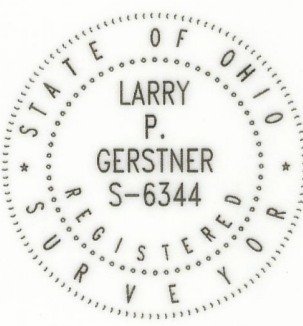


**BROTHERS SUBDIVISION 40.653
ACRE BOUNDARY SURVEY DESCRIPTION**

Situated in Perry Township, Hocking County, Ohio; being part of Fractional Lot 5 of Section 22, Township 12, Range 19; and being more particularly described as follows:
 Beginning at a 1" iron pin found (to be set in concrete) at the Southeast corner of Section 22; thence with the South line of Section 22 North 85 degrees 54 minutes 57 seconds West a distance of 1333.24 feet to a 5/8" iron pin found (to be set in concrete) and passing a 5/8" iron pin set at a distance of 45.00 feet;
 thence leaving the South line of Section 22 North 4 degrees 27 minutes 13 seconds East a distance of 765.51 feet to a 1-1/4" iron pipe found and passing a 5/8" iron pin set (to be set in concrete) at a distance of 662.53 feet;
 thence North 5 degrees 15 minutes 28 seconds East a distance of 169.45 feet to a wood fence post found;
 thence North 5 degrees 00 minutes 00 seconds East a distance of 339.42 feet to a PK nail set in the center of State Route 180 and passing a 5/8" iron pin set (to be set in concrete) at a distance of 320.43 feet;
 thence with the center of State Route 180 the following three bearings and distances:
 1) North 89 degrees 33 minutes 18 seconds East a distance of 703.43 feet to a point and passing a PK nail set at a distance of 690.13 feet;
 2) South 89 degrees 02 minutes 45 seconds East a distance of 404.79 feet to a point and passing PK nails set at distances of 46.81 feet and 314.96 feet;
 3) South 87 degrees 53 minutes 22 seconds East a distance of 236.07 feet to a PK nail set on the East line of Section 22 at the intersection of Township Road 156, Hartsough Road;
 thence leaving the center of State Route 180 and with the East line of Section 22 and the pavement of said Township Road 156 South 5 degrees 00 minutes 29 seconds East a distance of 1360.25 feet to the point of beginning, passing a PK nail set in pavement at a distance of 266.67 feet and passing 5/8" iron pins set at distances of 697.64 feet, 757.64 feet, 1228.06 feet, and 1340.25 feet, containing 40.653 acres more or less, and subject to the public easements of State Route 180 and said Township Road 156 and any other public or private easements of record.
 The above 40.653 acre survey is intended to describe all of the 40.653 acre surveyed tract as deeded to Paul and Edna Hedges, deed reference Volume 208, Page 197; Ricky Hedges, deed reference Volume OR107, Page 95; and Matthew Hedges, deed reference Volume OR107, Page 97, all of the Hocking County Recorder's Office. This survey was based upon information obtained from tax maps, deed descriptions, previous surveys, existing monumentation, and existing public roads. The reference bearing for this survey is the South line of Section 22 as North 85 degrees 54 minutes 57 seconds West. Bearings are based upon an assumed meridian and are to denote angles only. All iron pins set by this survey are 5/8" by 30" and are capped by a 1-1/4" plastic identification cap stamped LPG-6344. The above described property was surveyed by Larry P. Gerstner, Ohio Registered Surveyor No. 6344, on November 20, 1997.

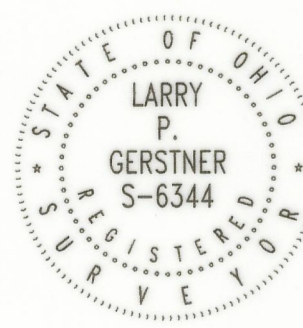
Larry P. Gerstner, P.E., P.S.
 Registered Surveyor No. 6344



Surveyor's Certification

The above property was surveyed by Larry P. Gerstner, Ohio Registered Surveyor No. 6344 on November 19, 1997. I certify that all permanent markers and monuments called for will be set upon completion of site work.

