

TOWN 5 RANGE 6 SECTION 20 CONCORD TOWNSHIP

SCALE 1" = 30'

VOL. MIAMI CO. ENGRS. RECORD OF LAND SURVEYS

FILE NUMBER 94347

RECEIVED FOR RECORD THIS 7 DAY OF Feb 1958 AT 1:34-P. M. PLAT BOOK NO 7 PAGE 2

Horace Clamer MIAMI COUNTY RECORDER

FEE \$ 4.20

ANNEXATION MAP

BEING AN AREA BOUNDED BY WEST MAIN ST ON THE NORTH AND BY THE RIGHT-OF-WAY LINE OF NEW US RTE 25, THE N-S 1/2 SECTION LINE, AND A LINE APPROX 360'E AND PARALLEL TO THE 1/2 SECTION LINE ON THE WEST, BY THE CENTER OF MCKAIG ROAD AND THE NORTH LINE OF VARIOUS PROPERTIES ON MCKAIG ROAD ON THE SOUTH AND BY THE PRESENT CORPORATION LINE OF THE CITY OF TROY ON THE EAST AND CONTAINING 139.566 ACRES IN SECTION 20, TOWN 5, RANGE 6 IN CONCORD TOWNSHIP, MIAMI COUNTY, OHIO

WE, THE UNDERSIGNED, BEING A MAJORITY OF THE RESIDENT FREEHOLDERS IN THE ABOVE DESCRIBED AREA REQUEST ANNEXATION OF THIS AREA TO THE CITY OF TROY

Ray A. Bliss, Martha J. Bliss, Witness: Robert J. Jones, Richard D. Fisher

STATE OF OHIO - MIAMI COUNTY: I PERSONALLY APPEARED BEFORE ME THE ABOVE SIGNED PARTIES AND ACKNOWLEDGE THE SIGNING THEREOF TO BE THEIR VOLUNTARY ACT AND DEED. SWORN AND SUBSCRIBED BEFORE ME THIS 7th DAY OF Aug. 1957. Robert J. Jones, Notary Public in and for Miami County - My Commission Expires Feb 27, 1959

THE ANNEXATION OF THE ABOVE DESCRIBED AREA TO THE CITY OF TROY APPLIED BY THE BOARD OF COMMISSIONERS OF MIAMI COUNTY, O. Roy Harman, Adam Wilgus, Richard D. Fisher

I HEREBY APPROVE THIS ANNEXATION MAP THIS 21 DAY OF October 1957. W. C. Freshour, Miami County Engineer

AT A MEETING OF THE CITY COUNCIL OF THE CITY OF TROY, OHIO HELD THIS 6th DAY OF JAN. 1958 THIS ANNEXATION PLAT WAS ACCEPTED BY ORDINANCE NO. 0-2-58

O. S. Antwerp, Mayor; J. J. Sampkins, Clerk of Council

I HEREBY APPROVE THIS PLAT & HAVE CAUSED THE LOT NUMBERS AS SHOWN TO BE PLACED HEREON TO DESIGNATE THE TRACTS THIS 7th DAY OF February 1958

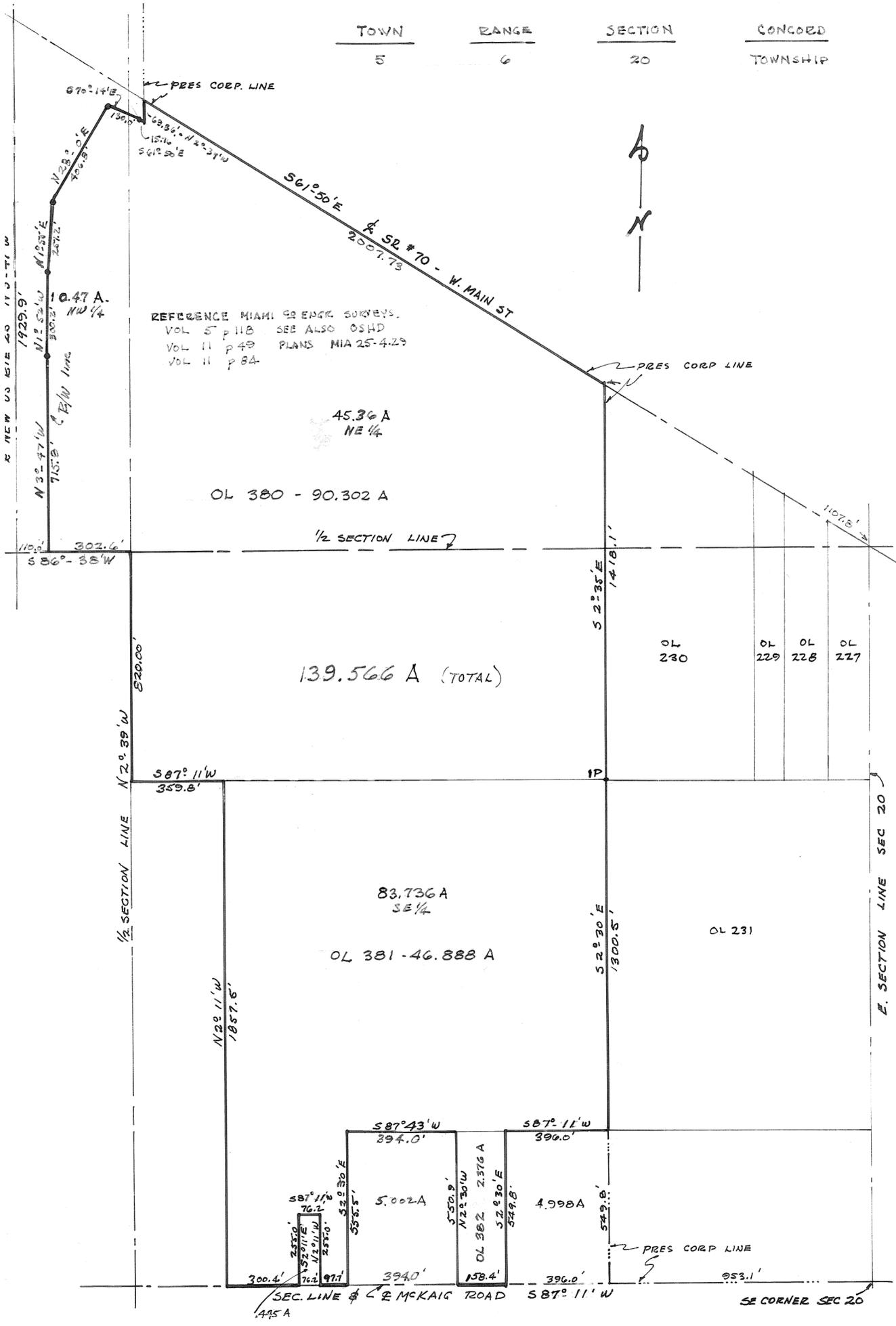
Ruth E. Graham, Miami County Auditor

ANNEXATION MAP FOR TROY LAND IMPROVEMENT CO



GLEN G. MCCONNELL JR. REG. SURVEYOR

D-43



ANNEXATION OF

139.566 acres of land in Section 20, Town 5, Range 6, East. Concord Township MIAMI COUNTY, OHIO. to CITY OF TROY

H. H. Tamplin Clerk of Council and City Auditor OF City of Troy Miami County, Ohio.

Dated: Jan 23 1958

ORDINANCE NO. 0-2-58

THE STATE OF OHIO DEPARTMENT OF STATE This will acknowledge receipt of the filing for annexation of territory for the City of Troy, Miami County, Ohio. The check in the amount of \$5.00 for filing has been received. WITNESS my hand and official seal at Columbus, Ohio, this 10th day of February, A. D. 1958.

ORDINANCE AUTHORIZING THE ANNEXATION OF 139.566 ACRES OF LAND ADJACENT TO THE CITY OF TROY LOCATED IN SECTION 20, TOWN 5, RANGE 6 EAST, CONCORD TOWNSHIP, MIAMI COUNTY OHIO.

BE IT ORDAINED by the Council of the City of Troy, Ohio, a majority of the members duly elected thereto concurring:

SEAL Secretary of State Ted W. Brown Secretary of State

SECTION 1. That, in accordance with the petition of Roy H. Leiss and Martha S. Leiss, the annexation of the following described territory in the County of Miami and adjacent to the City of Troy be and the same is hereby authorized and approved: Situate in the State of Ohio, County of Miami and Township of Concord, and in Section 20, Town 5, Range 6 East:

B 33 RECEIPT AND CERTIFICATE ANNEXATION OF TERRITORY FOR THE CITY OF TROY, MIAMI COUNTY

Beginning at a point in the center of West Main Street North 61° 50' West, 1107.8 feet from the Northeast corner of the Southeast Quarter of Section 20 and marking a corner of the present corporation line of the City of Troy; thence South 2° 35' East along the corporation line 1418.1 feet to an iron pin; thence continuing along the corporation line South 2° 30' East, 1300.5 feet; thence South 87° 11' West 396.0 feet; thence South 2° 30' East, 549.8 feet to the centerline of McKaig Road and the South line of Section 20; thence South 87° 11' West along the center line of the Road 158.4 feet; thence 2° 30' West, 550.9 feet; thence South 87° 43' West, 394.0 feet; thence 2° 30' East, 555.5 feet to the center line of road; thence 87° 11' West, 97.7 feet; thence 2° 11' West, 255.0 feet; thence South 87° 11' West, 76.2 feet; thence North 1° 55' East, 255.0 feet to the centerline of McKaig Road; thence South 87° 11' West, 300.4 feet; thence 2° 11' West, 1857.5 feet; thence South 87° 11' West, 359.8 feet to the half section line; thence North 2° 39' West along the half Section line 820.0 feet to the intersection of the half section lines thence 86° 38' West along the half Section line 302.6 feet to the East right-of-way line of U S Route 25; thence following the right-of-way line North 3° 47' West, 715.8 feet; thence north 1° 52' West, 300.2 feet; thence North 1° 55' East, 251.2 feet; thence North 28° 00' East, 406.8 feet; thence South 70° 14' East, 130.0 feet; thence South 61° 50' East, 15.76 feet; thence North 2° 39' West, 69.86 feet to the centerline of West Main Street in a corner of the present corporation line; thence 81° 50' East along the centerline of West Main Street, 2007.73 feet to the place of beginning of tract, and containing 139.566 acres, more or less.

Table with 2 columns: NAME, NUMBER. Lists various legal filings such as DOMESTIC CORPORATIONS, TRADE MARK, and FOREIGN CORPORATIONS.

In accordance with the map of such territory to be annexed, submitted with the petition and transcript as approved by the Commissioners of Miami County, Ohio.

Section 2. That the petitioners are hereby authorized and instructed, upon approval of the signatures of the necessary city official, to file with the Recorder of Miami County, the annexation plat and necessary proceedings thereto.

Section 3. That a certified copy of this ordinance be forwarded to the auditor of Miami County by the clerk of the council.

Section 4. That this ordinance shall take effect and be in full force from and at the earliest day allowed by law.

I certify that the attached document was received and filed in the office of TED W. BROWN, Secretary of State, at Columbus, Ohio, on the 10th day of February A. D. 1958, and recorded on Roll B 33 at Frame 512 of the RECORDS OF INCORPORATION AND MISCELLANEOUS FILINGS.

Adopted January 6, 1958 R. A. Gardner President of council. O. S. Metcalf, Mayor

Attest: H. H. Tamplin, Clerk of Council

Ted W. Brown Secretary of State

Filed by and Returned To: H. H. Tamplin City Auditor Troy, Ohio

NAME: Annexation of Territory for the City of Troy, Miami County 39-37 FEE RECEIVED \$5.00

February 8 1958

Mr Ted W. Brown Secretary of State Columbus Ohio

Dear Sir: Enclosed is a transcript of proceedings in the matter of annexing 139.566 acres to the City of Troy, Ohio. Our check for \$5.00 is enclosed, to cover the filing fee. Yours very truly H. H. Tamplin City Auditor Troy

CERTIFICATION IN THE MATTER OF ANNEXING TERRITORY IN SECTION 20 CONCORD TOWNSHIP TO THE CITY OF TROY, OHIO

I, H. H. Tamplin, Clerk of Council and City Auditor of the City of Troy, Miami County, Ohio, do certify that the attached is a true copy of Ordinance No. 0 - 2 - 58 Authorizing the annexation of 139.566 acres of land adjacent to the City of Troy, located in Section 20, Town 5, Range 6 East in Concord Township, Miami County, Ohio. Said Ordinance being adopted and approved by Council and the Mayor on January 6th, 1958.

I further certify that the attached certified Proof of Publication of Ordinance 0- 2 - 58 January 9th and January 16 1958 is true and correct. Map attached hereto is a true copy of the original map of the territory annexed. The original map covering the territory described in Ordinance No 0 - 2 - 58 has been approved by the County Auditor and filed with the Recorder of Miami County, Ohio.

PROOF OF PUBLICATION THE STATE OF OHIO) ss MIAMI COUNTY) R.D. Steinmetz, being first duly sworn, says that he is General Manager of THE TROY DAILY NEWS, INC. Publishers of THE TROY DAILY NEWS is a true copy, was published in said paper on Thursday of each week for 2 weeks, beginning on the 9th day of January 1958 Sworn to and subscribed before me this 17th day of January, 1958 R. D. Steinmetz Notary Public, Miami County, Ohio Commission Expires August 22, 1960 Doris Crawford Notary SEAL

ORDINANCE AUTHORIZING THE ANNEXATION OF 139.566 ACRES OF LAND ADJACENT TO THE CITY OF TROY, LOCATED IN SECTION 20, TOWN 5, RANGE 6 EAST, CONCORD TOWNSHIP, MIAMI COUNTY, OHIO.

BE IT ORDAINED by the Council of the City of Troy, Ohio, a majority of the members duly elected thereto concurring:

SECTION 1. That, in accordance with the petition of Roy H. Leiss and Martha S. Leiss, the annexation of the following described territory in the County of Miami and adjacent to the City of Troy be and the same is hereby authorized and approved:

Situate in the State of Ohio, County of Miami and Township of Concord, and in Section 20, Town 5, Range 6 East: Beginning at a point in the center of West Main Street North 61° 50' West, 1107.8 feet from the Northeast corner of the Southeast Quarter of Section 20 and marking a corner of the present corporation line of the City of Troy; thence South 2° 35' East along the corporation line 1418.1 feet to an iron pin; thence continuing along the corporation line South 2° 30' East, 1300.5 feet; thence South 87° 11' West 396.0 feet; thence South 2° 30' East, 549.8 feet to the centerline of McKaig Road and the south line of Section 20; thence South 87° 11' West along the centerline of the road 158.4 feet; thence North 2° 30' West, 550.9 feet; thence South 87° 43' West, 394.0 feet; thence South 2° 30' East, 555.5 feet to the centerline of road; thence South 87° 11' West, 97.7 feet; thence North 2° 11' West, 255.0 feet; thence South 87° 11' West, 76.2 feet; thence South 2° 11' East, 255.0 feet to the centerline of McKaig Road; thence South 87° 11' West, 300.4 feet; thence North 2° 11' West 1857.5 feet; thence South 87° 11' West, 359.8 feet to the half section line; thence North 2° 39' West along the half section line 820.0 feet to the intersection of the half section lines; thence South 86° 38' West along the half section line 302.6 feet to the east right-of-way line of U.S. Route 25; thence following the right-of-way line North 3° 47' West, 715.8 feet; thence North 1° 52' West, 300.2 feet; thence North 1° 55' East, 251.2 feet; thence North 28° 00' East, 406.8 feet; thence South 70° 14' East, 130.0 feet; thence South 61° 50' East, 15.76 feet; thence North 2° 39' West, 69.86 feet to the centerline of West Main Street and a corner of the present corporation line; thence South 61° 50' East along the centerline of West

Main Street, 2007.73 feet to the place of beginning of tract, and containing 139.566 acres, more or less.

in accordance with the map of such territory to be annexed, submitted with the Petition and transcript as approved by the Commissioners of Miami County, Ohio.

SECTION 2. That the petitioners are hereby authorized and instructed, upon approval of the signatures of the necessary city officials, to file with the Recorder of Miami County, the annexation plat and necessary proceedings thereto.

ORDINANCE NO. 0-2-58

Page 2

SECTION 3. That a certified copy of this Ordinance be forwarded to the Auditor of Miami County by the Clerk of this Council.

SECTION 4. That this Ordinance shall take effect and be in full force from and at the earliest day allowed by law.

Adopted January 6, 1958

R. A. Gardner
President of Council

Approved January 6, 1958

J. S. Metcalf
Mayor

Attest H. H. Tamplin
Clerk of Council

CERTIFICATION

Extract from the Minutes of the Council of the City of Troy, Ohio on January 6, 1958 concerning the annexation of 139,566 acres of land, in Concord Township, Miami County to the City of Troy, Ohio.

ORDINANCE NO. O - 2 - 58.

ORDINANCE AUTHORIZING THE ANNEXATION OF 139,566 ACRES OF LAND ADJACENT TO THE CITY OF TROY, LOCATED IN SECTION 20, TOWN 5, RANGE 6 EAST, CONCORD TOWNSHIP, MIAMI COUNTY, OHIO. Le Fevre moved, seconded by Shanesy, the rule requiring three readings be suspended. Vote: Yeas: Barnett, Cherrington, Jenkins, Kolter, Le Fevre, Shanesy, Terrell. Nays: None. Motion then made by Jenkins, seconded by Kolter the Ordinance be adopted. Roll Call, Yeas: Barnett, Cherrington, Jenkins, Kolter, Le Fevre, Shanesy, Terrell. Nays: None ADOPTED.

Troy Ohio January 23 1958

In the matter of annexation to the City of Troy, Ohio of 139,566 acres of land adjacent to said City, I, the undersigned H. H. Tamplin, Clerk of Council and Auditor of the City of Troy, Ohio hereby certify the above is a true copy of the Minutes as pertaining to said annexation, of a meeting of the Council of the City of Troy, Ohio held on the 6th day of January 1958.

H. H. Tamplin
Clerk of Council and City Auditor. Troy, Miami County, Ohio

Seal of Troy, Ohio

CERTIFICATION

IN THE MATTER OF ANNEXATION OF TERRITORY IN THE TOWNSHIP OF CONCORD BEING 139.566 ACRES OF LAND ADJACENT TO THE CITY OF TROY, LOCATED IN SECTION 20; TOWN 5; RANGE 6 EAST, MIAMI COUNTY, OHIO

I, H. H. Tamplin Clerk of Council and City Auditor of the City of Troy, Miami County, Ohio, do hereby certify that the attached is a true copy of Transcript of proceedings in the matter of annexing 139.566 acres in Section 20, Concord Township and filed with me as City Auditor and Clerk of Council of the City of Troy County of Miami, Ohio by the Board of Commissioners of Miami County, Ohio on October 24 1957.

H. H. Tamplin
Clerk of Council and City Auditor of the City of Troy, Miami County, Ohio

Dated: Jan 23 1958

Office of COMMISSIONERS OF MIAMI COUNTY
Court House -- Troy, Ohio
Phone 4091

Roy G. Garman
Adam Wilgus
Richard Seifried

October 24, 1957

Mr. Harry H. Tamplin
Auditor, City of Troy
City Building
Troy, Ohio

Dear Mr. Tamplin:

Annexation of Concord Township Territory to City of Troy

We are enclosing herewith three transcripts of the proceedings in the approved annexation of territory in Section 20, Concord Township to the City of Troy, Ohio. We also are delivering the original tracing of the map for the final signatures before filing.

We submit these for your disposal with the Troy City Council according to law. Please note that the one transcript, as indicated, contains the original petition and map attached.

Yours very truly,
MIAMI COUNTY COMMISSIONERS
By: Mary F. Boyd Clerk.
H. H. Tamplin CITY AUDITOR

Encl. FILED IN THE OFFICE OF CITY AUDITOR OCT 24 1957

CERTIFICATION

IN THE MATTER OF ANNEXING TERRITORY IN SECTION 20, CONCORD TOWNSHIP, TO THE CITY OF TROY, OHIO - Roy H. Leiss and Martha S. Leiss, Petitioners:

I, Mary F. Boyd, Clerk to the Board of Miami County Commissioners, Troy, Ohio, do hereby certify that the attached PETITION and accompanying map, and the AFFIDAVIT as to publication and posting of notice, are the originals thereof filed in these proceedings; and that the photostat copy of the PROOF OF PUBLICATION from the Troy Daily News, Troy, Ohio, is a true and correct copy thereof.

I further certify that the attached typewritten copy of resolution, "ACCEPTANCE OF PETITION - HEARING DATE SET", and the photostat copy of resolution, "PUBLIC HEARING HELD - PETITION GRANTED" are true and correct copies of the action taken by the Board of Miami County Commissioners on dates of August 21, 1957, and October 21, 1957, as recorded in Commissioners' Journal No. 34, pages 387 and 435 respectively.

Mary F. Boyd
Clerk, Board of Miami County Commissioners

Dated: October 23, 1957

Troy, Ohio
August 12, 1957

Commissioners of Miami County
State of Ohio
Troy, Ohio

Gentlemen: Subject: Petition for Annexation
The undersigned, being a majority of the adult freeholders residing on the following described territory, situated in the County of Miami and adjacent to the City of Troy, Ohio, to-wit:

Description of the area to be annexed -
Situate in the State of Ohio, Miami County, Concord Twp., Town 5 Range 6 East - consisting of 139.566 acres in Section 20.
The boundary of the entire tract to be annexed to the City of Troy, Ohio being more fully described as follows:-

Beginning at a point in the center of W. Main St. N 61°-50'W, 1107.8' from the NE corner of the SE quarter of Section 20 and marking a corner of the present corporation line of the City of Troy, thence S 2°-35'E along the corporation line 1418.1' to an iron pin, thence continuing along the corporation line S 2°-30'E, 1,300.5', thence S 87°-11'W, 396.0', thence S 2°-30'E, 549.8' to the centerline of McKaig Rd. and the south line of Section 20, thence S 87°-11'W along the centerline of the road 158.4', thence N 2°-30'W, 550.9', thence S 87°-43'W, 394.0', thence S 2°-30'E, 555.5' to the centerline of road, thence S 87°-11'W, 97.7', thence N 2°-11'W, 255.0', thence S 87°-11'W, 76.2', thence S 2°-11'E, 255.0' to the centerline of McKaig Rd., thence S 87°-11'W, 300.4', thence N 2°-11'W, 1,857.5', thence S 87°-11'W, 359.8' to the half section line, thence N 2°-39'W, along the half section line 820.0' to the intersection of the half-section lines, thence S 86°-38'W along the half section line 302.6' to the E right-of-way line of U.S. Route 25, thence following the right-of-way line N 3°-47'W, 715.8', thence N 1°-52'W, 300.2', thence N 1°-55'E, 251.2', thence N 28°-0'E, 406.8', thence S 70°-14'E, 130.0', thence S 61°-50'E, 15.76', thence N 2°-39'W, 69.86' to the centerline of W. Main St. and a corner of the present corporation line, thence S 61°-50'E along the centerline of W. Main St. 2,007.73' to the place of beginning of tract and containing 139,566 acres, more or less.

An accurate map of which territory is hereto attached; respectfully petition that the above described territory be annexed to the City of Troy, Ohio and Earl Galbreath is hereby authorized to act as agent of the petitioners in securing such annexation.

Martha S. Leiss
Martha S. Leiss - Freeholder

Roy H. Leiss
Roy H. Leiss - Freeholder

Troy, Ohio October 18, 1957

AFFIDAVIT

Before me, the undersigned Notary Public, personally came Earl C. Galbreath, who, being first duly sworn according to law, deposes and says that he is the agent for the petitioners freeholders living on the land sought to be annexed to the City of Troy, Miami County, Ohio, and which land is described by metes and bounds in the petition filed in this proceedings.

Affiant says that said petition was signed by all of the freeholders living and residing on said land and in said territory; that notice was published in the Troy Daily News, a newspaper of general circulation in Miami County, Ohio, for six consecutive weeks, and that proof of publication is duly filed in this proceedings; that a true copy of said notice was posted in a conspicuous place within the limits of said territory on August 27, 1957, six weeks or more prior to the date of the hearing of the petition on Monday, October 21, 1957.

That this affidavit is for the purpose of showing full compliance with law pertaining to annexation proceedings.

Sworn to and subscribed in my presence this 18th day of October, 1957. Earl C. Galbreath

ROBERT A. JONES Notary Public
My Commission Expires February 27, 1959
Notary Seal

Robert A. Jones

LEGAL NOTICE

Notice is hereby given that on the 23rd day of August, - 1957, there was presented to the Board of Commissioners of the County of Miami, and State of Ohio, a petition signed by a majority of the adult freeholders reciting in the following described territory Situated in the County of Miami and adjacent to the City of Troy, Ohio to wit:-

Description of area to be annexed:

Beginning at a point in the center of W. Main St. N 61°-50'W, 1107.8' from the NE corner of the SE quarter of Section 20 and marking a corner of the present corporation line of the City of Troy, thence S 2°-35'E along the corporation line 1418.1' to an iron pin, thence continuing along the corporation line S 2°-30'E, 1,300.5', thence S 87°-11'W, 396.0', thence S 2°-30'E, 549.8' to the centerline of McKaig Rd. and the south line of Section 20, thence S 87°-11'W along the centerline of the road 158.4', thence N 2°-30'W, 550.9', thence S 87°-43'W, 394.0', thence S 2°-30'E, 555.5' to the centerline of road, thence S 87°-11'W, 97.7', thence N 2°-11'W, 255.0', thence S 87°-11'W, 76.2', thence S 2°-11'E, 255.0' to the centerline of McKaig Rd., thence S 87°-11'W, 300.4', thence N 2°-11'W, 1,857.5', thence S 87°-11'W, 359.8' to the half section line, thence N 2°-39'W, along the half section line 820.0' to the intersection of the half section lines, thence S 86°-38'W along the half section line 302.6' to the E right-of-way line of U.S. Route 25, thence following the right-of-way line N 3°-47'W, 715.8', thence N 1°-52'W, 300.2', thence N 1°-55'E, 251.2', thence N 28°-0'E, 406.8', thence S 70°-14'E, 130.0', thence S 61°-50'E, 15.76', thence N 2°-39'W, 69.86' to the centerline of W. Main St. and a corner of the present corporation line thence S 61°-50'E along the centerline of W. Main St. 2,007.73' to the place of beginning of tract and containing 139,566 acres, more or less:

praying therein that said territory be annexed to the City of Troy in the manner provided by law and designating the undersigned as there agent in securing such annexation. The said Board of Commissioners has fixed the 21st day of October at ten o'clock A.M. as the time of hearing said petition at the offices of the Commissioners in the Miami County Court House, Troy, Ohio.

Aug. 39; Sept. 5-12-19-26; Oct. 3

Earl Galbreath,
Agent of the Petitioners

PROOF OF PUBLICATION

The State of Ohio)
Miami County) ss:

R. D. Steinmetz, being first duly sworn, says that he is General Manager of THE TROY DAILY NEWS, INC. Publishers of THE TROY DAILY NEWS a newspaper printed, and of general circulation, in said county, and that a notice of which the annexed is a true copy, was published in said paper on Thursday of each week for 6 weeks, beginning on the 29th day of August, 1957

Sworn to and subscribed before me this 4th day of October, 1957. R. D. Steinmetz

Printer's Fee \$42.80
Notary's Fee \$1.80
Total \$44.60

Doris Crawford
Notary Public, Miami County, Ohio

Notary Seal

Situate in the State of Ohio, Miami County, Concord Twp., Town 5 Range 6 East--consisting of 139.566 acres in Section 20. The boundary of the entire tract to be annexed to the City of Troy, Ohio being more fully described as follows:

ANNEXATION OF TERRITORY IN SECTION 20, CONCORD TOWNSHIP TO THE CITY OF TROY, OHIO

Roy H. Leiss and Martha S. Leiss, Petitioners (Sections 709.02, 707.05 R. C.)

ACCEPTANCE OF PETITION - HEARING DATE SET

Mr. Wilgus introduced the following resolution and moved its adoption: WHEREAS, a petition signed by Roy H. Leiss and Martha S. Leiss, McKaig Ave., Troy, Ohio, has been presented to the Board of Miami County Commissioners asking for annexation of certain territory in Section 20, Town 5, Range 6, Concord Township, Miami County, and being adjacent to the West Corporation line of Troy, Ohio, containing 139.566 acres, more or less; such territory to be annexed is more fully described in the petition and the accompanying plat map being filed under the provisions of Section 709.02 of the Revised Code of Ohio, now therefore be it RESOLVED, by the Board of Miami County Commissioners that said petition be filed in the office of Auditor of Miami County, Ohio, where it shall be subject to the inspection of any person interested and shall be for hearing on the twenty-first day of October, 1957, at ten o'clock A.M. in the offices of the Miami County Commissioners, Court House, Troy, Ohio, and be it further RESOLVED, that the agent for the petitioners, Earl Galbreath, Troy, Ohio, as designated in the petition, shall be notified by the Clerk of the Board of such hearing date so that he may give notice thereof as required by law. The motion for the adoption of the resolution was seconded by Mr. Seifried, with the Board voting as follows: Mr. Garman, yea; Mr. Seifried, yea; and Mr. Wilgus, yea.

(Taken from Commissioners' Journal No. 34, Page 387, August 21, 1957)

MONDAY, OCTOBER 21, 1957

MEETING - BOARD OF COMMISSIONERS - MIAMI COUNTY

The Board of Miami County Commissioners met this day pursuant to adjournment on Friday, October 18, 1957. The meeting was called to order by the President of the Board with all members attending as follows: Roy G. Garman, Richard Seifried, and Adam Wilgus. The minutes of the previous meeting held on Friday, October 18, 1957, were read and approved.

