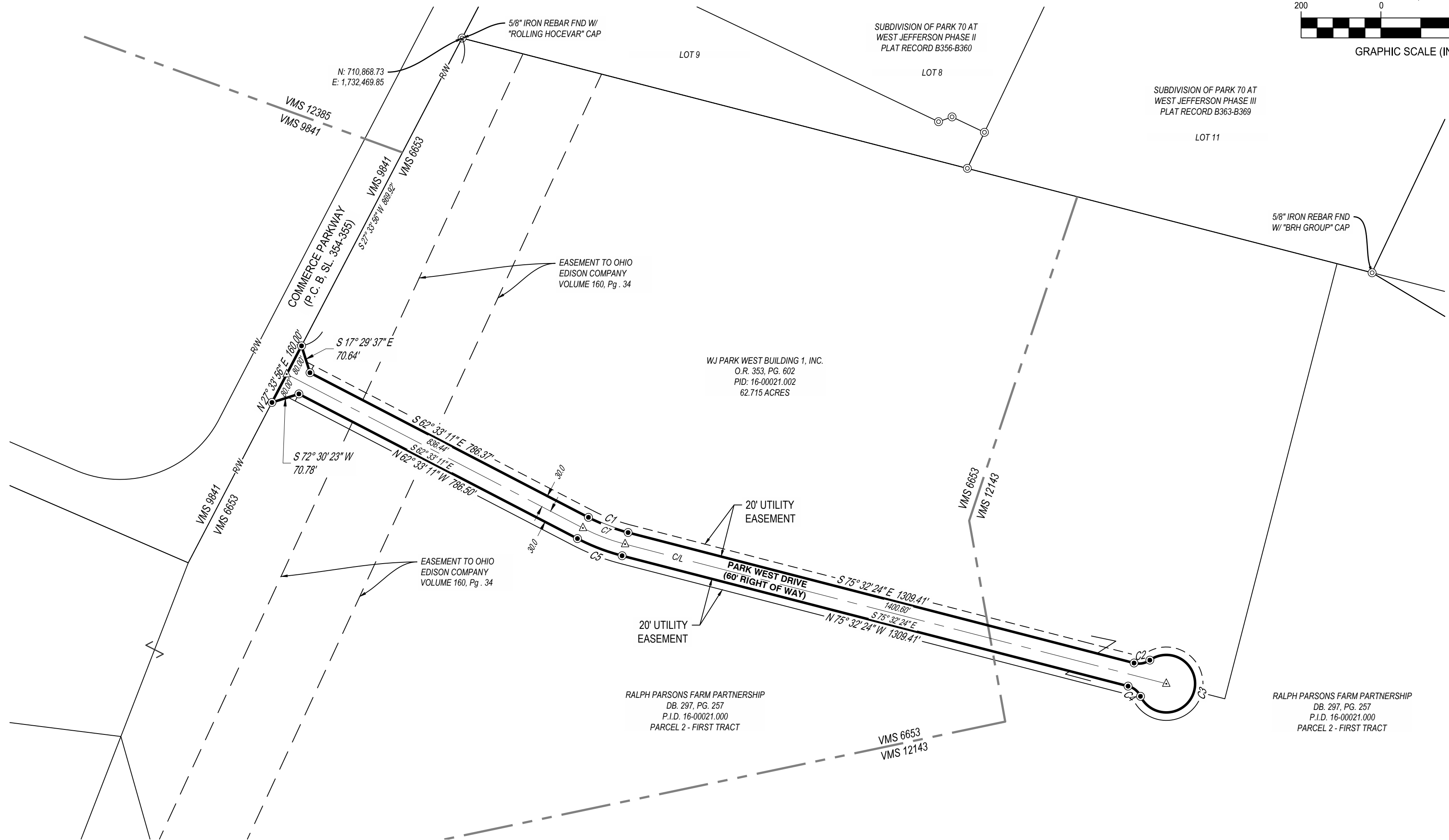
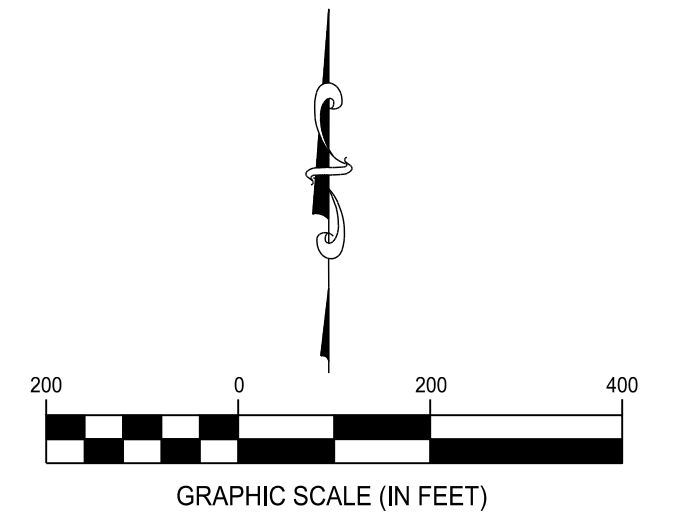


