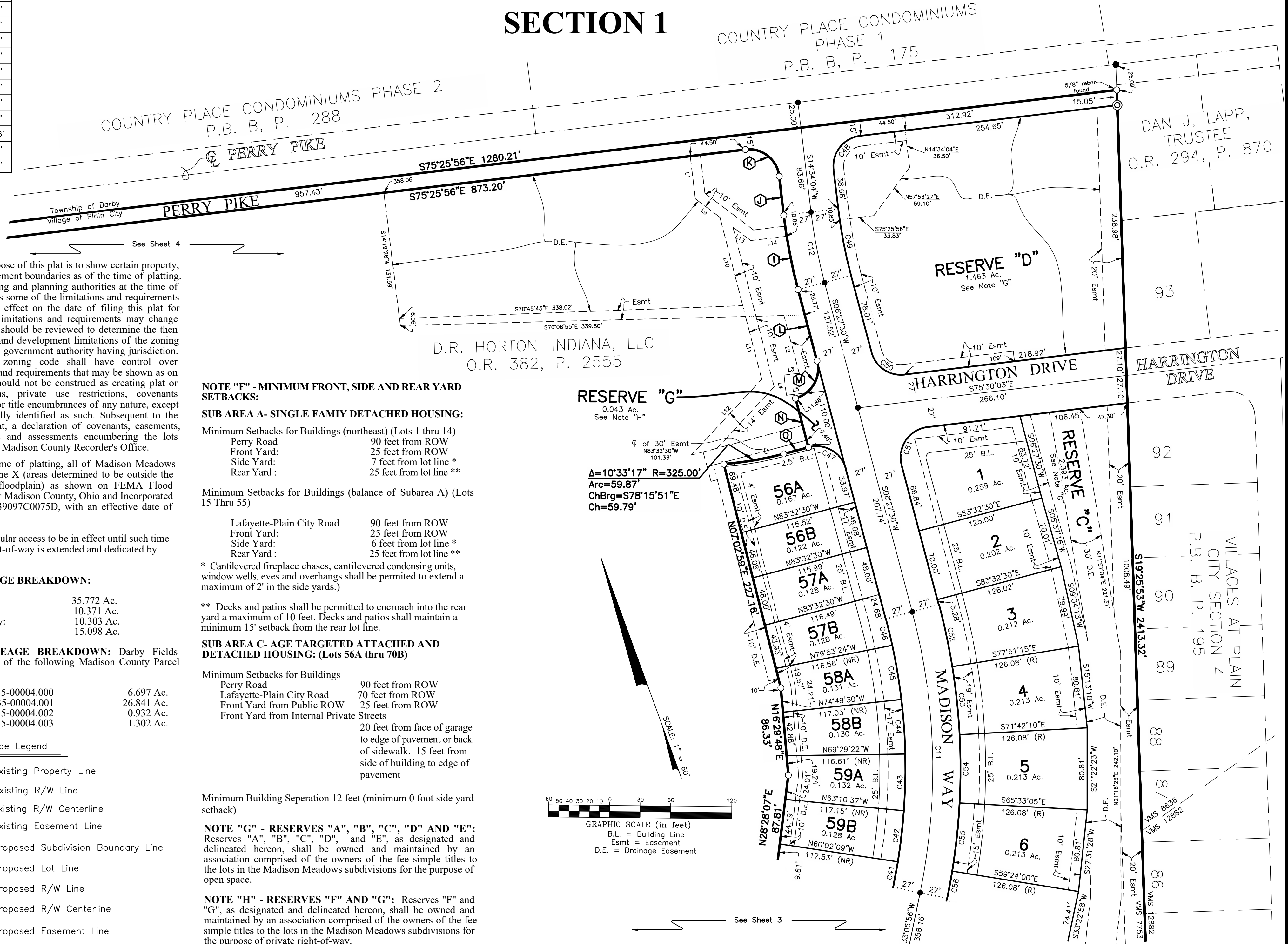


MADISON MEADOWS SECTION 1

LINE	BEARING	DISTANCE
L1	S14°34'04"W	42.24'
L2	N06°27'30"E	58.78'
L3	S75°30'03"E	15.11'
L4	N14°29'57"E	20.00'
L5	N75°30'03"W	19.58'
L6	S36°05'02"W	34.83'
L7	S80°04'05"W	55.13'
L8	N53°54'58"W	55.79'
L9	S31°37'37"E	30.36'
L10	S06°54'39"W	89.71'
L11	S06°54'39"W	63.76'
L12	N64°14'17"E	101.76'
L13	S31°37'37"E	21.87'
L14	S75°25'56"E	35.63'



NOTE "A": The purpose of this plat is to show certain property, rights of way, and easement boundaries as of the time of platting. At the request of zoning and planning authorities at the time of platting, this plat shows some of the limitations and requirements of the zoning code in effect on the date of filing this plat for reference only. The limitations and requirements may change from time to time and should be reviewed to determine the then current applicable use and development limitations of the zoning code as adopted by the government authority having jurisdiction. The then applicable zoning code shall have control over conflicting limitations and requirements that may be shown as on this plat. This note should not be construed as creating plat or subdivision restrictions, private use restrictions, covenants, conditions, restrictions and assessments encumbering the lots shall be recorded in the Madison County Recorder's Office.

NOTE "B": At the time of platting, all of Madison Meadows Section 1 is within Zone X (areas determined to be outside the 0.2% annual chance floodplain) as shown on FEMA Flood Insurance Rate Map for Madison County, Ohio and Incorporated Areas Map Number 39097C0075D, with an effective date of June 18, 2010.

NOTE "C": No vehicular access to be in effect until such time as the public street right-of-way is extended and dedicated by plat or deed.

NOTE "D" - ACREAGE BREAKDOWN:

Total acreage:	35.772 Ac.
Acreage in Reserves	10.371 Ac.
Acreage in right-of-way:	10.303 Ac.
Acreage in lots:	15.098 Ac.

NOTE "E" - ACREAGE BREAKDOWN: Darby Fields Section 7 is out of all of the following Madison County Parcel Numbers:

Parcel Number 35-00004.000	6.697 Ac.
Parcel Number 35-00004.001	26.841 Ac.
Parcel Number 35-00004.002	0.932 Ac.
Parcel Number 35-00004.003	1.302 Ac.

Line Type Legend

	Existing Property Line
	Existing R/W Line
	Existing R/W Centerline
	Existing Easement Line
	Proposed Subdivision Boundary Line
	Proposed Lot Line
	Proposed R/W Line
	Proposed R/W Centerline
	Proposed Easement Line

NOTE "F" - MINIMUM FRONT, SIDE AND REAR YARD SETBACKS:

SUB AREA A- SINGLE FAMILY DETACHED HOUSING:

Minimum Setbacks for Buildings (northeast) (Lots 1 thru 14)

Perry Road	90 feet from ROW
Front Yard:	25 feet from ROW
Side Yard:	7 feet from lot line *
Rear Yard:	25 feet from lot line **

Minimum Setbacks for Buildings (balance of Subarea A) (Lots 15 Thru 55)

Lafayette-Plain City Road	90 feet from ROW
Front Yard:	25 feet from ROW
Side Yard:	6 feet from lot line *
Rear Yard:	25 feet from lot line **

* Cantilevered fireplace chases, cantilevered condensing units, window wells, eaves and overhangs shall be permitted to extend a maximum of 2' in the side yards.)

** Decks and patios shall be permitted to encroach into the rear yard a maximum of 10 feet. Decks and patios shall maintain a minimum 15' setback from the rear lot line.