ANNEXATION OF TERRITORY IN SECTION 20, CONCORD TOWNSHIP TO THE CITY OF TROY, OHIO

Roy H. Leiss and Martha S. Leiss, Petitioners

(Sections 707.06, .07 Revised Code)

PUBLIC HEARING HELD - PETITION GRANTED

The following resolution was introduced by Mr. Seifried, who also moved that it be adopted: WHEREAS, pursuant to action taken by the Board of Miami County Commissioners on August 21, 1957, a public hearing was held in the Commissioners' office, Court House, Troy, Ohio, on the 21st day of October 1957, at ten o'clock A. M. on the petition of Roy H. Leiss and Martha S. Leiss, requesting that certain territory in Section 20, Concord Township, being adjacent to the West Corporation line of Troy, Ohio, containing 139.566 acres, more or less, be annexed to said City of Troy, Ohio, and WHEREAS, said petition and accompanying plat map of land to be annexed has been on file in the Auditor's office for public inspection since August 21, 1957, and WHEREAS, the required legal notice of said petition and hearing has been given by publication as required by law, and as shown by proof of publication submitted, and by posting of copy of such notice in a conspicuous place within the limits of the proposed territory to be annexed for six consecutive weeks preceding the time fixed for the hearing as stated in the affidavit filed by the Agent for the petitioners, Earl C. Galbreath, and WHEREAS, the petition in the matter was publicly read at this hearing, and no interested party or property owner appeared at the hearing to object to the granting of the petition; therefore, be it RESOLVED, by the Board of Miami County Commissioners, State of Ohio, that: (1) The petition of Roy H. Leiss and Martha S. Leiss, contains all the matters required by law; (2) That the statements in the petition are true; (3) That the map, or plat is accurate; (4) That the persons whose names are subscribed to the petition are a majority of the adult freeholders residing in the territory sought to be annexed; (5) That the legal notice and posting has been given as required by law; (6) That the territory to be annexed is adjacent to the City of Troy, Ohio; (7) That it is right that the prayer of the petition be granted; (8) That the petition of Roy H. Leiss and Martha S. Leiss to annex the land herein described in Concord Township to the City of Troy, Ohio, be and it is hereby granted; (9) That said land, subject to approval of the Council of Troy, Ohio, be and it is hereby annexed to said City; (10) That the Clerk of the Miami County Commissioners be, and she is authorized and directed to certify to the Auditor of the City of Troy, Ohio, a transcript of these proceedings, including a copy of the petition and map attached thereto.

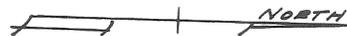
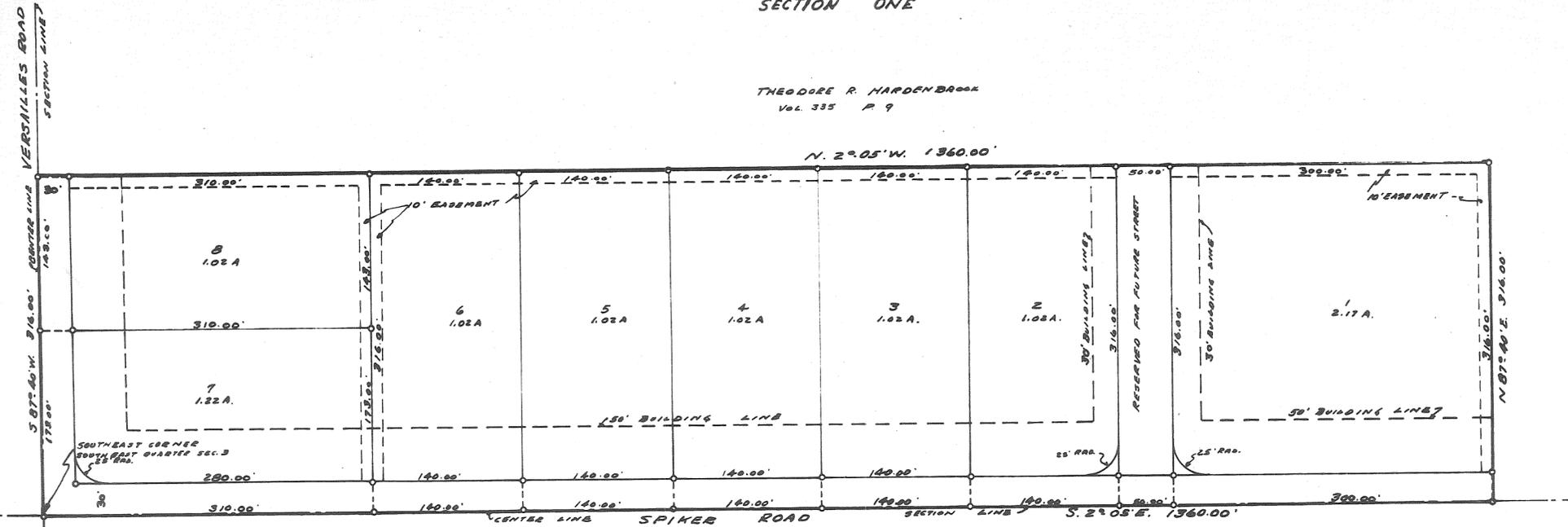
The motion for the adoption of the resolution was seconded by Mr. Wilgus, with the Board voting as follows: Mr. Garman, yea; Mr. Seifried, yea; and Mr. Wilgus, yea.

Received: Feb.7, 1958
Recorded: Feb. 27, 1959
Receiving time: 1:34 P.M.
94347
Plat Fee: \$4.20
Proceedings: \$4.90
Horace C. Cromer, Recorder
Emily M. Neal, Deputy
Edith Homer, Deputy
Plat Book 7, page 2 - A, B, C + D

HARDENBROOK SUBDIVISION SECTION ONE

THEODORE R. HARDENBROOK Vol. 335 P. 9

N. 2° 05' W. 1360.00'



PROTECTIVE COVENANTS

- 1. ALL LOTS IN THIS TRACT SHALL BE KNOWN AND DESCRIBED AS RESIDENTIAL LOTS. NO STRUCTURES SHALL BE ERECTED ON ANY RESIDENTIAL LOT OTHER THAN A ONE DETACHED SINGLE-FAMILY DWELLING, NOT TO EXCEED TWO STORIES IN HEIGHT AND A PRIVATE GARAGE FOR NOT MORE THAN 2 CARS.
2. NO LOT SHALL BE HEREAFTER SUBDIVIDED INTO PARCELS FOR ADDITIONAL RESIDENTIAL PURPOSES.
3. NO BUILDING SHALL BE LOCATED NEARER TO THE FRONT LOT LINE OR NEARER TO THE SIDE STREET LINE THAN THE BUILDING SETBACK LINES AS SHOWN ON THE RECORDED PLAT. ALL BUILDINGS ERECTED FOR DWELLING PURPOSES SHALL PROVIDE NOT LESS THAN 30 FEET OF SIDE YARD SPACE. SAID SIDE YARD SPACE MAY BE DIVIDED UNEVENLY, PROVIDED NO PORTION OF ANY BUILDING IS ERECTED CLOSER THAN 15 FEET TO ANY LOT LINE.
4. THE GROUND FLOOR AREA OF THE MAIN STRUCTURE, EXCLUSIVE OF ONE STORY OPEN PORCHES AND GARAGES SHALL BE NOT LESS THAN 1250 SQUARE FEET IN THE CASE OF A ONE-STOREY OR ONE AND ONE HALF STORY STRUCTURE OR 1050 SQUARE FEET FOR TWO STORY STRUCTURE.
5. NO BASEMENT, TRAILER, TENT, SHACK, GARAGE, BARN OR OTHER OUTBUILDING ERECTED IN THE TRACT SHALL AT ANY TIME BE USED AS A RESIDENT, TEMPORARILY OR PERMANENTLY, NOR SHALL ANY STRUCTURE OF A TEMPORARY CHARACTER BE USED AS A RESIDENCE.
6. NO NOXIOUS OR OFFENSIVE TRADE SHALL BE CARRIED ON UPON ANY LOT NOR SHALL ANYTHING BE DONE THEREON WHICH MAY BE OR BECOME AN ANNOYANCE OR NUISANCE TO THE NEIGHBORHOOD.
7. NO SIGNS OR BILLBOARDS SHALL BE ERECTED ON ANY LOT IN THIS SUBDIVISION.
8. NO BARN, STABLE OR OTHER OUTBUILDINGS FOR THE HOUSING OF DOMESTIC ANIMALS OR POULTRY SHALL BE ERECTED ON THE PREMISES, NOR SHALL ANY DOMESTIC ANIMALS EXCEPT HOUSEHOLD PETS BE PERMITTED.
9. NO FENCE SHALL BE ERECTED NEARER THE FRONT LOT LINE THAN THE BUILDING SETBACK LINE AS SHOWN ON THE RECORDED PLAT, UNLESS SAME SHALL BE A HEDGE OR SHRUB, GROWTH NOT TO EXCEED 4 FEET IN HEIGHT.

- 10. UNTIL SUCH TIME AS A SANITARY SEWER SYSTEM SHALL HAVE BEEN CONSTRUCTED TO SERVE THIS SUBDIVISION, A SEWAGE DISPOSAL SYSTEM CONSTRUCTED IN ACCORDANCE WITH THE REQUIREMENTS OF THE COUNTY BOARD OF HEALTH SHALL BE INSTALLED TO SERVE EACH DWELLING. THE EFFLUENT FROM SEPTIC TANKS SHALL NOT BE PERMITTED TO DISCHARGE INTO A STREAM, STORM SEWER, OPEN DITCH OR DRAIN.
11. UNTIL SUCH TIME AS A PUBLIC WATER SUPPLY SYSTEM IS AVAILABLE TO SERVE THIS SUBDIVISION, DRINKING WATER SHALL BE SUPPLIED FROM INDIVIDUAL WELLS DRILLED FOR EACH DWELLING ERECTED IN THE AREA IN ACCORDANCE WITH THE REQUIREMENTS OF THE COUNTY BOARD OF HEALTH.
12. THESE COVENANTS AND RESTRICTIONS ARE FOR THE BENEFIT OF ALL LOT OWNERS AND ARE TO RUN WITH THE LAND AND SHALL BE BINDING ON ALL PARTIES AND PERSONS CLAIMING UNDER THEM UNTIL JANUARY 1, 1977 AT WHICH TIME SAID COVENANTS SHALL BE AUTOMATICALLY EXTENDED FOR SUCCESSIVE PERIODS OF 10 YEARS UNLESS BY VOTE OF A MAJORITY OF THE THEN OWNERS OF THE LOTS, IT IS AGREED TO CHANGE SAID COVENANTS IN WHOLE OR IN PART.
13. THESE COVENANTS SHALL BE ENFORCEABLE BY INJUNCTION AND OTHERWISE BY THE SPANISH, ITS HEIRS OR ASSIGNS.
14. INVALIDATION OF ANYONE OF THESE COVENANTS BY JUDGMENT OR COURT ORDER SHALL IN NO WAY AFFECT ANY OF THE OTHER PROVISIONS WHICH SHALL REMAIN IN FULL FORCE AND EFFECT.

DESCRIPTION BEING A PLAT OF 9.87 ACRES, SITUATED IN THE SOUTHEAST QUARTER OF SECTION 3, TOWN 8, RANGE 5 EAST, WASHINGTON TOWNSHIP, MIAMI COUNTY, OHIO, BEING A PART OF A TRACT CONVEYED IN VOLUME 335, PAGE 9, OF THE DEED RECORDS OF MIAMI COUNTY OHIO. THE LOTS ARE NUMBERED 1 TO 8 INCLUSIVE AS SHOWN.

DEDICATION WE, THE UNDERSIGNED, BEING ALL THE OWNERS AND LIENHOLDERS OF THE LANDS HEREIN PLATTED DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF THE SAID PLAT AND TO DEDICATE THE STREETS AS SHOWN TO THE PUBLIC USE FOREVER. EASEMENTS SHOWN ON THIS PLAT ARE FOR THE CONSTRUCTION, OPERATION, MAINTENANCE, REPAIR, REPLACEMENT, OR REMOVAL OF WATER, SEWER, GAS, ELECTRIC, TELEPHONE OR OTHER UTILITY LINES OR SERVICES AND FOR THE EXPRESS PRIVILEGE OF REMOVING ANY AND ALL TRAMPS OR OTHER OBSTRUCTIONS TO THE FREE USE OF SAID UTILITIES AND FOR PROVIDING INCREAS AND EGRESS TO THE PROPERTY FOR SAID PURPOSES AND ARE TO BE MAINTAINED AS SUCH FOREVER.

Witness signatures: John B. ... Theodore R. Hardenbrook, Florence Hardenbrook, Piqua National Bank and Trust Co. President, and others.

STATE OF OHIO, MIAMI COUNTY SS: BE IT REMEMBERED THAT ON THIS 5 DAY OF March, 1958, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY CAME THEODORE R. HARDENBROOK AND FLORENCE HARDENBROOK, HIS WIFE, AND 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 ABOVE WRITTEN.

Notary Public signature and seal for Miami County, Ohio.

STATE OF OHIO, MIAMI COUNTY SS: BE IT REMEMBERED THAT ON THIS 5 DAY OF March, 1958, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY CAME THEODORE R. HARDENBROOK AND FLORENCE HARDENBROOK, HIS WIFE, AND 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 ABOVE WRITTEN.

Notary Public signature and seal for Miami County, Ohio.

STATE OF OHIO, MIAMI COUNTY SS: THEODORE R. HARDENBROOK, BEING FIRST DULY SWORN, DEPOSES AND SAYS THAT THE WITHIN PLAT IS SIGNED, EXECUTION THEREOF ACKNOWLEDGED BY ALL PARTIES OWNING OR HAVING ANY INTEREST IN OR LIEN UPON THE REAL ESTATE HEREIN DESCRIBED.

Theodore R. Hardenbrook signature.

SWORN TO BEFORE ME AND SUBSCRIBED IN MY PRESENCE, BY THE SAID THEODORE R. HARDENBROOK THIS 5 DAY OF March, 1958.

Notary Public signature and seal for Miami County, Ohio.

APPROVED March 14, 1958 MIAMI COUNTY ENGINEER
APPROVED March 1958 MIAMI COUNTY PLANNING COMMISSION
TRANSFERRED TO ... RECORD OF MIAMI COUNTY
FILE No. 24724
RECORDED FOR RECORD March 11, 1958
RECORDED IN PLAT BOOK No. 7 PAGE No. 3

APPROVED BY THE PIQUA PLANNING COMMISSION THIS 7 DAY OF March, 1958
Approved signatures: E. M. ...

I HEREBY CERTIFY THAT THIS MAP IS A TRUE AND CORRECT SURVEY MADE UNDER MY SUPERVISION, AND THAT ALL MONUMENTS ARE SET AS SHOWN. A. L. Riancho

GORDON H. HILL AND ASSOCIATES WEST MILTON, OHIO SCALE 1" = 60' MARCH 1958

AUDITORS REPLAT
IN LOTS 678, 679, 680, & 742
TROY, OHIO

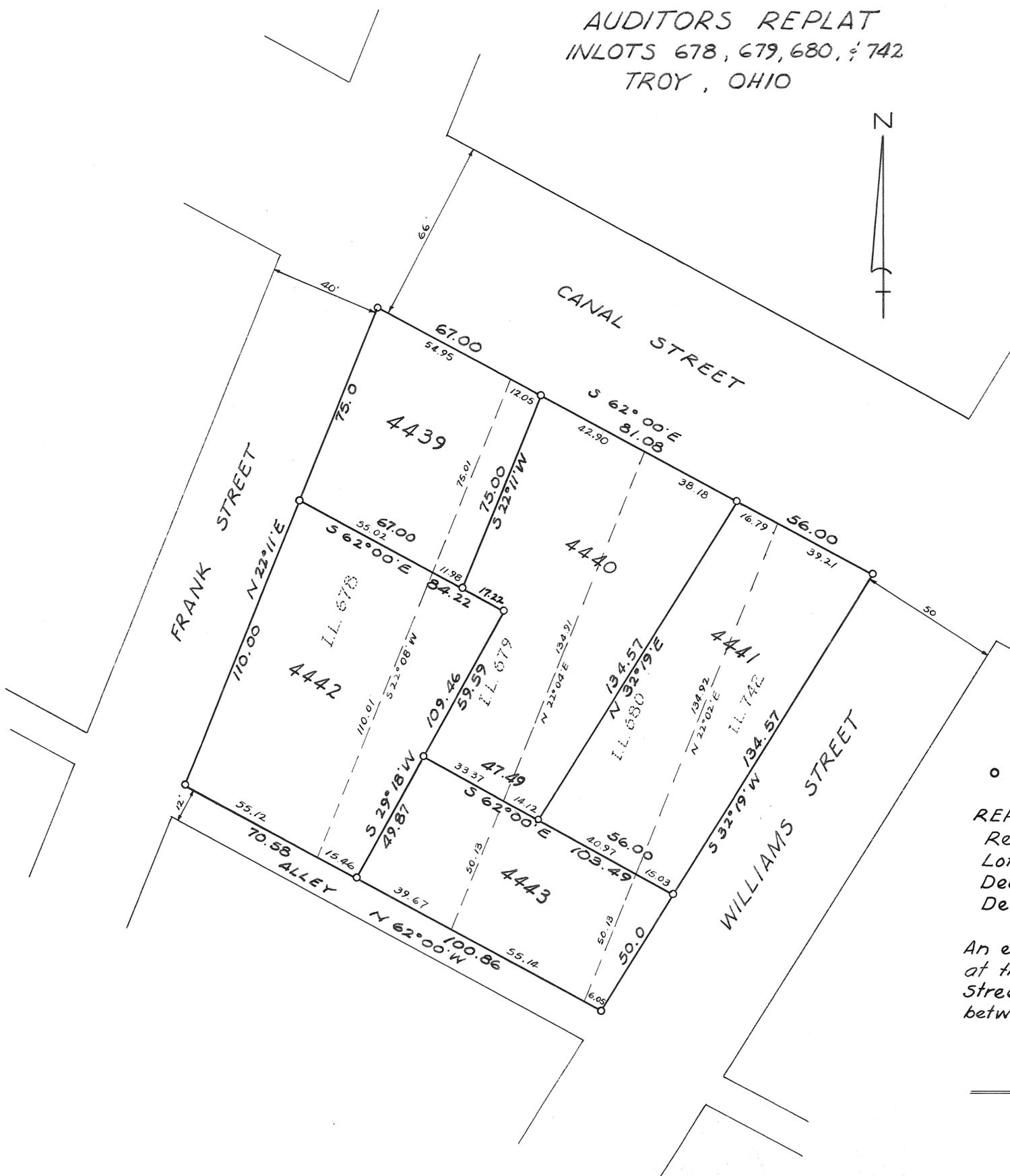
FILE NUMBER 94716.
RECEIVED FOR RECORD THIS 12 DAY
OF March 1958, AT 9-A.M.
PLAT BOOK 7 PAGE 4
MIAMI COUNTY RECORDERS PLAT BOOK

James C. Cannon
MIAMI COUNTY RECORDER

I HEREBY APPROVE THIS REPLAT AND
NUMBERS TO BE PLACED HEREON
DESIGNATING THE TRACTS SHOWN
THIS 11th DAY OF March 1958

Ruth E. Graham
MIAMI COUNTY AUDITOR

Fee - no charge.



o - Denotes Iron Pin

REFERENCES :

- Recorder's Plat Book 1 Pg. 324
- Lot Survey Vol. 5 Pg. 147
- Deed Book Vol. 260 Pg. 110
- Deed Book Vol. 350 Pg. 656

An excess of 1.08' on Canal St. and 1.44' at the alley between Frank and Williams Streets has been proportionately distributed between the lots.



GLEN G. McCONNELL, JR. REG. SURVEYOR #3614
1710 PETERS RD. TROY, OHIO

PLAT OF SURVEY

Of land to be annexed to the City of Piqua
 Being parts of the S 1/2 S14, SW 1/4 S13 and
 N 1/2 S23; T8N; R5E in Washington Township
 Miami County, Ohio

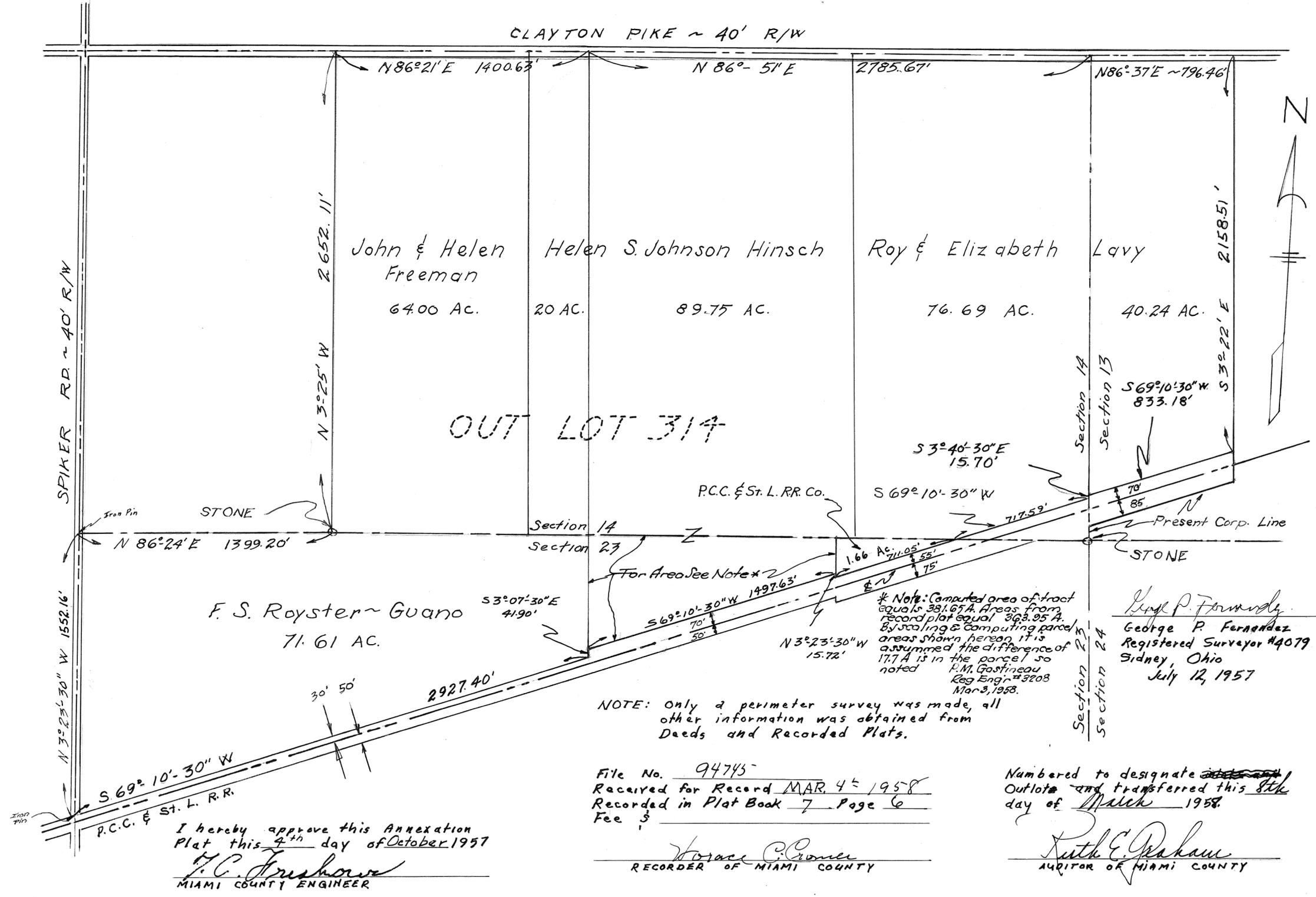
Scale 1" = 400'

At a meeting of the City Commission
 of Piqua, Ohio held this 20th
 day of January 1957, this
 Annexation Plat was accepted by
 Ordinance Number 2-58 and amended by
 Ordinance Number 3-58 on Feb. 3, 1958

Jack Wilson
 MAYOR CITY OF PIQUA
Jack Wilson
 PRESIDENT CITY COMMISSION
William E. Jop
 CLERK CITY COMMISSION

Miami Co. Engr's Record of Land Surveys
 At a meeting of the County Commissioners of
 Miami County, Ohio held this 4th day
 of October, 1957, this Annexation
 Plat was accepted by Entry #
 in Commissioners Journal # 34 on
 Pages 422, 423 & 424.

Roy L. Garman
 CHAIRMAN
Adams Wilgus
Richard Seifield



I hereby approve this Annexation
 Plat this 4th day of October 1957
H.C. Freshour
 MIAMI COUNTY ENGINEER

File No. 94745
 Received for Record MAR 4th 1958
 Recorded in Plat Book 7 Page 6
 Fee \$

Horace C. Croner
 RECORDER OF MIAMI COUNTY

Numbered to designate
 Outlots and transferred this 8th
 day of March 1958.

Ruth E. Pakham
 AUDITOR OF MIAMI COUNTY

Original
ANNEXATION OF WASHINGTON TOWNSHIP TERRITORY TO THE CITY OF PIQUA, OHIO
Roy and Elizabeth Lavy, Petitioners.

CERTIFICATION
I certify that the attached Ordinance No. 3-58 is true and correct and is the action taken by the City Commission of the City of Piqua, Ohio on February 3, 1958.

William E. Fox
William E. Fox
Clerk of Commission Seal

ORDINANCE NO. 3-58
AN ORDINANCE AMENDING SECTION 1
OF ORDINANCE NO. 2-58.

Be it Ordained by the Commission of the City of Piqua, Miami County, Ohio, three-fourths of all members elected or appointed thereto concurring:

Sec. 1: That Section 1 of Ordinance No. 2-58 be and the same is hereby amended to read as follows:

Section 1: Situate in the south half of Section Fourteen (14), the southwest Quarter of Section Thirteen (13), and the north half of Section Twenty-three (23), Town Eight (8) North, Range Five(5) East in Washington Township, Miami County, and State of Ohio, and being more particularly described as follows, to-wit:

Beginning at an iron pin at the northwest corner of said Section 23 and in the centerline of Spiker Road; thence, North eighty-six degrees twenty-four minutes East (N86°-24'E) one thousand three hundred ninth-nine and twenty hundredths (1399.20) feet along the line between Section 23 and Section 14 to a stone at the southeast corner of the west half of the Southwest Quarter of said Section 14; thence, North three degrees twenty-five minutes West (N3°-25'W) two thousand six hundred fifty-two and eleven hundredths (2652.11) feet to the centerline of Clayton Pike; thence, North eighty-six degrees Twenty-one minutes East (N 86° - 21E) one thousand four hundred and sixty-three hundredths (1400.63) feet along the centerline of said Clayton Pike to a point at the Northeast corner of the Southwest Quarter of said Section 14; thence, North eighty-six degrees fifty-one minutes East (N 86°-51'E) two thousand seven hundred eighty-five and sixty-seven hundredths (2785.67) feet along the centerline of said Clayton Pike to the northeast corner of the Southeast Quarter of Said Section 14 and the northwest corner of the Southwest Quarter of Section 13; thence, North eighty-six degrees thirty-seven minutes East (N 86° - 37'E) seven hundred ninety-six and forty-six hundredths (796.46) feet along the centerline of Clayton Pike to the present corporation line of the City of Piqua; thence, South three degrees twenty-two minutes East (S 3° -22'E) along said present Corporation line two thousand one hundred fifty-eight and fifty-one hundredths (2158.51) feet to a point in the north right-of-way line of the P.C.C. & St. Louis R. R. Co.; thence, South sixty-nine degrees ten minutes thirty seconds West (S 69° - 10' - 30"W) eight hundred thirty-three and eighteen hundredths (833.18) feet along the north right-of-way line of said P.C. C. & St. Louis R. R. Co. to a point in the west line of said Section 13; thence, South three degrees forty minutes thirty second East (S 3°-40'-30"E) fifteen and seventy hundredths (15.70) feet along said section line to a point in said right-of-way line; thence, South sixty-nine degrees ten minutes thirty seconds West (S 69°-10' -30"W) seven hundred seventeen and fifty-nine hundredths (717.59) feet along said right-of-way line to a point in the south line of Section 14; thence, continuing South sixty-nine degrees ten minutes thirty seconds West (S 69°-10'-30"W) seven hundred eleven and five hundredths (711.05) feet to a point; thence, North three degrees twenty-three minutes thirty seconds West (N3°-23'-30"W) fifteen and seventy-two hundredths (15.72) feet to a point; thence South sixty-nine degrees ten minutes thirty seconds West (S 69°-10'-30"W) along said right-of-way line one thousand four hundred ninety-seven and sixty-three hundredths (1497.63) feet to a point; thence, South three degrees seven minutes thirty seconds East S 3°-07'-30"E) forty-one and ninety hundredths (41.90) feet along said north right-of-way line to a point; thence, South sixty-nine degrees ten minutes thirty seconds West (S 69°-10'-30"W) along said north right-of-way line two thousand nine hundred twenty-seven and forty hundredths (2927.40) feet to an iron pin in the centerline of the Spiker Road and the West line of Section 23; thence, North three degrees twenty-three minutes thirty seconds West (N 3°-23'-30"W) along the west line of Section 23 and the centerline of Spiker Road one thousand five hundred fifty-two and sixteen hundredths (1552.10) feet to the place of beginning. Containing three hundred eighty-one and six hundred fifty-four thousandths (381.654) acres, more or less.

An accurate map of which territory, together with the petition for its annexation and other papers relating thereto, and a certified transcript of the proceedings of the County Commissioners in relation thereto are on file with the Clerk of this Commission, be and the same is hereby accepted.

Sec. 2: That this Ordinance shall take effect and be in force from and after ten days after publication.

Jack D. Wilson
Jack D. Wilson, Mayor

PASSED: Feb. 3, 1958

ATTEST: William E. Fox
William E. Fox
CLERK OF COMMISSION

Date Effective: February 17, 1958

I, the undersigned Clerk of the City Commission of the City of Piqua, Ohio, do hereby certify that the above ordinance is a true, accurate and correct copy of an ordinance passed by the Commission of the City of Piqua, Ohio on the third day of February, 1958.

William E. Fox
William E. Fox, CLERK OF COMMISSION SEAL

CERTIFICATION

I, William E. Fox, the undersigned, Clerk of the City Commission of the City of Piqua, Ohio, do hereby certify that the attached petition together with the accompanying plat map and the revised annexation platmap, the "PROOF OF PUBLICATION" from the Piqua Daily Call, Piqua, Ohio, and the "AFFIDAVIT OF PUBLICATION" signed by Carl B. Felger, Agent, are true and correct copies of the items filed in these proceedings; and

I further certify that the typewritten copies of resolutions, "ACCEPTANCE OF PETITION- HEARING DATE SET" and "ADJOURNED HEARING HELD -CONTINUED" are true and correct copies of resolutions passed by the Board of County Commissioners, Miami County, Ohio on July 15, 1957 and September 30, 1957, as recorded in Commissioners' Journal No. 34, Pages 360, 416 and 417, respectively; and

I do further certify that the photostat copies of resolutions, " PUBLIC HEARING HELD - ADJOURNED HEARING DATE SET" and " FINAL RESOLUTION - PETITION GRANTED" are true and correct copies of resolutions passed by the Board of County Commission on dates of September 16, 1957 and October 4, 1957, as recorded in Commissioners' Journal 34, Pages 404 and 422, 423 and 424, respectively; and

I further certify that the photostat copies of a letter from the BOARD OF EDUCATION, Piqua, Ohio; and two resolutions No. C-3084 and No. C-3085 passed by the City of Piqua City Commission, in this matter, are true and correct copies thereof; and

That said above described papers were filed with me as Clerk of the City of Piqua, on November 16, 1957.

