

**OWNER'S CONSENT AND DEDICATION**

WE, THE UNDERSIGNED, BEING ALL THE OWNERS OF THE LANDS HEREIN PLATTED, ADOPT AND CONFIRM THIS PLAN OF SUBDIVISION AND DEDICATE THE STREETS, PARKS OR PUBLIC GROUNDS AS SHOWN HEREON TO PUBLIC USE FOREVER AND HEREBY DEDICATE EASEMENTS SHOWN ON THE PLAN FOR CONSTRUCTION OPERATION, MAINTENANCE, REPAIR, REPLACEMENT OR REMOVAL OF WATER, SANITARY SEWER, STORM SEWER, STORM DRAINAGE DITCHES, GAS, ELECTRIC, TELEPHONE, OR OTHER UTILITY LINES OR SERVICES AND FOR EXPRESS PRIVILEGE OF REMOVING ANY AND ALL TREES OR OTHER OBSTRUCTIONS TO THE FREE USE OF SAID UTILITIES AND FOR PROVIDING OF INGRESS AND EGRESS TO THE PROPERTY FOR SAID PURPOSES AND ARE TO BE MAINTAINED AS SUCH FOREVER.

OWNER: FIRST CHOICE LAWN & LANDSCAPING, INC.  
 SIGNATURE: \_\_\_\_\_  
 PRINTED NAME: \_\_\_\_\_  
 LIENHOLDER: \_\_\_\_\_  
 SIGNATURE: \_\_\_\_\_  
 PRINTED NAME: \_\_\_\_\_  
 TITLE: \_\_\_\_\_

**DEDICATION PLAT  
 FOR PART OF  
 BETHANY ROAD**

SITUATED IN:  
 SECTION 19, TOWN 4, RANGE 3  
 CITY OF MASON  
 UNION TOWNSHIP  
 WARREN COUNTY, OHIO

**CITY OF MASON PLANNING COMMISSION**

WE, THE PLANNING COMMISSION OF THE CITY OF MASON, OHIO DO HEREBY APPROVE THIS PLAT ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_

PC No. \_\_\_\_\_  
 CHAIRPERSON \_\_\_\_\_

**WARREN COUNTY RECORDER**

FILE NO. \_\_\_\_\_  
 RECEIVED ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_ AT \_\_\_\_\_ M  
 RECORDED ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_ AT \_\_\_\_\_ M  
 RECORDED IN PLAT BOOK NO. \_\_\_\_\_, PAGE \_\_\_\_\_  
 FEE: \_\_\_\_\_

BY: \_\_\_\_\_  
 DEPUTY WARREN COUNTY RECORDER

**WARREN COUNTY AUDITOR**

TRANSFERRED ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_

BY: \_\_\_\_\_  
 DEPUTY WARREN COUNTY AUDITOR

**CITY ENGINEER**

I HEREBY APPROVE THIS PLAT ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_

CITY ENGINEER \_\_\_\_\_

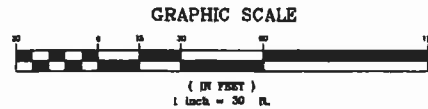
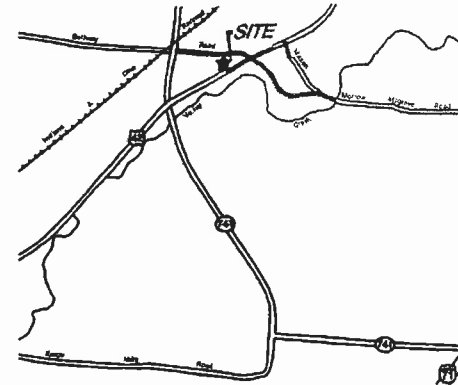
**CITY COUNCIL**

I HEREBY CERTIFY THAT ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_ THIS PLAT WAS APPROVED AND ACCEPTED BY ORDINANCE No. \_\_\_\_\_, A.D., BY ORDINANCE NO. \_\_\_\_\_