SUB AREA C- AGE TARGETED ATTACHED AND DETACHED HOUSING: (Lots 56A thru 70B)

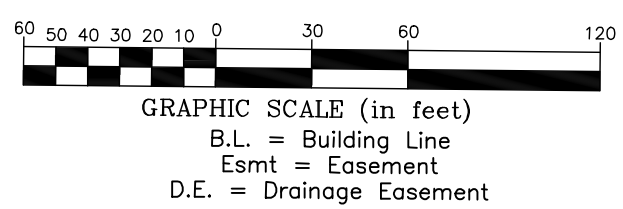
Minimum Setbacks for Buildings

Perry Road	90 feet from ROW
Lafayette-Plain City Road	70 feet from ROW
Front Yard from Public ROW	25 feet from ROW
Front Yard from Internal Private Streets	20 feet from face of garage to edge of pavement or back of sidewalk. 15 feet from side of building to edge of pavement

Minimum Building Separation 12 feet (minimum 0 foot side yard setback)

NOTE "G" - RESERVES "A", "B", "C", "D" AND "E": Reserves "A", "B", "C", "D", and "E", as designated and delineated hereon, shall be owned and maintained by an association comprised of the owners of the fee simple titles to the lots in the Madison Meadows subdivisions for the purpose of open space.

NOTE "H" - RESERVES "F" AND "G": Reserves "F" and "G", as designated and delineated hereon, shall be owned and maintained by an association comprised of the owners of the fee simple titles to the lots in the Madison Meadows subdivisions for the purpose of private right-of-way.



SCALE: 1" = 60'

See Sheet 3

See Sheet 4

U:\2021\0024\DWG\04SHEETS\PLAT\20210024-VS-PLAT.DWG plotted by COFFMAN, TREVOR on 11/17/2021 8:35:53 AM last saved by JIMASTON on 10/29/2021 4:21:26 PM

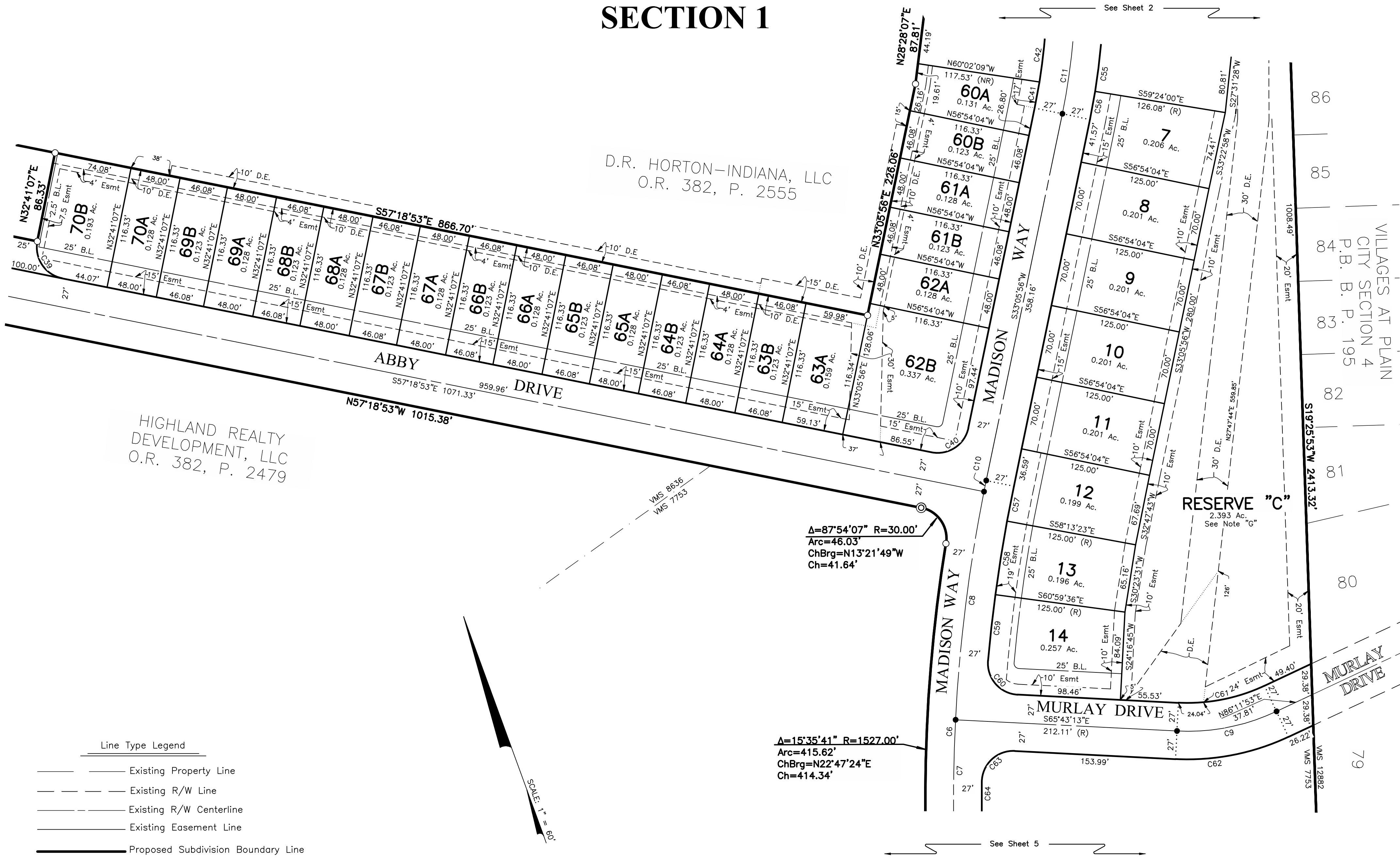
MADISON MEADOWS

SECTION 1

D.R. HORTON-INDIANA, LLC
O.R. 382, P. 2555

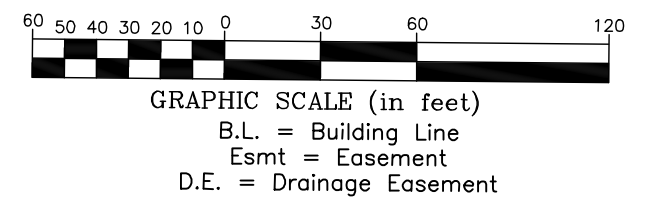
HIGHLAND REALTY
DEVELOPMENT, LLC
O.R. 382, P. 2479

VILLAGES AT PLAIN
CITY SECTION 4
P.B. B. P. 195



Line Type Legend

- Existing Property Line
- Existing R/W Line
- Existing R/W Centerline
- Existing Easement Line
- Proposed Subdivision Boundary Line
- Proposed Lot Line
- Proposed R/W Line
- Proposed R/W Centerline
- Proposed Easement Line



SCALE: 1" = 60'

$$\Delta=87^{\circ}54'07'' \quad R=30.00'$$

$$\text{Arc}=46.03'$$

$$\text{ChBrg}=\text{N}13^{\circ}21'49''\text{W}$$

$$\text{Ch}=41.64'$$

$$\Delta=15^{\circ}35'41'' \quad R=1527.00'$$

$$\text{Arc}=415.62'$$

$$\text{ChBrg}=\text{N}22^{\circ}47'24''\text{E}$$

$$\text{Ch}=414.34'$$

RESERVE "C"
2.393 Ac.
See Note "G"