I further certify that on the 20th day of January, 1958, I did lay the above described transcript and the accompanying map or plat and petition before the Commission of the City of Piqua, Ohio; and

I further certify that the attached Ordinance No. 2-58 is true and correct and is the action taken by the City Commission of Piqua, Ohio on January 20th, 1958, the next regular session of the City Commission of the City of Piqua, Ohio to which the annexation was proposed after the expiration of sixty days from the date of filing with me of said transcript.

William E. Fox
William E. Fox
Clerk of Commission Seal

ORDINANCE NO. 2-58

AN ORDINANCE MAKING FINAL ACCEPTANCE FOR ANNEXATION OF TERRITORY FOR THE CITY OF PIQUA, OHIO, AND DECLARING AN EMERGENCY

WHEREAS, there exists an emergency within the meaning of the Charter of the City of Piqua, Ohio, which emergency is to provide for the immediate preservation of the public peace, property, health, welfare and safety of the City, to-wit: the immediate annexation and prompt zoning of the tract hereinafter described in order to provide jobs for the citizens of the City of Piqua by encouraging new industry to locate on said tract; and

WHEREAS, on November 16, 1957, the Board of Commissioners of Miami County, Ohio deposited with the Clerk of this Commission a transcript of the Board of County Commissioners and the accompanying map or plat and petition of Roy Lavy and Elizabeth Lavy for the annexation of territory to the City of Piqua, Ohio; and

WHEREAS, this meeting of this Commission is the next regular session of the legislative authority of the City of Piqua, Ohio, after the expiration of 60 days from the date of the filing of said final transcript, map, or plat, and the petition of the free-holders residing on the territory sought to be annexed with the Clerk; and

WHEREAS, the Clerk of this Commission has layed before the legislative authority of this City, said transcript, map or plat and said petition, at said former meeting, which proceedings of the Board of the County Commissioners of Miami County, Ohio, have been accepted.

NOW, THEREFORE, BE IT ORDAINED by the Commission of the City of Piqua, Miami County, Ohio, three-fourths of all members elected or appointed thereto concurring:

Situate in and being part of the south half of Section 14, the southwest quarter of Section 13, and the north half of Section 23, Town 8, North; Range 5 East in Washington Township, Miami County, Ohio, and being more particularly described as follows; to wit:

Commencing at a stone at the Northeast corner of S 23; T 8 N; R 5 E, thence South 86 deg. 34 min. 30 seconds West 283.55 feet along the North Line of said Section and the South right-of-way line of the P. C. C. and St. Louis Railroad to a point; thence, South 69 deg. 10 min. 30 seconds West 1166.70 feet along said South right-of-way line to a point; thence, North 3 deg. 23 min. 30 seconds West 26.20 feet along said South right-of-way line to a point; thence South 69 deg. 10 min. 30 seconds West 4391.07 feet along said South right-of-way line to a point in the centerline of Spiker Road and on the West line of Section 23; thence, North 3 deg. 23 min. 30 seconds West 1636.01 feet along the centerline of Spiker Road and the West line of Section 23 to the Northwest corner of Section 23 and the Southwest corner of Section 14; thence, north 86 deg. 24 min. East 1399.20 feet along the line between section 23 and section 14 to a stone at the Southeast corner of the West half of the Southwest Quarter of Section 14; thence, North 3 deg. 25 min. West 2652.11 feet to the centerline of Clayton Pike; thence, North 86 deg. 21 min. East 1400.63 feet along the centerline of Clayton Pike to a point at the center of said Section 14; thence, North 86 deg. 51 min. East 2785.67 feet along the centerline of Clayton Pike to a point at the Northeast corner of the Southeast Quarter of Section 14; and the Northwest corner of the Southwest Quarter of Section 13; thence, North 86 deg. 37 min. East 796.46 feet along the centerline of Clayton Pike to a point on the present Corporation Line; thence, South 3 deg. 22 min. East 2320.97 feet along the present Corporation Line to a point on the South right-of-way line of the P. C. C. and St. Louis Railroad; thence South 69 deg. 10 min. 30 seconds West along the South right-of-way line of said Railroad and the present Corporation line 832.34 feet to a point on the West line of Section 13; thence, South 3 deg. 40 min. 30 seconds East along the West line of Section 13; 78.27 feet to the point of beginning. Containing 398.690 acres more or less.

An accurate map of which territory, together with the petition for its annexation and other papers relating thereto, and a certified transcript of the proceedings of the County Commissioners in relation thereto are on file with the Clerk of this Commission, be and the same is hereby accepted.

SEC. 2: That the Clerk of this Commission shall forthwith deliver to the Recorder of Miami County, Ohio, a certified copy of said petition, said map or plat, a transcript of the proceedings of the Board of County Commissioners and the resolutions and ordinances in relation to the annexation, and that said certificate shall certify to each copy, that the same is correct and shall be signed by the Clerk in his official capacity and shall be authenticated by the seal of the municipal corporation. The other such copies also shall be so certified and be forwarded by the Clerk to the Secretary of State of the State of Ohio.

SEC. 3: That this Ordinance is hereby declared to be an emergency measure being an ordinance to provide for the immediate preservation of the public peace, property, health, welfare and safety of the City, to-wit: the immediate annexation and prompt zoning of the tract hereinafter described in order to provide jobs for the citizens of the City of Piqua by encouraging new industry to locate on said tract.

SEC. 4: That this Ordinance shall take effect and be in force from and after passage.

Jack D. Wilson
JACK D. WILSON, MAYOR

PASSED: January 20, 1958

ATTEST: William E. Fox
WILLIAM E. FOX
CLERK OF COMMISSION

I, the undersigned Clerk of the City Commission of the City of Piqua, Ohio do hereby certify that the above ordinance is a true, accurate and correct copy of an ordinance passed by the Commission of the City of Piqua, Ohio on the 20th day of January, 1958.

SEAL

William E. Fox
WILLIAM E. FOX, CLERK OF COMMISSION

C E R T I F I C A T I O N

The State of Ohio)
County of Miami) OFFICE OF THE BOARD OF MIAMI COUNTY COMMISSIONERS

IN THE MATTER OF ANNEXING TERRITORY IN SECTIONS 14, 13, AND 23, WASHINGTON TOWNSHIP TO CITY OF PIQUA, OHIO:

We, the Board of Miami County Commissioners, Troy, Ohio, do hereby certify that the attached "PETITION" and accompanying plat map and the revised annexation plat map are the originals filed herewith in these proceedings.

We further certify that the photostat copies of the PROOF OF PUBLICATION from the Piqua Daily Call, Piqua, Ohio, and the AFFIDAVIT OF PUBLICATION signed by Carl B. Felger, Agent, are true and correct copies thereof.

We further certify that the typewritten copies of resolutions, "ACCEPTANCE OF PETITION - HEARING DATE SET" and "ADJOURNED HEARING HELD - CONTINUED" are true and correct copies of resolutions passed by this Board on dates of July 15, 1957, and September 30, 1957, as recorded in Commissioners' Journal No. 34, pages 360, 416, and 417, respectively.

We further certify that the photostat copies of resolutions, "PUBLIC HEARING HELD - ADJOURNED HEARING DATE SET" and "FINAL RESOLUTION - PETITION GRANTED" are true and correct copies of resolutions passed by this Board on dates of September 16, 1957 and October 4, 1957, as recorded in Commissioners' Journal 34, pages 404 and 422, 423, and 424 respectively.

We also certify that the photostat copies of a letter from the BOARD OF EDUCATION, Piqua, Ohio; and two resolutions No. C-3084 and No. C-3085 passed by the City of Piqua, Ohio, in this matter, are true and correct copies thereof.

IN WITNESS WHEREOF, we have hereunto set our hands, this 15th day of November 1957.

Attest: Roy G. Garman President
Adam Wilgus

Mary F. Boyd Clerk.

Richard Seifried
BOARD OF MIAMI COUNTY COMMISSIONERS

July 15, 1957

PETITION

1M-12-50

TO: The Commissioners of Miami County, Ohio

The undersigned, Roy Lavy and Elizabeth Lavy, being a majority of the adult freeholders residing in the following described territory situated in the County of Miami, and adjacent to the City of Piqua, Ohio, to-wit:

Situate in and being part of the south half of Section 14, the southwest quarter of Section 13, and the north half of Section 23, Town 8, North; Range 5 East in Washington Township, Miami County, Ohio, and being more particularly described as follows, to-wit:

Commencing at a stone at the Northeast corner of S 23; T 8 N; R 5 E, thence South 86 deg. 34 min. 30 seconds West 283.55 feet along the North line of said section and the South right-of-way line of the P. C. C. and St. Louis Railroad to a point; thence, South 69 deg. 10 min. 30 seconds West 1166.70 feet along said south right-of-way line to a point; thence, North 3 deg. 23 min. 30 seconds West 26.20 feet along said south right-of-way line to a point; thence South 69 deg. 10 min. 30 seconds West 4391.07 feet along said South right-of-way line to a point in the centerline of Spiker Road and on the West line of Section 23; thence, North three deg. 23 min. 30 seconds West 1636.01 feet along the centerline of Spiker Road and the west line of Section 23 to the Northwest corner of Section 23 and the Southwest corner of Section 14; thence, north 86 deg. 24 min. East 1399.20 feet along the line between section 23 and section 14 to a stone at the Southeast corner of the West half of the Southwest Quarter of Section 14; thence, North 3 deg. 25 min. West 2652.11 feet to the centerline of Clayton Pike; thence, North 86 deg. 21 min. East 1400.63 feet along the centerline of Clayton Pike to a point at the center of said Section 14; thence, North 86 deg. 51 min. East 2785.67 feet along the centerline of Clayton Pike to a point at the Northeast corner of the Southeast Quarter of Section 14; and the Northwest corner of the Southwest Quarter of Section 13; thence, North 86 deg. 37 min. East 796.46 feet along the centerline of Clayton Pike to a point on the present Corporation Line; thence, South 3 deg. 22 min. East 2320.97 feet along the present Corporation line to a point on the South right-of-way line of the P. C. C. and St. Louis Railroad; thence South 69 deg. 10 min. 30 seconds West along the South right-of-way line of said Railroad and the present Corporation Line 832.34 feet to a point on the West line of Section 13; thence, South 3 deg. 40 min. 30 seconds East along the West line of Section 13; 78.27 feet to the point of beginning. Containing 398.690 acres more or less.

An accurate map of which territory is hereto attached;

Respectfully petition that the said above described territory may be annexed to the City of Piqua, Ohio.

Carl B. Felger is hereby authorized to act as agent of the petitioners in securing such annexation.

Roy Lavy
Roy Lavy
Elizabeth Lavy
Elizabeth Lavy

LEGAL NOTICE

Notice is hereby given that on the 15th day of July, 1957, there was presented to the board of commissioners of the County of Miami, State of Ohio, a petition signed by a majority of the adult freeholders residing in the following described territory situated in the County of Miami and adjacent to the City of Piqua, Ohio, to-wit:

Situate in and being part of the south half of Section 14, the southwest quarter of Section 13, and the north half of Section 23, Town 8, North; Range 5 East in Washington Township, Miami County, Ohio, and being more particularly described as follows, to-wit:

Commencing at a stone at the Northeast corn of S 23; T 8 N; R 5 E, thence South 86 deg. 34 min. 30 seconds West, 283.55 feet along the North line of said section and the South right-of-way line of the P.C.C. and St. Louis Railroad to a point; thence, South 69 deg. 10 min. 30 seconds West, 1166.70 feet along said south right-of-way line to a point; thence, North 3 deg. 23 min. 30 seconds West, 26.20 feet along said south right-of-way line to a point; thence South 69 deg. 10 min. 30 seconds West, 4391.07 feet along said south right-of-way line to a point in the centerline of Spiker Road and on the West line of Section 23; thence, North 3 deg. 23 min. 30 seconds West, 1636.01 feet along the centerline of Spiker Road and the West line of Section 23 to the Northwest corner of Section 23 and the Southwest corner of Section 14; thence, north 86 deg. 24 min. East, 1399.20 feet along the line between section 23 and section 14 to a stone at the Southeast corner of the West half of the Southwest Quarter of Section 14; thence, North 3 deg. 25 min. West, 2652.11 feet to the centerline of Clayton Pike; thence, North 86 deg. 21 min. East, 1400.63 feet along the centerline of Clayton Pike to a point at the center of said Section 14; thence, North 86 deg. 51 min. East, 2785.67 feet along the centerline of Clayton Pike to a point at the Northeast corner of the Southeast Quarter of Section 14; and the Northwest corner of the Southwest Quarter of Section 13; thence, North 86 deg. 37 min. East, 796.46 feet along the centerline of Clayton Pike to a point on the present Corporation line; thence, South 3 deg. 22 min. East, 2320.97 feet along the present Corporation line to a point on the South right-of-way line of the P.C.C. and St. Louis Railroad; thence South 69 deg. 10 min. 30 seconds West, along the South right-of-way line of said Railroad and the present Corporation Line 832.34 feet to a point on the West line of Section 13; thence, South 3 deg. 40 min. 30 seconds East along the West line of Section 13; 78.27 feet to the point of beginning.

Containing 398.690 acres more or less. Praying therein that said territory be annexed to the City of Piqua, Ohio, in the manner provided by law and designating the undersigned as their agent in securing such annexation.

The said board of county commissioners has fixed the 16th day of September, 1957, as the time for hearing said petition at the office of the Miami County Commissioners in the Miami County Court House in Troy, Ohio, at 10:00 o'clock A.M.

CARL B. FELGER, Agent of the Petitioners. McCULLOCH, FELGER & FITE Attorneys for Petitioners. 10,967--July 17, 24, 31; Aug. 7, 14, 21

THE PIQUA DAILY CALL Piqua, Ohio

State of Ohio
Miami County, ss:
Personally appeared before me a notary in and for said county FRANCES ETTER for the Publisher of THE PIQUA DAILY CALL, who being duly sworn says that the original notice, a true copy of which is hereunto annexed, was published in the Piqua Daily Call, a newspaper printed and published in Piqua and of general circulation throughout Miami County, Ohio, for a period of 6 consecutive weeks, commencing on the 17th day of JULY A.D., 1957.

Sworn to before me and subscribed in my presence this 21st day of AUGUST A.D., 1957
Helen Marshall
Notary Public in and for Miami County, Ohio. Seal

100 Sq. \$32.50
Notary Fee \$.80
Total \$33.30

LEGAL NOTICE

Notice is hereby given that on the 15th day of July, 1957, there was presented to the board of commissioners of the County of Miami, State of Ohio, a petition signed by a majority of the adult freeholders residing in the following described territory situated in the County of Miami and adjacent to the City of Piqua, Ohio, to-wit:

Situate in and being part of the south half of Section 14, the south west quarter of Section 13, and the north half of Section 23, Town 8, North; Range 5 East in Washington Township, Miami County, Ohio, and being more particularly described as follows, to-wit:

Commencing at a stone at the Northeast corn of S. 23; T 8 N; R 5 E, thence South 86 deg. 34 min. 30 seconds West, 283.55 feet along the North line of said section and the South right-of-way line of the P.C.C. and St. Louis Railroad to a point; thence, South 69 deg. 10 min. 30 seconds West, 1166.70 feet along said south right-of-way line to a point; thence, North 3 deg. 23 min. 30 seconds West, 26.20 feet along said south right-of-way line to a point; thence South 69 deg. 10 min. 30 seconds West, 4391.07 feet along said right-of-way line to a point in the centerline of Spiker Road and on the West line of Section 23; thence, North 3 deg. 23 min. 30 seconds West, 1636.01 feet along the centerline of Spiker Road and the West line of Section 23 to the Northwest corner of Section 23 and the Southwest corner of Section 14; thence, north 86 deg. 24 min. East, 1399.20 feet along the line between section 23 and section 14 to a stone at the Southeast corner of the West half of the Southwest Quarter of Section 14; thence, North 3 deg. 25 min. West, 2652.11 feet to the centerline of Clayton Pike; thence, North 86 deg. 21 min. East, 1400.63 feet along the centerline of Clayton Pike to a point at the center of said Section 14; thence, North 86 deg. 51 min. East, 2785.67 feet along the centerline of Clayton Pike to a point at the Northeast corner of the Southeast Quarter of Section 14; and the Northwest corner of the Southwest Quarter of Section 13; thence, North 86 deg. 37 min. East, 796.46 feet along the centerline of Clayton Pike to a point on the present Corporation line; thence, South 3 deg. 22 min. East, 2320.97 feet along the present Corporation line to a point on the South right-of-way line of the P.C.C. and St. Louis Railroad; thence South 69 deg. 10 min. 30 seconds West, along the South right-of-way line of said Railroad and the present Corporation Line 832.34 feet to a point on the West line of Section 13; thence, South 3 deg. 40 min. 30 seconds East along the West line of Section 13; 78.27 feet to the point of beginning. Containing 398.690 acres more or less.

Praying therein that said territory be annexed to the City of Piqua, Ohio, in the manner provided

by law and designating the undersigned as their agent in securing such annexation. The said board of county commissioners has fixed the 16th day of September, 1957, as the time for hearing said petition at the office of the Miami County Commissioners in the Miami County Court House in Troy, Ohio, at 10:00 o'clock A. M.

CARL B. FELGER, Agent of the Petitioners. McCULLOCH, FELGER & FITE Attorneys for Petitioners. 10,967--July 17, 24, 31; Aug. 7, 14, 21

ANNEXATION OF TERRITORY IN SECTIONS 14, 13, and 23, WASHINGTON TOWNSHIP TO CITY OF PIQUA, OHIO

Roy & Elizabeth Lavy, Petitioners

PROOF OF PUBLICATION

STATE OF OHIO COUNTY OF MIAMI SS

Personally appeared before me, Carl B. Felger and made solemn oath that the notice, a copy of which is hereto attached, was posted pursuant to the provisions of Revised Code Sections 707.05, in a conspicuous place on the premises described in the attached notice, upon July 20, 1957

Carl B. Felger

Sworn to before me and signed in my presence, this 10th day of September, 1957.

Robert P. Fite Notary Public - State of Ohio Seal

ANNEXATION OF TERRITORY IN SECTIONS 14, 13, AND 23, WASHINGTON TOWNSHIP TO CITY OF PIQUA, OHIO

Roy & Elizabeth Lavy, Petitioners (Sections 709.02, 707.05 R. C.)

ACCEPTANCE OF PETITION - HEARING DATE SET

Mr. Seifred introduced the following resolution and moved that it be adopted:

WHEREAS, a petition signed by Roy and Elizabeth Lavy, has been presented to the Board of Miami County Commissioners asking for annexation of certain territory in the South half of Section 14, the Southwest quarter of Section 13, and the North half of Section 23, Town 8, North; Range 5 East in Washington Township, Miami County, Ohio, and being adjacent to the West corporation line of Piqua, Ohio, containing approximately 398.690 acres; such territory to be annexed is more fully described in the petition and the accompanying plat map being filed under the provisions of Section 709.02 of the Revised Code of Ohio, now therefore be it

RESOLVED, By the Board of Miami County Commissioners that said petition be filed in the office of the Auditor of Miami County, Ohio, where it shall be subject to the inspection of any person interested and shall be for hearing on the 16th day of September 1957, at ten o'clock A. M. in the offices of the Miami County Commissioners, Court House, Troy, Ohio, and be it further

RESOLVED, that the agent for the petitioners, Carl B. Felger, Piqua, Ohio, as designated in the petition, shall be notified by the Clerk of the Board of such hearing date so that he may give notice thereof as required by law.

The motion for the adoption of the resolution was seconded by Mr. Wilgus, with the Board voting as follows: Mr. Garman, yea; Mr. Seifred, yea; and Mr. Wilgus, yea.

(From Commissioners' Journal No. 34, Page 360, dated July 15, 1957)

MONDAY, SEPTEMBER 16, 1957

ANNEXATION OF TERRITORY IN SECTIONS 14, 13, and 23, WASHINGTON TOWNSHIP TO CITY OF PIQUA, OHIO

Roy & Elizabeth Lavy, Petitioners

PUBLIC HEARING HELD - ADJOURNED HEARING DATE SET (Section 707.06 R. C.)

The following resolution was introduced by Mr. Wilgus, who also moved that it be adopted:

WHEREAS, pursuant to action taken by the Board of Miami County Commissioners on July 15, 1957, a public hearing was held in the Commissioners' office, Court House, Troy, Ohio, this day, September 16, 1957, at ten o'clock A. M. on the petition of Roy and Elizabeth Lavy, requesting that certain territory located in Sections 14, 13, and 23, Washington Township, Miami County, Ohio, lying adjacent to the West corporation line of Piqua, Ohio, containing 398.690 acres, more or less, be annexed to the City of Piqua, Ohio, and

WHEREAS, said petition was publicly read at such hearing; and said petition and accompanying plat map of land to be annexed has been on file in the Miami County Auditor's office for public inspection since July 15, 1957, and

WHEREAS, the required legal notice of said petition and hearing has been given by publication and posting as required by law, and as appears from the affidavit and proof of publication submitted prior to this date, and

WHEREAS, all interested persons appearing at such hearing either in person or by attorney were given an opportunity to express their opinions either for or against the granting of the prayer of the petition, and

WHEREAS, one member of the Board of Miami County Commissioners, Richard Seifried, could not attend such hearing because of a death in his family, therefore be it

RESOLVED, by the Board of Miami County Commissioners that pursuant to Section 707.06 of the Revised Code of Ohio, this hearing be and it is hereby adjourned to the date of September 30, 1957, at ten o'clock A. M., in the office of the Miami County Commissioners, Court House, Troy, Ohio, or to an earlier date if the Board finds it feasible and possible to do so upon the return of Mr. Seifried, member of the Board.

The motion to adopt the resolution was seconded by Mr. Garman, with the Board voting as follows: Mr. Garman, yea; and Mr. Wilgus, yea.

ANNEXATION OF TERRITORY IN SECTIONS 14, 13, and 23, WASHINGTON TOWNSHIP TO CITY OF PIQUA, OHIO

Roy & Elizabeth Lavy, Petitioners

Mr. Seifried introduced the following resolution and moved its adoption:

WHEREAS, pursuant to action taken by the Board of Miami County Commissioners on September 16, 1957, the adjourned public hearing on the above mentioned annexation was held this day, September 30, 1957, at ten o'clock A. M.; such hearing being transferred from the Commissioners' office to the Court Room, Troy, Ohio, and

WHEREAS, the petition was publicly read at the hearing, together with a letter from the Washington Township Trustees stating their views on the proposed annexation; signed petitions of protest from residents of Washington Township were acknowledged and considered; and

WHEREAS, all interested persons appearing at such hearing either in person or by attorney were given an opportunity to express their opinions either for or against the granting of the prayer of the petition and because of this evidence presented, it is the desire of the Board of Commissioners to have more time in which to make their decision in the matter, therefore be it

RESOLVED, by the Board of Miami County Commissioners that they do hereby adjourn said proceedings until a later date in the near future when such decision will be made by them, and entered on this Journal of Record.

The motion to adopt the resolution was seconded by Mr. Wilgus, with the Board voting as follows: Mr. Garman, yea; Mr. Seifried, yea; and Mr. Wilgus, yea.

(From Commissioners' Journal No. 34, pages 416 & 417, under date of September 30, 1957)

FRIDAY, OCTOBER 4, 1957

ANNEXATION OF TERRITORY IN SECTION 14, 13, and 23, WASHINGTON TOWNSHIP, TO CITY OF PIQUA, OHIO

Roy & Elizabeth Lavy, Petitioners FINAL RESOLUTION - PETITION GRANTED

Mr. Wilgus introduced the following resolution, and moved that it be adopted:

WHEREAS, the Commissioners of Miami County, Ohio, having heard in open meeting all the persons desiring to be heard for or against the granting of the petition of Roy and Elizabeth Lavy, for the annexation of the territory in their petition described to the City of Piqua, Ohio, and the following matters having been presented to the Commissioners with regard to such annexation:

1. The Petitioners and their agent have requested a deletion from the territory to be annexed and have filed a new map with such deleted territory excluded, said deleted territory being described as follows:

Situate in the south half of Section Fourteen (14), the Southwest Quarter of Section Thirteen (13), and the north half of Section Twenty-three (23), Town eight (8) North, Range Five (5) East in Washington Township, Miami County, and state of Ohio, and being more particularly described as follows, to-wit:

Beginning at a stone in the northeast corner of Section 23; thence, North three degrees forty minutes thirty seconds West (N 3°-40'-30"W) along the Present Corporation Line of the City of Piqua seventy-eight and twenty-seven hundredths (78.27) feet to a point; thence, North sixty-nine degrees ten minutes thirty seconds East (N 69°-10'-30"E) eight hundred thirty-two and thirty-four hundredths (832.34) feet along the Present Corporation Line and the south right-of-way line of the P.C.C. & St. Louis R. R. Co. to a point; thence, North three degrees twenty-two minutes West (N 3°-22'W) along the Present Corporation Line one hundred sixty-two and forty-eight hundredths (162.48) feet to a point in the North right-of-way line of said railroad company; thence, South Sixty-nine degrees ten minutes thirty seconds West (S 69°-10'-30"W) along said north right-of-way line eight hundred thirty-three and eighteen hundredths (833.18) feet to a point in the west line of Section 13; thence, South three degrees forty minutes thirty seconds East (S 3°-40'-30"E) fifteen and seventy hundredths (15.70) feet along said section line to a point in said right-of-way line; thence, South sixty-nine degrees ten minutes thirty seconds West (S 69°-10'-30"W) along said right-of-way line seven hundred seventeen and fifty-nine hundredths (717.59) feet to a point in the south line of Section 14; thence, continuing South sixty-nine degrees ten minutes thirty seconds West (S 69°-10'-30"W) seven hundred eleven and five hundredths (711.05) feet to a point; thence North three degrees twenty-three minutes thirty seconds West (N 3°-23'-30"W) fifteen and seventy-two hundredth (15.72) feet to a point; thence, South sixty-nine degrees ten minutes thirty seconds West (S 69°-10'-30"W) along said right-of-way line one thousand four hundred ninety-seven and sixty-three hundredths (1497.63) feet to a point; thence, South three degrees seven minutes thirty seconds East (S 3°-07'-30"E) forty-one and ninety hundredths (41.90) feet along said right-of-way line to a point; thence, South sixty-nine degrees ten minutes thirty seconds West (S 69°-10'-30"W) along said right-of-way line two thousand nine hundred twenty-seven and forty hundredths (2927.40) feet to an iron pin in the centerline of Spiker Road and the west line of Section 23; thence, South three degrees twenty-three minutes thirty seconds East (S 3°-23'-30"E) along the centerline of Spiker Road eighty-three and eighty-five hundredths (83.85) feet to a point in the south right-of-way line of said P.C.C. & St. Louis R. R. Co; thence, North sixty-nine degrees ten minutes thirty seconds East (N 69°-10'-30"E) along said south right-of-way line four thousand three hundred ninety-one and seven hundredths (4391.07) feet to a point; thence, South three degrees twenty-three minutes thirty seconds East (S 3°-23'-30"E) along said right-of-way line twenty-six and twenty hundredths (26.20) feet to a point; thence, North sixty-nine degrees ten minutes thirty seconds East (N 69°-10'-30"E) one thousand one hundred sixty-six and seventy hundredths (1166.70) feet along said right-of-way line to a point; thence, North eighty-six degrees thirty-four minutes thirty seconds East (N 86°-34'-30"E) along said right-of-way line two hundred eighty-three and fifty-five hundredths (283.55) feet to the place of beginning, containing seventeen and thirty-six thousandths (17.036) acres more or less.

2. The Board of Education of Piqua indicated its intention not to apply for the transfer at any time of any of the territory to be annexed herein to the Piqua School District, without prior approval and consent of the Washington Twp. School District.

3. The City of Piqua indicated its intention and willingness to assume and fulfill all obligations of Washington Twp. with regard to maintenance and repair of all that part of the Spiker road running North from U. S. Route #36 to the Clayton Pike, without expense to Washington Twp.

4. The City of Piqua indicated its intention and willingness to maintain jointly with Miami County all that part of the Clayton Pike running west from the center line of Sunset Drive to the west line of the intersection of the Clayton Pike and Spiker Road.

Thereupon, being fully advised, the Commissioners find as follows:

FRIDAY, OCTOBER 4, 1957

1. That the petition contains all the matters required by law, that the statements are true, and that the territory sought to be annexed is adjacent to the City of Piqua.
2. That the petition contains a full description of the territory to be annexed.
3. That the map of the territory attached to the petition is accurate, and that the new map submitted by petitioners and their agent as aforesaid, is also accurate.
4. That the petition is signed by a majority of the adult freeholders residing in the territory sought to be annexed.
5. That the required legal notice of the petition has been given.
6. That the request of the petitioners and their agent to delete from these proceedings a certain portion of the real estate described in the petition should be granted, such deleted portion being as hereinbefore described, and not being owned or occupied by the within petitioners.
7. That, with the deletion of that portion of the territory as requested by the petitioners and their agent and hereinbefore described, it is right and proper that the petition should be granted, it being understood that the Piqua Board of Education and the City of Piqua will adopt appropriate legislation and/or resolutions to carry into effect their intentions as hereinbefore expressed.