Larry P. Gerstner, P.E., P.S.
 Registered Surveyor No. 6344



GENERAL NOTES:

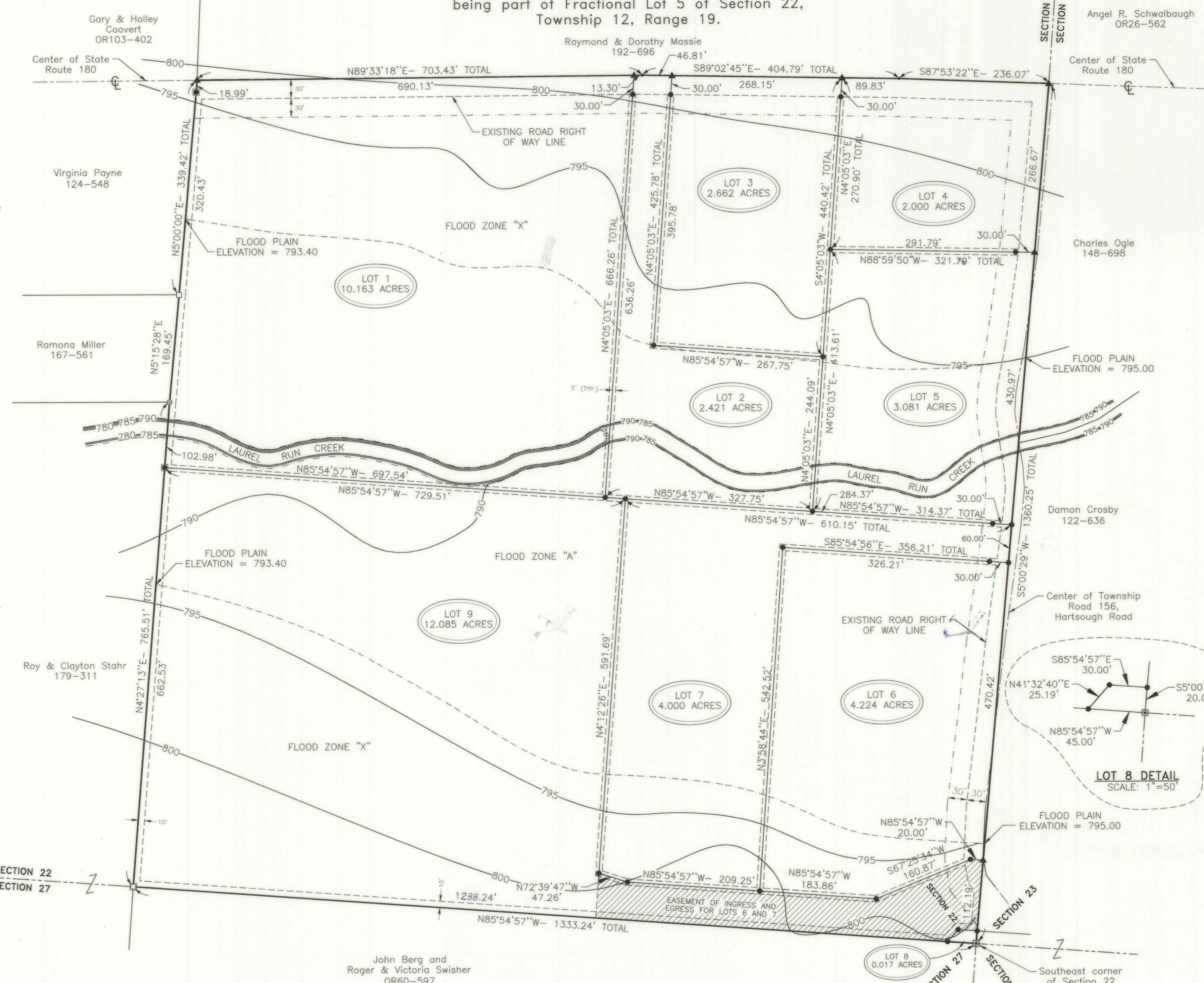
- 1) Driveway culverts when needed are to be installed by the owners/developers and are subject to all approval procedures of the Hocking County Engineer and the Perry Township Trustees. Culverts where needed must be properly sized (12" minimum diameter and at least 30 feet long). The maximum driveway slope is 15%.
- 2) 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.
- 3) The developer will insure that electrical and telephone service will be provided in the subdivision. Service is now available along State Route 180 and Hartsough Road and within 250 feet property.
- 4) All lots depicted hereon are to be used for residential purposes only.
- 5) Utility easements are reserved 10.0' in width around all perimeter lines of the subdivision, 5.0' in width either side of interior lot lines, and 30' in width from the road centerline.
- 6) Water bars should be installed on all roadways on sloped hillsides.
- 7) Vegetative cover should be left on site to disrupt rain drop impact on bare, disturbed soils. Trees to be left on site should be clearly marked to avoid damage from equipment during the site preparation, material delivery, and any and all phases of development. The root zone (which extends to just below the crown of the trees), should be flagged off or otherwise marked to keep the roots safe from excessive traffic or from digging.
