

DEDICATION

WE THE UNDERSIGNED BEING THE OWNER OF LOTS 176 THROUGH 180, LOT 224, LOT 225 AND PART OF LOT 175 OF THE REVISED PLAT OF MASON AS RECORDED IN PLAT BOOK 1, PAGE 220, AS SITUATED IN SECTION 36, TOWN 4, RANGE 2, M.R.S., CITY OF MASON, WARREN COUNTY, OHIO, DO VOLUNTARILY CONSENT TO THE EXECUTION OF THE PLAT INTO LOT _____, MIDDLETON SUBDIVISION.

WITNESS _____
 WITNESS _____
 OWNER
 R.E. MIDDLETON CONSTRUCTION, LLC

ACKNOWLEDGMENT

STATE OF OHIO B. S.
 BE IT REMEMBERED THAT ON THIS _____ DAY OF _____, 20____, BEFORE ME THE UNDERSIGNED A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY CAME _____

WHO ACKNOWLEDGED THE SIGNING AND EXECUTION OF THE FOREGOING PLAT TO BE HIS VOLUNTARY ACT AND DEED. IN TESTIMONY WHEREOF, I HAVE SET MY HAND AND NOTARY SEAL ON THE DAY AND DATE ABOVE WRITTEN.

MY COMMISSION EXPIRES: _____ NOTARY PUBLIC, STATE OF OHIO

- ① LOT 225
18-38-288-002
MGT, STEVE J. & SUSAN A.
MASON, S.R. 4-174, S.R. 4-175
O.R. 388, PG. 621
- ② LOT 222
18-38-288-021
ASST. JOEL P. ET AL.
MASON, S.R. 4-174, S.R. 4-175
D.C. No. 2016-003768
- ③ PT. LOT 175
18-38-288-000
ISLAMIC CENTER OF MASON
MASON, S.R. 4-174, S.R. 8A-89, S.R. 4-175
O.R. 3887, PG. 740
- ④ LOT 181
18-38-288-008
VAN KLEINEN, MARK F. & LIUANNE TRS.
MASON, S.R. 4-174, S.R. 4-175
O.R. 8941, PG. 809
- ⑤ 18-38-288-001
INDIANA & OHIO RAILROAD CO.
18.923 AC.
S.R. 102-42, S.R. 4-174, S.R. 42-82,
S.R. 4-175, S.R. 42-05
O.R. 374, PG. 72

| ACREAGE TABLE | | | | |
|--------------------|--|---------------|---------------|---------------|
| DEED REFERENCE | LOT NO. | NET | R/W | TOTAL |
| O.R. 3381, PG. 658 | LOTS 224, 225 & 176 PT. LOT 175 PT. VAC. ALLEY | 1.4238 | 0.0000 | 1.4238 |
| O.R. 4608, PG. 121 | LOTS 177-180 | 0.7568 | 0.0000 | 0.7568 |
| 2016-_____ | VAC. 2nd. STREET RIGHT-OF-WAY | 0.1823 | 0.0000 | 0.1823 |
| TOTAL | | 2.3629 | 0.0000 | 2.3629 |

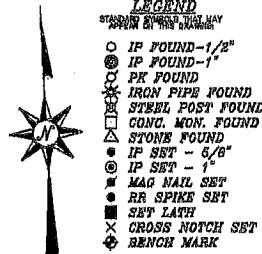
| ACREAGE TABLE | | | |
|---------------|---------------|---------------|---------------|
| LOT NO. | NET | R/W | TOTAL |
| LOT No. 1 | 1.0521 | 0.0000 | 1.0521 |
| LOT No. 2 | 1.3108 | 0.0000 | 1.3108 |
| TOTAL | 2.3629 | 0.0000 | 2.3629 |

DRAINAGE STATEMENT:

THE CITY OF MASON ASSUMES NO LEGAL OBLIGATION TO MAINTAIN OR REPAIR ANY STORMWATER DETENTION/RETENTION FACILITIES, OPEN DRAINAGE DITCHES, OR OPEN CHANNELS, STORMWATER QUALITY PROVISIONS, OR BMP'S. DETENTION/RETENTION & STORMWATER QUALITY STRUCTURES AND FACILITIES SHALL BE MAINTAINED IN PERPETUITY BY THE LOT OWNERS OF THE DEVELOPMENT.