# DEDICATION OF PARK WEST DRIVE

STATE OF OHIO, COUNTY OF MADISON, VILLAGE OF WEST JEFFERSON,  
VIRGINIA MILITARY SURVEY NUMBERS 6653 AND 12143



Curve table				
Curve	Delta Angle	Radius	Arc Length	Chord
C1	12° 59' 13"	470.00'	106.53'	S69° 02' 47"E, 106.31'
C2	49° 27' 30"	48.00'	41.43'	N79° 43' 51"E, 40.16'
C3	278° 55' 00"	72.00'	350.50'	S14° 27' 36"W, 93.60'
C4	49° 27' 30"	48.00'	41.43'	N50° 48' 39"W, 40.16'
C5	12° 59' 13"	530.00'	120.13'	N69° 02' 47"W, 119.88'

**CESO IRON PIN LEGEND**

- 5/8"x30" REBAR W/ YELLOW CAP STAMPED "CESO" SET
- ⊙ IRON PIN FOUND
- △ MAG NAIL SET

PARK WEST DRIVE		
VILLAGE OF WEST JEFFERSON MADISON COUNTY, OHIO		
U.S. ROUTE 40, NATIONAL RD.	DATE: 6/16/2020	
SCALE: 1"=200'	JOB NO.: 755008	
DESIGN: N/A	 <b>CESO</b> WWW.CESOINC.COM	
DRAWN: ALB		SHEET NO.:
CHECKED: JAM		2 OF 2

# DEDICATION OF PARK WEST DRIVE

STATE OF OHIO, COUNTY OF MADISON, VILLAGE OF WEST JEFFERSON,  
VIRGINIA MILITARY SURVEY NUMBERS 6653 AND 12143

SITUATE IN THE STATE OF OHIO, COUNTY OF MADISON, VILLAGE OF WEST JEFFERSON, AND BEING PART OF VIRGINIA MILITARY SURVEYS 6653 AND 12143. CONTAINING 3.577 ACRES OF LAND, MORE OR LESS, BEING ALL OUT OF THAT TRACT OF LAND, CONVEYED TO WJ PARK WEST BUILDING 1, INC., PARCEL NUMBER 16-00021.002, BY DEED RECORDED IN OFFICIAL RECORD 353, PAGE 602, ALL RECORDS OF THE RECORDER'S OFFICE, MADISON COUNTY OHIO.

THE UNDERSIGNED, OWNER OF THE LANDS PLATTED HEREIN, DULY AUTHORIZED IN THE PREMISES, DOES HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS ITS "DEDICATION OF PARK WEST DRIVE", AND DOES HEREBY ACCEPT THIS PLAT OF SAME AND DEDICATES TO PUBLIC USE, AS SUCH, ALL OR PARTS OF PARK WEST DRIVE SHOWN HEREON AND NOT HERETOFORE DEDICATED.

EASEMENTS ARE HEREBY RESERVED IN, OVER, AND UNDER AREAS DESIGNATED ON THIS PLAT AS "UTILITY EASEMENT", FOR THE CONSTRUCTION, OPERATION, AND MAINTENANCE OF ALL PUBLIC AND QUASI PUBLIC UTILITIES ABOVE AND BENEATH THE SURFACE OF THE GROUND AND, WHERE NECESSARY, FOR THE CONSTRUCTION, OPERATION, AND MAINTENANCE OF THE SERVICE CONNECTIONS TO ALL ADJACENT LOTS AND LANDS, AND FOR STORM WATER DRAINAGE.

IN WITNESS WHEREOF, DON SCHOENHEIDER, SENIOR VICE PRESIDENT OF WJ PARK WEST BUILDING 1, INC., HAS CAUSED THIS PLAT TO BE EXECUTED BY THIS DULY AUTHORIZED OFFICE.

THIS 7<sup>th</sup> DAY OF July, 2020

SIGNED AND ACKNOWLEDGED  
IN THE PRESENCE OF:

WJ PARK WEST BUILDING 1, INC.

BY: T.J. O'Brien

  
DON SCHOENHEIDER  
SENIOR VICE PRESIDENT



STATE OF ~~OHIO~~ ILLINOIS  
COUNTY OF MADISON: COOK

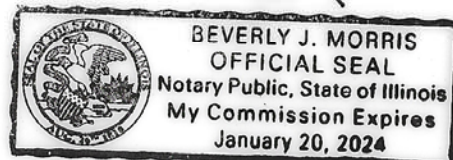
BEFORE ME A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED DON SCHOENHEIDER, SENIOR VICE PRESIDENT OF WJ PARK WEST BUILDING 1, INC., WHO ACKNOWLEDGED THE SIGNING OF THE FOREGOING INSTRUMENT TO BE HIS/HER VOLUNTARY ACT AND DEED OF SAID WJ PARK WEST BUILDING 1, INC., FOR THE USES AND PURPOSES EXPRESSED THEREIN.