- 8) Stockpile topsoil in separate piles from subsoil for later use to re-establish vegetative cover after final construction. Place sediment barriers around the topsoil to avoid loss to erosion during construction time.
- 9) Temporarily seed and mulch any denuded areas within 7 days of disturbance if the site is to remain dormant for longer than forty-five days.
- 10) Maintain sediment control practices until completion of the construction phase.
- 11) The area of this subdivision is unzoned.
- 12) All property within Lots 1-9, inclusive of the Brothers Subdivision is titled to Paul and Edna Hedges by deed Volume 208, Page 197; Ricky Hedges by Deed Volume OR107, Page 95; and Matthew Hedges by Deed Volume OR107, Page 97.
- 13) No future development of any remaining acreage is proposed within a two year period of this plat. This is the total acreage that the developers own.
- 14) No lot shall be graded to create any new slope greater than 1 in 5.
- 15) Lots 6 and 7 shall be given a shared easement of ingress and egress through part of Lot 9 as shown.
- 16) Lot 8 can only be transferred to the Trustees of Olive Cemetery Association or remain a part of Lot 9.
- 17) All buildings must have the approval of the County Flood Plain Coordinator. Owners must obtain any applicable flood plain permit(s).
- 18) No buildings may be constructed within the 60 feet wide front strips of Lots 2, 7, and 9.