DEED REFERENCE:

SITUATED IN SECTION 36, TOWN 4, RANGE 2, CITY OF MASON, WARREN COUNTY, OHIO AND BEING ALL OF LOTS 176, 177, 178, 179 & 180 AS SHOWN ON THE REVISED PLAT OF THE CITY OF MASON AS RECORDED IN PLAT BOOK 1, PAGE 220 OF THE WARREN COUNTY RECORDER'S OFFICE AND ALSO BEING PART OF A STRIP OF LAND 18.5 FEET WIDE LYING ON THE SOUTH SIDE OF LOTS 175 & 176 EXTENDING FROM WILLIAMS STREET TO SECOND STREET AS CONVEYED TO R.E. MIDDLETON CONSTRUCTION, LLC. IN O.R. 4608, PAGE 122, W.C.R.O. AND ALSO BEING ALL OF LOTS 224 AND 225 OF SAID REVISED PLAT OF THE CITY OF MASON AND 0.1823 ACRES OF VACATED 2ND STREET RIGHT-OF-WAY AS CONVEYED TO R.E. MIDDLETON CONSTRUCTION, LLC. IN O.R. 3381, PAGE 658 W.C.R.O. AND CONTAINING IN ALL 2.3629 ACRES.



MIDDLETON SUBDIVISION

BEING A REPLAT OF
**ALL OF LOTS 176 THROUGH 180, LOT 224, LOT 225
 AND PART OF LOT 175**
PLAT OF MASON, PLAT BOOK 1, PAGE 220

SITUATED IN
 SECTION 36, TOWN 4, RANGE 2
 CITY OF MASON
 WARREN COUNTY, OHIO
 JULY, 2016

ISSUED

AUG 10 2016

**King-Hasselbring Assoc.
 CIVIL ENGINEERS & SURVEYORS**

CITY PLANNING COMMISSION

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

FO TO _____ CHAIRMAN _____

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.

