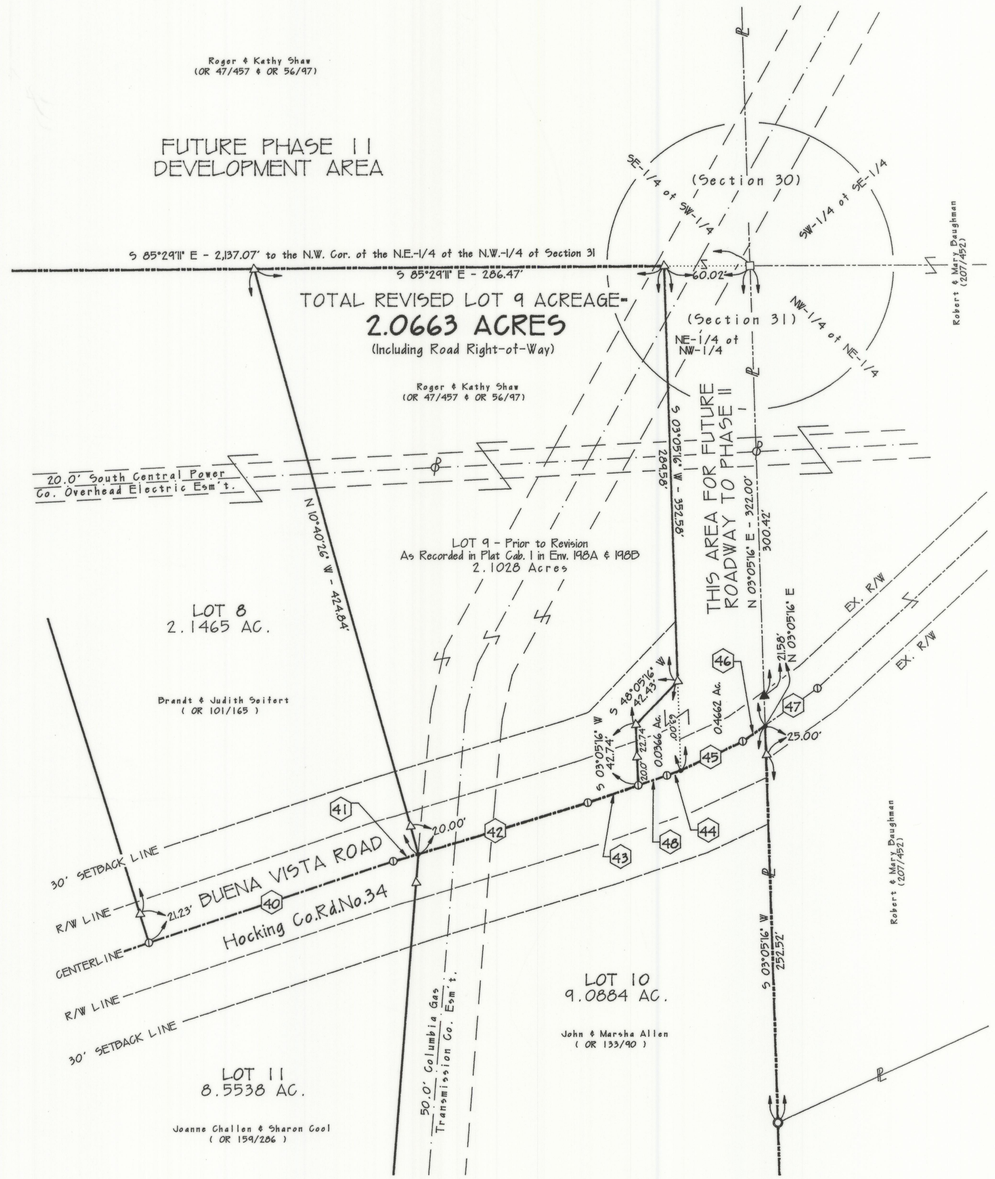
Approved this ____ day of _____ 2001 (Approval of this plat for recording does not constitute an acceptance of the dedication of any public road).

This approval expires the ____ day of _____, 2001
By President, County Commissioners
By County Commissioner
By County Commissioner

Transferred on tax duplicate this 10th day of January, 2001.
By Kenneth R. Wilson — Hocking County Auditor

Filed for record this 11th day of JANUARY, 2001, at 10:54 A.m.
Recorded this 11th day of JANUARY, 2001, in Plat Cabinet "2" at Page 57
File No. 200100000194 Fee 43.20
By Donna R. Leach — Hocking County Recorder

200100000194
Filed for Record in
HOCKING COUNTY, OHIO
DONNA R. LEACH
01-11-2001 10:54 am.
PLAT 43.20
OR Book 2 Page 57 -




LEGEND

- △ 5/8" x 30" IRON PIN SET WITH ID. CAP INSCRIBED "SEYMOUR & ASSOC."
- ○ IRON PIPE FOUND
- ⊙ IRON PIN FOUND
- □ STONE FOUND
- ① "PK" NAIL SET
- ⊗ FENCE POST FOUND
- ■ 6" DIAMETER CONCRETE MONUMENT WITH 5/8" IRON PIN SET
- • POINT

N

0 50 100
SCALE: 1" - 50'

BEARINGS AND DISTANCES ALONG THE CENTERLINE OF BUENA VISTA ROAD (Co. Rd. No. 34)

| | | | |
|---|---|---|---|
| 40) | N 76° 39' 31" E | - | 189.48' |
| 41) | N 78° 02' 34" E | - | 8.37' |
| 42) | N 78° 02' 34" E | - | 123.81' |
| 43) | N 75° 54' 09" E | - | 37.43' |
| 44) | N 69° 45' 33" E | - | 4.11' |
| 45) | N 69° 45' 33" E | - | 47.90' |
| 46) | N 60° 48' 40" E | - | 18.94' |
| 47) | N 58° 24' 21" E | - | 45.48' |
| 48) | S 75° 54' 09" W | - | 27.45' |

STATE OF OHIO — GEORGE F. SEYMOUR S-6044 — REGISTERED PROFESSIONAL SURVEYOR

PROFESSIONAL LAND SURVEYORS
- LOTS & FARM SURVEYS
- OIL WELL PERMITTING
- LAND PLANNING
- CONSTRUCTION
- SUBDIVISIONS
- G.P.S.

SEYMOUR & ASSOCIATES
P.O. Box 624
Logan, Ohio 43138
830 W. HUNTER ST.
385-4349

# "BUENA VISTA VIEW SUBDIVISION" REVISED LOT No. 9 (Phase I)

BEING PART OF THE NE. 1/4 OF THE NW. 1/4 AND PART OF THE NW. 1/4 OF THE NE. 1/4 OF SECTION 31, AND BEING SITUATED IN TOWN-13-NORTH, RANGE-16-WEST, GOOD HOPE TOWNSHIP, HOCKING COUNTY, STATE OF OHIO.

| job | drawn | date |
|---|---|---|
| H3(95) | GD | 12.05.00 |

sheet 1 of 1

Drawing No: DVP-LATR9.GCD Rev: 12.12.2000 @ 10:25