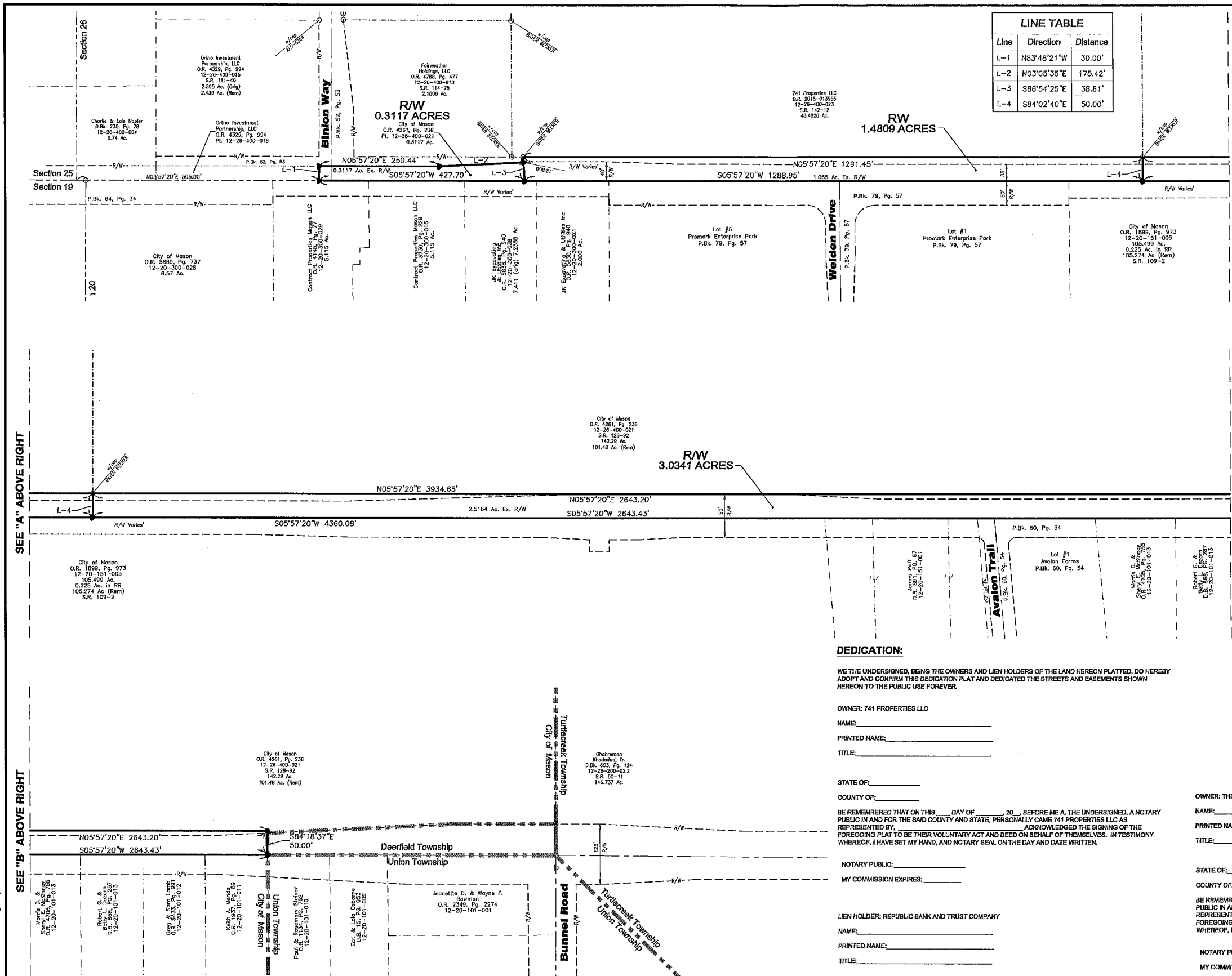
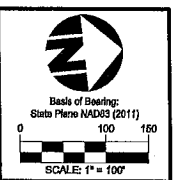
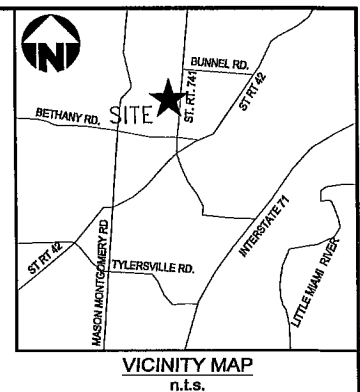