ALTERNATE _____ CLERK OF COUNCIL _____

MAYOR _____

CITY ENGINEER

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

CITY ENGINEER _____

WARREN COUNTY AUDITOR

RECEIVED AND TRANSFERRED ON THIS _____ DAY OF _____, 20____

BY DEPUTY _____ COUNTY AUDITOR _____

WARREN COUNTY RECORDER

FILE NO. _____

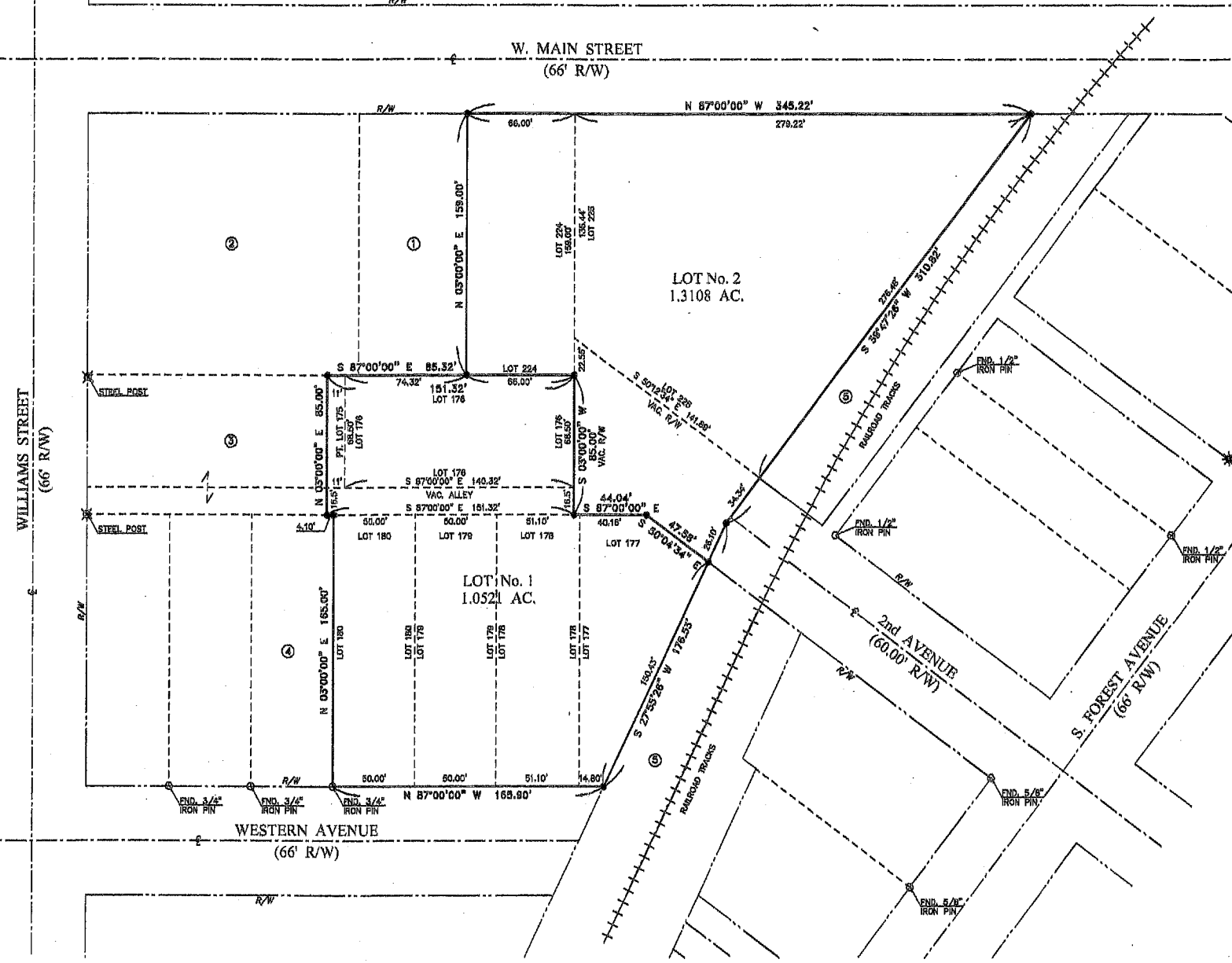
RECEIVED ON THIS _____ DAY OF _____, 20____ AT _____ M

RECEIVED ON THIS _____ DAY OF _____, 20____ AT _____ M

RECORDED IN PLAT BOOK No. _____ PAGE _____

FEE _____

BY DEPUTY _____ COUNTY RECORDER _____



NOTES:

- BEARING SYSTEM FROM REVISED PLAT OF MASON P.B. 1, PAGE 220
- DEED RECORDS AS SHOWN ON PLAT ARE SOURCE DOCUMENTS. OCCUPATION IN GENERAL FITS SURVEY.
- ALL MONUMENTS ARE IN GOOD CONDITION.
- OTHER SOURCE DOCUMENTS:
- 1. DEED OF RECORD:
 O.R. 3381, PG. 658 (18-38-288-003)
 O.R. 4608, PG. 121 (18-38-288-009)
 D.C. No. 2016-_____ (VACATED 2nd STREET)
- 2. REVISED PLAT OF THE CITY OF MASON, P.B. 1, PAGE 220
- 3. S.R. 4-174
- 4. S.R. 4-175
- 5. S.R. 8A-89
- 6. S.R. 42-82

OWNER & DEVELOPER

R.E. MIDDLETON CONSTRUCTION, LLC
 503 W. MAIN STREET
 MASON, OHIO 45040
 (513) 398-9255

PLAT PREPARED BY:

KING-HASSELBRING & ASSOCIATES
 CIVIL ENGINEERS-LAND SURVEYORS
 9200 MONTGOMERY ROAD, SUITE 21-B
 CINCINNATI, OHIO 45242
 (513) 932-3806

CERTIFICATE OF SURVEYOR

I HEREBY CERTIFY THAT THIS MAP IS A TRUE AND COMPLETE SURVEY, MADE UNDER MY SUPERVISION IN JULY, 2016 AND THAT ALL MONUMENTS AND LOT CORNER PINS WILL BE SET AS SHOWN.



JUSTIN A. BISCHOFF, P.E. OHIO REG. SURV. NO. 8588

18-11450
 REV. 7/20/2016