It is hereby ordered that the description in the petition be and the same is hereby amended to conform to the new map, such description being as follows:

Situate in the south half of Section Fourteen (14), the southwest Quarter of Section Thirteen (13), and the north half of Section Twenty-three (23), Town Eight (8) North, Range Five (5) East in Washington Township, Miami County, and State of Ohio, and being more particularly described as follows, to-wit:

Beginning at an iron pin at the northwest corner of said Section 23 and in the centerline of Spiker Road; thence, North eight-six degrees twenty-four minutes East (N86°-24'E) one thousand three hundred ninety-nine and twenty hundredths (1399.20) feet along the line between Section 23 and Section 14 to a stone at the southeast corner of the west half of the Southwest Quarter of said Section 14; thence, North three degrees twenty-five minutes West (N 3°-25'W) two thousand six hundred fifty-two and eleven hundredths (2652.11) feet to the centerline of Clayton Pike; thence, North eighty-six degrees Twenty-one minutes East (N 86°-21'E) one thousand four hundred and sixty-three hundredths (1400.63) feet along the centerline of said Clayton Pike to a point at the Northeast corner of the Southwest Quarter of said Section 14; thence, North eighty-six fifty-one minutes East (N86°-51'E) two thousand seven hundred eighty-five and sixty-seven hundredths (2785.67) feet along the centerline of said Clayton Pike to the northeast corner of the Southeast Quarter of said Section 14 and the northwest corner of the Southwest Quarter of Section 13; thence, North eighty-six degrees thirty-seven minutes East (N 86°-37'E) seven hundred ninety-six and forty-six hundredths (796.46) feet along the centerline of Clayton Pike to the present Corporation line of the City of Piqua; thence, South three degrees twenty-two minutes East (S 3°-22'E) along said present Corporation line two thousand one hundred fifty-eight and fifty-one hundredths (2158.51) feet to a point in the north right-of-way line of the P. C. C. & St. Louis R. R. Co.; thence South sixty-nine degrees ten minutes thirty seconds West (S 69°-10'-30"W) eight hundred thirty-three and eighteen hundredths (833.18) feet along the north right-of-way line of said P.C.C. & St. Louis R. R. Co. to a point in the west line of said Section 13; thence, South three degrees forty minutes thirty seconds East (S 3°-40'-30"E) fifteen and seventy hundredths (15.70) feet along said section line to a point in said right-of-way line; thence, South sixty-nine degrees ten minutes thirty seconds West (S 69°-10'-30"W) seven hundred seventeen and fifty-nine hundredths (717.59) feet along said right-of-way line to a point in the south line of Section 14; thence, continuing South sixty-nine degrees ten minutes thirty seconds West (S 69°-10'-30"W) seven hundred eleven and five hundredths (711.05) feet to a point; thence, North three degrees twenty-three minutes thirty seconds West (N3°-23'-30"W) fifteen and seventy-two hundredths (15.72) feet to a point; thence South sixty-nine degrees ten minutes thirty seconds West (S 69°-10'-30"W) along said right-of-way line one thousand four hundred ninety-seven and sixty-three hundredths (1497.63) feet to a point; thence, South three degrees seven minutes thirty seconds East (S 3°-07'-30"E) forty-one and ninety hundredths (41.90) feet along said North right-of-way line to a point; thence, South sixty-nine degrees ten minutes thirty seconds West (S 69°-10'-30"W) along said north right-of-way line two thousand nine hundred twenty-seven and forty hundredths (2927.40) feet to an iron pin in the centerline of the Spiker Road and the West line of Section 23; thence, North three degrees twenty-three minutes thirty seconds West (N 3°-23'-30"W) along the west line of Section 23 and the centerline of Spiker Road one thousand five hundred fifty-two and sixteen hundredths (1552.16) feet to the place of beginning.

Containing three hundred eight-one and six hundred fifty-four thousandths (381.654) acres more or less.

IT IS FURTHER ordered that the prayer of said petition, with the amended description and new map, be granted, and that such territory as is included in the new map shall be annexed to the City of Piqua in accordance with law, it being understood that before annexation shall be accepted by the City of Piqua, said City of Piqua and the Piqua School Board will file with this board certified copies of their respective legislation carrying into effect the intentions hereinbefore expressed.

FRIDAY, OCTOBER 4, 1957

IT IS FURTHER ordered that a certified transcript signed by a majority of this board of all the orders and proceedings of this board relative to said petition and hearing thereon and the amendments thereto, together with said petition and maps attached thereto, and all the papers on file relating to said matter be deposited at once with the Clerk of the City of Piqua.

The motion to adopt the resolution was seconded by Mr. Seifried, with the Board of Miami County Commissioners voting as follows: Mr. Garman, yea; Mr. Seifried, yea; and Mr. Wilgus, yea.

Roy G. Garman President
Adam Wilgus
Richard Seifried Commissioners of Miami County
Mary F. Boyd Clerk

Attest:
Mary F. Boyd Clerk

THE BOARD OF EDUCATION
509 North Main Street
Piqua, Ohio
W. F Hoerner, Superintendent of School

George R. Cameron
Eugene P. Miller
Robert P. Fite

Robert B Reck, President
Robert F. Hilbert, Vice President
Jane Rengel, Clerk

October 25, 1957

Mr. Roy Garman
Miami County Commissioners
Court House
Troy, Ohio

Dear Mr. Garman:

Below is an excerpt from the minutes of the meeting of the Board of Education, Piqua City School District, held October 24, 1957.

"Mr. Fite moved the following Resolution be adopted:

Whereas, Roy Lavy has filed petition with the Commissioners of Miami County for the annexation approximately four hundred acres adjacent to the city corporation limits of Piqua, Ohio, bounded on the south by the Pennsylvania Railroad, on the north by the Clayton Road, and on the west by the Spiker Road, and

Whereas, the Board of Education of the Washington Township School District has indicated that they desire to retain such territory within their school district, and

Whereas, this Board of Education desires to cooperate with the Washington Township Board of Education and various groups in the City of Piqua seeking and wishing such annexation

Now, therefore, Be it resolved that this Board of Education agrees not to seek or request the territory of all or any portion of the territory that will be annexed to the City of Piqua without the express consent of the Board of Education of the Washington Township School District.

The motion to adopt the Resolution was seconded by Dr. Cameron. When the roll was called, the following answered aye: Mr. Reck, Dr. Cameron, Mr. Fite, Mr. Hilbert."

Yours truly
Piqua Board of Education
By Jane Rengel, Jane Rengel, Clerk
cc:
Rex Wilson, Clerk Washington Township School District C.V. Thompson, Superintendent Miami County Schools

RESOLUTION NO. C-3084
A RESOLUTION AUTHORIZING AND DIRECTING THE CITY MANAGER TO ENTER INTO A CONTRACT WITH THE TRUSTEES OF WASHINGTON TOWNSHIP PROVIDING THAT THE CITY OF PIQUA WILL MAINTAIN THE SPIKER ROAD FROM U.S. ROUTE 36 TO THE CLAYTON PIKE.

WHEREAS, the Board of County Commissioners of Miami County, Ohio approved the annexation to the city of Piqua of four hundred (400) acres, more or less, adjacent to the City of Piqua between the Pennsylvania Railroad and the Clayton Pike; and

WHEREAS, the Board of County Commissioners approved said annexation with the understanding that the City of Piqua would assume and fulfill all obligations of Washington Township with regard to maintenance and repair of all that part of the Spiker Road running north from U. S. Route 36 to the Clayton Pike without expense to Washington Township; and

WHEREAS, use of the Spiker Road will be greatly increased as a result of said annexation.

NOW, THEREFORE, BE IT RESOLVED by the Commission of the City of Piqua, Miami County, Ohio, three-fourths of all members elected or appointed thereto concurring:

SEC.1: That the City Manager be and he is hereby authorized and directed to enter into a contract with the Township Trustees of Washington Township, Miami County, Ohio providing that the City of Piqua shall hereafter assume and fulfill all obligations of Washington Township with regard to maintenance and repair of all that part of Spiker Road running north from U.S. Route 36 to the Clayton Pike without expense to Washington Township.

SEC.2: That this Resolution shall take effect and be in force from and after passage.

Richard A. Goater
Richard A. Goater, Mayor

PASSED: Nov. 4, 1957
ATTEST: William E. Fox
William E. Fox Clerk of Commission

RESOLUTION NO. C-3085
A RESOLUTION AUTHORIZING AND DIRECTING THE CITY MANAGER TO ENTER INTO A CONTRACT WITH THE BOARD OF COUNTY COMMISSIONERS OF MIAMI COUNTY, OHIO PROVIDING FOR JOINT MAINTENANCE OF THE CLAYTON PIKE FROM ITS INTERSECTION WITH THE SPIKER ROAD TO THE CENTER LINE OF SUNSET DRIVE.

See Paragraph along side of page
WHEREAS, the Board of County Commissioners approved said annexation with the understanding that the City of Piqua and Miami County, Ohio would jointly maintain the Clayton Pike from the center line of Sunset Drive to the west line of the intersection of the Clayton Pike and the Spiker Road, and

WHEREAS, use of the Clayton Pike will be greatly increased as a result of said annexation.

NOW, THEREFORE, BE IT RESOLVED by the Commission of the City of Piqua, Miami County, Ohio, three-fourths of all members elected or appointed thereto concurring:

Sec. 1: That the City Manager be and he is hereby authorized and directed to enter into a contract with the Board of County Commissioners of Miami County, Ohio providing for joint maintenance of the Clayton Pike from the west line of its intersection with the Spiker Road to the center line of Sunset Drive.

Sec. 2: That this Resolution shall take effect and be in force from and after passage.

Richard A. Goater
RICHARD A. GOATER, MAYOR

PASSED: Nov. 4, 1957
ATTEST: William E. Fox
WILLIAM E. FOX, CLERK OF COMMISSION

Recorded March 19, 1958 Received March 14, 1958
Time 2:00 P.M. Number 94745
Horace C. Cromer, Recorder Rich Warner Deputy
Emily Mc Neal Deputy

WHEREAS, the Board of County Commissioners of Miami County, Ohio approved the annexation to the City of Piqua four hundred (400) acres, more or less, adjacent to the City of Piqua between the Pennsylvania Railroad and the Clayton Pike; and

TOWN 4 RANGE 6 SECTION 4 QTR NW TOWNSHIP CONCORD

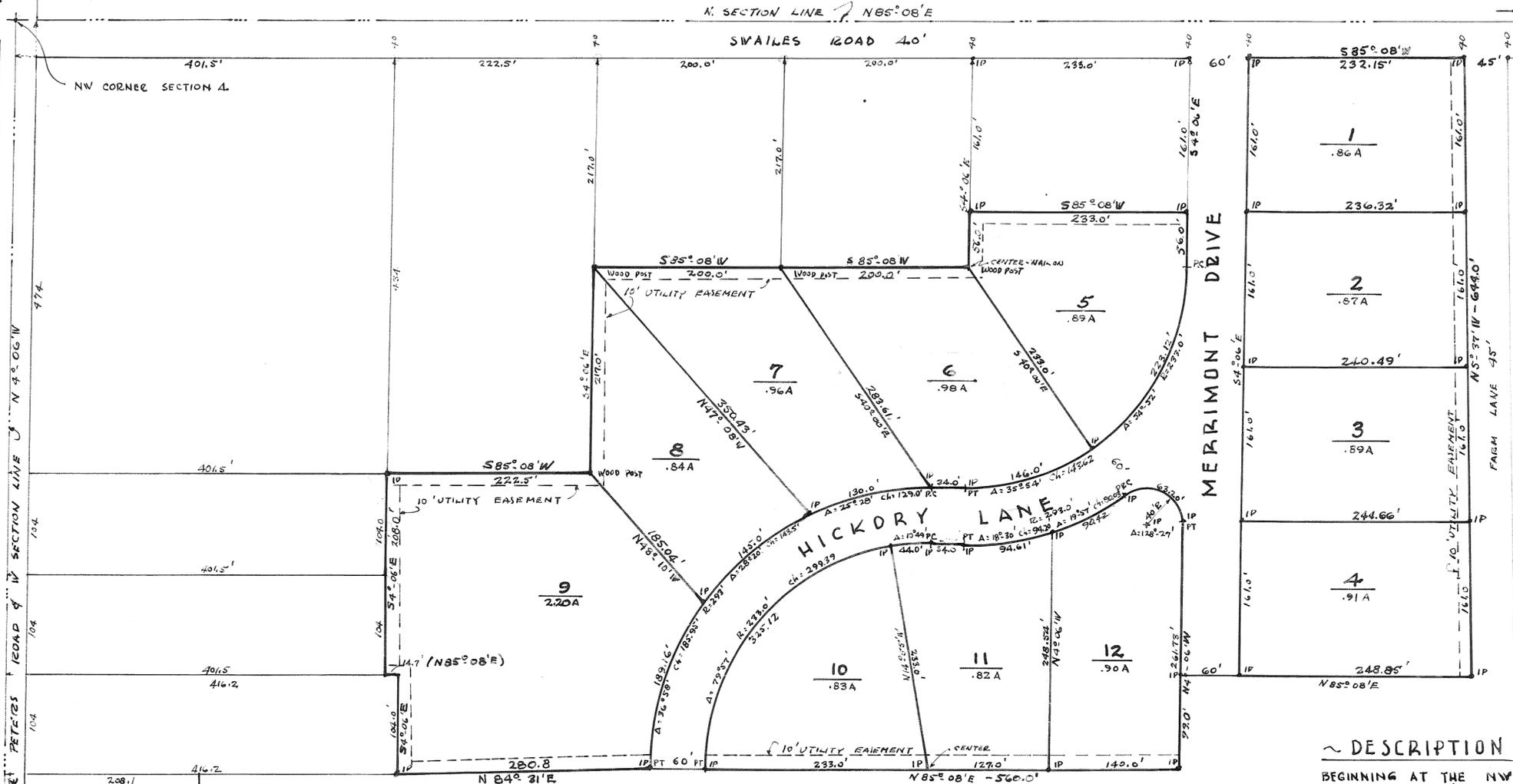
SEE AFFIDAVIT RECORDED IN MISC. BOOK 16 PAGE 681 AUGUST 13, 1969

May B. Guerin
MIAMI COUNTY RECORDER

Note: See corrected plat
Bk 7 - Pg. 7
Bk 6 - Pg. 37 identical

REC. VOL. 6 - Pg. 37
VOL 1 PLAT 10 VOL 7 Page 7-
MIAMI CO ENGR. RECORD & SURVEYS
SCALE 1" = 100' MAR. 29, 1955
FILE NO 76998 VOL 6 PAGE 37
REC'D on 25-1955 PLAT RECORDS, MIAMI CO
RECORDED on 25-1955 FEE 4.30

Horace R. Rimmer
MIAMI CO RECORDER



CORRECTED PLAT
FILE NO 94929
VOL 7 PAGE 7
REC'D MAR 28, 1958
REC'D MAR 28, 1958, 9:55 AM.
Horace R. Rimmer
MIAMI CO RECORDER

MERRIMONT SUBDIVISION No 1

plat no. 36
APPROVAL April 21, 1955

DEDICATION

I, THE UNDERSIGNED, BEING THE OWNER OF LANDS DESCRIBED IN THIS PLAT, DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF THIS PLAT AND TO THE DEDICATION OF THE STREETS TO THE PUBLIC USE FOREVER ON THIS 4th DAY OF April 1955

WITNESS:

SIGNED:

Witness: James D. King
SIGNED: Mary J. Shroyer
Franklin S. Shroyer

ABOVE PLAT APPROVED BY THE COMMISSIONERS OF MIAMI CO ON

Bernard Staker
Robert Brown
John D. Jones

APPROVED BY THE CITY OF TROY PLANNING AND ZONING COMMISSION ON APRIL 15 1955

L. N. Linscombe PRESIDENT
Opel Collins SECRETARY

APPROVED ON April 4 - 1955

T. C. Freshour
MIAMI COUNTY ENGR.

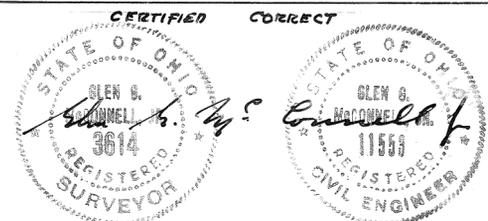
APPROVED ON April 25, 1955

W. E. Spakow
MIAMI COUNTY AUDITOR

DESCRIPTION

BEGINNING AT THE NW CORNER OF SECTION 4 THENCE 54° 06' E ALONG THE W SECTION LINE 400' TO THE S. R/W LINE OF SWALES ROAD THENCE N 85° 08' E ALONG THE S R/W LINE OF SWALES ROAD 1257.0' TO THE W P/L OF MERRIMONT DRIVE AND PLACE OF BEGINNING OF TRACT, THENCE AROUND THE PERIMETER OF THE TRACT BY THE FOLLOWING COURSES; 54° 06' E - 161.0', 585° 08' W - 233.0', 54° 06' E - 56.0', 585° 08' W - 400.0', 54° 06' E - 217.0', 585° 08' W - 222.5', 54° 06' E - 208.0', N 85° 08' E - 14.7', 54° 06' E - 104.0', N 84° 31' E 280.8', N 85° 08' E - 560.0', N 4° 06' W - 99.0', N 85° 08' E - 308.85', N 5° 37' W - 644.0', 585° 08' W - 292.15' TO THE PLACE OF BEGINNING OF TRACT AND CONTAINING 12 LOTS AND ROADS AS SHOWN HEREON IN AN AREA OF 14.75 ACRES

SUBDIVISION FOR MR. FRANKLIN SHROYER
SWALES ROAD, BR., TROY, OHIO



GLEN G. MCCONNELL JR - REC. ENGR & SURVEYOR
1710 PETERS ROAD, TROY, OHIO

STATE OF OHIO, MIAMI COUNTY...
I, the undersigned, being the owner of lands described in this plat, do hereby voluntarily consent to the execution of this plat and to the dedication of the streets to the public use forever on this 4th day of April 1955.

IN TESTIMONY WHEREOF I HAVE HEREIN SET MY HAND AND AFFIXED SEAL AT TROY, OHIO, THIS 21st DAY OF APRIL 1955.
Franklin S. Shroyer
Franklin S. Shroyer

TIPP CITY
SUMMARY
Ordinances pertaining to abandonment of alleys, streets, etc.

Do NOT DESTROY
In pertaining to Abandonment of Alleys, etc.

485-73 Connection of contiguous territory

596-74 " " " " " " " "

607-74 " " " " " " " "

6210-74 Opening of alleys - 375 & 376 - 368 & 369

633-10-75 Accepted & confirming dedication of streets & alleys by John Clark Lots #12 to 25 - #26 to 39 - 40 to 47

643-10-75 Accepted & confirming dedication of alleys by Clark & Co. Lot # 88 to 91

653-10-75 Dedication of streets & alleys - John McPherson # 2 to 120

663-10-75 Dedication of streets & alleys - Live of Jays # 171 to 192

673-10-75 " " " " - Clark & McPherson # 193 to 258

683-10-75 " " " " - L. W. Conner - # 259 to 290

693-10-75 " " " " - O. J. Kauffman # 294 - 328

703-10-75 " " " " - Don St. A. Messler # 329 to 361 School Alley in main building

713-10-75 " " " " - Thomas Brown # 367 to 375 - 376

723-10-75 " " " " - 362 - 376

723-10-75 " " " " - William Bellard - # 377 to 390

75-10-75 Amputation by County Commissioners Village of Tippecanoe

80-10-75 Dedication of streets & alleys H. A. Hawver # 432 to 449 - 450 to 453 - 454 to 456

100-10-75 To extend alley from 7th St. to Hartsville # 398

102-10-75 To vacate Lincoln St. in Henry Hawver addition

110-10-75 To open & extend Third - from Plum North Section 22

114-10-75 Dedication of street & alley by Truitt, Weibly & Co # 558 to 565

154-10-75 Vacate portions of Fifth & South St. (# 671-678)

RP? 230-10-75 Condemn Property for alley purposes # 224, 225, 226

235-10-75 To vacate part of alley between Fifth & 6th Street Plum

RP? 260-10-75 Res # 9 - Opening & extending Fourth St. # 229, 230

261-10-77 " " " " " " " "

270-10-78 Lease of Property - Village Park. (O.L. 21-22)

271-10-78 Res # 14 - Opening & Extension of Plum St.

272-10-78 Accept & dedicate lands to street & alley # 312 to 40

275-10-78 " " " " " " " "

Legal Notice: 276-10-78 P.E. Taylor # 72 to 73 612-1997
Alley between 6th & 7th - Lots 233 to 238 - 239 to 243 - (Vacating)

TIPP CITY
SUMMARY
Ordinances pertaining to abandonment of alleys, streets, etc.

Legal Notice: 294-10-78 Vacating of Alley - 735 to 750 (735-36-37)

310-10-78 Opening & extending of 6th

320-10-78 To vacate alley - Between Dew & Main

321-10-78 To vacate St. Running East from lot to lots 91 & 92

324-10-78 " " " " Barbara Chaffin's Div. 58.7-588-89-90-91-92

340-10-78 To vacate North end of Alley Running N.W. Corner 115

343-10-78 Extending of 5th St South of lots 327-328-39-40

353-10-78 Vacate Alley - West of lot 743

Legal Notice: 344-10-78 Vacate Alley from Harrison St. on to Saline # 746-747

Legal Notice: 345-10-78 " " " " " " " " vicinity of Plum & Hyatt

434-10-78 To vacate South St. from 6th East to alley - Along Garner Farm

540-10-78 Vacating Alley Between lots 750 & 735

569-10-78 Accepting the Babers Sub Division

577-10-78 " " " " Christmas Sub Div # 459-462

613-10-78 Authorize Annexation of certain territory B & C

624-10-78 Accepting " " " " " " " " B & D

625-10-78 Accepting part of Parisian Sub Div. Lots 65-165-80

63-610-78 Authorizing sale of part of lot # 7 in Village # 231-240

645-10-78 To vacate 12 ft alley - between lots 233-234 - 7th St. Plum

668-10-78 Accepting and confirming the dedication of streets & alleys on Kincaid Sub Div. Outlot # 4 Part C

Legal Notice: 676-10-78 Vacating two streets and alley - N. 5th from Kilgore

Legal Notice: 677-10-78 10 ft Alley Between W. Herman & Ave of W. 5th # 873-966

679-10-78 Vacate N. 5th St from Kilgore to Corp line

**THE HARRY SMITH
SUBDIVISION**

Scale 1" = 50'-0"

SEC. NO 3 PART OF LOT 1049 AND
PART OF OUT LOT 46 COVINGTON, OHIO

DESCRIPTION

Being a subdivision of a tract of land bounded by the letters A B C D E F G H A as shown on this plat, and being a subdivision of part of out lot No 46 and lot No 1049 of the Village of Covington, Ohio which is described by deed from Edwin C. Wright to Harry Smith, et al., and recorded in Vol. 174, Page 322, of the Miami County Deed Records. The lots are numbered 1096 to 1105 inclusive. The subdivision contains 3.004 acres of which 0.685 acres are in roads and 2.319 acres are in lots.

DEDICATION

We, the undersigned, do hereby voluntarily consent to the execution of the said plat and to the dedication of the streets as shown hereon to the public use forever.

Date: November 6th 1957
Witness: Roger C. O'Donnell Signed: Harry A. Smith,
Jeanne Borts Pearl M. Smith

STATE OF OHIO, MIAMI COUNTY, S.S. 6th day of November, 1957, before me, a notary public in and for said county, personally came Harry A. Smith and Pearl M. Smith, who acknowledged the signing and execution of this plat to be their voluntary act and deed.

Roger C. O'Donnell
Notary Public in and for Miami County, Ohio
My Commission Expires Oct. 20, 1959

The foregoing plat approved by the Planning Commission of the Village of Covington, Ohio. Date: Nov. 5, 1957

Ned R. Pearson Ned M. Drees
James C. Kinney Roy Miller Jr.

The foregoing plat approved by ordinance of council of the Village of Covington, Ohio. Date: Nov. 5, 1956

Mary W. Hays Ned M. Drees
Village Clerk Mayor

I hereby approve this plat and have caused the in lot numbers to be placed thereon to designate the tracts. This 18th day of April, 1958.

Arthur E. Palaw
Miami County Auditor

File No # 95259 Vol. 7, Page 9

Received: APRIL 18, 1958 Plat Records, Miami County, Ohio

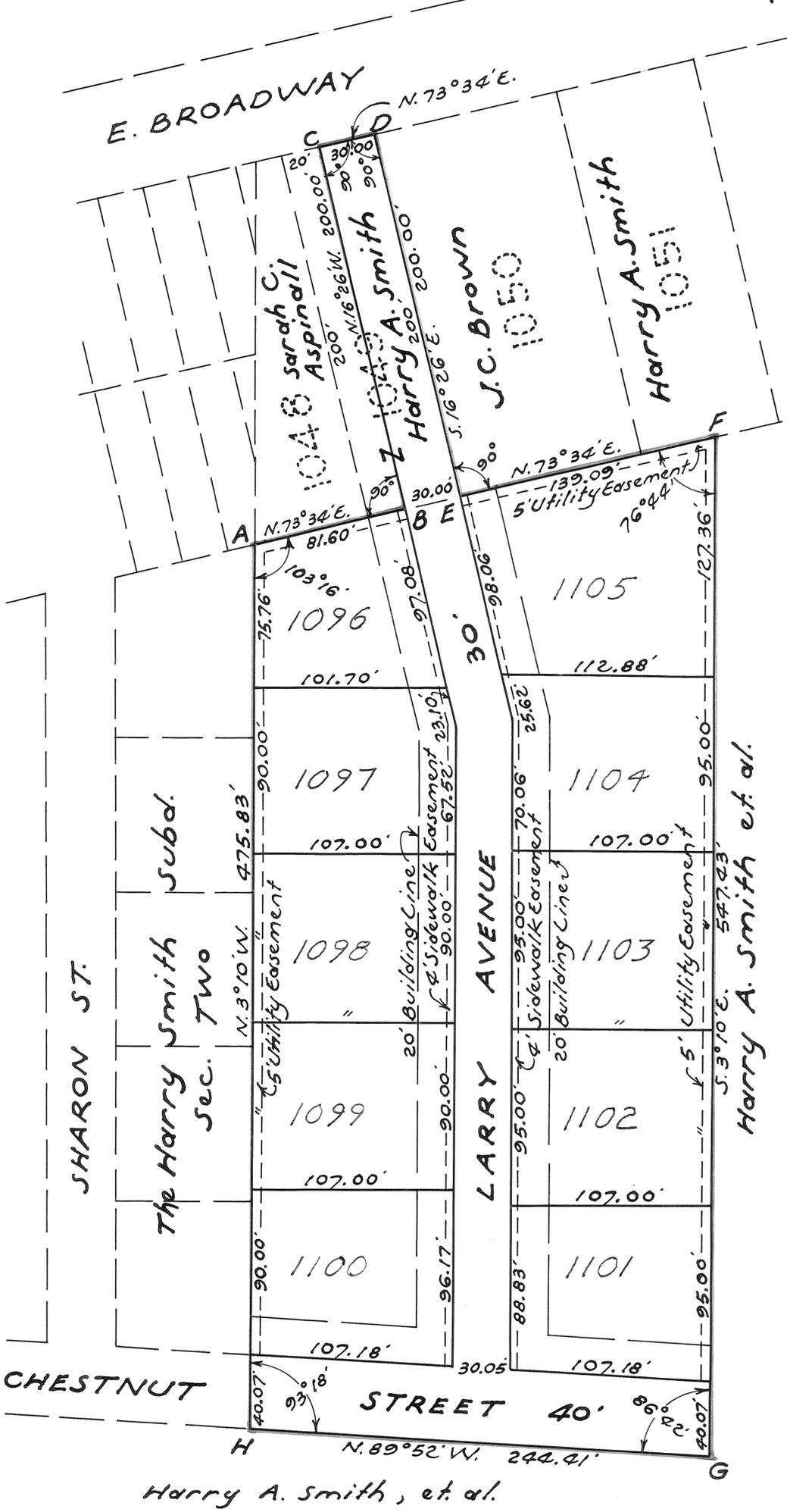
Recorded: APRIL 18, 1958 Fee: \$4.30
1:17 - P.M.

Horace C. Cromer
Miami County Recorder *J.C.*

I, hereby, certify the above plat to be correct and that iron pins are set on all lot corners and plat corners.

Date: 10-7-57
Parker S. Bookwalter and Associates
Civil Engineers and Surveyors
205 E. First St. Dayton 2, Ohio

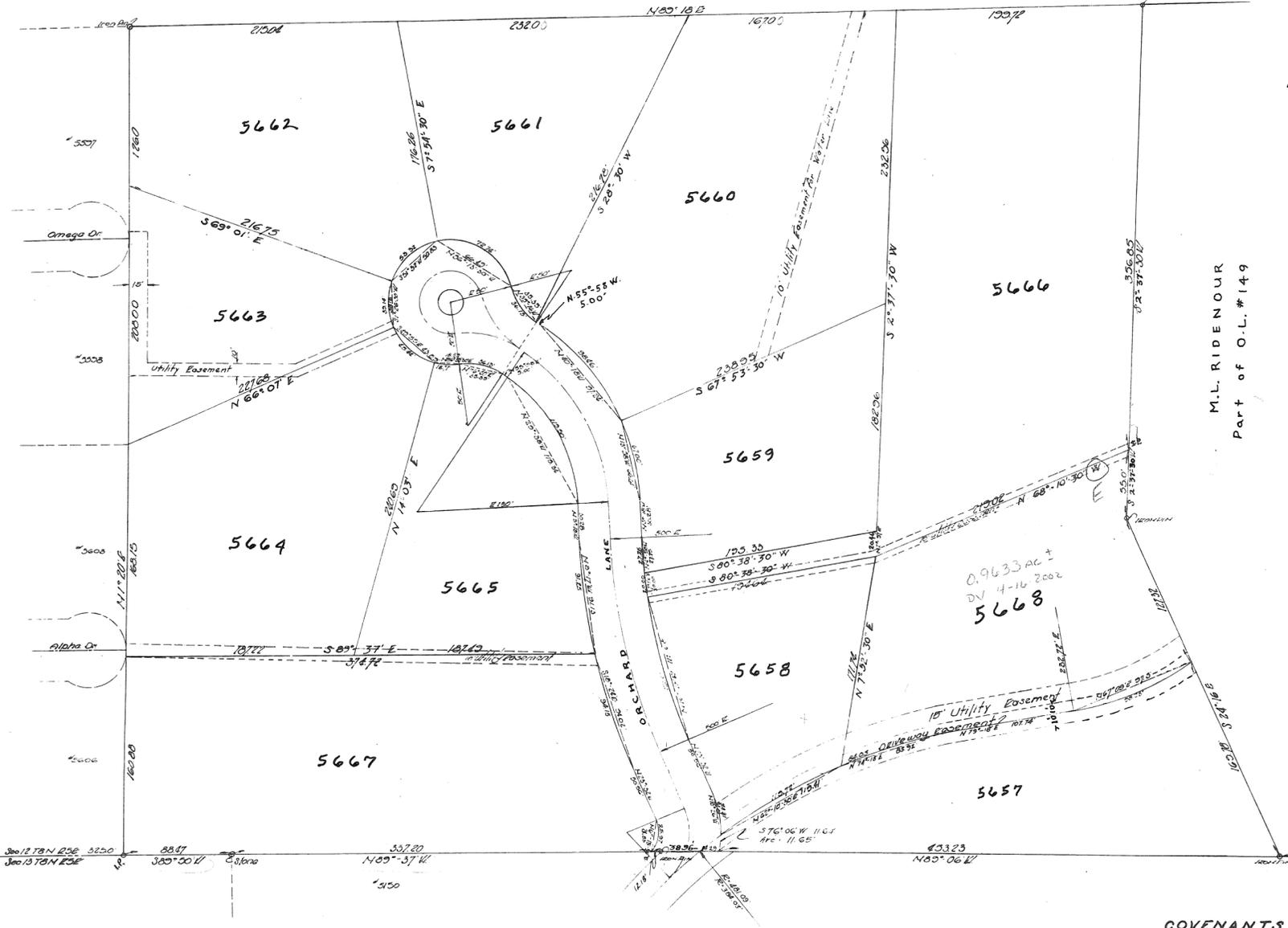
Albert R. Trace
Albert R. Trace, Reg. Surveyor



A.L. FLESH'S SECOND SUBDIVISION
OF PART OF Q.L. 149 INLOTS 5607-5608
IN PIQUA, MIAMI COUNTY, OHIO

Vol. 6 - Pg. 187
Miami County Engr's Record
of Lot Surveys

REC. 7-100/0



DEDICATION
We, A.L. Flesh and Patricia C. Flesh, by Leo H. Faust, her legal guardian, the undersigned owner of the land shown on this and curvey, do here by assent to and adopt the subdivision of the land and acknowledge that the plat and curvey were made of our request.
We do also here by dedicate to the public use forever Orchard Lane as shown hereon.
Signed and acknowledged in the presence of
William D. Faulkner
Judy L. Laughman
A.L. Flesh
Patricia C. Flesh
by Leo H. Faust, Guardian

ACKNOWLEDGEMENT
State of Ohio, Miami County ss
Before me, a Notary Public, in and for said county, personally appeared the above named, A.L. Flesh and Patricia C. Flesh, by Leo H. Faust, her legal guardian, who acknowledged that they did sign the foregoing instrument and that same is their free act and deed.
IN TESTIMONY WHEREOF I have hereunto subscribed my name and official seal of my office as follows: Ohio, this 22nd day of September, 1951.
William D. Faulkner
My Commission expires the 14th day of June, 1960.