RESTRICTIONS:

None

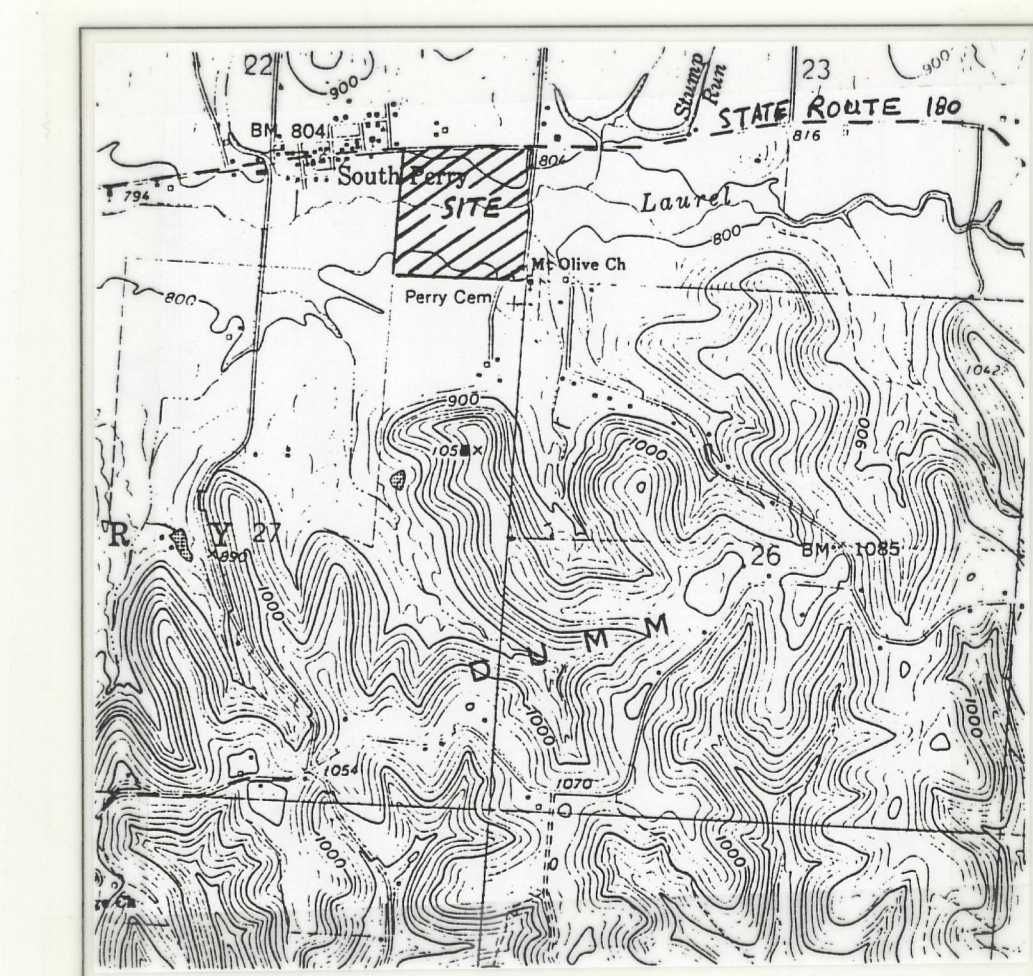
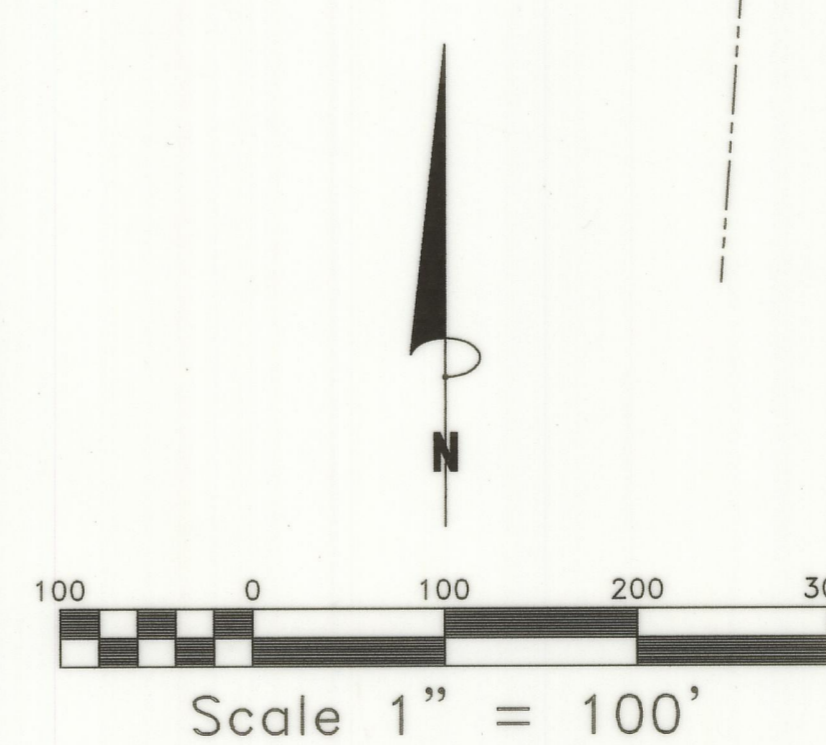
BROTHERS SUBDIVISION

Situated in Perry Township, Hocking County, Ohio; being part of Fractional Lot 5 of Section 22, Township 12, Range 19.