IN WITNESS THEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL

THIS 7<sup>th</sup> DAY OF July, 2020, NOTARY PUBLIC WITH SEAL

MY COMMISSION EXPIRES 1.20.2024




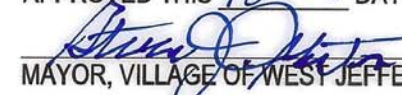



**ACREAGE BREAKDOWN:**

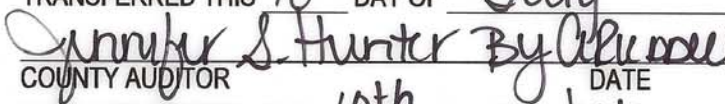
PARCEL: 16-00021.002  
AREA DEDICATED AS ROW: 3.577 ACRES

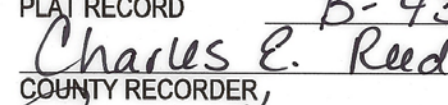

APPROVED AND ACCEPTED BY ORDINANCE NO. \_\_\_\_\_, BY THE COUNCIL OF THE VILLAGE OF WEST JEFFERSON, OHIO, ACKNOWLEDGES THIS PLAT OF SUBDIVISION, WHEREIN A FUTURE AREA FOR ROADWAY AS DEDICATED HEREIN IS ACCEPTED AS SUCH BY THE COUNCIL OF THE VILLAGE OF WEST JEFFERSON

APPROVED THIS 10<sup>th</sup> DAY OF July, 2020  
  
SERVICE DIRECTOR, VILLAGE OF WEST JEFFERSON      DATE 7-10-2020

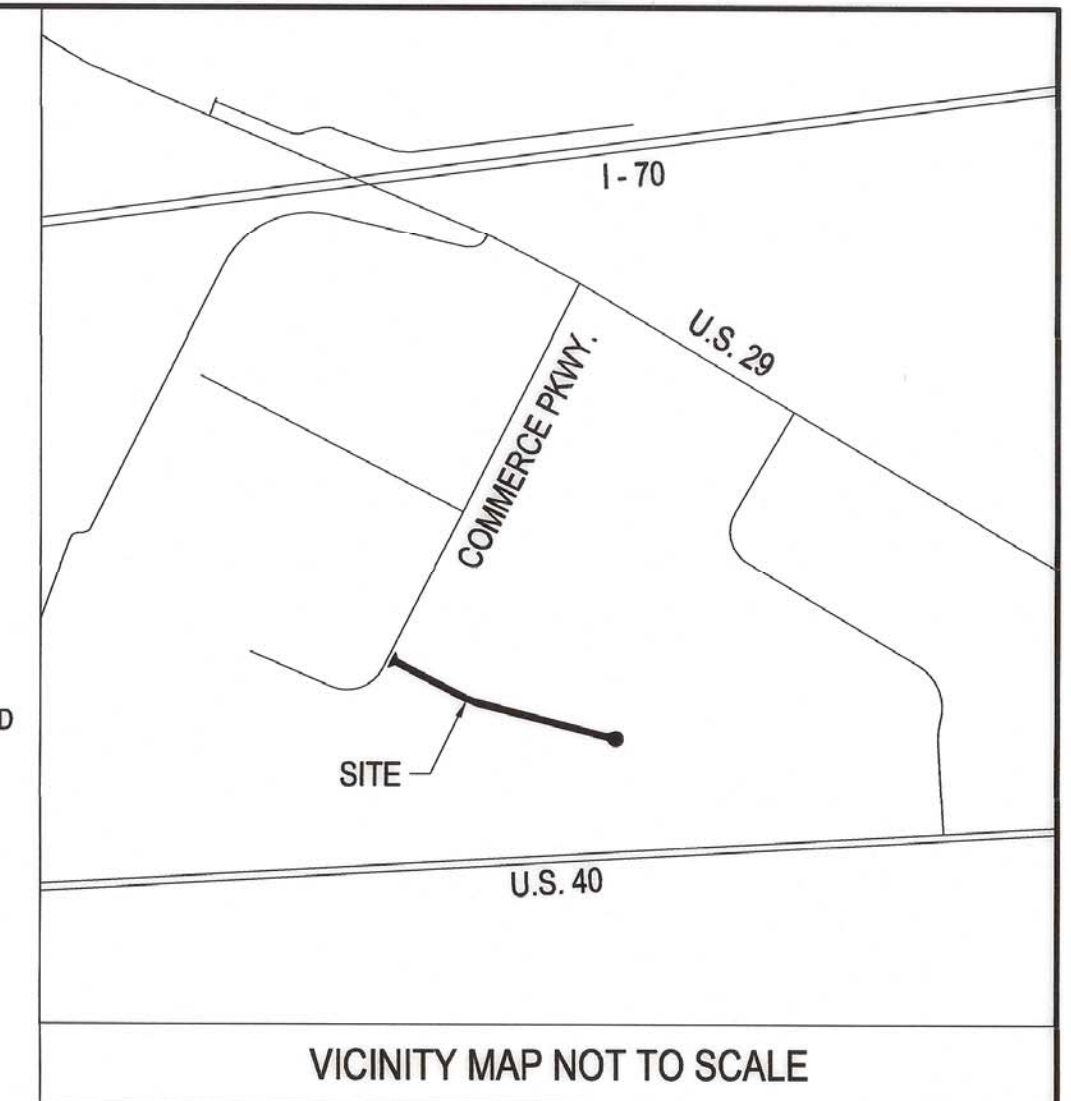
APPROVED THIS 10<sup>th</sup> DAY OF July, 2020  
  