APPROVAL
The plat of the hereon proposed subdivision herewith recorded has been inspected and approved by the Planning Commission of the City of Piqua on this 5th day of June, 1951.
E. H. Daniels Chairman
Robert M. Staver, Jr. City Manager
Alb. Johnson City Engineer
John F. Mangum
Robert R. Cole

ACCEPTANCE
The plat of the hereon subdivision herewith recorded has been inspected and accepted by the City Commission of the City of Piqua, Ohio this ___ day of ___ 1951.
Jack Davidson Mayor
James A. Anderson City Engineer
Donald Williams
Charles E. Cox

Numbered to designate inlots and outlots and hereafter this ___ day of May 1951.
Ruth E. Graham
Auditor of Miami County
File No. # 95506
Deeded for Record MAY 6, 1958 9:55 a.m.
Recorded in Plat Record Book No. 7 Page No. 10
Fee \$ 4.30
Harold C. Brown g.e.
Recorder of Miami County

COVENANTS

CERTIFICATION
I hereby certify that this plat and correct exposition of A.L. and Patricia C. Flesh's Second Subdivision of part of outlot 149 in Piqua, Miami County, Ohio, surveyed by me this 22nd day of July, 1951.
I also certify that the land platted hereon is part of the same land conveyed in deed from M. D. Dodge & L. W. Dodge to A.L. Flesh Record in deed volume 735 page 150 of the deed records of Miami County, Ohio and being more fully described as follows to wit:
Commencing at a railroad spike at the Southeast Corner of the Southeast one-quarter of Section 12, Town 8 North, Range 5 East, and the Southwest corner of outlot 149 in the center line of Sunset Drive, thence North 85° 30' East 385.0 feet along south line of Section 12 to an iron pin in the southeast corner of Inlet 5606, said point being place of beginning, thence North 1° 20' East 668.05 feet to an iron pin, thence North 85° 13' East 813.76 feet to a point, thence South 2° 31' 30" West 41.85 feet to an iron pin, thence South 28° 16' East 205.10 feet to an iron pin, thence North 83° 05' West 653.23 feet to a point, thence North 80° 37' West 390.45 feet to a point, thence South 80° 30' West 884.71 feet to an iron pin and place of beginning, containing 12.810 Ac. ±.
George P. Fernandez
Registered Surveyor #2079
Sidney, Ohio July 22, 1951

- The following Covenants shall be considered as a part of the deed of each lot in the subdivision and shall be binding upon all owners their heirs and assigns forever:
1. There shall be only one (1) single family residence dwelling unit built upon each lot.
 2. The lots in this subdivision are to be used exclusively for residential purposes only.
 3. Each residence unit shall cover the following minimum ground areas exclusive of all porches, patios, car ports and garages:
one story and one half (1 1/2) story residence unit... 1200 sq. ft.
two (2) or more story residence units... 1300 sq. ft.
 4. No "prefabricated" or "factory cut" homes shall be erected, constructed or built on any lot without unanimous consent of all lot owners within this subdivision.
 5. No utility poles, with the exception of poles to be used for street lights, shall be erected or maintained in this subdivision.
 6. All utility service connections shall be installed underground to the street property line of each lot and anyone wanting to avail himself of these utilities will "hook up" at these points only.
 7. Should the owner of any lot in this subdivision, as originally platted or as supplemented herein provided, intend to sell his or her inlot, he or she shall, before making such sale, deliver a written notice to the owners of all the other of said inlots, which notice shall set forth a statement of such intention, the name and address of the prospective purchaser of such inlot and the price offered therefore; the owners of the other of said inlots, or any of them, shall for a period of thirty (30) days after delivery of such notice, have the option and privilege to purchase the inlot intended to be sold for the price offered for

the same; if the owners of the other of said inlots fail, within such thirty days period to exercise such option, then the owner intending to sell his or her inlot shall be at liberty to sell and convey the same forthwith and without further restriction; provided, however, that if any such notice should contain any false statement, then such notice shall be wholly inoperable and no right or privilege to sell may grow or mature out of such notice; and provided, further, that this restriction shall in no way interfere with its marketability for purposes of attaching a mortgage, execution or other lien or claim thereon which might require the sale of such inlot at public sale under court order; it being expressly understood that A.L. Flesh and Patricia C. Flesh, the original owners of the lots in this subdivision are entirely exempt from the requirements of this provision.

8. The restrictions set forth in these covenants shall be administered by a committee of three selected by a majority of the owners of the lots in this subdivision; upon the death, resignation or removal of any of them from Miami County, Ohio, the other two of them shall select a successor; should the members of said committee for any reason refuse or fail for sixty days to act as such, then a majority of the owners of the lots in this subdivision may at any time thereafter select a new committee for such purposes.
9. An easement of five (5) feet in width along all side lot lines and ten (10) feet in width along all rear lot lines is hereby reserved for utility purposes. All properly authorized persons along with the necessary equipment and materials shall have the right of entrance upon these premises to install or maintain these utilities.
10. Inlot 5658 and 5668 are subject to an easement running along the South side of said inlots for installation, operation, and maintenance of a gas line.



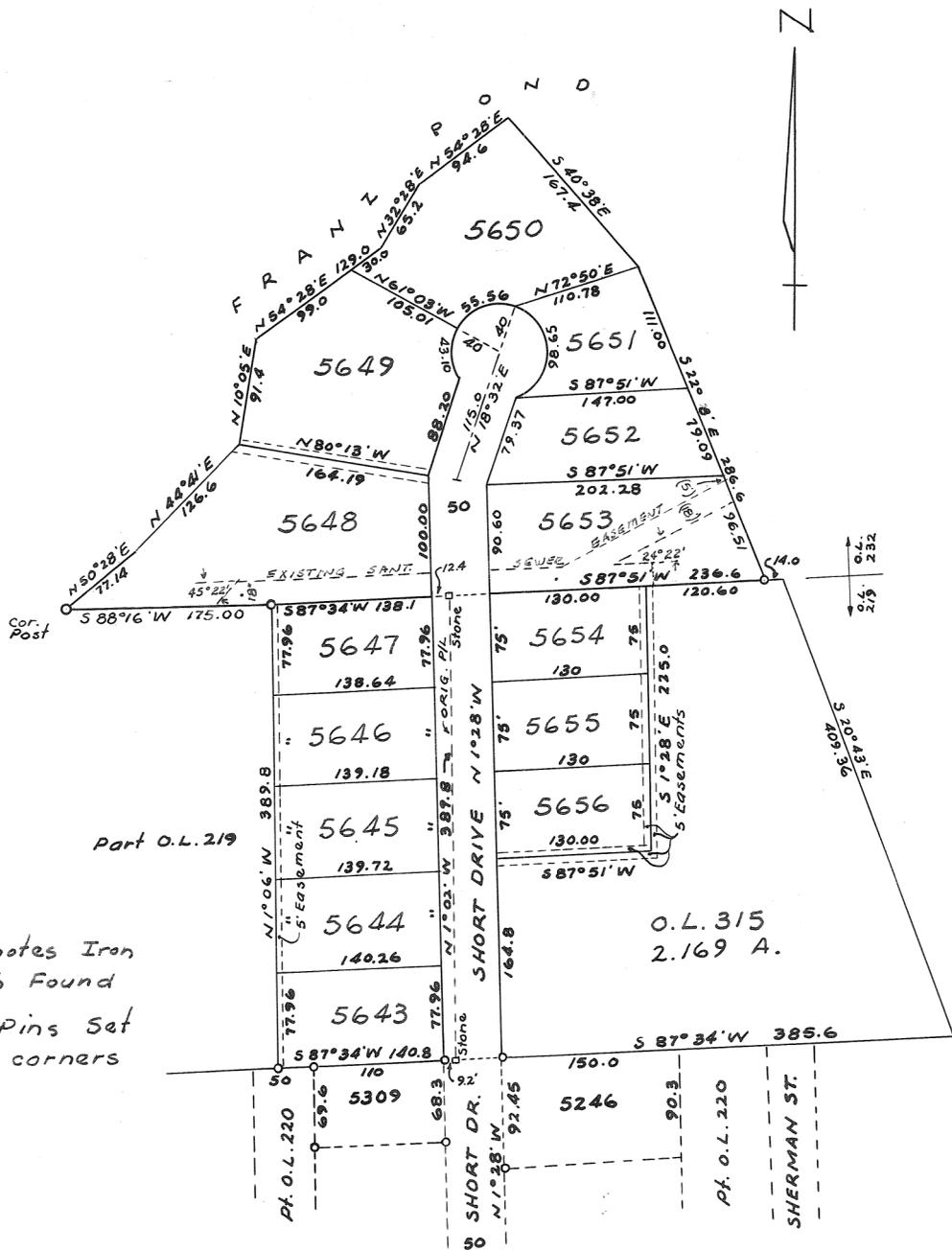
REPLAT OF PT. OF O.L. 219 AND PT. OF O.L. 232
FOR JOHN SCHROERLUKE ; HAROLD SHORT
PIQUA OHIO

REC. 7 PAGE 11
VOLUME NO. 7 PAGE NO. 4
MIAMI COUNTY ENGINEERS
RECORD OF LOT SURVEYS
SCALE: 1" = 100'

FILE NUMBER 95769
RECEIVED FOR RECORD THIS 20 DAY
OF MAY 1958 AT 1:58 P.M.
PLAT BOOK 7 PAGE 11
MIAMI COUNTY RECORDERS PLAT RECORDS

Norace C. Cromer
MIAMI COUNTY RECORDER J.C.

FEE \$4.30



We the undersigned owners of the lands shown on this replat accept and approve this replat and dedicate the street as shown hereon to public use forever; and acknowledge the signing thereof to be our voluntary act and deed. Easements shown hereon are for the construction, operation, maintenance, repair, replacement, or removal of water, gas, sewer, electric, telephone or other utility lines or services and for the express privilege of removing any obstructions to the free use of said utilities and for providing ingress and egress to the property for said purposes and are to be maintained as such forever.

Witness:

Nancy Hamm
R. K. Wilson

John W. Schroerluke
Edy M. Schroerluke
Harold L. Short
Lefa J. Short

State of Ohio Miami County:
Personally appeared before me the above signed parties and acknowledge the signing thereof. Sworn to and subscribed before me this 22nd day of February 1958

R. K. Wilson

Notary Public in and for State of Ohio
My Commission Expires April 13, 1959

Approved by the Piqua Planning Commission this 25 Day of FEB. 1958.

E. H. Beach Chm.
John H. Mangum
Robert Reed

Robert M. Stover Jr.
Alfred Gustmann

Approved by the Piqua City Commission this 7 Day of APRIL 1958.

Jack Wilson
Charles A. Coyle
Donell Tolhamm

Joseph M. Mastner

I hereby approve this replat and numbers to be placed hereon designating the tracts shown this 20th Day of May 1958.

Lute E. Graham
Miami County Auditor

AGREEMENT TO EAST PROPERTY LINE

The East Property Line being in question, we the undersigned owners do hereby agree to the property line as shown on this replat.

John W. Schroerluke
Edy M. Schroerluke
Harold L. Short
Lefa J. Short

Witness

Nancy Hamm
R. K. Wilson

State of Ohio Miami County:
Personally appeared before me the signed parties and acknowledge the signing thereof. Sworn to and subscribed before me this 22nd day of February 1958.

R. K. Wilson
Notary Public in and for
State of Ohio
My Commission Expires
April 13, 1959

I hereby certify this replat to be correct

Franklin D. Ruck
Franklin D. Ruck
Registered Surveyor # 3319

Robert M. Stover Jr.
For the City of Piqua

FILE NUMBER 96007
RECEIVED FOR RECORD THIS 4th DAY
OF June 1958 AT 9:50 A. M.
PLAT BOOK 7 PAGE 12
MIAMI COUNTY RECORDERS PLAT RECORDS

Home E. Anderson
MIAMI COUNTY RECORDER

SOUTHVIEW ESTATES NO. 1 A SUBDIVISION OF 9.25 ACRES OF PARTS OF OUTLOTS 113 & 236

Reference: Miami County Engineers
Record of Lot Surveys Vol. 6 Pg. 173

9' off the West side of I.L. 2498
dedicated by W.E. Johnson
for widening Amelia from 16' to 25'

We the undersigned, being the owners of the land described
on this plat, voluntarily consent to the execution of said
plat and dedicate the streets and alley shown hereon
to the public use forever.

Robert S. ...
Witness

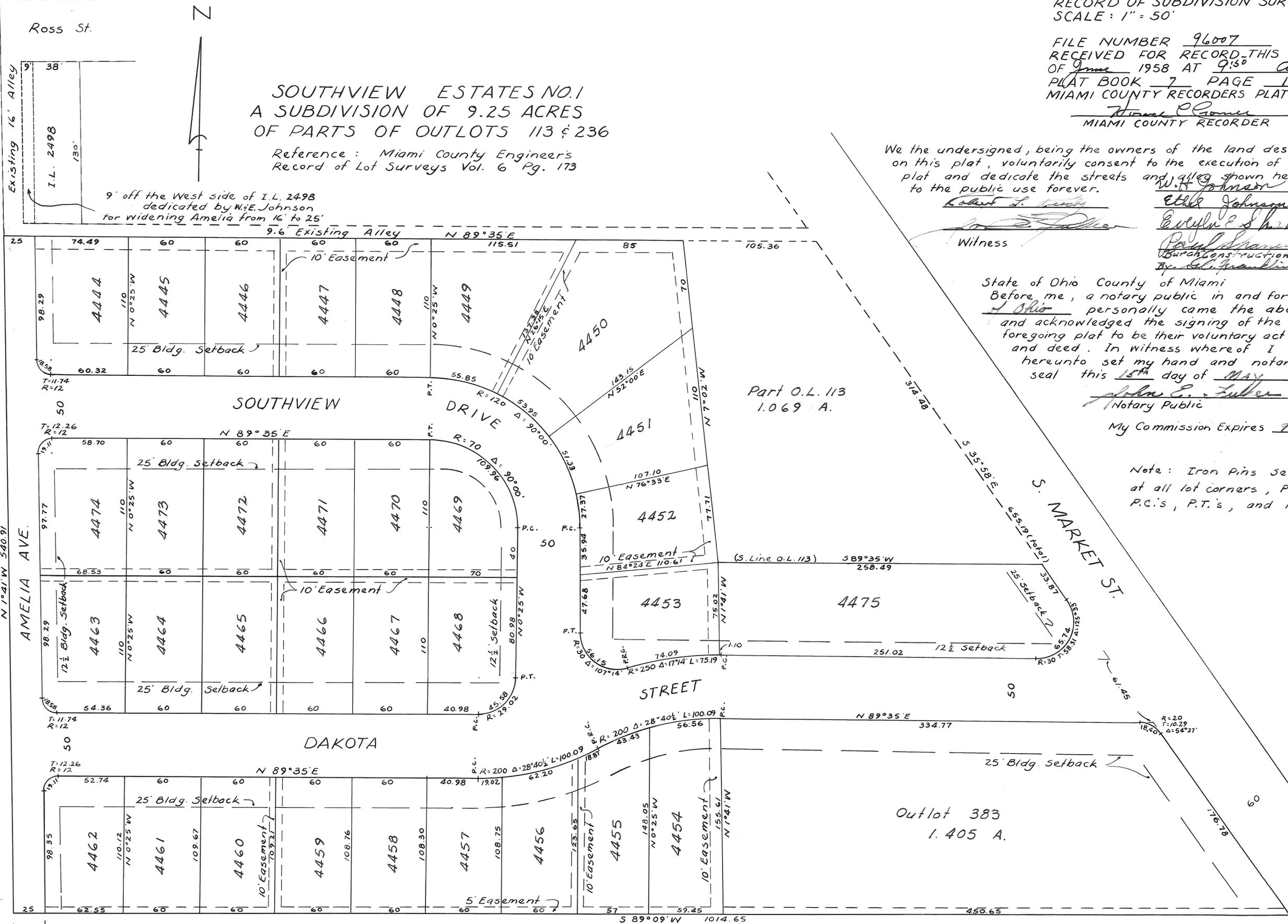
W. H. Johnson
Edith Johnson
Evlyn E. ...
Paul ...
By: *Ed. Franklin* Vice Pres.

State of Ohio County of Miami
Before me, a notary public in and for the state
of Ohio personally came the above
and acknowledged the signing of the
foregoing plat to be their voluntary act
and deed. In witness whereof I
hereunto set my hand and notary
seal this 15th day of May 1958

John E. ...
Notary Public

My Commission Expires 7-8-59.

Note: Iron Pins Set
at all lot corners, P.I.'s,
P.C.'s, P.T.'s, and P.R.C.'s.



Part O.L. 113
1.069 A.

Outlot 383
1.405 A.

At a meeting of the Troy City
Planning Commission held
this 27th day of May 1958
this Subdivision was approved

R. J. ... President
Home E. Anderson
Acting Secretary

At a meeting of the City Council of the
City of Troy Ohio held this 2nd day of
June 1958 this Subdivision was approved
and accepted by Ordinance No. 0-21-58

... Mayor
... Pres. of Council
H. J. ... Clerk of Council

Numbered to designate inlots and
transferred this 4th day of June 1958

Ruth E. ...
Miami County Auditor

I hereby certify this
Subdivision to be correct
as shown

Richard Klockner
Richard Klockner
Registered Surveyor # 4370

SOUTHVIEW ESTATES NO. 1 - TROY, OHIO

RESTRICTIVE COVENANTS

These Covenants are to run with the land and shall be binding on all parties and persons claiming under them until January 1, 1978, at which time said covenants shall be automatically extended for successive periods of ten years, unless by vote of the majority of the then owners of the lots, it is agreed to change said Covenants in whole or in part.

If the parties hereto, or any of them, or their heirs or assigns, shall violate any of the Covenants herein, it shall be lawful for any other person or persons owning real estate situated in said subdivision to prosecute any proceedings at law or in equity against the person or persons violating or attempting to violate any such Covenants and either to prevent him or them from so doing to recover damages or other due for such violations.

Invalidation of any one of these covenants by judgement or court order shall in no wise affect any of the other provisions which shall remain in full force and effect.

1. All lots in this tract shall be known and described as residential lots. No structures shall be erected, altered, placed or permitted to remain on any residential lot other than one detached 1 family dwelling not to exceed 2-1/2 (two and one-half) stories in height and a private garage for not more than two cars. No outside stairway will be permitted on any structure.

2. No building shall be located nearer to the front lot line or nearer to the side street line than the building setback line shown on the Recorded Plat. No residence shall be located nearer than 5 feet to any side lot line except in the case of attached garages in which case the garage side of the residence may be 5 feet from the side lot line. Detached garages shall be located at least 60 feet from the front lot line and not nearer than 3 feet from any side or rear lot line.

3. No noxious or offensive trade shall be carried on upon any lot nor shall anything be done thereon which may be or may become a nuisance or annoyance to the neighborhood.

4. No trailer, basement, tent, shack, barn or other outbuilding erected on this plat shall at any time be used as a residence temporarily, nor shall any structure of a temporary nature be used as a residence.

5. No dwelling costing less than \$7500 shall be erected on any lot in this plat. The ground floor area of the main structure, exclusive of one story porches and garages, shall be not less than 800 square feet.

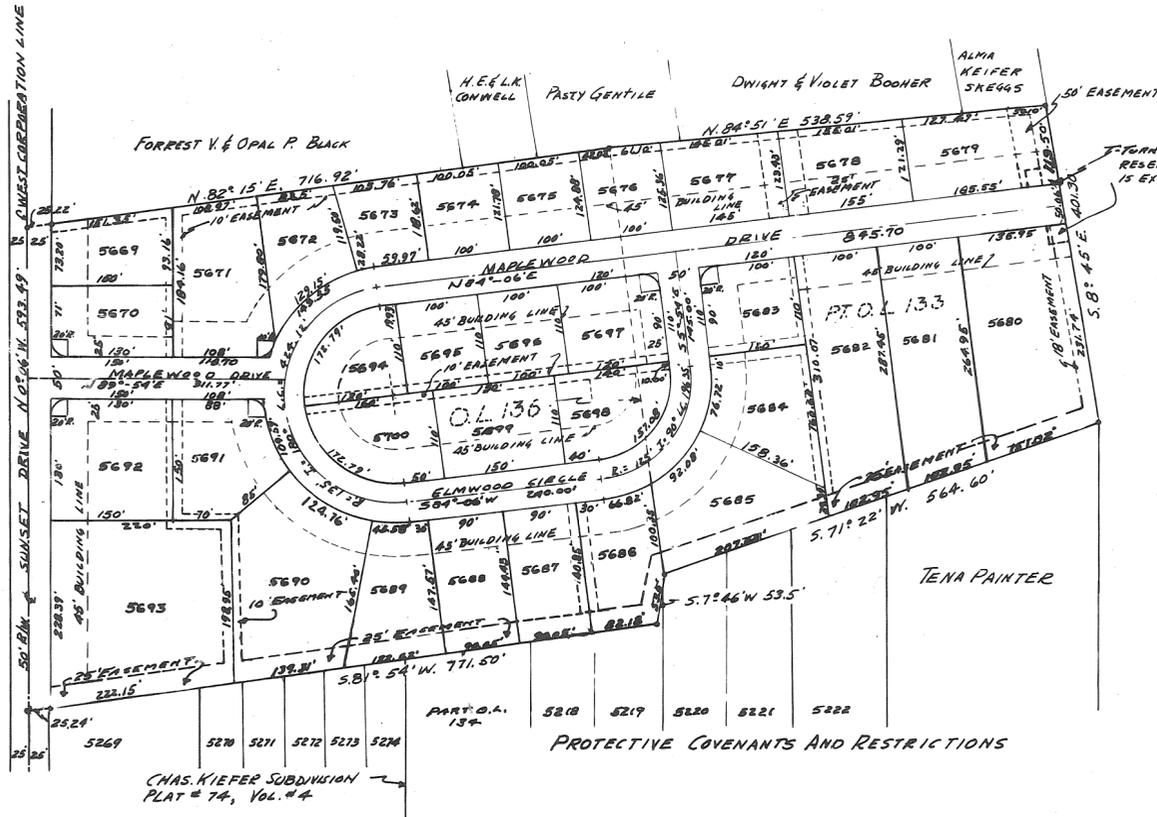
6. Basements affecting lots shown on the recorded plat are dedicated for utility installation and maintenance.

7. No permanent sign or billboard shall be erected on any lot.

8. In the event any restrictions have been omitted herein, which omitted restrictions are already a part of the zoning ordinance of the City of Troy, Ohio, such zoning ordinance shall apply.

Vol. 7-Pg. 5
Miami County Engineers Record
of Lot Surveys

REC. 7-Page 3



R.W. BELL
O.L. # 138

HILLCREEK SUBDIVISION
O.L. # 136 & PART OF O.L. # 133, CITY OF PIQUA
MIAMI COUNTY OHIO.

DEDICATION

WE, THE UNDERSIGNED BEING ALL THE LEIHHOLDERS OF THE LANDS HEREIN PLATTED DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF THE SAID PLAT AND DEDICATE THE STREETS AS SHOWN HEREON TO THE PUBLIC USE FOREVER.

EASEMENTS SHOWN ON THIS PLAT ARE FOR THE CONSTRUCTION, OPERATION, MAINTAINANCE, REPAIR, REPLACEMENT OR REMOVAL OF WATER, GAS, SEWER, ELECTRIC, TELEPHONE, OR OTHER UTILITY LINES OR SERVICES, AND FOR THE EXPRESS PRIVILEGE OF REMOVING ANY OBSTRUCTIONS TO THE FREE USE OF SAID UTILITIES AND FOR PROVIDING INGRESS AND EGRESS TO THE PROPERTY FOR SAID PURPOSES AND ARE TO BE MAINTAINED AS SUCH FOREVER.

Charlotte J. Hockett
WITNESS

Ralph W. Zimmerman
WITNESS

Gordon H. Hill
WITNESS

Paula J. Schaefer
WITNESS

STATE OF OHIO MIAMI COUNTY, SS:
BE IT REMEMBERED THAT ON THIS 31st DAY OF May, 1957, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE PERSONALLY CAME RALPH W. ZIMMERLIN AND 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 ABOVE WRITTEN.

Charlotte J. Hockett
NOTARY PUBLIC IN AND FOR MIAMI COUNTY, OHIO.

APPROVED BY THE PIQUA PLANNING COMMISSION THIS 30th DAY OF May, 1957.

C. H. Black
John K. Morgan

APPROVED BY THE PIQUA CITY COMMISSION THIS 12th DAY OF May, 1958

Paul D. Wilson
Charles E. Galt

TRANSFERRED AND NUMBERED THIS 5th DAY OF June, 1958.

RECORDED THIS 5th DAY OF June, 1958 AT 1:00 P.M.

INSTRUMENT NO. 96845 FEE \$4.30

MIAMI COUNTY RECORDER

GORDON H. HILL AND ASSOCIATES WEST MILTON, OHIO

SCALE 1"=100' MAY 6, 1957
Robert C. Schaefer



1. ALL LOTS IN THIS TRACT SHALL BE KNOWN AND DESCRIBED AS RESIDENTIAL. NO STRUCTURES SHALL BE ERECTED ON ANY RESIDENTIAL BUILDING, PLOT OTHER THAN ONE DETACHED SINGLE-FAMILY DWELLING, NOT TO EXCEED TWO STORIES IN HEIGHT AND A PRIVATE ATTACHED GARAGE FOR NOT MORE THAN (3) CARS.
2. NO LOT SHALL BE HEREAFTER SUBDIVIDED INTO PARCELS FOR ADDITIONAL RESIDENTIAL PURPOSES.
3. NO BUILDING SHALL BE LOCATED NEARER TO THE FRONT LOT LINE OR NEARER TO THE SIDE STREET LINE THAN THE BUILDING SETBACK LINES SHOWN ON THE RECORDED PLAT. NO BUILDING OR PART THEREOF SHALL BE ERECTED ON ANY LOT LESS THAN 45' FEET BACK FROM THE FRONT LOT LINE. ALL BUILDINGS ERECTED FOR DWELLING PURPOSES SHALL PROVIDE NOT LESS THAN (25) FEET OF SIDE YARD SPACE. SAID SIDE YARD SPACE MAY BE DIVIDED UNEVENLY, PROVIDED NO PORTION OF ANY BUILDING IS ERECTED CLOSER THAN 8 FEET TO ANY LOT LINE, OR (30) FEET TO REAR LOT LINE. FOR A 2 STORY STRUCTURE THE SUM OF SIDE YARD (30) FEET, PROVIDED NO PORTION OF ANY BUILDING IS ERECTED CLOSER THAN (12) FEET.
4. THE GROUND FLOOR AREA OF THE MAIN STRUCTURE, EXCLUSIVE OF ONE STORY OPEN PORCHES AND GARAGES SHALL BE NOT LESS THAN (1650) SQUARE FEET, IN THE CASE OF A ONE-STORY OR TWO STORY STRUCTURES (1000) SQUARE FEET.
5. NO BASEMENT, TRAILER, TENT, SHACK, GARAGE, BARN, OR OTHER OUTBUILDING ERECTED IN THE TRACT SHALL AT ANY TIME BE USED AS A RESIDENCE, TEMPORARILY OR PERMANENTLY, NOR SHALL ANY STRUCTURE OF A TEMPORARILY CHARACTER BE USED AS A RESIDENT.
6. NO NOXIOUS OR OFFENSIVE TRADE SHALL BE CARRIED ON UPON ANY LOT NOR SHALL ANYTHING BE DONE THEREON WHICH MAY BE OR BECOME AN ANNOYANCE OR NUISANCE TO THE NEIGHBORHOOD.
7. NO SIGN OR BILLBOARD SHALL BE ERECTED ON ANY LOT IN THIS SUBDIVISION.
8. THESE COVENANTS AND RESTRICTIONS ARE FOR THE BENEFIT OF ALL LOT OWNERS AND ARE TO RUN WITH THE LAND AND SHALL BE BINDING ON ALL PARTIES AND PERSONS CLAIMING UNDER THEM UNTIL JANUARY 1, 1977 AT WHICH TIME SAID COVENANTS SHALL BE AUTOMATICALLY EXTENDED FOR SUCCESSIVE PERIODS OF 10 YEARS UNLESS BY VOTE OF A MAJORITY OF THE THEN OWNERS OF THE LOTS, IT IS AGREED TO CHANGE SAID COVENANTS IN WHOLE OR IN PART.
9. THESE COVENANTS SHALL BE ENFORCEABLE BY INJUNCTION AND OTHER WISE BY THE GRANTOR, ITS HEIRS, OR ASSIGNS.