PLOT TIME: Nov 10, 2015 - 12:16pm
 Drawing Name: J:\2015\15M020-000\DWG\15M020-000 DP-4wg - Layout-Tab: Dedication



Line	Direction	Distance
L-1	N83°48'21"W	30.00'
L-2	N03°05'35"E	175.42'
L-3	S86°54'25"E	38.81'
L-4	S84°02'40"E	50.00'



APPROVALS

PLANNING COMMISSION

I HEREBY CERTIFY THAT ON THE _____ DAY OF _____, 20____, THIS PLAT WAS APPROVED BY THE PLANNING COMMISSION OF THE CITY OF MASON, OHIO.

CHAIRMAN _____
 PLANNING COMMISSION NO. _____

CITY COUNCIL

I HEREBY CERTIFY THAT ON THE _____ DAY OF _____, 20____, THIS PLAT WAS APPROVED AND ACCEPTED BY ORDINANCE PASSED BY THE COUNCIL OF THE CITY OF MASON, OHIO.

MAYOR _____
 CLERK _____
 ORDINANCE NO. _____

CITY ENGINEER

I HEREBY APPROVE THIS PLAT ON THIS _____ DAY OF _____, 20____.

CITY ENGINEER _____

COUNTY AUDITOR

TRANSFERRED ON THIS _____ DAY OF _____, 20____, AT _____ M.

COUNTY AUDITOR _____ DEPUTY _____
 PRINTED NAME: _____

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. _____ ON PAGE NO. _____

FEE: _____
 COUNTY RECORDER _____ DEPUTY _____
 PRINTED NAME: _____

OWNER: THE CITY OF MASON

NAME: _____
 PRINTED NAME: _____
 TITLE: _____

STATE OF: _____
 COUNTY OF: _____

BE REMEMBERED THAT ON THIS _____ DAY OF _____, 20____, BEFORE ME, A NOTARY PUBLIC IN AND FOR THE SAID COUNTY AND STATE, PERSONALLY CAME THE CITY OF MASON AS REPRESENTED BY _____ ACKNOWLEDGED THE SIGNING OF THE FOREGOING PLAT TO BE THEIR VOLUNTARY ACT AND DEED ON BEHALF OF THEMSELVES. IN TESTIMONY WHEREOF, I HAVE SET MY HAND, AND NOTARY SEAL ON THE DAY AND DATE WRITTEN.

NOTARY PUBLIC: _____
 MY COMMISSION EXPIRES: _____

R/W TABLE

741 PROPERTIES LLC =	0.3117 ACRES	1.4809 ACRES
CITY OF MASON =	0.3117 ACRES	3.0341 ACRES
TOTAL ACRES TO BE DEDICATED BY THIS PLAT =	3.3518 ACRES	4.8327 ACRES

DEDICATION:

WE THE UNDERSIGNED, BEING THE OWNERS AND LIEN HOLDERS OF THE LAND HEREON PLATTED, DO HEREBY ADOPT AND CONFIRM THIS DEDICATION PLAT AND DEDICATED THE STREETS AND EASEMENTS SHOWN HEREON TO THE PUBLIC USE FOREVER.