MAYOR, VILLAGE OF WEST JEFFERSON      DATE 7-10-2020

APPROVED THIS 10<sup>th</sup> DAY OF July, 2020  
  
ZONING INSPECTOR, VILLAGE OF WEST JEFFERSON      DATE 7-10-2020

TRANSFERRED THIS 10<sup>th</sup> DAY OF July, 2020  
  
COUNTY AUDITOR      DATE 7-10-2020  
FILED FOR RECORD THIS 10<sup>th</sup> DAY OF July, 2020

FILED FOR RECORD THIS 10<sup>th</sup> DAY OF July, 2020.  
PLAT RECORD B-434 → B-435  
  
COUNTY RECORDER      DATE 7-10-2020  
  
DEPUTY RECORDER      DATE 7-10-2020

202000003610  
Filed for Record in  
MADISON COUNTY, OHIO  
CHARLES E REED, RECORDER  
07-10-2020 At 10:27 am.  
PLAT 43.60  
B-434



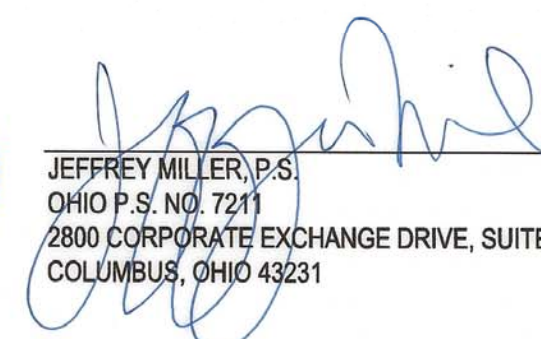
**CESO IRON PIN LEGEND**

- 5/8"x30" REBAR W/ YELLOW CAP STAMPED "CESO" SET
- ⊙ IRON PIN FOUND
- △ MAG NAIL SET

**BASIS OF BEARING:**

THE BEARINGS AS DESCRIBED ARE BASED ON THE BEARING OF S 86° 48' 17" W FOR A PORTION OF THE WEST BOUND CENTERLINE OF U.S. ROUTE 40 AS DETERMINED BY GPS OBSERVATIONS USING ODOT VRS, BASED ON NAD 83 (2011), OHIO STATE PLANE SOUTH ZONE, AT THE TIME OF THE SURVEY.

I HEREBY CERTIFY THAT THIS SURVEY IS BASED ON A FIELD SURVEY PERFORMED IN MARCH OF 2018 AND CONFORMS TO THE MINIMUM STANDARDS FOR BOUNDARY SURVEYS AS DEFINED IN O.A.C. CHAPTER 4733-37.

  
JEFFREY MILLER, P.S.  
OHIO P.S. NO. 7211  
2800 CORPORATE EXCHANGE DRIVE, SUITE 160  
COLUMBUS, OHIO 43231      DATE 6-30-20

West Jefferson  
DESCRIPTION ACCEPTABLE MADISON COUNTY ENGINEER  
DATE 7/10/2020 BY PJO  
ACREAGE 3.577 - Dedicated Row  
RESIDUAL 59.130 16-00021.002

<b>PARK WEST DRIVE</b>	
VILLAGE OF WEST JEFFERSON MADISON COUNTY, OHIO	
U.S. ROUTE 40, NATIONAL RD.	
SCALE: <u>N/A</u>	DATE: <u>6/25/2020</u>
DESIGN: <u>N/A</u>	JOB NO.: <u>755008</u>
DRAWN: <u>ALB</u>	SHEET NO.: <u>1 OF 2</u>
CHECKED: <u>JAM</u>	
 WWW.CESOINC.COM	