10. INVALIDATION OF ANYONE OF THESE COVENANTS BY JUDGEMENT OR COURT ORDER SHALL IN NO WAY AFFECT ANY OF THE OTHER PROVISIONS WHICH SHALL REMAIN IN FULL FORCE AND EFFECT.
11. NO BARN, STABLE OR OTHER OUTBUILDINGS FOR THE HOUSING OF DOMESTIC ANIMALS OR POULTRY SHALL BE ERECTED ON THE PREMISES, NOR SHALL ANY DOMESTIC ANIMALS OR POULTRY EXCEPT HOUSEHOLD PETS BE PERMITTED.
12. NO UNSIGHTLY FENCE SHALL BE ERECTED, NOR SHALL ANY FENCE BE ERECTED NEARER THE FRONT LOT LINE THAN 45 FEET, UNLESS SAME SHALL BE A HEDGE OR SHRUB, GROWTH NOT TO EXCEED (4) FEET IN HEIGHT.
13. THE PREMISES SHALL BE KEPT NEAT AND CLEAN, THE BUILDING WELL PAINTED AND WEEDS AND UNDERBRUSH SHALL BE KEPT UNDER CONTROL. NO OLD OR DISCARDED AUTOMOBILES, MACHINERY, VEHICLES OR PARTS THEREOF, JUNK, TRASH, BUILDING MATERIALS, OR REFUSE SHALL BE PERMITTED TO ACCUMULATE OR REMAIN ON ANY LOT.
14. NO BUILDING SHALL BE ERECTED, PLACED, OR ALTERED ON ANY BUILDING LOT IN THIS PLAT UNTIL THE BUILDING PLANS, SPECIFICATIONS AND PLOT PLAN HAVE BEEN APPROVED IN WRITING AS TO CONFORMITY AND HARMONY OF EXTERIOR DESIGN WITH EXISTING STRUCTURES IN THIS PLAT, AND AS TO LOCATION OF THE BUILDING WITH RESPECT TO TOPOGRAPHY AND FINISHED GROUND ELEVATIONS BY RALPH W. ZIMMERLIN. THE POWERS AND DUTIES OF SAID RALPH W. ZIMMERLIN SHALL CEASE WHEN HE OR HIS HEIRS OR ASSIGNS NO LONGER OWN ANY LOTS IN SAID PLAT, AND THERE AFTER SAID BUILDING PLANS AND SPECIFICATIONS AND PLOT PLANS SHALL BE SUBMITTED FOR APPROVAL TO A COMMITTEE OF THREE LOT OWNERS AS DESIGNATED BY A MAJORITY OF THE LOT OWNERS, WHICH APPROVAL SHALL NOT BE UNREASONABLY WITHHELD.
15. POWER AND TELEPHONE LINES ON THE PLAT BOUNDARY SHALL BE INSTALLED OVERHEAD. POWER AND TELEPHONE LINES WITHIN THE PLAT SHALL BE INSTALLED UNDERGROUND. POWER AND TELEPHONE SERVICES TO ALL DWELLINGS SHALL BE INSTALLED UNDERGROUND.

STATE OF OHIO, MIAMI COUNTY, SS:
BE IT REMEMBERED THAT ON THIS 31st DAY OF May, 1957, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE PERSONALLY CAME PAULA J. GEMM, UNMARRIED, AND ACKNOWLEDGED THE SIGNING AND EXECUTION OF THE FOREGOING PLAT TO BE HER VOLUNTARY ACT AND DEED.

IN TESTIMONY WHEREOF I HAVE SET MY HAND AND NOTARY SEAL ON THE DAY AND DATE ABOVE WRITTEN.

Charlotte J. Hockett
NOTARY PUBLIC IN AND FOR MIAMI COUNTY, OHIO.

PROPOSED ANNEXATION
OF 14.468 ACRES TO
THE VILLAGE OF LAURA, OHIO
MARCH 13, 1958
SCALE 1" = 100'-0"

AT A MEETING OF THE VILLAGE COUNCIL OF THE VILLAGE OF LAURA,
OHIO HELD THIS 9th DAY OF JUNE, 1958 THIS AN-
NEXATION PLAT WAS ACCEPTED BY ORDINANCE NO. 6-58

Fred Elman
MAYOR OF
VILLAGE OF LAURA, OHIO.

ATTEST:

Arthur Todd
CLERK OF
VILLAGE OF LAURA, OHIO.

I HEREBY APPROVE THIS ANNEXATION PLAT THIS 12 DAY OF JUNE,
1958.

T. L. Freshour
MIAMI COUNTY ENGINEER

NUMBERED AND TRANSFERRED THIS 12th DAY OF June, 1958.

Ruth E. Graham
MIAMI COUNTY AUDITOR

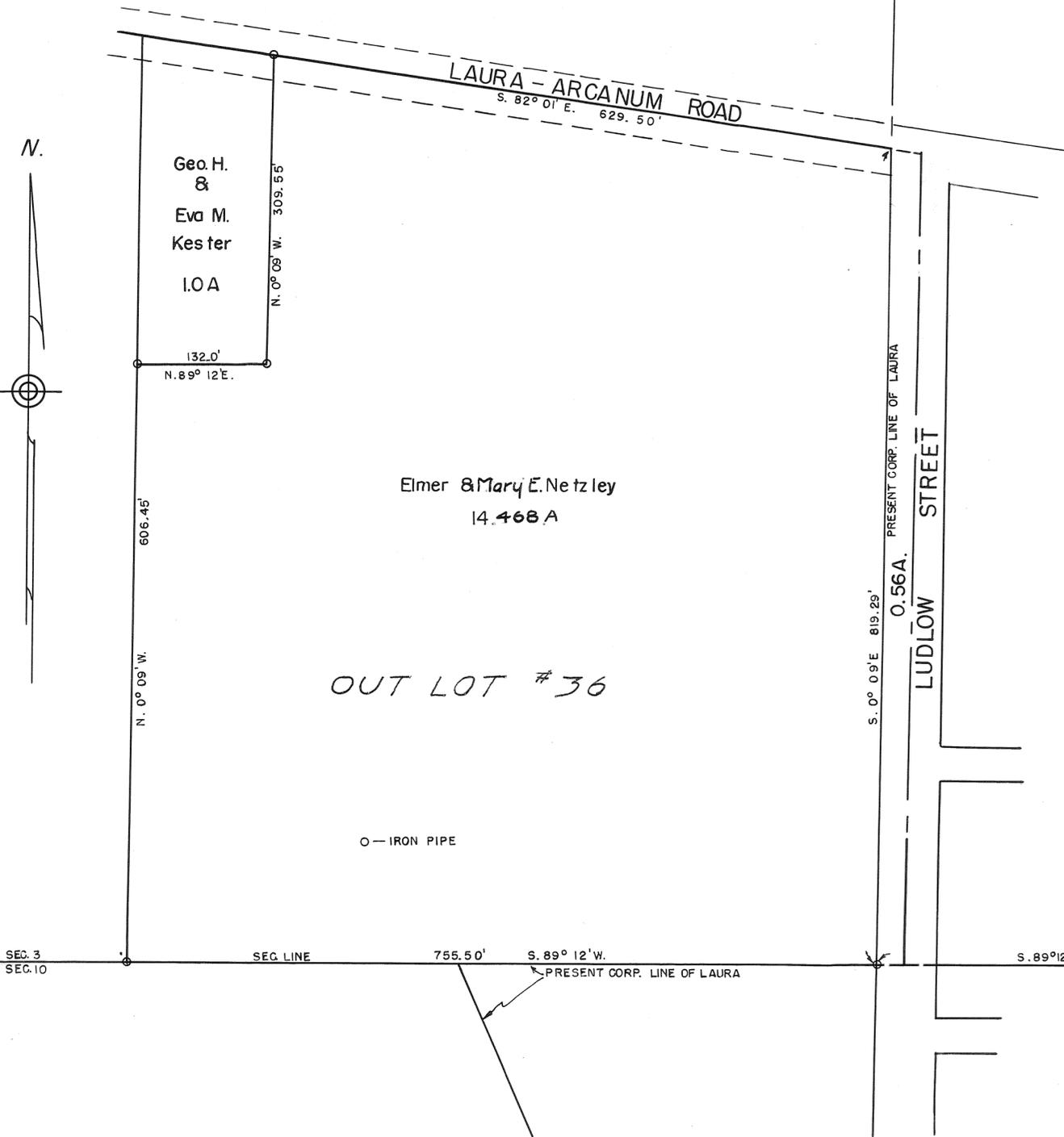
RECEIVED FOR RECORD THIS 12th DAY OF June, 1958.
AT 11:44 A.M. AND RECORDED BOOK NO. 7, PAGE 14

FEE 4.30
96159

Horace C. Cromer
MIAMI COUNTY RECORDER *g.c.*

I hereby certify this survey to be correct.

Rupert J. Bonkers
Registered Surveyor 2594



C E R T I F I C A T I O N

IN THE MATTER OF ANNEXING TERRITORY IN SECTION 3, UNION TOWNSHIP, TO VILLAGE OF LAURA, OHIO:

I, Mary F. Boyd, Clerk to the Board of Miami County Commissioners, Troy, Ohio, do hereby certify that the "PETITION" with accompanying map attached hereto are the originals filed in the above matter; and that the attached typewritten copy of the "AFFIDAVIT" of the Agent, Elmer Netzley regarding publication and posting of notice, and the photostatic copy of the "PROOF OF PUBLICATION" are true and correct copies thereof.

I further certify that the typewritten copy of the resolution, "ACCEPTANCE OF PETITION - HEARING DATE SET", and the photostat copy of "PUBLIC HEARING HELD - PETITION GRANTED" are true and correct copies of resolutions and action taken by the Board of Miami County Commissioners on dates of December 16, 1957, and February 14, 1958, as recorded in Commissioners' Journal No. 34, Pages 474 and 514 respectively.

Dated: February 18, 1958

Mary F. Boyd
Mary F. Boyd, Clerk to the
Board of Miami County
Commissioners, Troy, Ohio.

PETITION TO ANNEX TERRITORY Dec 13 1957
To Village of Laura, Ohio

To the Commissioners of Miami County, State of Ohio:

The undersigned, being a majority of the adult freeholders residing on the following described territory situated in the County of Miami and adjacent to the Village of Laura, to-wit:

Situate in the Township of Union, in the County of Miami and State of Ohio.

Being a part of the Southeast Quarter of Section 3, Town 7, Range 4, in Union Township, Miami County, Ohio and described as follows,

Beginning at a point on the west corporation line of Laura and the South line of Section 3, Town 7, Range 4. Said point being located from the Southeast corner of the Southeast Quarter of Section 3, Town 7, Range 4, by the following course, South 89o 12' West 436.5 feet with South line of Section 3, to place of beginning;

Thence continuing on said line S. 89o 12' W. 755.5 feet to an iron pipe;
Thence North 0o 09' West 606.45 feet to an iron pipe;
Thence North 89o 12' E. 132.0 feet to an iron pipe;
Thence North 0o 09' West 309.55 feet to a spike in the centerline of the Laura-Arcanum Road, also known as State Route #721;
Thence South 82o 01' East 629.51 feet with the centerline of said road to a point on the West corporation line of Laura;
Thence South 0o 09' East with the West corporation line of Laura to place of beginning.

Containing 14.468 acres more or less.

Being the same lands described in deed by which petitioners acquired said lands recorded Vol. 290, Page 292, Miami County Records of Deeds, except that part lying within the corporation of the Village of Laura; and being the same lands described in survey of 15.03 acres by Rupert F. Borchers, Registered Surveyor, recorded Vol. 10, Page 41, Miami County Engineers Records of Land Surveys, except that part lying within the corporation of the Village of Laura, Ohio.

An accurate map of which territory is hereto attached, respectfully petition that the said above described territory may be annexed to the said Village of Laura.

And Elmer Netzley residing at Laura, Ohio is hereby authorized to act as agent of the petitioners herein in in securing such annexation.

Further petitioners sayeth not.

Elmer Netzley Laura, Ohio
Mary E. Netzley Laura, Ohio

VILLAGE OF LAURA
ANNEXATION OF NETZLEY PLAT

STATE OF OHIO
COUNTY OF MIAMI

A F F I D A V I T

Elmer Netzley, being first duly sworn, says that he is the agent of the petitioners for the annexation of 14.468 acres in Section Three (3), Town Seven (7), Range Four (4), Union Township, Miami County, Ohio to the Village of Laura, Ohio as petitioned to Miami County Commissioners December 13, 1957 by Elmer Netzley and Mary E. Netzley, husband and wife, who are the only resident free holders within said territory to be annexed.

Affiant says that the legal notice has been published in The West Milton Record, as evidenced by the proof of publication attached hereto and made a part hereof, and that a copy of said notice was posted in a conspicuous place within the limits of the property to be annexed on the 25th day of December 1957, more than six weeks prior to the time fixed for the hearing, said legal publication and posting of said notice having been done in compliance with Section 707.05 of the Revised Code of the State of Ohio.

Further affiant saith not.

Sworn to before me and subscribed in my presence by the said Elmer Netzley this 13th day of February A.D., 1958.

Notarial Seal

Retta Mae Schwartz
Retta Mae Schwartz, Notary Public
in and for Miami County, Ohio
My Commission Expires August 13, 1960

PROOF OF PUBLICATION

Notice of Petition for Annexation

Notice is hereby given that petition has been filed on December 13, 1957, with the Commissioners of Miami County, Court House, Troy, Ohio, requesting annexation to the Village of Laura of certain territory as follows:

Situate in the Township of Union, in the County of Miami and state of Ohio.

Being a part of the Southeast Quarter of Section 3, Town 7, Range 4, in Union Township, Miami County, Ohio, and described as follows:

Beginning at a point on the west corporation line of Laura and the south line of Section 3, Town 7, Range 4, said point being located from the southeast corner of the southeast Quarter of Section 3, Town 7, Range 4, by the following course, South 89o 12' West 436.5 feet with south line of Section 3 to place of beginning;

Thence continuing on said line S. 89o 12' W. 755.5 feet to an iron pipe;
Thence North 0o 09' West 606.45 feet to an iron pipe;
Thence North 89o 12' East 132.0 feet to an iron pipe;
Thence North 0o 09' West 309.55 feet to a spike in the centerline of the Laura-Arcanum Road, also known as State Route No. 721;
Thence South 82o 01' East 629.51 feet with the centerline of said road to a point on the west corporation line of Laura;
Thence South 0o 09' East with the west corporation line of Laura to place of beginning.
Containing 14.468 acres more or less.

Being the same lands described in deed by which petitioners acquired said lands recorded Vol. 290, page 292, Miami County Records of Deeds, except that part lying within the corporation of the Village of Laura; and being the same lands described in survey of 15.03 acres by Rupert F. Borchers, Registered Surveyor, recorded Vol. 10, Page 41, Miami County Engineers Records of Land Surveys, except that part lying within the corporation of the Village of Laura, Ohio.

An accurate map of the territory herein sought to be annexed has been filed with said petition. That said petition has been set for hearing before said County Commissioners at their office in said Court House on Friday, the 14th day of February, 1958, at ten o'clock a.m.

ELMER NETZLEY,
Agent for Petitioners

First publication Dec. 25, 1957

THE STATE OF OHIO ss
MIAMI COUNTY

I, Mary L. Gordon do solemnly swear that I am member of the firm of Record Printing Co, publishers of THE WEST MILTON RECORD a newspaper printed and published and of general circulation throughout Miami County, Ohio; and that the original notice, a true copy of which is hereto annexed, was published in said newspaper for a period of 6 consecutive weeks, commencing on the 25th day of December A.D. 1957.

Mary L. Gordon
Sworn to before me and subscribed in my presence this 8th day of February A.D. 1958 Notarial Seal

Retta Mae Schwartz
Retta Mae Schwartz Notary Public
in and for Miami County, Ohio
My Commission Expires August 13, 1960

ANNEXATION OF TERRITORY IN UNION TOWNSHIP TO VILLAGE OF LAURA, OHIO

Elmer Netzley and Mary E. Netzley, Petitioners
ACCEPTANCE OF PETITION -HEARING DATE SET (Sections 709.02, 707.05 R. C.)

Mr. Wilgus introduced the following resolution and moved that it be adopted;
WHEREAS, a petition signed by Elmer Netzley and Mary E. Netzley, has been presented to the Board of Miami County Commissioners asking for annexation of certain territory being a part of the Southeast Quarter of Section 3, Town 7, Range 4, in Union Township, Miami County, Ohio, being adjacent to the West Corporation line of the Village of Laura, Ohio, containing 14.468 acres, more or less; such territory to be annexed to the Village of Laura, Ohio, is more fully described in the petition and accompanying plat map being filed under the provisions of Section 709.02 of the Revised Code of Ohio, now therefore be it

RESOLVED, by the Board of Miami County Commissioners that said petition be filed in the office of the Auditor of Miami County where it shall be subject to the inspection of any person interested and shall be for hearing on the 14th day of February 1958, at ten o'clock A.M. in the offices of the Miami County Commissioners, Court House, Troy, Ohio, and be it further

RESOLVED, that the agent for the petitioners, Elmer Netzley, Laura, Ohio, as designated in the petition shall be notified by the Clerk of the Board of such hearing date so that he may give notice as required by law.

The motion to adopt the Resolution was seconded by Mr. Seifried, with the Board voting as follows: Mr. Garman, yea; Mr. Seifried, yea; and Mr. Wilgus, Yea.

(From Commissioners' Journal No. 34, Page 474, Dec. 16, 1957)

Friday, February 14, 1958
MEETING - BOARD OF COMMISSIONERS - MIAMI COUNTY

The Board of Miami County Commissioners met this day pursuant to adjournment on Monday, February 10, 1958. The meeting was called to order by the president of the Board with all members attending as follows: Adam Wilgus, Richard Seifried and Roy G. Garman.

The minutes of the previous meeting held on Monday, February 10, 1958, were read and approved.

ANNEXATION OF TERRITORY IN UNION TOWNSHIP TO VILLAGE OF LAURA, OHIO
Elmer Netzley and Mary E. Netzley, Petitioners (Sections 707.06, 07, Revised Code of Ohio)
PUBLIC HEARING HELD - PETITION GRANTED

The following resolution was introduced by Mr. Garman, who moved its adoption:
WHEREAS, pursuant to action taken by the Board of Miami County Commissioners on December 16, 1957, a public hearing was held in the Commissioners' office, Court House, Troy, Ohio, on the 14th of February, 1958, at ten o'clock A.M., on the petition of Elmer Netzley and Mary E. Netzley, requesting that certain territory located in the Southeast Quarter of Section 3, Town 7, Range 4, in Union Township, Miami County, Ohio, lying adjacent to the West Corporation line of the Village of Laura, Ohio, containing 14.468 acres, more or less, be annexed to the Village of Laura, Ohio, and

WHEREAS, said petition and accompanying map of land to be annexed has been on file in the Auditor's office for public inspection since December 16, 1957, and

WHEREAS, the required legal notice of said petition and hearing has been given by publication as required by law, and as shown by proof of publication submitted, and by posting a copy of such notice in a conspicuous place within the limits of the proposed territory to be annexed for six weeks or more preceding the time fixed for the hearing, as stated in the affidavit filed by the Agent for the petitioners, Elmer Netzley, and

WHEREAS, no interested party or property owner appeared at the hearing to object to the granting of the petition; the agent for the petitioners, Elmer Netzley, was present and affirmed his approval of the annexation at said hearing, therefore be it

RESOLVED, BY the Board of Miami County Commissioners, State of Ohio, that:

- (1) The petition of Elmer Netzley and Mary E. Netzley contains all the matters required by law;
- (2) That the statements in the petition are true;
- (3) That the map, or plat is accurate;
- (4) That the persons whose names are subscribed to the petition are a majority of the adult freeholders residing in the territory sought to be annexed;
- (5) That the legal notice and posting has been given as required by law;
- (6) That the territory to be annexed is adjacent to the Village of Laura, Ohio;
- (7) That it is right that the prayer of the petition be granted;
- (8) That the petition of Elmer Netzley and Mary E. Netzley to annex the land therein described in Union Township to the Village of Laura, Ohio, be and it is hereby granted;
- (9) That said land, subject to approval of the Council of Laura, Ohio, be and it is hereby annexed to said Village;
- (10) That the Clerk of the Miami County Commissioners be, and she is authorized and directed to certify to the Clerk of the Council of the Village of Laura, Ohio, a transcript of these proceedings, including a copy of the petition and map attached thereto.

The motion for the adoption of the resolution was seconded by Mr. Seifried, with the Board voting as follows: Mr. Wilgus, yea; Mr. Seifried, yea; and Mr. Garman, yea.

ORDINANCE NO. 6-58

ACCEPTING APPLICATION FOR ANNEXATION OF TERRITORY
(ELMER NETZLEY ADDITION)

Be it ordained by the Council of the Village of Laura, Miami County, Ohio:

SECTION 1: That the application of Elmer Netzley and others for the annexation of the following described territory in the County of Miami and adjacent to the Village of Laura, to wit:

Situate in the Township of Union, in the County of Miami and State of Ohio. Being a part of the Southeast Quarter of Section 3, Town 7, Range 4, in Union Township, Miami County, Ohio and described as follows:

Beginning at a point in the west corporation line of Laura and the south line of Section 3, Town 7, Range 4. Said point being located from the southeast corner of the southeast Quarter of Section 3, Town 7, Range 4, by the following course, South 89° 12' West 436.5 feet with south line of Section 3, to place of beginning;

Thence continuing on said line S. 89° 12' W. 755.5 feet to an iron pipe;

Thence North 0° 09' West 606.45 feet to an iron pipe;

Thence North 89° 12' E. 132.0 feet to an iron pipe;

Thence North 0° 09' West 309.55 feet to a spike in the centerline of the Laura-Arcanum Road, also known as State Route #721;

Thence South 82° 01' East 629.51 feet with the centerline of said road to a point on the West corporation line of Laura;

Thence South 0° 09' East with the West corporation line of Laura to place of beginning.

Containing 14.468 acres more or less.

Being the same lands described in deed by which petitioners acquired said lands recorded Vol. 290, Page 292, Miami County Records of Deeds, except that part lying within the corporation of the Village of Laura; and being the same lands described in survey of 15.03 acres by Rupert F. Borchers, Registered Surveyor, recorded Vol. 10, Page 41, Miami County Engineers Records of Land Surveys, except that part lying within the corporation of the Village of Laura, Ohio.

an accurate map of which territory together with the petition for its annexation and other papers relating thereto, and a certified transcript of the proceedings of the county commissioners in relation thereto are and have been for more than sixty (60) days on file with the clerk of council of said village be and the same is hereby accepted.

SECTION 2: This ordinance shall take effect and be in force from and after the earliest period allowed by law.

Passed this 9 day of June, 1958 by vote of 5 of the six members of council.

Fred Elleman
Fred Elleman, Mayor

ATTEST:
Arthur Todd
Arthur Todd, Clerk

CLERK'S CERTIFICATION
of True Copies (R. C. 709.06)

I, Arthur Todd, Clerk of the Village of Laura, Miami County, Ohio do hereby certify that the foregoing are true copies of:

1. Petition of Elmer Netzley and others for annexation of territory to the Village of Laura, Ohio.
2. The map accompanying said petition.
3. Transcript of proceedings of the Board of County Commissioners and resolutions and ordinances of the Village of Laura, Ohio in relation to said annexation.
4. Affidavit of Elmer Netzley of publication and posting.
5. Proof of publication of West Milton Record.

Certified this 9 day of June, 1958.

Arthur Todd
Arthur Todd, Clerk
Village of Laura, Ohio

Fee \$6.30
Time: 11:44 A.M.
Date: June 12, 1958
Recorded 6-12-58
Book 7 Page 14 A-B
Horace C. Cromer- Recorder
Janet Davis Deputy
Edith Hoover Deputy

ACCEPTANCE CURTIS H. AND SARAH M. LIBBEE'S THIRD SUBDIVISION OF PART OF OUTLOTS #150 AND #151 IN THE CITY OF PIQUA, MIAMI COUNTY, OHIO

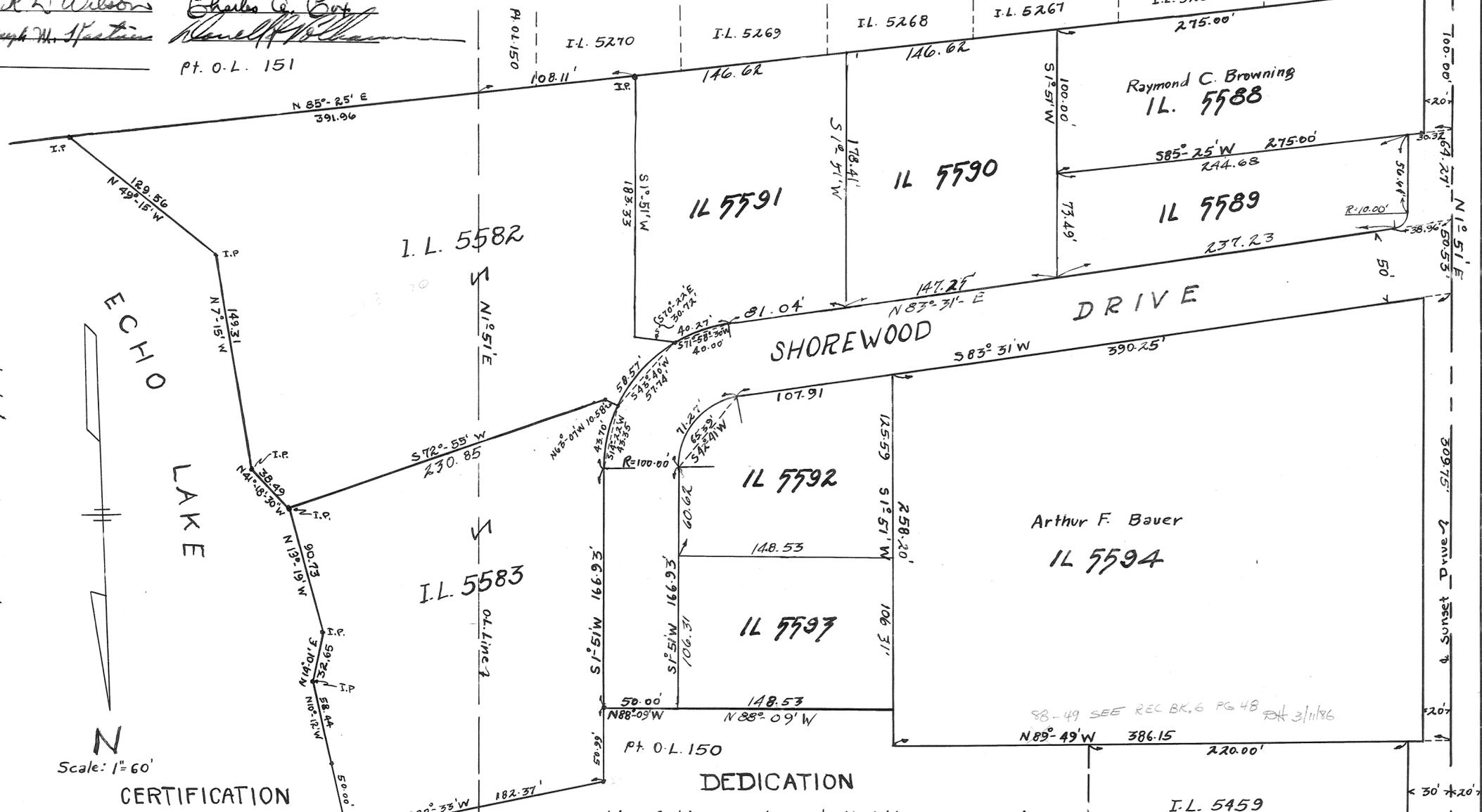
Miami County Eng'rs Record of Lot Surveys

The plat of the hereon proposed subdivision herewith recorded has been inspected and accepted by the City Commission of the City of Piqua, Ohio this 2nd day of June 1958

Jack D. Wilson
Joseph W. Hartman
Charles O. Cox
Harold R. Williams

Pt. O.L. 151

Note: An easement five (5) feet in width along all side lot lines and ten (10) feet in width along all rear lot lines is hereby reserved for utility purposes.



Commencing at an iron spike in the west line of O.L. #150 in the centerline of Sunset Drive; thence N 85° 25' E, 275.00' to the place of beginning; thence N 65° 25' E, 688.20' to gn I.P. on the shore of Echo Lake; thence N 49° 15' W, 129.59'; thence N 7° 15' W, 149.31'; thence N 41° 18' 30" W, 38.49'; thence N 13° 19' W, 90.75'; thence N 14° 01' E, 32.65'; thence N 10° 12' W, 108.44'; thence S 80° 33' W, 182.37'; thence S 1° 51' W, 50.93'; thence N 88° 09' W, 198.53'; thence S 1° 31' W, 231.90'; thence S 83° 31' W, 330.25' to the centerline of Sunset Drive; thence S 1° 51' W, 114.80'; thence N 65° 25' E, 275.00'; thence S 1° 51' W, 100.00' to the place of beginning. Containing 618.42±

ECHO LAKE

SHOREWOOD DRIVE

Arthur F. Bauer
IL 5594

Raymond C. Browning
IL 5588



Scale: 1"=60'

CERTIFICATION

I hereby certify that this plat is a true and correct exposition of Curtis H. and Sarah M. Libbee's Third Subdivision of Part of Outlots #150 and #151 in Piqua, Miami County, Ohio.

I also further certify that the land platted hereon is part the same land conveyed in the deeds from John F. Gillespie to Curtis H. Libbee and recorded in Deed Vol. 238 Page 321, and in the deed from Mary E. Gillespie to C. H. Libbee and recorded in Deed Vol. 239 Page 539, and deed from William J. Fanning to C. H. Libbee and recorded in Deed Vol. 225 Page 311 of the Miami County Recorders Office. Surveyed by me this 9 day of August 1955.

George P. Fernandez
George P. Fernandez
Registered Surveyor # 4079
Sidney, Ohio

Note: Lots 5588 and 5594 are not a part of this subdivision but are shown at the request of the Miami County Auditor.

We, Curtis H. and Sarah M. Libbee, owners of the land shown on this plat and survey, do hereby assent to and adopt the subdivision of the land, and acknowledge that the plat and survey was made at our request and the streets as shown hereon dedicated to public use forever.

S.P. Turner
Arthur Libbee
Curtis H. Libbee
Sarah M. Libbee

ACKNOWLEDGEMENT

state of Ohio, MIAMI County, ss. Before me, a notary public, in and for said county, personally appeared the above named Curtis H. and Sarah M. Libbee, who acknowledged that they did sign the foregoing instrument and that the same is their free act and deed. In testimony whereof, I have hereunto subscribed my name and affixed my Official Seal at Piqua, Ohio this 10th day of August 1955.

S.P. Turner
S.P. Turner, NOTARY PUBLIC,
IN AND FOR THE STATE OF OHIO.
My commission expires the 22nd day of SEPTEMBER 56.
Transferred and numbered this 6th day of June 1958

APPROVAL

The plat of the hereon proposed subdivision herewith recorded has been inspected, and approved by the Planning Commission of the City of Piqua this 5 day of June 1958.

E.M. Beach
John M. House
John K. Morgan
City Engineer
City Manager

Recorded this 16 day of June 1958, at 12:03 P.M.

George C. ...
Miami County Recorder
Instrument number 96213 Fee 4.30

WESTBROOK SUBDIVISION NO. 6

-RESTRICTIVE COVENANTS-

THESE COVENANTS ARE TO RUN WITH THE LAND AND SHALL BE BINDING ON ALL PARTIES AND PERSONS CLAIMING UNDER THEM UNTIL JULY 1, 1963,

1) NO BUILDING SHALL BE LOCATED NEARER TO THE FRONT LOT LINE OR NEARER TO THE SIDE STREET LINE THAN THE BUILDING SETBACK LINE SHOWN ON THE RECORDED PLAT. TREES SHALL BE LOCATED NOT NEARER THAN 15 FEET FROM ANY LOT LINE ON WHICH THERE ARE UTILITY EASEMENTS.