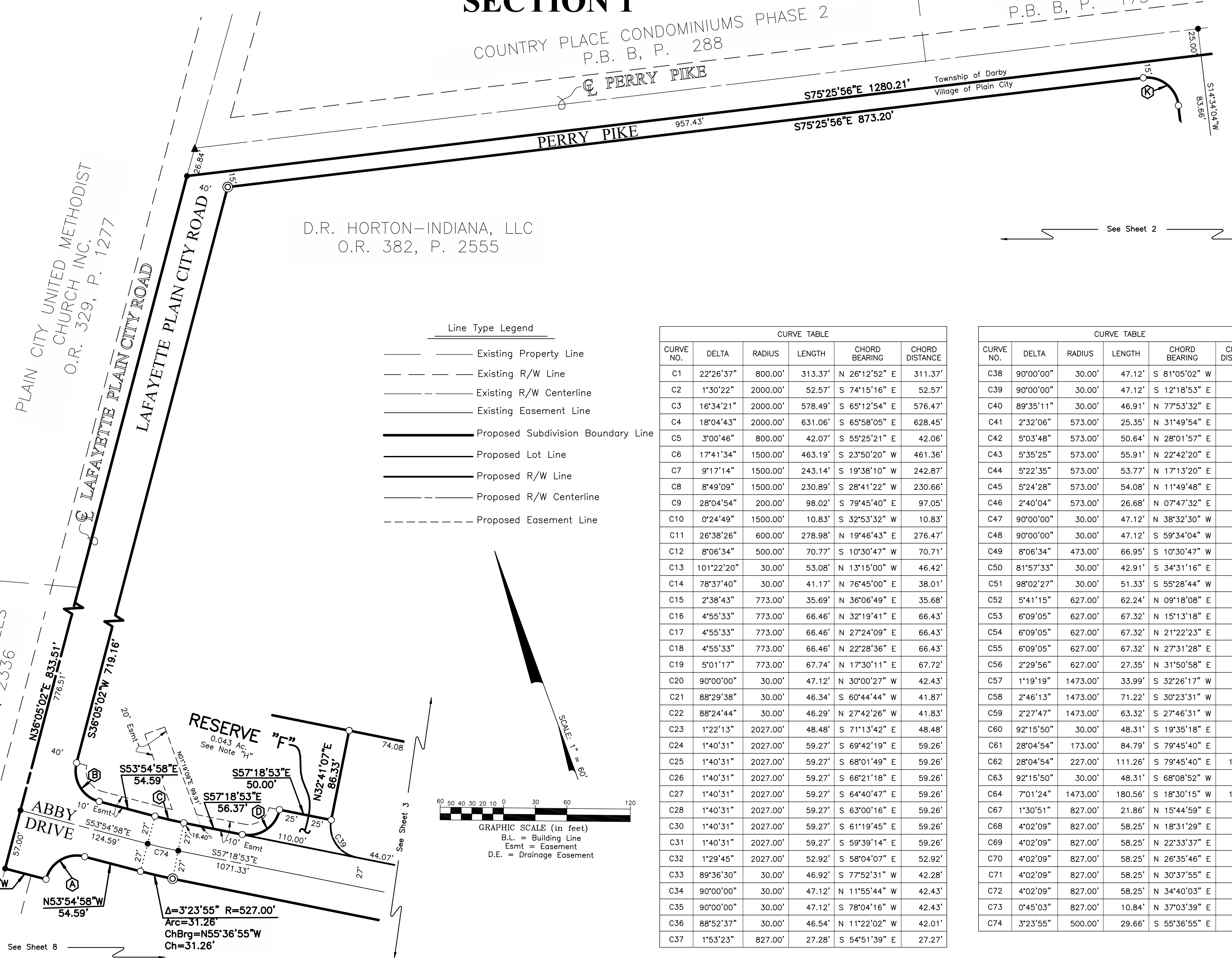
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MADISON MEADOWS SECTION 1

COUNTRY PLACE CONDOMINIUMS PHASE 1
P.B. B, P. 175

COUNTRY PLACE CONDOMINIUMS PHASE 2
P.B. B, P. 288

- A $\Delta=90^{\circ}00'00''$ R=30.00'
Arc=47.12'
ChBrg=S81°05'02"W
Ch=42.43'
- B $\Delta=90^{\circ}00'00''$ R=30.00'
Arc=47.12'
ChBrg=S08°54'58"E
Ch=42.43'
- C $\Delta=3^{\circ}23'55''$ R=473.00'
Arc=28.06'
ChBrg=S55°36'55"E
Ch=28.05'
- D $\Delta=90^{\circ}00'00''$ R=30.00'
Arc=47.12'
ChBrg=N77°41'07"E
Ch=42.43'
- E $\Delta=3^{\circ}23'55''$ R=527.00'
Arc=31.26'
ChBrg=N55°36'55"W
Ch=31.26'
- F $\Delta=3^{\circ}00'46''$ R=773.00'
Arc=40.65'
ChBrg=S55°25'21"E
Ch=40.64'
- G S53°54'58"E
114.66'
- H $\Delta=90^{\circ}00'00''$ R=30.00'
Arc=47.12'
ChBrg=S08°54'58"E
Ch=42.43'
- I $\Delta=8^{\circ}06'34''$ R=527.00'
Arc=74.59'
ChBrg=N10°30'47"E
Ch=74.53'
- J N14°34'04"E
38.66'
- K $\Delta=90^{\circ}00'00''$ R=30.00'
Arc=47.12'
ChBrg=N30°25'56"W
Ch=42.43'
- L N06°27'30"E
72.52'
- M $\Delta=90^{\circ}00'00''$ R=30.00'
Arc=47.12'
ChBrg=N51°27'30"E
Ch=42.43'
- N N06°27'30"E
50.00'
- O S83°32'30"E
25.27'



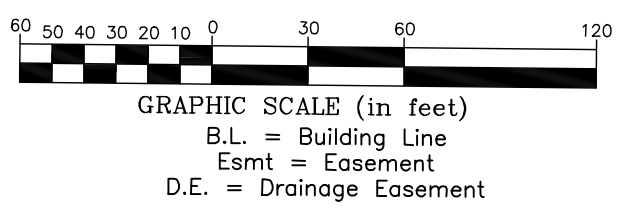
D.R. HORTON-INDIANA, LLC
O.R. 382, P. 2555

Line Type Legend

- Existing Property Line
- - - Existing R/W Line
- - - Existing R/W Centerline
- - - Existing Easement Line
- Proposed Subdivision Boundary Line
- Proposed Lot Line
- Proposed R/W Line
- - - Proposed R/W Centerline
- - - Proposed Easement Line

CURVE TABLE					
CURVE NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD DISTANCE
C1	22°26'37"	800.00'	313.37'	N 26°12'52" E	311.37'
C2	1°30'22"	2000.00'	52.57'	S 74°15'16" E	52.57'
C3	16°34'21"	2000.00'	578.49'	S 65°12'54" E	576.47'
C4	18°04'43"	2000.00'	631.06'	S 65°58'05" E	628.45'
C5	3°00'46"	800.00'	42.07'	S 55°25'21" E	42.06'
C6	17°41'34"	1500.00'	463.19'	S 23°50'20" W	461.36'
C7	9°17'14"	1500.00'	243.14'	S 19°38'10" W	242.87'
C8	8°49'09"	1500.00'	230.89'	S 28°41'22" W	230.66'
C9	28°04'54"	200.00'	98.02'	S 79°45'40" E	97.05'
C10	0°24'49"	1500.00'	10.83'	S 32°53'32" W	10.83'
C11	26°38'26"	600.00'	278.98'	N 19°46'43" E	276.47'
C12	8°06'34"	500.00'	70.77'	S 10°30'47" W	70.71'
C13	101°22'20"	30.00'	53.08'	N 13°15'00" W	46.42'
C14	78°37'40"	30.00'	41.17'	N 76°45'00" E	38.01'
C15	2°38'43"	773.00'	35.69'	N 36°06'49" E	35.68'
C16	4°55'33"	773.00'	66.46'	N 32°19'41" E	66.43'
C17	4°55'33"	773.00'	66.46'	N 27°24'09" E	66.43'
C18	4°55'33"	773.00'	66.46'	N 22°28'36" E	66.43'
C19	5°01'17"	773.00'	67.74'	N 17°30'11" E	67.72'
C20	90°00'00"	30.00'	47.12'	N 30°00'27" W	42.43'
C21	88°29'38"	30.00'	46.34'	S 60°44'44" W	41.87'
C22	88°24'44"	30.00'	46.29'	N 27°42'26" W	41.83'
C23	1°22'13"	2027.00'	48.48'	S 71°13'42" E	48.48'
C24	1°40'31"	2027.00'	59.27'	S 68°01'49" E	59.26'
C25	1°40'31"	2027.00'	59.27'	S 66°21'18" E	59.26'
C26	1°40'31"	2027.00'	59.27'	S 64°40'47" E	59.26'
C27	1°40'31"	2027.00'	59.27'	S 63°00'16" E	59.26'
C28	1°40'31"	2027.00'	59.27'	S 61°19'45" E	59.26'
C29	1°40'31"	2027.00'	59.27'	S 59°39'14" E	59.26'
C30	1°40'31"	2027.00'	59.27'	S 58°04'07" E	59.26'
C31	1°29'45"	2027.00'	52.92'	S 58°04'07" E	52.92'
C32	89°36'30"	30.00'	46.92'	S 77°52'31" W	42.28'
C33	90°00'00"	30.00'	47.12'	N 11°55'44" W	42.43'
C34	90°00'00"	30.00'	47.12'	S 78°04'16" W	42.43'
C35	88°52'37"	30.00'	46.54'	N 11°22'02" W	42.01'
C36	1°53'23"	827.00'	27.28'	S 54°51'39" E	27.27'