CLERK OF COUNCIL \_\_\_\_\_ MAYOR \_\_\_\_\_

**ACREAGE SUMMARY**

O.R. 4789, PG. 658 = 0.0903 ACRE  
 O.R. 4595, PG. 182 = 0.1454 ACRE  
 TOTAL FOR BETHANY RD. = 0.2357 ACRE



**NOTARY CERTIFICATION**

STATE OF OHIO, S.S.  
 BE IT REMEMBERED THAT ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_ BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY CAME THE OWNER, THE CITY OF MASON, OHIO, (BY \_\_\_\_\_) WHO ACKNOWLEDGED THE SIGNING AND EXECUTION OF THE FOREGOING PLAT TO BE THEIR VOLUNTARY ACT AND DEED.  
 IN TESTIMONY WHEREOF, I HAVE SET MY HAND AND NOTARY SEAL ON THE DAY AND DATE AFORESAID.

NOTARY PUBLIC \_\_\_\_\_ MY COMMISSION EXPIRES \_\_\_\_\_

**NOTARY CERTIFICATION**

STATE OF OHIO, S.S.  
 BE IT REMEMBERED THAT ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_ BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY CAME THE LIENHOLDER, \_\_\_\_\_ (BY \_\_\_\_\_) WHO ACKNOWLEDGED THE SIGNING AND EXECUTION OF THE FOREGOING PLAT TO BE THEIR VOLUNTARY ACT AND DEED.  
 IN TESTIMONY WHEREOF, I HAVE SET MY HAND AND NOTARY SEAL ON THE DAY AND DATE AFORESAID.