2) NO GASOLINE SERVICE STATION SHALL BE ERECTED ON THIS PLAT EXCEPT ON TWO LOCATIONS FRONTING ON WEST MAIN ST. ON EITHER SIDE OF WESTON RD.

3) NO TRAILER, BASEMENT, TENT, OR SHACK, OR BARN, OR OTHER OUT-BUILDING ERECTED ON THIS PLAT SHALL AT ANY TIME BE USED AS A RESIDENCE TEMPORARILY, NOR SHALL ANY STRUCTURE OF A TEMPORARY NATURE BE USED AS A RESIDENCE.

4) EASEMENTS AFFECTING LOTS SHOWN ON THE RECORDED PLAT ARE DEDICATED FOR UTILITY INSTALLATION AND MAINTENANCE.

5) ENTRANCES TO THE PARKING AREA SHALL BE LIMITED TO TWO ON THE EAST SIDE OF WESTON RD; TWO ON EACH SIDE OF DORSET RD. AND TWO ON THE WEST SIDE OF NORWICH RD.

6) IN ADDITION TO THE USES PROHIBITED BY PRESENT ZONING LAWS THE FOLLOWING USES ARE PROHIBITED: AUTOMOBILE SALES LOTS, DRIVE-IN-RESTAURANTS, BUSINESSES WHERE ALCOHOL IS SOLD FOR CONSUMPTION ON THE PREMISES (EXCEPT THE EXISTING MOTEL), IMPLEMENT SALES STORES, CAR WASHING ESTABLISHMENTS (EXCEPT WHERE INCIDENTAL TO GASOLINE SERVICE STATIONS MENTIONED IN (2) ABOVE, DRIVE-IN-THEATERS, ESTABLISHMENTS (OTHER THAN GASOLINE SERVICE STATIONS) WHO SELL, VEND OR GIVE SERVICES DIRECTLY TO THE CUSTOMER'S OUTSIDE OF THE STORE BUILDINGS, ROLLER RINKS, AMUSEMENT PARKS, BOWLING ALLEYS, MINIATURE GOLF OR OTHER SIMILAR PLACES OF AMUSEMENT. 7) IN THE EVENT ANY RESTRICTIONS HAVE BEEN OMITTED HEREIN, WHICH OMITTED RESTRICTIONS ARE ALREADY A PART OF THE ZONING ORDINANCE OF THE CITY OF TROY, OHIO, SUCH ZONING ORDINANCE SHALL APPLY...

IF THE PARTIES HERETO, OR ANY OF THEM, OR THEIR HEIRS OR ASSIGNS, SHALL VIOLATE ANY OF THE COVENANTS HEREIN, IT SHALL BE LAWFUL FOR ANY OTHER PERSON OR PERSONS OWNING REAL ESTATE SITUATED IN SAID SUBDIVISION TO PROSECUTE ANY PROCEEDINGS AT LAW OR IN EQUITY AGAINST THE PERSON OR PERSONS VIOLATING OR ATTEMPTING TO VIOLATE ANY SUCH COVENANTS AND EITHER TO PREVENT HIM OR THEM FROM SO DOING OR TO RECOVER DAMAGES OR OTHER DUE FOR SUCH VIOLATIONS.

INVALIDATION OF ANY ONE OF THESE COVENANTS BY JUDGEMENT OR COURT ORDER SHALL IN NO WISE AFFECT ANY OF THE OTHER PROVISIONS WHICH SHALL REMAIN IN FULL FORCE AND EFFECT.

WE THE UNDERSIGNED BEING ALL THE OWNERS AND LIEN-HOLDERS OF THE LAND DESCRIBED IN THE WITHIN PLAT, VOLUNTARILY CONSENT TO THE EXECUTION OF SAID PLAT AND DEDICATE THE STREETS SHOWN TO THE PUBLIC USE FOREVER.

THE TROY LAND IMPROVEMENT CO.

Carl C. Galbraith PRESIDENT

W.C. Jenkins SECRETARY

THE TROJAN MOTOR INN INC.

William D. Gayle PRESIDENT

Gordon K. Tooley SECRETARY

STATE OF OHIO - COUNTY OF MIAMI BEFORE ME A NOTARY PUBLIC IN AND FOR MIAMI COUNTY, OHIO PERSONALLY CAME THE TROY LAND IMPROVEMENT COMPANY A CORPORATION BY Carl C. Galbraith ITS PRESIDENT AND W.C. Jenkins ITS SECRETARY AND THE TROJAN MOTOR INN INC. BY William D. Gayle ITS PRESIDENT AND Gordon K. Tooley ITS SECRETARY AND ACKNOWLEDGED THE SIGNING OF THIS PLAT TO BE THEIR VOLUNTARY ACT AND DEED IN WITNESS WHEREOF I HEREUNTO SET MY HAND AND SEAL THIS 27th DAY OF MAY 1958.

NOTARY PUBLIC - MIAMI COUNTY, OHIO MY COMMISSION EXPIRES February 27, 1959

THIS PLAT APPROVED BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF TROY THIS 27th DAY OF MAY 1958.

L.N. Hindenburg M.D. PRESIDENT

Harvey E. Anderson ACTING SECRETARY

AT A MEETING OF THE COUNCIL OF THE CITY OF TROY, OHIO HELD THIS 16th DAY OF JUNE 1958 THIS REPLAT WAS ACCEPTED BY ORDINANCE NUMBER 0-20-58

O.S. Malcom MAYOR

W.C. Jenkins PRES. OF COUNCIL, PRO TEM

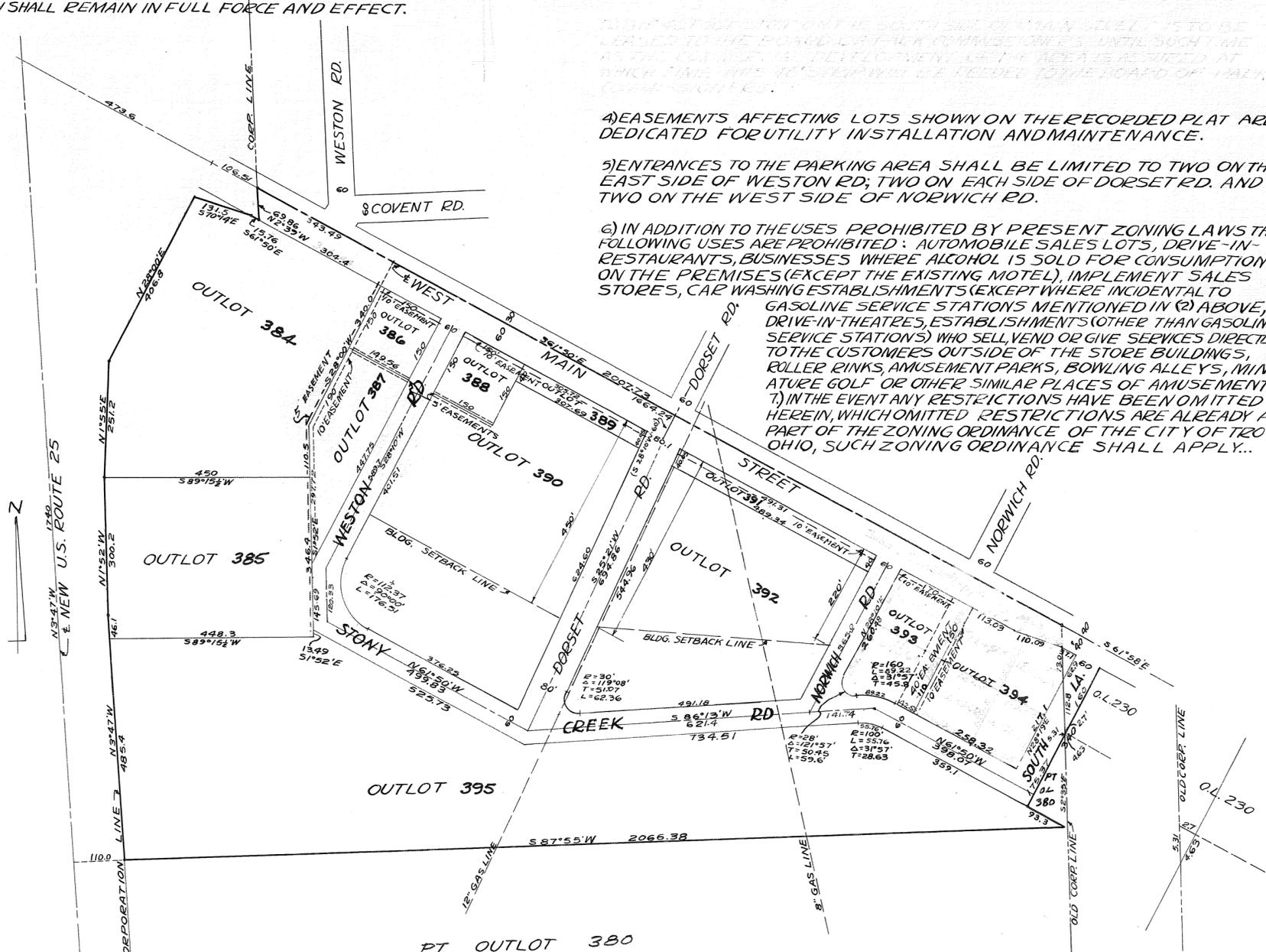
H.H. Sampson CLERK OF COUNCIL

NUMBERED TO DESIGNATE OUTLOTS AND TRANSFERRED THIS 18th DAY OF JUNE 1958.

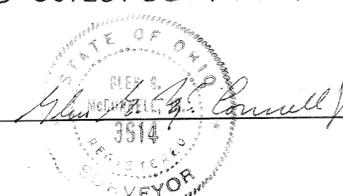
Ruth E. Johnson AUDITOR OF MIAMI COUNTY

PLAT BOOK 7 PAGE NO. 17 RECEIVED FOR RECORD THIS 18th DAY OF JUNE 1958 AT 2:30 P.M. FILE NO 96269 FEE \$ 4.30

Horace C. Conner MIAMI COUNTY RECORDER



REPLAT AND SUBDIVISION OF PART O.L. 230 AND OUTLOT 380 FOR TROY LAND IMP. CO.



GLEN G. McCONNELL JR. REG. SURVEYOR # 3614

DESCRIPTION

BEING A SUBDIVISION OF 2.98 ACRES, BEING PART OF OUTLOT #36 AND OUTLOT #28, VILLAGE OF LAURA, COUNTY OF MIAMI, STATE OF OHIO, AND BEING PART OF A TRACT OF LAND CONVEYED BY B. F. WELLBRAUM TO ELMER NETZLEY AND MARY E. NETZLEY AND RECORDED IN VOL. 160, PAGE 538, DEED RECORDS, MIAMI COUNTY, OHIO. THE SUBDIVISION IS BOUNDED BY LETTERS A B C D A AS SHOWN HEREON, THE LOTS ARE NUMBERED FROM TO INCLUSIVE AS SHOWN.

DEDICATION

WE, THE UNDERSIGNED, DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF THIS PLAT. THIS 23rd DAY OF June, 1958. AND TO DEDICATION OF STREETS SHOWN THEREON

WITNESS: Robert E. Netzley SIGNED: Elmer Netzley
Helen Fields Mary E. Netzley

ACKNOWLEDGEMENT

STATE OF OHIO, COUNTY OF MIAMI, S.S.
 BE IT REMEMBERED THAT ON THIS 9th DAY OF June, 1958, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY, PERSONALLY CAME ELMER NETZLEY AND MARY E. NETZLEY, WHO ACKNOWLEDGED THE SIGNING AND EXECUTION OF THIS PLAT TO BE THEIR VOLUNTARY ACT AND DEED.

MY COMMISSION EXPIRES January 25, 1961
Helen Netzley
 NOTARY PUBLIC IN AND FOR MIAMI COUNTY, OHIO.

TRANSFERRED ON THIS 15th DAY OF July, 1958.

Ruth E. Graham
 MIAMI COUNTY AUDITOR

FILE NO: 96749
 RECEIVED: July 16, 1958
 RECORDED: July 16, 1958 - 2:30 PM
 BOOK 7, PAGE 18
 PLAT RECORDS, MIAMI COUNTY, OHIO.
 FEE 4.30

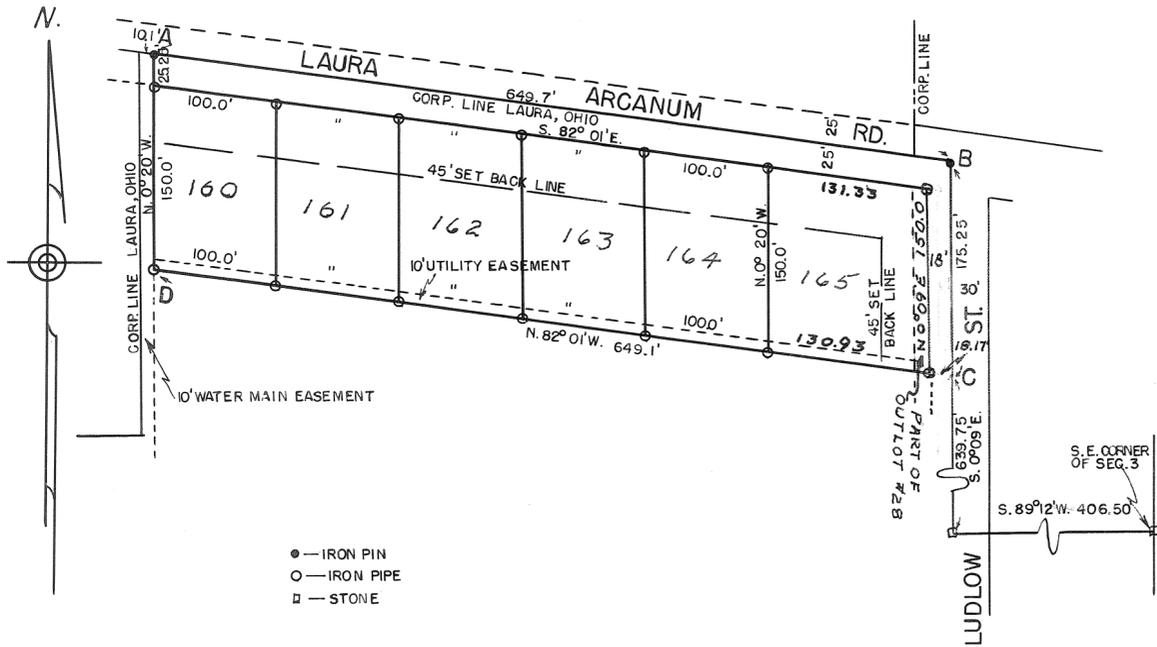
THE FOREGOING PLAT APPROVED BY ORDINANCE OF COUNCIL OF THE VILLAGE OF LAURA, OHIO. THIS 14th DAY OF July, 1958.
 ORD NO. 7-58A

Fred Elleman MAYOR
Arthur J. Todd VILLAGE CLERK

Horace Cronell
 MIAMI COUNTY RECORDER

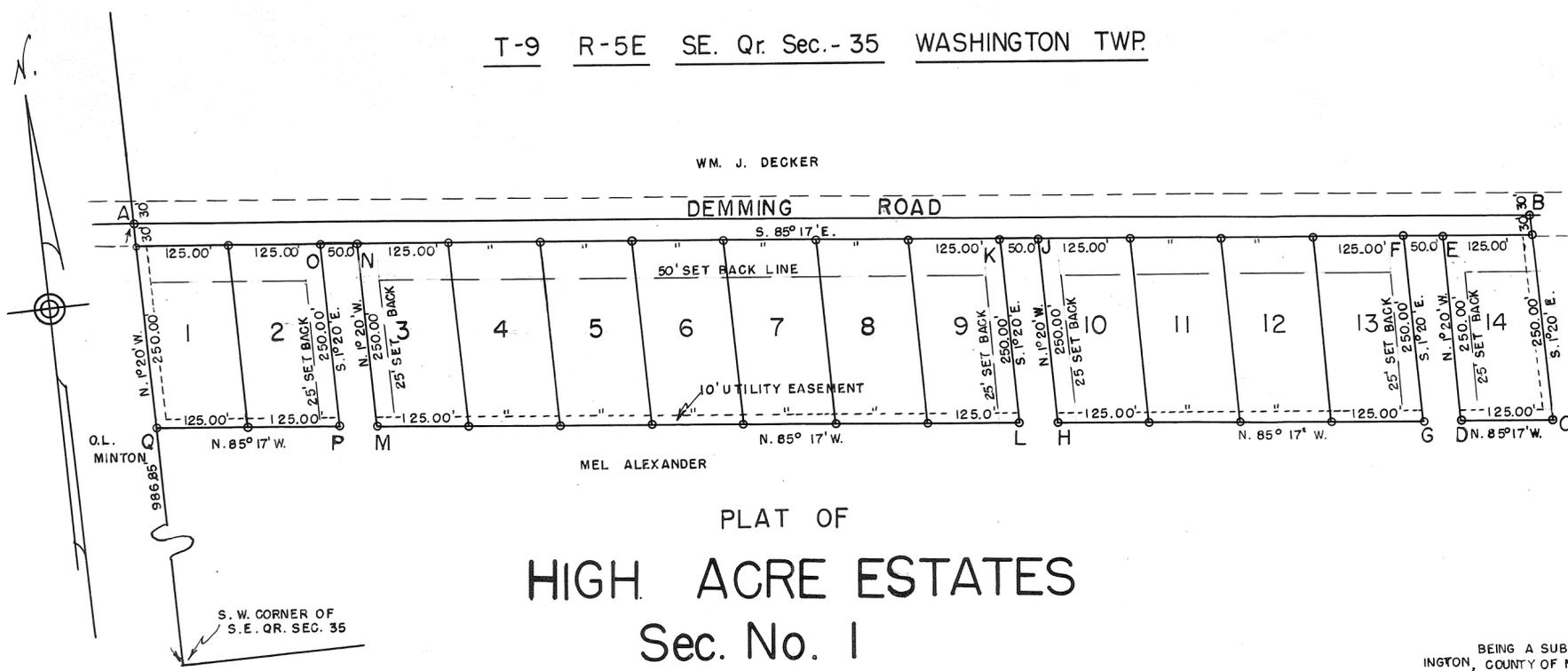
I HEREBY CERTIFY THIS PLAT TO BE CORRECT.

DATE Jan 27th 1958
Rupert J. Borchers
 REGISTERED SURVEYOR 2594



PLAT OF
ELMER NETZLEY ADDITION
 1ST SECTION
 RESTRICTIVE COVENANTS

1. NO BUILDING IS TO BE ERECTED OR PLACED NEARER THAN THE SET BACK LINE, AS SHOWN ON THIS PLAT, TO THE FRONT PROPERTY LINE; OR NEARER THAN 10 FT. TO ANY SIDE LINE.
2. NO TRAILER, DEFENCE CABIN, TENT OR SHACK IS PERMITTED ON THIS LAND, NOR IS ANY BASEMENT, GARAGE, OR OTHER OUTBUILDING AT ANY TIME TO BE USED AS A TEMPORARY OR PERMANENT RESIDENCE.
3. NO UNUSED BUILDING MATERIAL, JUNK, OR RUBBISH SHALL BE LEFT EXPOSED ON ANY LOT EXCEPT DURING ACTUAL BUILDING CONSTRUCTION.
4. No domestic animals or poultry other than house pets may be kept on any lot in this tract
5. UTILITY EASEMENTS AS SHOWN ARE HEREBY RESERVED.
6. NO NOXIOUS OR OFFENSIVE TRADES SHALL BE CARRIED ON UPON ANY LOT IN THIS PLAT.
7. NO LOT SHALL HEREAFTER BE SUBDIVIDED AND ONLY ONE DWELLING MAY BE ERECTED ON EACH LOT.
8. ALL ONE STORY DWELLINGS MUST HAVE A MINIMUM OF 900 SQUARE FEET OF MAIN FLOOR SPACE AND A STORY AND A HALF OR A TWO STORY DWELLING MUST HAVE A MINIMUM OF 700 SQUARE FEET OF MAIN FLOOR SPACE EXCLUSIVE OF PORCHES AND GARAGES.
9. NO OUTSIDE TOILET CONVENIENCES SHALL BE ERECTED. DOMESTIC WATER SUPPLY AND SEWAGE DISPOSAL SYSTEMS SHALL BE INSTALLED IN STRICT ACCORDANCE WITH THE SANITARY CODE ADOPTED BY MIAMI COUNTY.
10. ANY BUILDING SHALL BE FULLY COMPLETED WITHIN A PERIOD OF 18 MONTHS FROM THE TIME OF BEGINNING CONSTRUCTION.
11. NO JUNK YARD OR USED AUTOMOBILE PARK SHALL BE MAINTAINED ON THESE PREMISES.
12. NO BUILDING SHALL BE ERECTED, PLACED OR ALTERED ON ANY LOT IN THIS PLAT UNTIL THE BUILDING PLANS HAVE BEEN APPROVED IN WRITING BY ELMER NETZLEY OR HIS HEIRS
13. INVALIDATION OF ANY OF THE FORE GOING RESTRICTIONS BY ANY AUTHORIZED PUBLIC AUTHORITY SHALL NOT RESULT IN THE INVALIDATION OF ANY OF THE REMAINING RESTRICTIONS HERE IN CONTAINED.
14. Above restrictive covenants shall apply for 25 years unless sooner modified by written and recorded agreement of all owners and are for the benefit of and enforceable by any lot owner in said plat during said period



PLAT OF
HIGH ACRE ESTATES
 Sec. No. 1

DESCRIPTION

BEING A SUBDIVISION OF 11.32 ACRES, SITUATED IN THE S.E. QR. SEC.-35, TWP. OF WASHINGTON, COUNTY OF MIAMI, STATE OF OHIO, T-9, R-5E, AND BEING PART OF A 51.05 ACRE TRACT OF LAND CONVEYED BY SELLAS G. PENCE TO MEL & RUTH ALEXANDER. THE SUBDIVISION IS BOUNDED BY LETTERS A B C D E F G H J K L M N O P Q A AS SHOWN HEREON. THE LOTS ARE NUMBERED FROM 1 TO 14 INCLUSIVE AS SHOWN. THE ROADWAY CONTAINS 1.31 ACRES.

RESTRICTIVE COVENANTS

- ALL LOTS IN THIS PLAT SHALL BE DESCRIBED AND KNOWN AS RESIDENTIAL LOTS. NO STRUCTURE SHALL BE ERECTED, ALTERED, PLACED, OR PERMITTED TO REMAIN ON ANY LOT OTHER THAN ONE DETACHED SINGLE-FAMILY DWELLING NOT TO EXCEED ONE AND ONE-HALF STORIES IN HEIGHT AND A PRIVATE GARAGE FOR NOT MORE THAN THREE CARS.
- NO BUILDING SHALL BE ERECTED, PLACED OR ALTERED ON ANY LOT IN THIS PLAT UNTIL THE BUILDING PLANS, SPECIFICATIONS, AND PLOT PLANS SHOWING THE LOCATION OF SUCH BUILDINGS HAVE BEEN APPROVED IN WRITING BY MEL ALEXANDER OR HIS AUTHORIZED REPRESENTATIVE, FOR CONFORMITY AND HARMONY OF EXTERNAL DESIGN WITH EXISTING STRUCTURES IN THE PLAT, AND AS TO THE LOCATION OF THE BUILDINGS WITH RESPECT TO PROPERTY AND BUILDING SET BACK LINES. IN CASE OF DEATH OF MEL ALEXANDER, RUTH L. ALEXANDER SHALL HAVE AUTHORITY TO APPROVE OR DISAPPROVE SUCH DESIGN OR LOCATION. MEL ALEXANDER SHALL AGREE AND SERVE, WITHOUT COMPENSATION, UNTIL MAY 1, 1968, AT SUCH TIME THE THEN RECORDED OWNERS OF A MAJORITY OF THE LOTS WHICH ARE SUBJECT TO THE COVENANTS HEREIN MAY DESIGNATE IN WRITING DULY RECORDED AMONG THE LAND RECORDS THEIR AUTHORIZED REPRESENTATIVE WHO THEREAFTER SHALL HAVE ALL OF THE POWERS, SUBJECT TO THE SAME LIMITATIONS AS WERE PREVIOUSLY DELEGATED HEREIN TO MEL ALEXANDER.
- NO BUILDING SHALL BE LOCATED NEARER THAN 50 FEET TO THE FRONT LOT LINE NOR WITHIN 25 FEET OF ANY OTHER LOT LINE.
- NO NOXIOUS OR OFFENSIVE TRADES OR ACTIVITY SHALL BE CARRIED ON UPON ANY LOT NOR SHALL ANYTHING BE DONE THERE ON WHICH MAY BE OR MAY BECOME AN ANNOYANCE OR NUISANCE TO THE NEIGHBORHOOD.
- NO SWINE OR CATTLE SHALL BE RETAINED ON ANY PART OF THIS PLAT.
- NO TRAILER, BASEMENT, TENT, SHACK, GARAGE, BARN, OR OTHER OUTBUILDING ERECTED IN SHALL AT ANY TIME BE USED AS A RESIDENCE TEMPORARILY OR PERMANENTLY, NOR SHALL ANY STRUCTURE OF A TEMPORARY CHARACTER BE USED AS A RESIDENCE.
- NO STRUCTURE SHALL BE ERECTED OR PLACED OR PERMITTED TO REMAIN ON ANY RESIDENTIAL BUILDING PLOT OTHER THAN ONE SINGLE FAMILY DWELLING NOT TO EXCEED ONE AND ONE-HALF STORIES WITH MINIMUM GROUND FLOOR SPACE OF 1000 SQ. FT., NOR SHALL BE OF LESSER QUALITY THAN ONE COSTING 15,000.00 DOLLARS AT PRICES PREVAILING IN 1958, AND A PRIVATE GARAGE FOR NOT MORE THAN THREE CARS.
- AN EASEMENT IS HEREBY RESERVED AS SHOWN ON THIS PLAT FOR INSTALLATION AND MAINTENANCE OF UTILITIES, IN THE EVENT THAT THE PRIMARY ELECTRICAL LINE AND TELEPHONE LINES ARE INSTALLED UNDERGROUND, THEN NO OTHER ELECTRICAL LINES OR TELEPHONE LINE WILL BE INSTALLED OR MAINTAINED OTHER THAN APPROVED UNDER-GROUND INSTALLATIONS.
- UNTIL SUCH TIME AS WATER IS AVAILABLE FROM AN APPROVED SEMI-PUBLIC OR MUNICIPAL SYSTEM TO SERVE THE PROPERTIES WITHIN THE ABOVE DESCRIBED TRACT, AN ADEQUATE SUPPLY OF WATER SHALL BE SECURED FROM INDIVIDUAL WELLS OR OTHER APPROVED SOURCES LOCATED, CONSTRUCTED AND EQUIPPED IN ACCORDANCE WITH LOCAL AND STATE REGULATIONS AND NO MEANS OF WATER SUPPLY SHALL BE PERMITTED WITHIN THE HEREIN DESCRIBED TRACT UNLESS SUCH SUPPLY HAS THE WRITTEN APPROVAL OF THE HEALTH AUTHORITY WITH JURISDICTION.
- UNTIL SUCH TIME AS A SANITARY SEWER SYSTEM SHALL HAVE BEEN CONSTRUCTED TO SERVE THE LOT IN THIS PLAT, SEPTIC TANKS OR OTHER APPROVED SEWAGE DISPOSAL FACILITIES SHALL BE INSTALLED FOR EACH DWELLING ERECTED IN THE PLAT. SUCH SEWAGE DISPOSAL INSTALLATION SHALL BE OF THE TYPE AND CONSTRUCTION AND SO LOCATED ON THE INDIVIDUAL LOT AS TO BE APPROVED IN WRITING BY THE HEALTH AUTHORITIES WITH JURISDICTION, NO OTHER PROVISION OR DEVICE FOR SEWAGE DISPOSAL SHALL BE INSTALLED OR PERMITTED TO REMAIN IN THE TRACT. THE EFFLUENT FROM THE SEPTIC TANKS SHALL BE INSTALLED OR PERMITTED TO DISCHARGE INTO A STREAM, STORM SEWER, OPEN DITCH OR DRAIN, UNLESS IT HAS FIRST BEEN PASSED THROUGH AN ABSORPTION FIELD APPROVED BY HEALTH AUTHORITY.
- THESE COVENANTS ARE TO RUN WITH THE LAND AND SHALL BE BINDING ON ALL THE PARTIES AND ALL PERSONS CLAIMING UNDER THEM UNTIL MAY 1, 1968, AT WHICH TIME SAID COVENANTS SHALL BE AUTOMATICALLY EXTENDED FOR SUCCESSIVE PERIOD OF 10 YEARS UNLESS BY VOTE OF THE MAJORITY OF THE THEN OWNERS OF THE LOTS IT IS AGREED TO CHANGE THE SAID COVENANTS IN WHOLE OR IN PART.
- INVALIDATION OF ANYONE OF THESE COVENANTS BY JUDGMENT OR COURT ORDER SHALL IN NO WISE AFFECT ANY OF THE OTHER PROVISIONS WHICH SHALL REMAIN IN FULL FORCE AND EFFECT.

APPROVED: THIS 15 DAY OF July, 1958.

PIQUA CITY PLANNING COMMISSION
E. H. Beach
John K. Mangon
Robert Beed
Robert Stance Jr.
Walter J. Justice

WE HEREBY RECOMMEND THIS PLAT BE APPROVED AND ACCEPTED FOR RECORD, THIS _____ DAY OF _____, 1958.

BOARD OF MIAMI COUNTY COMMISSIONERS

APPROVED: THIS 18 DAY OF July, 1958
M. C. Freshour
 MIAMI COUNTY ENGINEER

I HEREBY CERTIFY THIS PLAT TO BE CORRECT.
 DATE Dec 16 1957
Rupert F. Bonchers
 REGISTERED SURVEYOR 2594

DEDICATION

WE, THE UNDERSIGNED, DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF THIS PLAT. THIS 17th DAY OF July, 1958.
 WITNESS: James W. Donnell SIGNED: Ruth L. Alexander OWNER
Mel Alexander OWNER

ACKNOWLEDGEMENT

STATE OF OHIO, MIAMI COUNTY, S.S.
 BE IT REMEMBERED THAT ON THIS 17th DAY OF July, 1958 BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY, PERSONNALLY CAME MEL ALEXANDER AND RUTH L. ALEXANDER, WHO ACKNOWLEDGED THE SIGNING AND EXECUTION OF THIS PLAT TO BE THEIR VOLUNTARY ACT AND DEED.
James W. Donnell
 NOTARY PUBLIC, IN AND FOR MIAMI COUNTY, OHIO
 MY COMMISSION EXPIRES _____

APPROVED: DATE _____
 MIAMI COUNTY PLANNING COMMISSION
Adam Wilgus
Roy Garrison
Richard Seifried
 COMMITTEE ON APPROVAL
 PLAT NO. 370

FILE NO: # 96784
 RECEIVED: July 18, 1958
 RECORDED: July 18, 1958
 BOOK 7, PAGE 19
 PLAT RECORDS, MIAMI COUNTY, OHIO
 FEE 4.30

Horace C. Cromer, Jr.
 MIAMI COUNTY RECORDER

TRANSFERRED ON THIS 18th DAY OF July, 1958.
Ruth E. Graham
 MIAMI COUNTY AUDITOR

HILLS AND DALES SUBDIVISION NO. 1

BEING A SUBDIVISION OF 7.154 ACRES, (6.453 ACRES IN TRACTS AND 0.701 ACRES IN PROPOSED ROADS) OF A TRACT CONTAINING A TOTAL OF 42.505 ACRES, IN THE N.W. QUARTER OF SECTION 5; TOWN 2; RANGE 9 IN BETHEL TOWNSHIP, AS SHOWN ON LAND SURVEY VOL. 8 PLAT 155.