OWNER: 741 PROPERTIES LLC
 NAME: _____
 PRINTED NAME: _____
 TITLE: _____

STATE OF: _____
 COUNTY OF: _____

BE REMEMBERED THAT ON THIS _____ DAY OF _____, 20____, BEFORE ME, A NOTARY PUBLIC IN AND FOR THE SAID COUNTY AND STATE, PERSONALLY CAME 741 PROPERTIES LLC AS REPRESENTED BY _____ ACKNOWLEDGED THE SIGNING OF THE FOREGOING PLAT TO BE THEIR VOLUNTARY ACT AND DEED ON BEHALF OF THEMSELVES. IN TESTIMONY WHEREOF, I HAVE SET MY HAND, AND NOTARY SEAL ON THE DAY AND DATE WRITTEN.

NOTARY PUBLIC: _____
 MY COMMISSION EXPIRES: _____

LIEN HOLDER: REPUBLIC BANK AND TRUST COMPANY
 NAME: _____
 PRINTED NAME: _____
 TITLE: _____

STATE OF: _____
 COUNTY OF: _____

BE REMEMBERED THAT ON THIS _____ DAY OF _____, 20____, BEFORE ME, A NOTARY PUBLIC IN AND FOR THE SAID COUNTY AND STATE, PERSONALLY CAME REPUBLIC BANK AND TRUST COMPANY AS REPRESENTED BY _____ ACKNOWLEDGED THE SIGNING OF THE FOREGOING PLAT TO BE THEIR VOLUNTARY ACT AND DEED ON BEHALF OF THEMSELVES. IN TESTIMONY WHEREOF, I HAVE SET MY HAND, AND NOTARY SEAL ON THE DAY AND DATE WRITTEN.

NOTARY PUBLIC: _____
 MY COMMISSION EXPIRES: _____

DEED REFERENCES:

SITUATED IN SECTION 26, TOWN 4, RANGE 2, CITY OF MASON, WARREN COUNTY, OHIO, CONTAINING 3.3458 ACRES BEING PART OF AN ORIGINAL 142.29 ACRE TRACT AS CONVEYED TO THE CITY OF MASON AND DESCRIBED IN OFFICIAL RECORD 4261, PAGE 238 AND CONTAINING 1.4809 ACRES BEING PART OF A 48.4820 ACRE TRACT AS CONVEYED TO 741 PROPERTIES LLC AND DESCRIBED IN OFFICIAL RECORD 2015-013955 OF THE WARREN COUNTY RECORDER'S OFFICE.

LEGEND

- Found 5/8" Iron Pin (cap as noted)
- Set 5/8"x30" Iron Pin (w/ Cup-buyer becker)
- Found Spike
- ▲ Set MAC Nail
- △ Found MAG Nail

NOTES

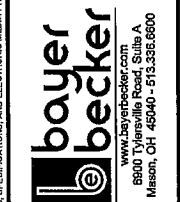
1. PRIOR DEED REF: O.R. 4261, PG. 238 & O.R. 2015-013955.
2. BASIS OF BEARINGS: STATE PLANE NAD83 (2011).
3. DOCUMENTS USED AS SHOWN.
4. MONUMENTATION IS IN GOOD CONDITION UNLESS OTHERWISE SHOWN.
5. LINES OF OCCUPATION, WHEREVER THEY EXIST, GENERALLY AGREE WITH THE BOUNDARY LINES EXCEPT AS SHOWN.
6. MONUMENTATION SET AS SHOWN.
7. FIELDWORK PERFORMED ON MARCH 30, 2015.

SURVEYORS CERTIFICATION

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF THE ACCOMPANYING PLAT IS A CORRECT RETURN OF A SURVEY MADE UNDER MY DIRECTION.

JEFFREY O. LAMBERT DATE _____
 REG. SURVEYOR #7588 IN THE STATE OF OHIO

STATE ROUTE #741
 SECTION 26, TOWN 4, RANGE 2
 CITY OF MASON
 WARREN COUNTY, OHIO
 DEDICATION PLAT



Drawing: 15M020-000 DP
 Drawn by: j.o.l.
 Checked by: XXX
 Issue Date: 11-10-15
 Sheet: _____

DP01

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