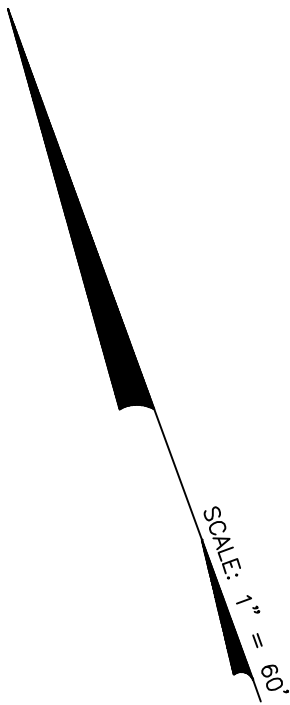
CURVE TABLE					
CURVE NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD DISTANCE
C38	90°00'00"	30.00'	47.12'	S 81°05'02" W	42.43'
C39	90°00'00"	30.00'	47.12'	S 12°18'53" E	42.43'
C40	89°35'11"	30.00'	46.91'	N 77°53'32" E	42.27'
C41	2°32'06"	573.00'	25.35'	N 31°49'54" E	25.35'
C42	5°03'48"	573.00'	50.64'	N 28°01'57" E	50.62'
C43	5°35'25"	573.00'	55.91'	N 22°42'20" E	55.88'
C44	5°22'35"	573.00'	53.77'	N 17°13'20" E	53.75'
C45	5°24'28"	573.00'	54.08'	N 11°49'48" E	54.06'
C46	2°40'04"	573.00'	26.68'	N 07°47'32" E	26.68'
C47	90°00'00"	30.00'	47.12'	N 38°32'30" W	42.43'
C48	90°00'00"	30.00'	47.12'	S 59°34'04" W	42.43'
C49	8°06'34"	473.00'	66.95'	S 10°30'47" W	66.89'
C50	81°57'33"	30.00'	42.91'	S 34°31'16" E	39.35'
C51	98°02'27"	30.00'	51.33'	S 55°28'44" W	45.30'
C52	5°41'15"	627.00'	62.24'	N 09°18'08" E	62.21'
C53	6°09'05"	627.00'	67.32'	N 15°13'18" E	67.28'
C54	6°09'05"	627.00'	67.32'	N 21°22'23" E	67.28'
C55	6°09'05"	627.00'	67.32'	N 27°31'28" E	67.28'
C56	2°29'56"	627.00'	27.35'	N 31°50'58" E	27.34'
C57	1°19'19"	1473.00'	33.99'	S 32°26'17" W	33.99'
C58	2°46'13"	1473.00'	71.22'	S 30°23'31" W	71.21'
C59	2°27'47"	1473.00'	63.32'	S 27°46'31" W	63.32'
C60	92°15'50"	30.00'	48.31'	S 19°35'18" E	43.26'
C61	28°04'54"	173.00'	84.79'	S 79°45'40" E	83.94'
C62	28°04'54"	227.00'	111.26'	S 79°45'40" E	110.15'
C63	92°15'50"	30.00'	48.31'	S 68°08'52" W	43.26'
C64	7°01'24"	1473.00'	180.56'	S 18°30'15" W	180.45'
C65	1°30'51"	827.00'	21.86'	N 15°44'59" E	21.85'
C66	4°02'09"	827.00'	58.25'	N 18°31'29" E	58.24'
C67	4°02'09"	827.00'	58.25'	N 22°33'37" E	58.24'
C68	4°02'09"	827.00'	58.25'	N 26°35'46" E	58.24'
C69	4°02'09"	827.00'	58.25'	N 30°37'55" E	58.24'
C70	4°02'09"	827.00'	58.25'	N 34°40'03" E	58.24'
C71	0°45'03"	827.00'	10.84'	N 37°03'39" E	10.84'
C72	3°23'55"	500.00'	29.66'	S 55°36'55" E	29.65'



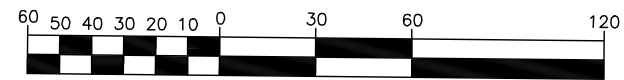
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MADISON MEADOWS

SECTION 1



SCALE: 1" = 60'



GRAPHIC SCALE (in feet)
 B.L. = Building Line
 Esmt = Easement
 D.E. = Drainage Easement

Line Type Legend

- Existing Property Line
- Existing R/W Line
- Existing R/W Centerline
- Existing Easement Line
- Proposed Subdivision Boundary Line
- Proposed Lot Line
- Proposed R/W Line
- Proposed R/W Centerline
- Proposed Easement Line