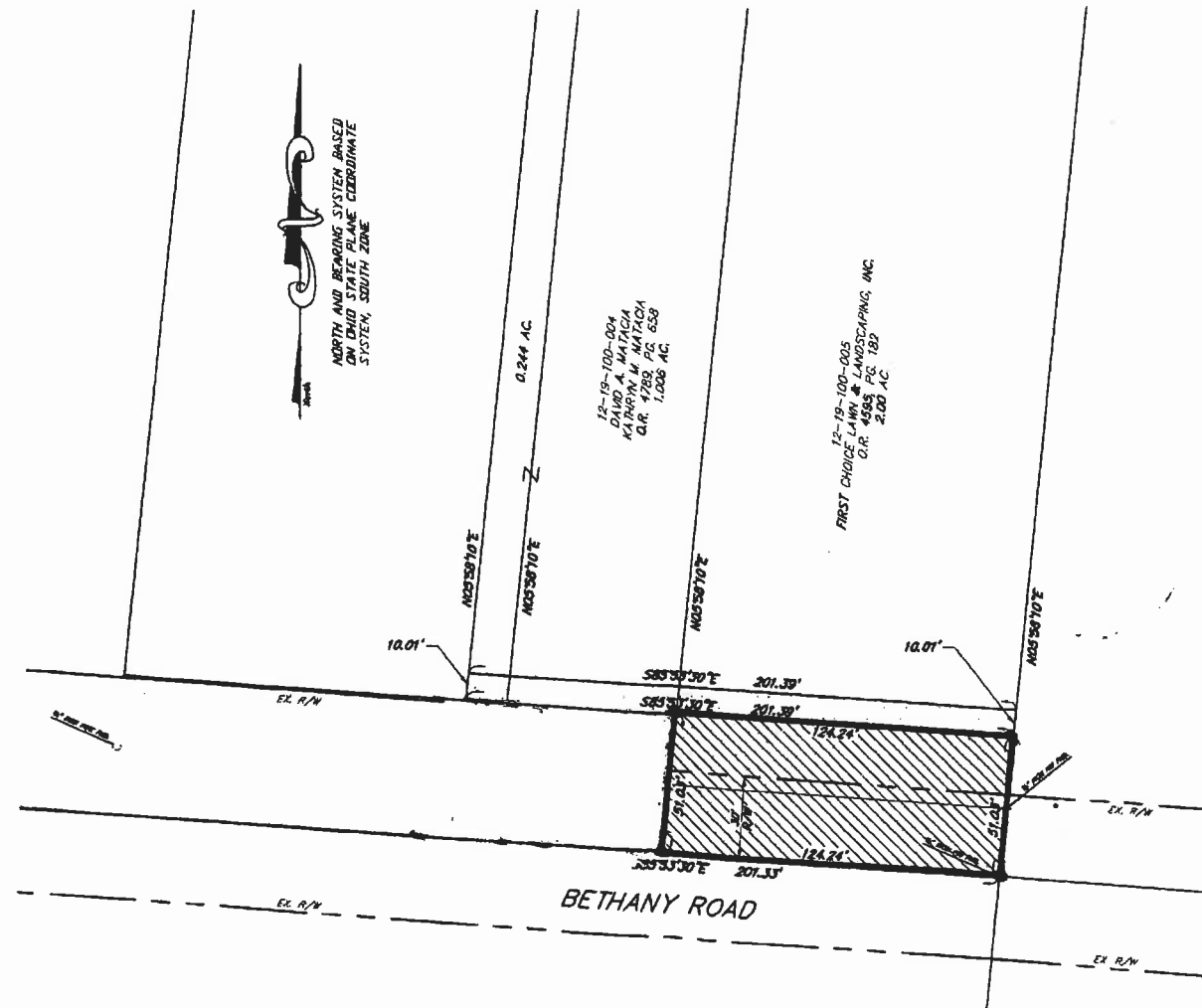
NOTARY PUBLIC \_\_\_\_\_ MY COMMISSION EXPIRES \_\_\_\_\_

**DEED REFERENCE**

DAVID A. MATAJCA  
 KATHRYN M. MATAJCA  
 O.R. 4789, PG. 658  
 FIRST CHOICE LAWN & LANDSCAPING, INC.  
 O.R. 4595, PG. 182

**LEGEND**

- AREA BEING DEDICATED (SEE SUMMARY TABLE)
- TEMPORARY EASEMENT AREA (EASEMENT SHALL EXPIRE 24 MONTHS FOLLOWING THE RECORDING OF THIS PLAT IN THE WARREN CO. RECORDERS OFFICE)
- DENOTES 5/8" IRON PIN W/CAP TO BE SET OR MAG NAIL (IN PAVEMENT) TO BE SET UPON COMPLETION OF CONSTRUCTION ACTIVITY OR AS REQUESTED



**SURVEYOR'S NOTES**

END. MONUMENTATION IN GOOD CONDITION UNLESS OTHERWISE NOTED.

A TITLE EXAMINATION IS RECOMMENDED TO DETERMINE EASEMENTS AND/OR RESTRICTIONS AFFECTING THIS PROPERTY.

EVIDENCE OF OCCUPATION (WHERE EXISTING) GENERALLY AGREES WITH PROPERTY LINES.

DATA SOURCES INCLUDE DOCUMENTS CITED HEREON.

**CERTIFICATE OF THE SURVEYOR**

I HEREBY CERTIFY THAT THIS MAP IS BASED ON A SURVEY MADE THROUGH ODS ASSOCIATES, INC. AT MY DIRECTION AND THAT MONUMENTS WILL BE SET AS SHOWN.

ODS ASSOCIATES, INC.

JEROME WALD  
 REGISTERED SURVEYOR  
 STATE OF OHIO #6930

**EXHIBIT**  
 PAGE 1 OF 1

**ODS ASSOCIATES, INC.**  
 Surveying • Mapping • Boundary • Easement • Construction • Platting • Right-of-Way • Utility • Engineering

**CLS SURVEYING SERVICES**  
 11515 WOODBOND DR. UNIT 1000  
 MASON, OHIO 45040  
 PHONE: 513-241-1111 FAX: 513-241-1128

**DEDICATION PLAT**  
**BETHANY ROAD**  
 SECTION 19, TOWN 4, RANGE 3  
 CITY OF MASON, UNION TOWNSHIP  
 WARREN COUNTY, OHIO

NO.	DATE	BY	REVISIONS
1	6/2/2011	JWSCH	ORIG. LITABLE DIMENSIONS

SCALE: 1" = 30'  
 DATE: 7/2011  
 DRAWN BY: JWSCH  
 PROJECT NO.: 2008224  
 CHECKED BY: JWSCH

SHEET 1 OF 1