LEGEND

- Point
- ◻ 5/8" iron pin found (to be set in concrete)
- ◻ 1" iron pin found (to be set in concrete)
- 5/8" x 30" iron pin with 1-1/4" plastic ID cap stamped LPG-6344 set (to be set in concrete)
- 5/8" x 30" iron pin with 1-1/4" plastic ID cap stamped LPG-6344 set
- 1-1/4" iron pipe found
- ▲ PK nail set
- Wood fence post found
- 10' wide utility easement (30' wide in front to match road right of way)
- Building setback line (30' from road right of way)
- Flood plain line



OWNERS: Paul and Edna Hedges; Ricky Hedges; Matthew Hedges, 19676 North Street, South Perry, Ohio 43135, (614) 332-3815
DEVELOPERS: Paul and Edna Hedges; Ricky Hedges; Matthew Hedges, 19676 North Street, South Perry, Ohio 43135, (614) 332-3815
ENGINEER: Larry P. Gerstner, 9 East Second Street, Suite A, Logan, Ohio 43138, (614) 385-4260
SURVEYOR: Larry P. Gerstner, 9 East Second Street, Suite A, Logan, Ohio 43138, (614) 385-4260
OWNERS STATEMENT: Situated in Perry Township, Hocking County, Ohio; being part of Fractional Lot 5 of Section 22, Township 12, Range 19, containing 40.653 acres; being all of the same tracts as conveyed in deed references Volume 208, Page 197, Volume OR107, Page 95, and Volume OR107, Page 97, all as recorded in the Hocking County Recorder's Office. The undersigned Paul and Edna Hedges, Ricky Hedges and Matthew Hedges hereby certify that the attached plat correctly represents their **BROTHERS SUBDIVISION**, a subdivision of lots 1 through 9 inclusive and do hereby accept this plat of the same. The undersigned further agree that any use or improvements made on the land, shall be in conformity with all existing zoning, platting, health or other lawful rules and regulations of the State of Ohio and County of Hocking for the benefit of themselves and all of the subsequent owners or assigns taking title from, under, or through the undersigned. Easements are reserved where indicated and are for public utility or private access purposes.

IN WITNESS THEREOF Paul Hedges, Edna Hedges, Ricky Hedges, and Matthew Hedges have set their hands this 5th day of December, 1997.
 Witness: *Alison R. Dennis* Owner: *Paul R. Hedges*
Sharon Miller *Edna Hedges*
Edna Hedges married (208-197 less selfoffs)
Ricky Hedges (OR107-95)
Matthew Hedges single (OR107-97)

STATE OF OHIO COUNTY OF HOCKING
 Before me a Notary Public in and for said County personally came Paul and Edna Hedges, Ricky Hedges, and Matthew Hedges who acknowledged the signing of the foregoing instrument to be their voluntary act and deed. **IN WITNESS WHEREOF** I have hereunto set my hand and affixed my office this 5th day of Dec., 1997.
Alison R. Dennis
 Notary Public
 My Commission Expires **MAR. 19, 2000**

APPROVALS:
 Mathematically approved this 5th day of Dec. 1997 *Paul R. Hedges* County Mapping Department
 Approved this 8th day of Dec. 1997 *William P. Shan* County Engineer
 Approved this 8th day of Dec. 1997 *Miss Carol H. Moore, R.S.* County Sanitarian
 Approved this 9th day of Dec. 1997 *Larry Stamer* Chairman-Regional Planning Comm.
 Approved this 9th day of Dec. 1997 *Fred C. Hawk* President, County Commissioners
Robert Thompson County Commissioner
Larry Stamer County Commissioner
 Transferred on tax duplicate this 11th day of December 1997
Kenneth R. Wilson County Auditor
 Filed for record this 11 day of Dec 1997 at 11:46 Am
 Recorded this 11 day of Dec 1997 in Plat Cabinet 2 at Page 84
 File No. 34462 Fee \$43.20
Donna B. Smith, et al County Recorder
PLAT CABINET-2
REVISED PLAT- Lots 2+3 PAGE 84

LARRY P. GERSTNER
ENGINEERING & SURVEYING
 9 East Second Street, Suite A, Logan, Ohio 43138
 (614) 385-4260

BROTHERS SUBDIVISION
STATE ROUTE 180 & HARTSOUGH ROAD
SOUTH PERRY, OHIO 43135
 SUBDIVISION PLAT

LARRY P. GERSTNER
 Ohio P.E. #39713
 Ohio P.S. #6344

REVISIONS
 11/14/97
 11/18/97
 11/22/97
 11/29/97

SCALE: 1" = 100'
 JOB NO. 34462 DRAWN BY: DATE: 11/11/97
 1361 RAC

SHEET
 1/1