HIGHLAND REALTY
 DEVELOPMENT, LLC
 O.R. 382, P. 2479

See Sheet 8

$$\Delta=15^{\circ}35'41'' \quad R=1527.00'$$

$$\text{Arc}=415.62'$$

$$\text{ChBrg}=\text{N}22^{\circ}47'24''\text{E}$$

$$\text{Ch}=414.34'$$

$$\Delta=90^{\circ}00'00'' \quad R=30.00'$$

$$\text{Arc}=47.12'$$

$$\text{ChBrg}=\text{N}59^{\circ}59'33''\text{E}$$

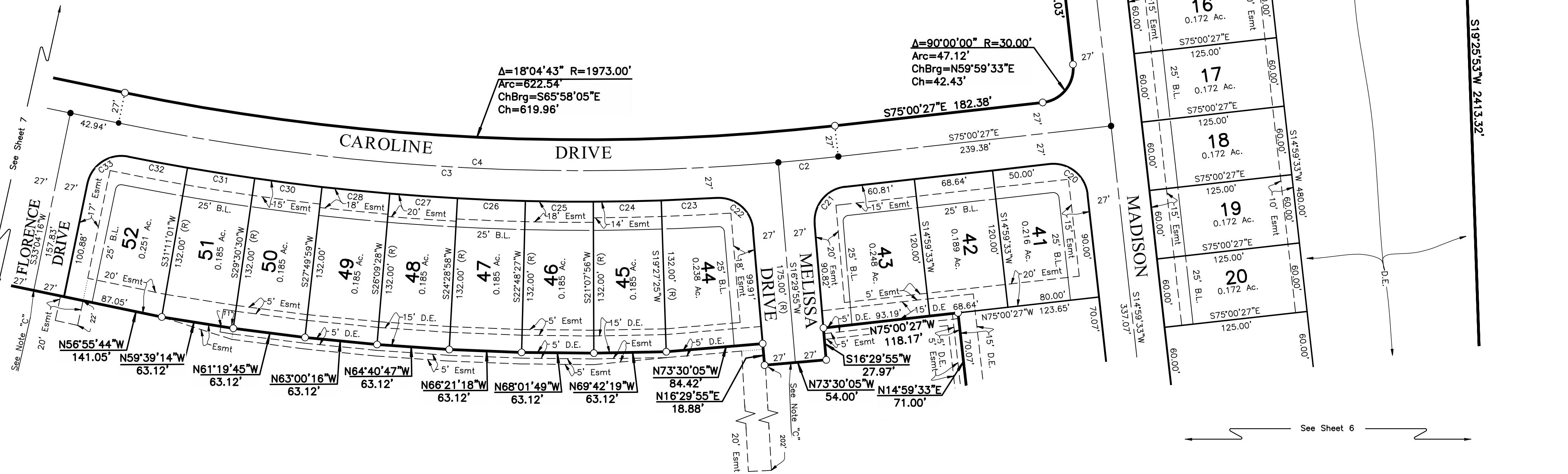
$$\text{Ch}=42.43'$$

$$\Delta=18^{\circ}04'43'' \quad R=1973.00'$$

$$\text{Arc}=622.54'$$

$$\text{ChBrg}=\text{S}65^{\circ}58'05''\text{E}$$

$$\text{Ch}=619.96'$$



See Sheet 3

See Sheet 6

MURLAY DRIVE
 VILLAGES AT PLAIN
 CITY SECTION 4
 P.B. B, P. 195

PLAIN CITY ONE LLC
 O.R. 199, P. 318

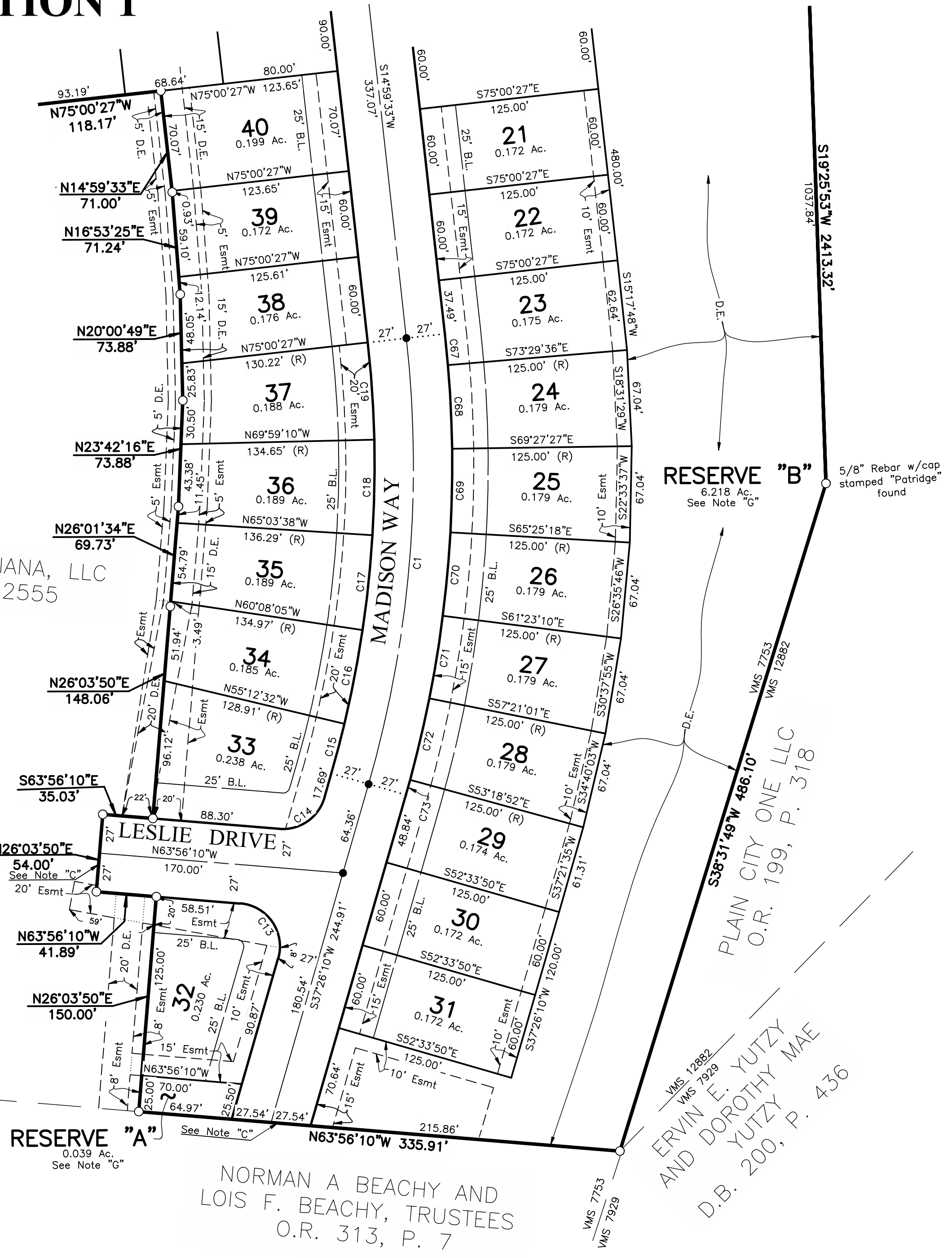
RESERVE "B"
 6.218 Ac.
 See Note "G"

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MADISON MEADOWS

SECTION 1

See Sheet 5



D.R. HORTON-INDIANA, LLC
O.R. 382, P. 2555

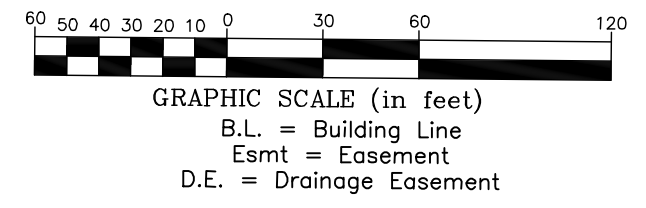
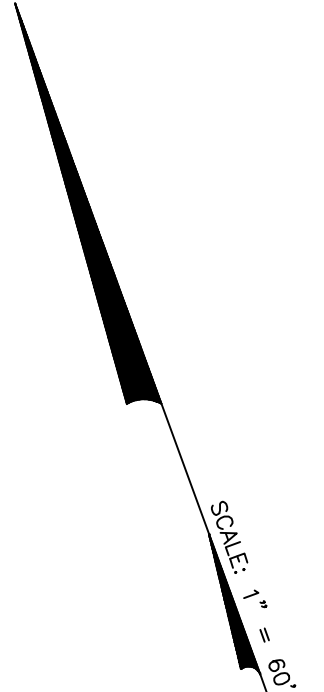
RESERVE "B"
6.218 Ac.
See Note "C"
5/8" Rebar w/cap stamped "Patridge" found

PLAIN CITY ONE LLC
O.R. 199, P. 318

ERVIN E. YUTZY AND DOROTHY MAE
D.B. 200, P. 436

NORMAN A. BEACHY AND LOIS F. BEACHY, TRUSTEES
O.R. 313, P. 7

RESERVE "A"
0.039 Ac.
See Note "C"



Line Type Legend

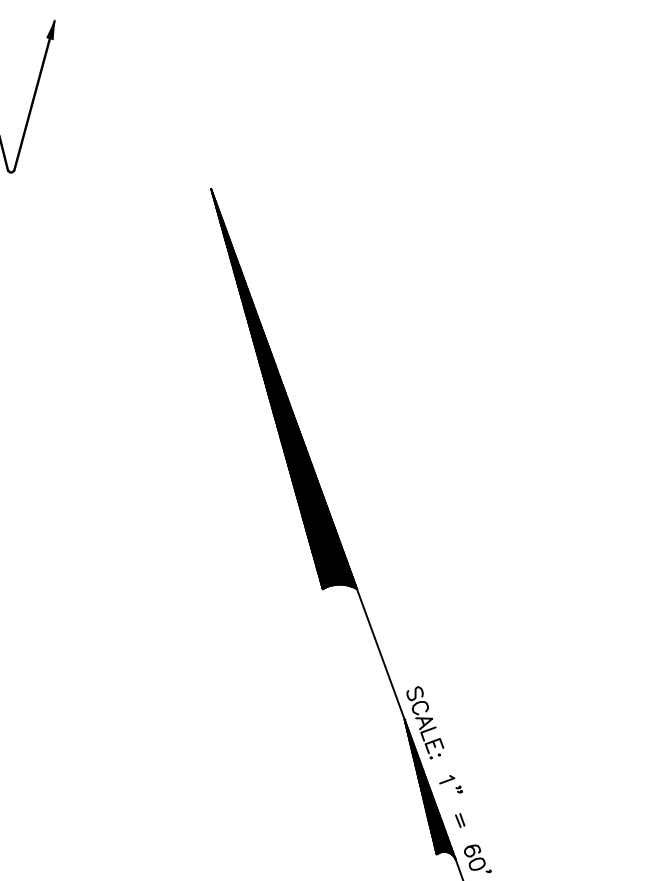
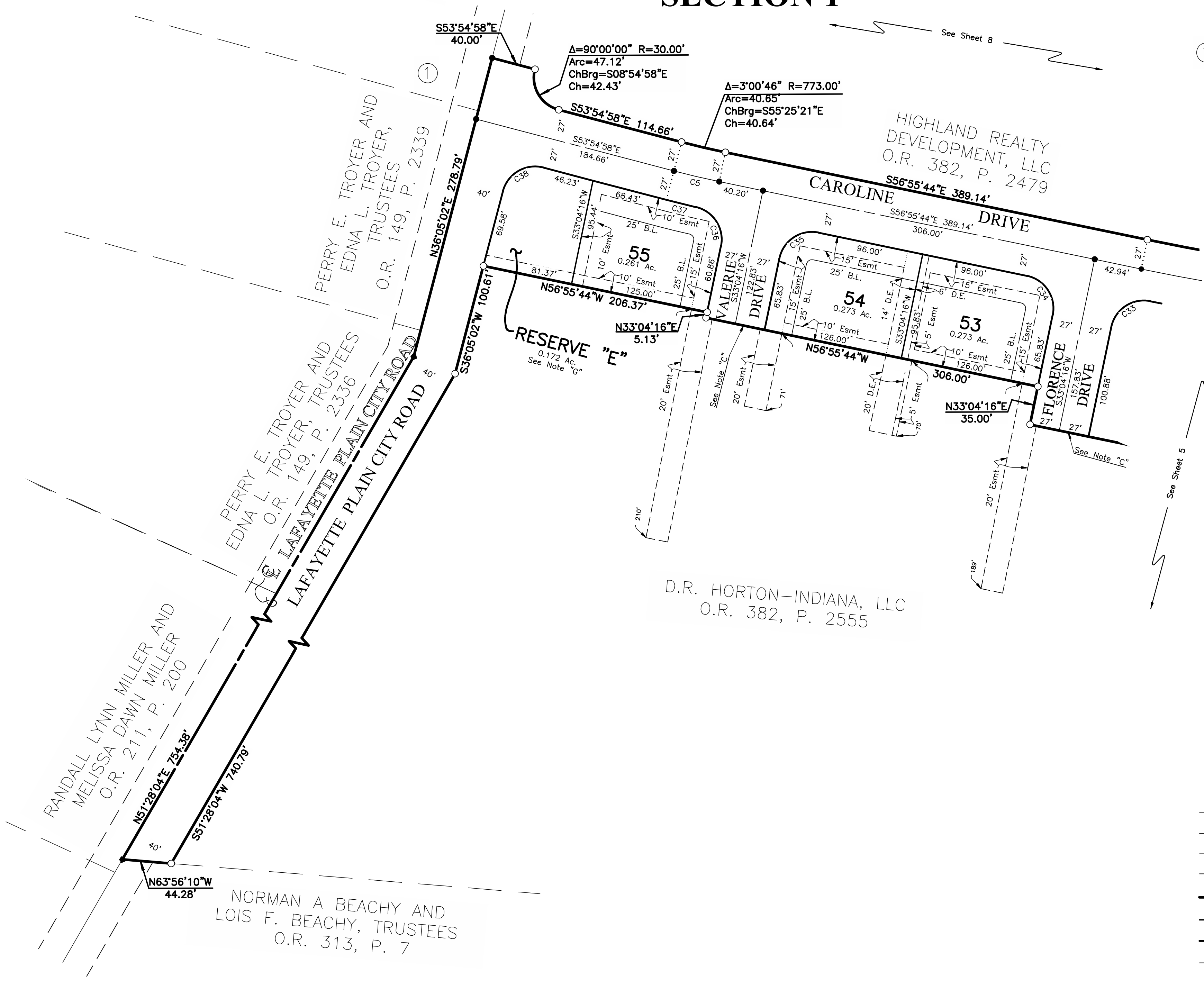
- Existing Property Line
- - - Existing R/W Line
- - - Existing R/W Centerline
- - - Existing Easement Line
- Proposed Subdivision Boundary Line
- Proposed Lot Line
- Proposed R/W Line
- - - Proposed R/W Centerline
- - - Proposed Easement Line

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MADISON MEADOWS

SECTION 1

① JOSEPH E. TROYER AND DEBRA TROYER, O.R. 184, P. 839



Line Type Legend

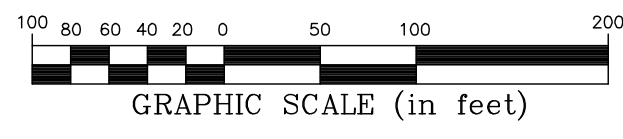
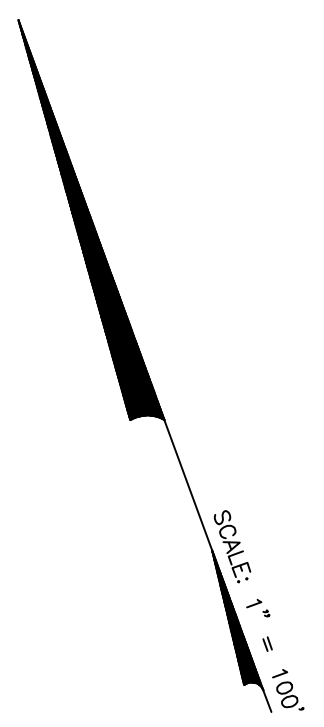
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	Existing R/W Line
	Existing R/W Centerline
	Existing Easement Line
	Proposed Subdivision Boundary Line
	Proposed Lot Line
	Proposed R/W Line
	Proposed R/W Centerline
	Proposed Easement Line

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MADISON MEADOWS

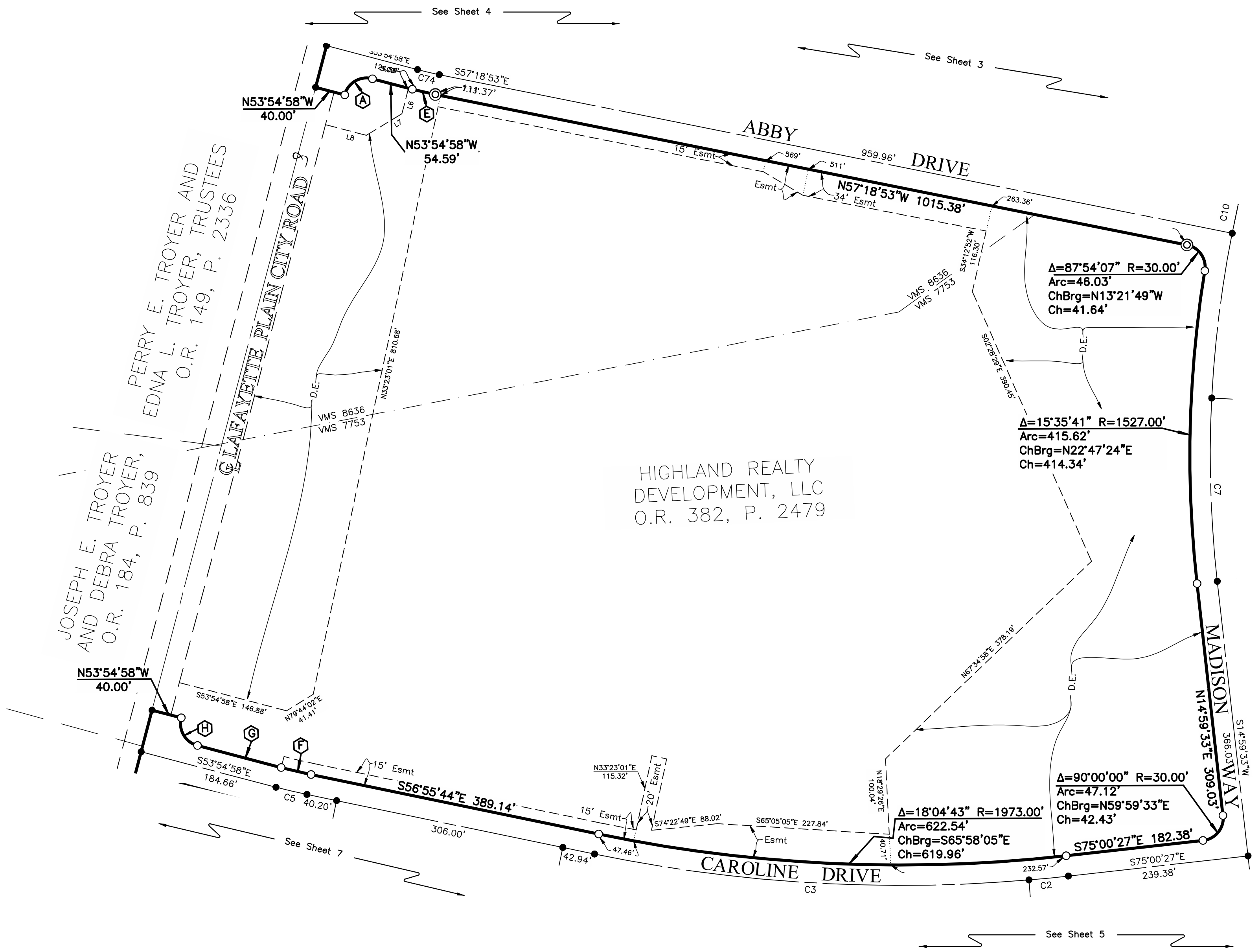
SECTION 1

LINE	BEARING	DISTANCE
L1	S14°34'04"W	42.24'
L2	N06°27'30"E	58.78'
L3	S75°30'03"E	15.11'
L4	N14°29'57"E	20.00'
L5	N75°30'03"W	19.58'
L6	S36°05'02"W	34.83'
L7	S80°04'05"W	55.13'
L8	N53°54'58"W	55.79'
L9	S31°37'37"E	30.36'
L10	S06°54'39"W	89.71'
L11	S06°54'39"W	63.76'
L12	N64°14'17"E	101.76'
L13	S31°37'37"E	21.87'
L14	S75°25'56"E	35.63'



B.L. = Building Line
 Esmt = Easement
 D.E. = Drainage Easement

- Line Type Legend
- Existing Property Line
 - - - Existing R/W Line
 - · - Existing R/W Centerline
 - · - Existing Easement Line
 - Proposed Subdivision Boundary Line
 - Proposed Lot Line
 - Proposed R/W Line
 - · - Proposed R/W Centerline
 - - - Proposed Easement Line



See Sheet 4
 See Sheet 3
 See Sheet 5
 See Sheet 7

U:\2021\0024\DWG\04SHEETS\PLAT\20210024-VS-PLAT.DWG plotted by JMASTON, JOHN on 10/29/2021 4:07:11 PM last saved by JMASTON on 10/29/2021 3:57:45 PM Xref:

MADISON MEADOWS

SECTION 1

Situated in the State of Ohio, County of Madison, Village of Plain City, and in Virginia Military Survey Numbers 8636 and 7753, containing 35.772 acres of land, more or less, said 35.772 acres being comprised of part of each of those tracts of land conveyed to **D.R. HORTON-INDIANA LLC** by deed of record in Official Record 382, Page 2555, and to **HIGHLAND REALTY DEVELOPMENT, LLC** by deed of record in Official Record 382, Page 2479, Recorder's Office, Madison County, Ohio.

The undersigned, **D.R. HORTON - INDIANA, LLC**, a Delaware limited liability company, by **D.R. HORTON, INC. -MIDWEST**, a California corporation, Sole Member, by **JACK MAUTINO**, Division President, and **HIGHLAND REALTY DEVELOPMENT, LLC**, an Ohio limited liability company, by **RANDY LOEBIG**, President, owners of the lands platted herein, duly authorized in the premises, do hereby certify that this plat correctly represents their "MADISON MEADOWS SECTION 1", a subdivision containing Lots numbered 1 to 55, 56A, 56B, 57A, 57B, 58A, 58B, 59A, 59B, 60A, 60B, 61A, 61B, 62A, 62B, 63A, 63B, 64A, 64B, 65A, 65B, 66A, 66B, 67A, 67B, 68A, 68B, 69A, 69, 70A and 70B, all inclusive, and areas designated as Reserve "A", Reserve "B", Reserve "C", Reserve "D", Reserve "E", Reserve "F" and Reserve "G", do hereby accept this plat of same and dedicate to public use, as such, all of Abby Drive, Caroline Drive, Florence Drive, Harrington Drive, Lafayette Plain City Road, Leslie Drive, Madison Way, Melissa Drive, Murlay Drive, Perry Pike and Valerie Drive shown hereon and not heretofore dedicated, and do hereby certify, per review and approval of the Village of Plain City, that this plat is in compliance, to the best of our knowledge and understanding, with the applicable parts of the Village of Plain City Subdivision Regulations and Zoning Regulations that apply to this plat. All streets shown hereon will not be accepted for public use until such time as construction is complete and said streets are formally accepted as such by the Village of Plain City.

Easements are hereby reserved in, over and under areas designated on this plat as "Easement" or "Drainage Easement". Each of the aforementioned designated easements permit the construction, operation and maintenance of all public and quasi public utilities, above, beneath and on the surface of the ground, and where necessary, for the construction, operation and maintenance of service connections to all adjacent lots and lands and for storm water drainage. Within those areas designated "Drainage Easement" on this plat, an additional easement is hereby reserved for the purpose of constructing, operating and maintaining major storm water drainage swales and/or other above ground storm water drainage facilities. No above grade structures, dams or other obstructions to the flow of storm water runoff are permitted within Drainage Easement areas as delineated on this plat unless approved by the Village of Plain City Engineer. Easement areas shown hereon outside of the platted areas are within lands owned by the undersigned and easements are hereby reserved therein for the uses and purposes expressed herein.

In Witness Whereof, **JACK MAUTINO**, Division President of **D.R. HORTON, INC. - MIDWEST**, Sole Member of **D.R. HORTON - INDIANA, LLC**, has hereunto set his hand this 11th day of May, 2021.

Signed and Acknowledged
In the presence of:

D.R. HORTON, - INDIANA, LLC
By **D.R. HORTON, INC. MIDWEST,**
Sole Member

TERRY E. ANDREWS
TERRY E. ANDREWS

By JACK MAUTINO
JACK MAUTINO,
Division President

PITAMBAR GAUTAM
PITAMBAR GAUTAM

STATE OF OHIO
COUNTY OF FRANKLIN ss:



Kimberly Byers
Notary Public, State of Ohio
My Commission Expires 04-19-25

Before me, a Notary Public in and for said State, personally appeared **JACK MAUTINO**, Division President of **D.R. HORTON - MIDWEST**, Sole Member of **D.R. HORTON - INDIANA, LLC**, who acknowledged the signing of the foregoing instrument to be his voluntary act and deed and the voluntary act and deed of said **D.R. HORTON - INDIANA, LLC**, for the uses and purposes expressed herein.

In Witness Whereof, I have hereunto set my hand and affixed my official seal this 11th day of May, 2021.

My commission expires 4/19/2025

Kimberly Byers
Notary Public,
State of Ohio

In Witness Whereof, **RANDY LOEBIG**, President of **HIGHLAND REALTY DEVELOPMENT, LLC**, has hereunto set his hand this 12 day of May, 2021.

Signed and Acknowledged
In the presence of:

HIGHLAND REALTY DEVELOPMENT, LLC

TERRY ANDREWS
TERRY ANDREWS
PITAMBAR GAUTAM
PITAMBAR GAUTAM

By RANDY LOEBIG
RANDY LOEBIG,
President

STATE OF OHIO
COUNTY OF FRANKLIN ss:



Kimberly Byers
Notary Public, State of Ohio
My Commission Expires 04-19-25

Before me, a Notary Public in and for said State, personally appeared **RANDY LOEBIG**, President of **HIGHLAND REALTY DEVELOPMENT, LLC**, who acknowledged the signing of the foregoing instrument to be his voluntary act and deed and the voluntary act and deed of said **HIGHLAND REALTY DEVELOPMENT LLC**, for the uses and purposes expressed herein.

In Witness Whereof, I have hereunto set my hand and affixed my official seal this 12th day of May, 2021.

My commission expires 4/19/2025

Kimberly Byers
Notary Public,
State of Ohio

Approved this 3rd day of Sept.,
2021

Zoning Inspector
Zoning Inspector, Village of Plain City, Ohio

Approved this 26th day of May,
2021

Chairman, Planning and Zoning Commission
Chairman, Planning and Zoning Commission, Village of Plain City, Ohio

Approved this 16th day of June,
2021

Village Engineer
Village Engineer, Village of Plain City, Ohio

Approved this 3rd day of Sept.,
2021

Village Administrator
Village Administrator,
Village of Plain City, Ohio

Transferred this 9th day of November,
2021.

Jennifer S. Hunter
Auditor,
Madison County, Ohio

Recorded this 9th day of NOV., 2021 Plat Book B, Page 457-464

202100007224
Filed for Record in
MADISON COUNTY, OHIO
CHARLES E REED, RECORDER
11-09-2021 At 10:04 am.
PLAT 43.60

Charles E. Reed by Cindy Andrews
Recorder, Madison County, Ohio

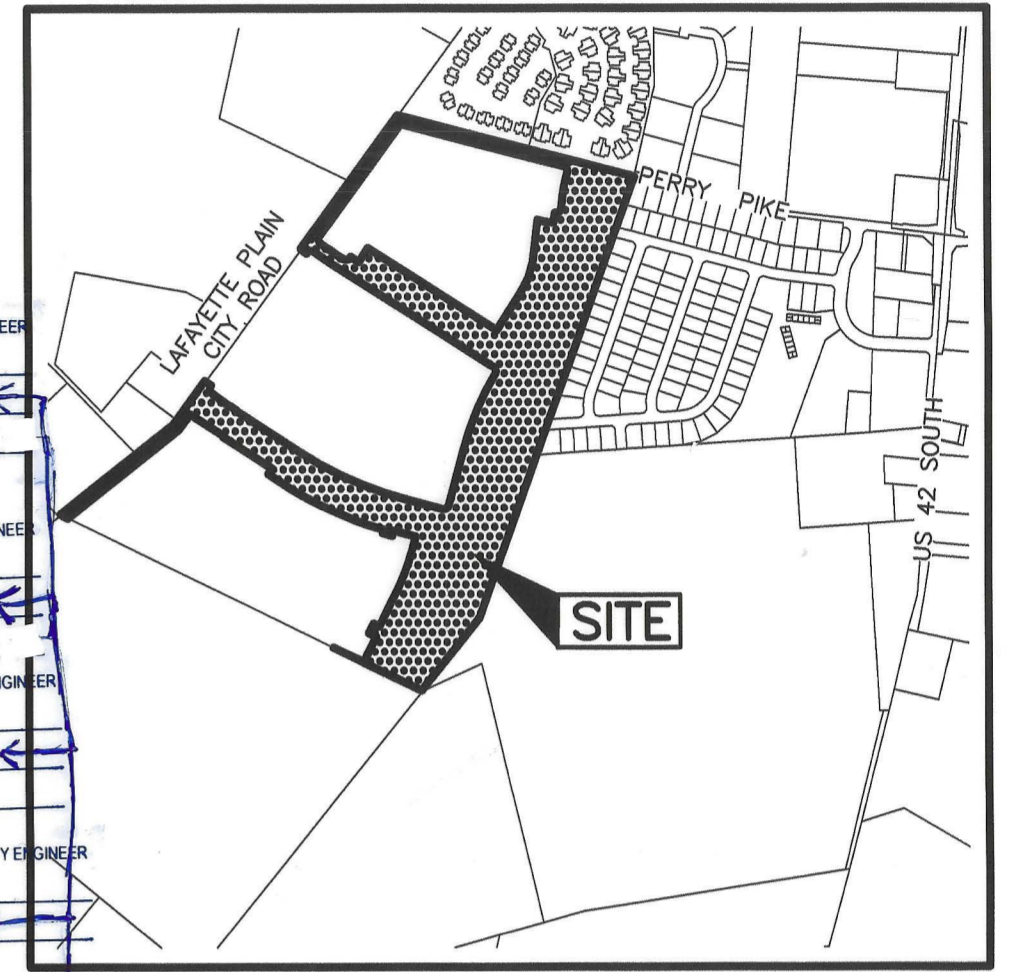


By Matthew A. Kirk
Professional Surveyor No. 7865

10 May 21
Date

PLAIN CITY DESCRIPTION ACCEPTABLE MADISON COUNTY ENGINEER	DATE <u>11/9/21</u> BY <u>SA</u>
ACREAGE <u>6.697</u>	RESIDUAL <u>18.088</u>
DESCRIPTION ACCEPTABLE MADISON COUNTY ENGINEER	DATE <u>11/9/21</u> BY <u>SA</u>
ACREAGE <u>26.841</u>	RESIDUAL <u>24.228</u>
DESCRIPTION ACCEPTABLE MADISON COUNTY ENGINEER	DATE <u>11/9/21</u> BY <u>SA</u>
ACREAGE <u>.932</u>	RESIDUAL <u>14.66</u>
DESCRIPTION ACCEPTABLE MADISON COUNTY ENGINEER	DATE <u>11/9/21</u> BY <u>SA</u>
ACREAGE <u>1.302</u>	RESIDUAL <u>11.896</u>

COMBINE TO
35.772
and 15 LOTS 1-55 (15.098)
LOTS 56A+B-70A+B
+ RES A-G (10.371)
+ DEBATED ROW 10.303



LOCATION MAP AND BACKGROUND DRAWING

NOT TO SCALE

SURVEY DATA:

BASIS OF BEARINGS: The bearings shown hereon are based on the Ohio State Plane Coordinate System, South Zone, NAD 83 (2011). Said bearings originated from a field traverse which was tied (referenced) to said coordinate system by positional solutions derived by the National Geodetic Survey's Online Positioning Users Service software using GPS observations and observations of selected CORS base stations in the National Spatial Reference System.

SOURCE OF DATA: The sources of recorded survey data referenced in the plan and text of this plat are the records of the Recorder's Office, Madison County, Ohio.

IRON PINS: Iron pins, where indicated hereon, unless otherwise noted, are to be set and are iron pipes, thirteen sixteenths inch inside diameter, thirty inches long with a plastic plug placed in the top end bearing the initials EMHT INC.

PERMANENT MARKERS: Permanent markers, where indicated hereon, are to be one-inch diameter, thirty-inch long, solid iron pins. Pins are to be set to monument the points indicated and are to be set with the top end flush with the surface of the ground and then capped with an aluminum cap stamped EMHT INC. Once installed, the top of the cap shall be marked (punched) to record the actual location of the point.

SURVEYED & PLATTED
BY



Evans, Mechwart, Hambleton & Tilton, Inc.
Engineers • Surveyors • Planners • Scientists
5500 New Albany Road, Columbus, OH 43054
Phone: 614.775.4500 Toll Free: 888.775.3648
emht.com

We do hereby certify that we have surveyed the above premises, prepared the attached plat, and that said plat is correct and conforms to the requirements of Section 1121.03 FINAL PLAT REQUIREMENTS of the Codified Ordinances of Plain City, Ohio, excepting therefrom Items (a), (3), (5), (6), (16), (21) and (26). All dimensions are in feet and decimal parts thereof.

- = Iron Pin (See Survey Data)
- = MAG Nail to be set
- ◎ = Permanent Marker (See Survey Data)
- ◆ = Mag nail found
- ▲ = Railroad spike found