FILE NO. 97102 RECEIVED FOR RECORD AT 10:35 P.M. THIS 4th DAY OF August 1958. MIAMI COUNTY RECORDERS PLAT RECORD VOL. 7 PAGE 20

MIAMI COUNTY RECORDER.

WE, THE UNDERSIGNED OWNERS OF THE LAND SHOWN ON THE WITHIN PLAT DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF THIS PLAT AS SHOWN HEREON THIS 28 DAY OF July 1958.

John K. Bauman, Mary E. Bauman, Lewis P. Bauman, Mary E. Bauman (Signatures and Witness)

SEE AMENDMENTS RECORDED IN MISC. BOOK 16 PAGES 670 AND 671 JUNE 19, 1969 RECORDER Mary B. Austin

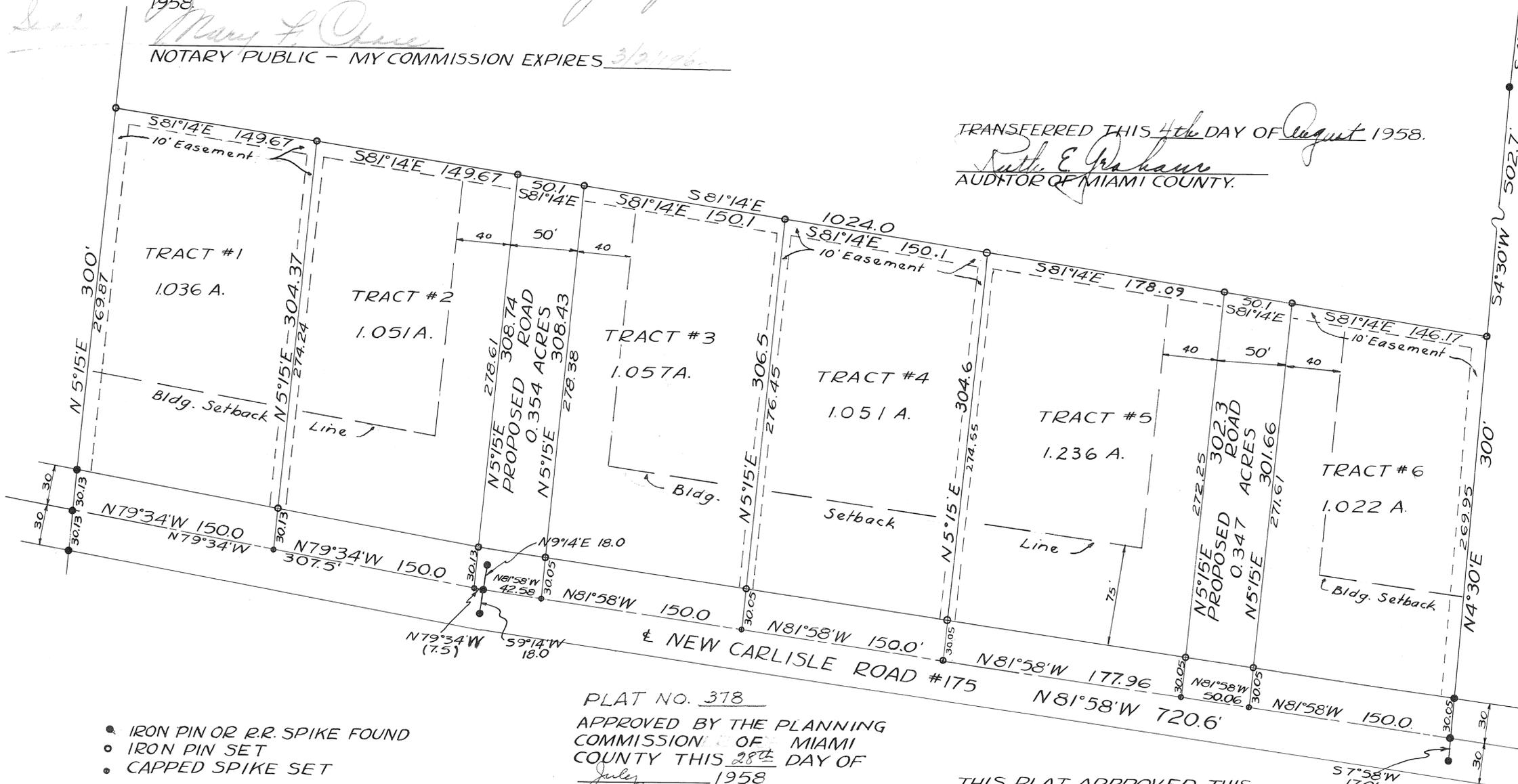
SEE DEED OF DEDICATION FOR STREETS RECORDED IN DEED BOOK 426 PAGE 340 MARCH 18, 1966 RECORDER Mary B. Austin

STATE OF OHIO - COUNTY OF MIAMI BEFORE ME, A NOTARY PUBLIC IN AND FOR State of Ohio PERSONALLY CAME THE ABOVE SIGNED PARTIES AND ACKNOWLEDGED THE SIGNING OF THE FOREGOING PLAT TO BE THEIR VOLUNTARY ACT AND DEED. IN WITNESS WHEREOF I HEREUNTO SET MY HAND AND NOTARY SEAL THIS 28 DAY OF July 1958.

Mary F. O'Connell NOTARY PUBLIC - MY COMMISSION EXPIRES 3/2/1966

TRANSFERRED THIS 4th DAY OF August 1958.

Ruth E. Graham AUDITOR OF MIAMI COUNTY.



- IRON PIN OR P.R. SPIKE FOUND
• IRON PIN SET
• CAPPED SPIKE SET

See Deed of Dedication for Streets and Roads recorded in Deed Book 426 Page 340 Mary B. Austin, Recorder Emily McNeil, Deputy March 18, 1966

PLAT NO. 378 APPROVED BY THE PLANNING COMMISSION OF MIAMI COUNTY THIS 28th DAY OF July 1958

Adam Wilgus, Roy G. Garrison, Richard Seigfried (Signatures)

THIS PLAT APPROVED THIS 28 DAY OF July 1958. T.C. Freshour MIAMI COUNTY ENGINEER.

I HEREBY CERTIFY THIS PLAT TO BE CORRECT AS SHOWN.

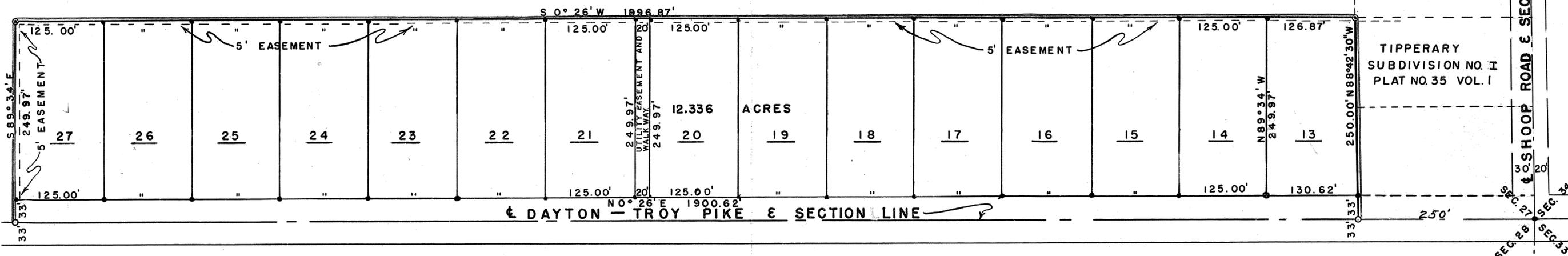
Richard W. Klockner RICHARD W. KLOCKNER REG. SURVEYOR #4370

HILLS AND DALES SUBDIVISION NO. 1

COVENANTS AND RESTRICTIONS

1. ALL LOTS IN THIS TRACT SHALL BE KNOWN AND DESCRIBED AS RESIDENTIAL LOTS. NO STRUCTURES SHALL BE ERECTED, ALTERED, PLACED OR PERMITTED TO REMAIN ON ANY RESIDENTIAL BUILDING PLOT OTHER THAN ONE DETACHED SINGLE FAMILY DWELLING, NOT TO EXCEED TWO STORIES IN HEIGHT AND A PRIVATE GARAGE FOR NOT MORE THAN THREE (3) CARS.
2. NO LOTS SHALL BE HEREAFTER SUBDIVIDED INTO PARCELS FOR ADDITIONAL RESIDENTIAL PURPOSES.
3. NO BUILDING SHALL BE LOCATED NEARER TO THE FRONT LOT LINE OR NEARER TO THE SIDE STREET LINE THAN THE BUILDING SETBACK LINES SHOWN ON THE RECORDED PLAT. (NO BUILDING, OR PART THEREOF, SHALL BE ERECTED ON ANY LOT LESS THAN 75 FEET BACK FROM THE FRONT LOT LINE NOR MORE THAN 95 FEET, NOR NEARER THAN 40 FEET TO ANY SIDE STREET LINE.) ALL BUILDINGS ERECTED FOR DWELLING PURPOSES SHALL PROVIDE A TOTAL OF NOT LESS THAN 60 FEET OF SIDE YARD SPACE. SAID YARD SPACE MAY BE DIVIDED UNEVENLY PROVIDED NO PORTION OF ANY BUILDING IS ERECTED CLOSER THAN 30 FEET TO ANY LOT LINE.
4. THE GROUND FLOOR AREA OF THE MAIN STRUCTURE, EXCLUSIVE OF ONE-STORY OPEN PORCHES AND GARAGES SHALL NOT BE LESS THAN 1000 SQ. FT. IN THE CASE OF A ONE OR ONE AND ONE-HALF STORY STRUCTURE, NOT LESS THAN 900 SQ. FT. IN THE CASE OF TWO STORY STRUCTURES.
5. NO TRAILER, BASEMENT, TENT, SHACK, GARAGE, BARN OR OTHER OUTBUILDING ERECTED IN THE TRACT SHALL AT ANY TIME BE USED AS A RESIDENCE TEMPORARILY OR PERMANENTLY, NOR SHALL ANY STRUCTURE OF A TEMPORARY CHARACTER BE USED AS A RESIDENCE.
6. NO NOXIOUS OR OFFENSIVE TRADE SHALL BE CARRIED ON UPON ANY LOT NOR SHALL ANYTHING BE DONE THEREON WHICH MAY BE OR BECOME AN ANNOYANCE OR NUISANCE TO THE NEIGHBORHOOD.
7. NO FENCE, WALL, HEDGE OR MASS PLANTING SHALL BE PERMITTED TO EXTEND NEARER TO ANY STREET THAN THE MINIMUM BUILDING SETBACK LINE.
8. NO SIGN OR BILLBOARD SHALL BE ERECTED ON ANY LOT IN THIS SUBDIVISION, EXCEPTING THOSE SIGNS ERECTED BY THE SUBDIVIDERS OR BUILDERS.
9. EASEMENTS AFFECTING LOTS SHOWN ON THE RECORDED PLAT ARE DEDICATED FOR UTILITY INSTALLATION AND MAINTENANCE.
10. THESE COVENANTS AND RESTRICTIONS ARE FOR THE BENEFIT OF ALL LOT OWNERS AND ARE TO RUN WITH THE LAND AND SHALL BE BINDING ON ALL PARTIES AND ALL PERSONS CLAIMING UNDER THEM UNTIL DECEMBER 31, 1980 AT WHICH TIME SAID COVENANTS SHALL BE AUTOMATICALLY EXTENDED FOR SUCCESSIVE PERIODS OF 10 YEARS UNLESS BY VOTE OF A MAJORITY OF THE THEN OWNERS OF THE LOTS, IT IS AGREED TO CHANGE SAID COVENANTS IN WHOLE OR IN PART.
11. INVALIDATION OF ANY ONE OF THESE COVENANTS BY JUDGMENT OR COURT ORDER SHALL IN NO WISE AFFECT ANY OF THE OTHER PROVISIONS WHICH SHALL REMAIN IN FULL FORCE AND EFFECT.
12. NO BUILDING OR LANDSCAPING SHALL BE ERECTED, PLACED OR ALTERED ON ANY BUILDING PLOT IN THIS SUBDIVISION UNTIL THE BUILDING OR LANDSCAPING PLANS, SPECIFICATIONS AND PLOT PLAN SHOWING THE LOCATION AND ELEVATION OF SUCH BUILDING OR LANDSCAPING HAVE BEEN APPROVED IN WRITING AS TO CONFORMITY IN DESIGN WITH OTHER STRUCTURES OR LANDSCAPING IN THE SUBDIVISION, BY THE SUBDIVIDER, HIS REPRESENTATIVE OR BY A COMMITTEE COMPOSED OF THREE (3) LOT OWNERS AS DESIGNATED BY A MAJORITY OF THE LOT OWNERS.
13. UNTIL SUCH TIMEAS A SANITARY SEWER SYSTEM SHALL HAVE BEEN CONSTRUCTED TO SERVE THIS SUBDIVISION, A SEWAGE DISPOSAL SYSTEM, CONSTRUCTED IN ACCORDANCE WITH THE REQUIREMENTS OF THE COUNTY BOARD OF HEALTH SHALL BE INSTALLED TO SERVE EACH DWELLING. THE EFFLUENT FROM SEPTIC TANKS SHALL NOT BE PERMITTED TO DISCHARGE INTO A STREAM, STORM SEWER, OPEN DITCH OR DRAIN.
14. ALL BUILDINGS CONSTRUCTED ON THE LOTS CONTAINED IN THIS PLAT SHALL BE HOUSES WITH ACCESSORY BUILDINGS AND GARAGES ATTACHED BY BRREEZEWAY OR OTHERWISE.
15. NO ANIMALS OR FOWLS EXCEPTING HOUSEHOLD PETS SHALL BE KEPT OR RAISED ON ANY LOT IN THIS SUBDIVISION.
16. THESE RESTRICTIONS DO NOT APPLY TO TRACT #5.
17. JOHN K. BAUMAN MAY ENFORCE THESE RESTRICTIONS, BUT SHALL BE FREE FROM THE DUTY TO DO SO.

HELEN DODDS
DB. 322 PAGE 340



TIPPERARY SUBDIVISION NO. II

NOTE IRON PIN SET

RESTRICTIONS

- No lot in this plat may be sub-divided or used for other than residential purposes.
- Only one single-family, modern dwelling may be built on any lot in this plat.
- No building may be constructed on any lot in this plat closer than 108 feet from the center line of County Road No. 61 (formerly Route 25).
- Houses erected on said plat may be two-story, one and one-half story, or one-story construction.
- The minimum ground floor area of the house in any one-story building shall be 1000 square feet exclusive of garage, and the minimum ground floor in any two-story or one and one-half story building shall be 800 square feet, exclusive of garage.
- No house in this plat shall be constructed of concrete or cinder blocks unless finished in stucco, stone, brick, or combination of any of these; no house shall be finished with asbestos, asphalt, or other composition, or synthetic siding material.
- No house shall be occupied unless and until it is completed. No trailer or garage may be used as a temporary or permanent residence in this sub-division. No trailer, (house or commercial), may be stored or kept on any lot in this sub-division; no billboard or other advertising device, (excepting "For Sale" or professional signs not in excess of 3 square feet in size) may be erected or maintained on this plat, except either of the parties herein referred to as Buyer and/or Seller may erect or construct temporary signs for the sale of said houses or lots.
- No animals or fowls excepting household pets of owner shall be kept or raised on any lot in this sub-division.
- The restrictions set forth herein shall be a part of this plat and shall pass with the title to the land involved, whether or not mentioned in the instrument conveying title hereto, or any part thereof, and are for the benefit of the owner of the land when platted and shall bind her heirs and assigns, executor and administrators, and successors of any subsequent owner.
- These restrictions shall attach to and run with the land and it shall be lawful not only for the Seller and/or Buyer, their respective heirs, executors, administrators, and assigns, but also for the subsequent owner of any lot or lots located in said plat to institute and prosecute any proceeding at law or in equity against any person, persons, firm, or corporation violating or threatening to violate the same.
- These restrictions shall continue in full force and effect until January 1, 1977, each restriction herein shall be separate and distinct from every other restriction herein. Should any restriction herein be held, for any reason, to be invalid, such ruling or decree shall in no way affect the validity of any other restrictions herein.

I, THE UNDERSIGNED, BEING THE OWNER AND LEINHOLDERS OF THE LAND HEREIN PLATTED DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF THE SAID PLAT AND TO DEDICATE THE STREETS AS SHOWN HEREON TO THE PUBLIC USE FOREVER
 EASEMENTS SHOWN ON THIS PLAT ARE FOR THE CONSTRUCTION, OPERATION, MAINTENANCE, REPAIR, REPLACEMENT OR REMOVAL OF WATER, SEWER, GAS, ELECTRIC, TELEPHONE, OR OTHER UTILITY LINES OR SERVICES AND FOR THE EXPRESS PRIVILEGE OF REMOVING ANY AND ALL TREES OR OTHER OBSTRUCTIONS TO THE FREE USE OF SAID UTILITIES AND FOR PROVIDING INGRESS AND EGRESS TO THE PROPERTY FOR SAID PURPOSES AND ARE TO BE MAINTAINED AS SUCH FOREVER.

WITNESS William Benham OWNER Helen E. Dodds
 HELEN E. DODDS

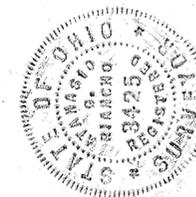
Atanasio S. Riancho

STATE OF OHIO, MIAMI COUNTY, SS.
 BE IT REMEMBERED THAT ON THIS 18th DAY OF Aug 1958 BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE PERSONALLY CAME HELEN E. DODDS AND ACKNOWLEDGED THE SIGNING AND EXECUTION OF THE FOREGOING PLAT TO BE HER VOLUNTARY ACT AND DEED
 IN TESTIMONY WHEREOF I HAVE SET MY HAND AND NOTARY SEAL ON THE DAY AND DATE ABOVE WRITTEN

William Benham
 NOTARY PUBLIC IN AND FOR MIAMI COUNTY, OHIO

I HEREBY CERTIFY THAT THIS MAP IS A TRUE AND COMPLETE SURVEY MADE BY ME ON JULY 26, 1958; - THAT ALL MONUMENTS ARE SET AS SHOWN

A. G. Riancho
 A. G. RIANCHO
 REG. SURVEYOR #3425
 7990 ALLISON AVE.- CR7-7774
 DAYTON 15, OHIO



APPROVED MIAMI COUNTY AUDITOR

Walter E. Benham

DATE Aug. 18-1958

FILE NO. 973/87-

RECEIVED Aug. 18-1958

RECORDED IN BOOK 7 PAGE 21

\$ 4.30

Atanasio S. Riancho
 MIAMI COUNTY RECORDER

APPROVED MIAMI COUNTY PLANNING COMMISSION

Adams Gilgus

Roy L. Harman

Richard Sheppard

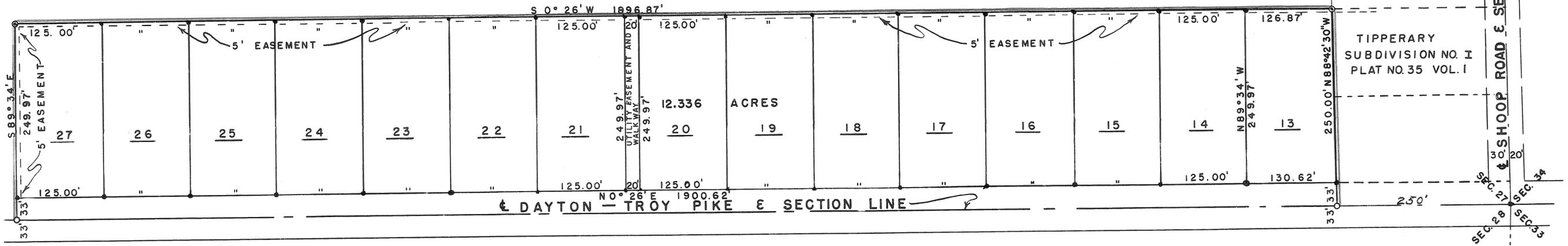
DATE August 18, 1958 NO. 374

J. C. Trehan

APPROVED MIAMI COUNTY ENGINEER

MIAMI CO. ENGR'S. RECORD OF SUBDIVISION SURVEYS
SCALE 1-INCH = 100 FEET

HELEN DODDS
DB. 322 PAGE 340



TIPPERARY SUBDIVISION NO. II

NOTE — IRON PIN SET

RESTRICTIONS

- No lot in this plat may be sub-divided or used for other than residential purposes.
- Only one single-family, modern dwelling may be built on any lot in this plat.
- No building may be constructed on any lot in this plat closer than 100 feet from the center line of County Road No. 61 (formerly Route 25).
- Houses erected on said plat may be two-story, one and one-half story, or one-story construction.
- The minimum ground floor area of the house in any one-story building shall be 1000 square feet exclusive of garage, and the minimum ground floor in any two-story or one and one-half story building shall be 800 square feet, exclusive of garage.
- No house in this plat shall be constructed of concrete or cinder blocks unless finished in stucco, stone, brick, or combination of any of these; no house shall be finished with asbestos, asphalt, or other composition, or synthetic siding material.
- No house shall be occupied unless and until it is completed. No trailer or garage may be used as a temporary or permanent residence in this sub-division. No trailer, (house or commercial), may be stored or kept on any lot in this sub-division; no billboard or other advertising device, (excepting "For Sale" or professional signs not in excess of 3 square feet in size) may be erected or maintained on this plat, except either of the parties herein referred to as Buyer and/or Seller may erect or construct temporary signs for the sale of said houses or lots.
- No animals or fowls excepting household pets of owner shall be kept or raised on any lot in this sub-division.
- The restrictions set forth herein shall be a part of this plat and shall pass with the title to the land involved, whether or not mentioned in the instrument conveying title hereto, or any part thereof, and are for the benefit of the owner of the land when platted and shall bind her heirs and assigns, executor and administrators, and successors of any subsequent owner.
- These restrictions shall attach to and run with the land and it shall be lawful not only for the Seller and/or Buyer, their respective heirs, executors, administrators, and assigns, but also for the subsequent owner of any lot or lots located in said plat to institute and prosecute any proceeding at law or in equity against any person, persons, firm, or corporation violating or threatening to violate the same.
- These restrictions shall continue in full force and effect until January 1, 1977, each restriction herein shall be separate and distinct from every other restriction herein. Should any restriction herein be held, for any reason, to be invalid, such ruling or decree shall in no way affect the validity of any other restrictions herein.

I, THE UNDERSIGNED, BEING THE OWNER AND LEIHHOLDERS OF THE LAND HEREIN PLATTED DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF THE SAID PLAT AND TO DEDICATE THE STREETS AS SHOWN HEREON TO THE PUBLIC USE FOREVER
 EASEMENTS SHOWN ON THIS PLAT ARE FOR THE CONSTRUCTION, OPERATION, MAINTENANCE, REPAIR, REPLACEMENT OR REMOVAL OF WATER, SEWER, GAS, ELECTRIC, TELEPHONE, OR OTHER UTILITY LINES OR SERVICES AND FOR THE EXPRESS PRIVILEGE OF REMOVING ANY AND ALL TREES OR OTHER OBSTRUCTIONS TO THE FREE USE OF SAID UTILITIES AND FOR PROVIDING INGRESS AND EGRESS TO THE PROPERTY FOR SAID PURPOSES AND ARE TO BE MAINTAINED AS SUCH FOREVER.

WITNESS William Benham OWNER Helen E. Dodds
 HELEN E. DODDS

A. G. Riancho

STATE OF OHIO, MIAMI COUNTY, SS.
 BE IT REMEMBERED THAT ON THIS 18th DAY OF Aug, 1958 BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE PERSONALLY CAME HELEN E. DODDS AND ACKNOWLEDGED THE SIGNING AND EXECUTION OF THE FOREGOING PLAT TO BE HER VOLUNTARY ACT AND DEED
 IN TESTIMONY WHEREOF I HAVE SET MY HAND AND NOTARY SEAL ON THE DAY AND DATE ABOVE WRITTEN
William Benham
 NOTARY PUBLIC IN AND FOR MIAMI COUNTY, OHIO

I HEREBY CERTIFY THAT THIS MAP IS A TRUE AND COMPLETE SURVEY MADE BY ME ON JULY 26, 1958; - THAT ALL MONUMENTS ARE SET AS SHOWN

A. G. Riancho
 A. G. RIANCHO
 REG. SURVEYOR #3425
 7990 ALLISON AVE.- GR7-7774
 DAYTON 15, OHIO

APPROVED MIAMI COUNTY AUDITOR

Walter J. Graham

DATE Aug. 15-1958

FILE NO. 97388-

RECEIVED Aug. 15-1958

RECORDED IN BOOK 7 PAGE 21

\$ 4.30

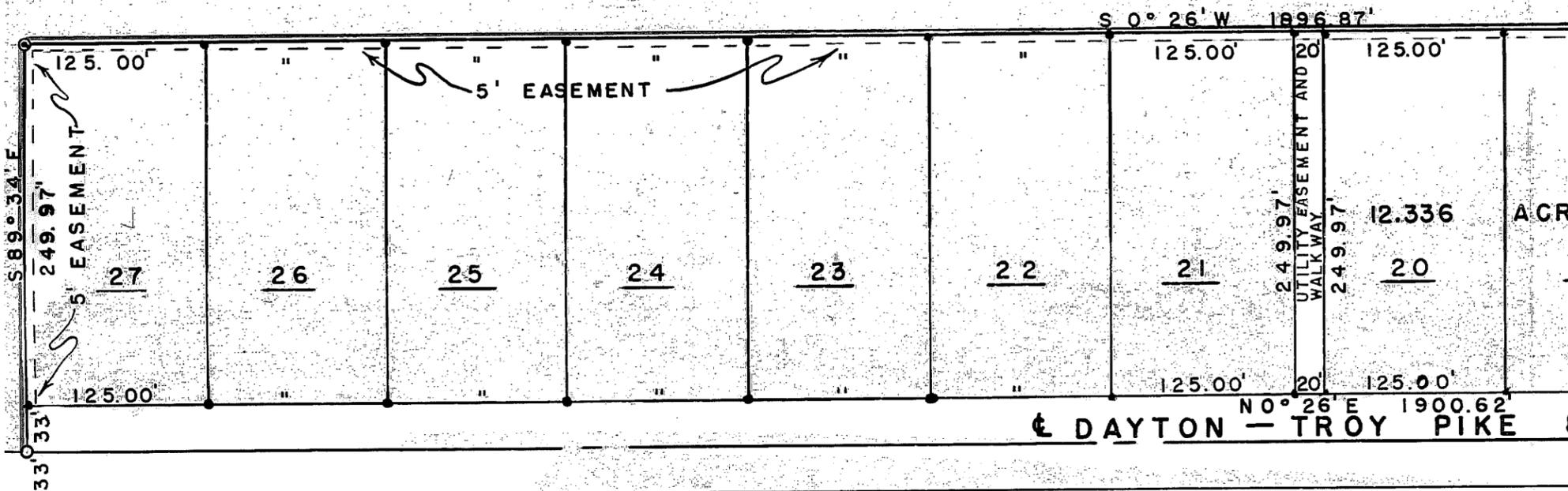
Harold C. Cannon
 MIAMI COUNTY RECORDER

APPROVED MIAMI COUNTY PLANNING COMMISSION

Adams Gilgus
Robert J. Harman
Richard Seifried
 DATE August 18, 1958 NO. 394
J. C. Freshour
 APPROVED MIAMI COUNTY ENGINEER



HELEN DODDS
DB. 322 PAGE 340



TIPPERARY SUBDIV

RESTRICTIONS

1. No lot in this plat may be sub-divided or used for other than residential purposes.
2. Only one single-family, modern dwelling may be built on any lot in this plat.
3. No building may be constructed on any lot in this plat closer than 100 feet from the center line of County Road No. 61 (formerly Route 25).
4. Houses erected on said plat may be two-story, one and one-half story, or one-story construction.
5. The minimum ground floor area of the house in any one-story building shall be 1000 square feet exclusive of garage, and the minimum ground floor in any two-story or one and one-half story building shall be 800 square feet, exclusive of garage.
6. No house in this plat shall be constructed of concrete or cinder blocks unless finished in stucco, stone, brick, or combination of any of these; no house shall be finished with asbestos, asphalt, or other composition, or synthetic siding material.
7. No house shall be occupied unless and until it is completed. No trailer or garage may be used as a temporary or permanent residence in this sub-division. No trailer, (house or commercial), may be stored or kept on any lot in this sub-division; no billboard or other advertising device, (excepting "For Sale" or professional signs not in excess of 3 square feet in size) may be erected or maintained on this plat, except either of the parties herein referred to as Buyer and/or Seller may erect or construct temporary signs for the sale of said houses or lots.
8. No animals or fowls excepting household pets of owner shall be kept or raised on any lot in this sub-division.
9. The restrictions set forth herein shall be a part of this plat and shall pass with the title to the land involved, whether or not mentioned in the instrument conveying title hereto, or any part thereof, and are for the benefit of the owner of the land when platted and shall bind her heirs and assigns, executor and administrators, and successors of any subsequent owner.
10. These restrictions shall attach to and run with the land and it shall be lawful not only for the Seller and/or Buyer, their respective heirs, executors, administrators, and assigns, but also for the subsequent owner of any lot or lots located in said plat to institute and prosecute any proceeding at law or in equity against any person, persons, firm, or corporation violating or threatening to violate the same.
11. These restrictions shall continue in full force and effect until January 1, 1977, each restriction herein shall be separate and distinct from every other restriction herein. Should any restriction herein be held, for any reason, to be invalid, such ruling or decree shall in no way affect the validity of any other restrictions herein.

APPR

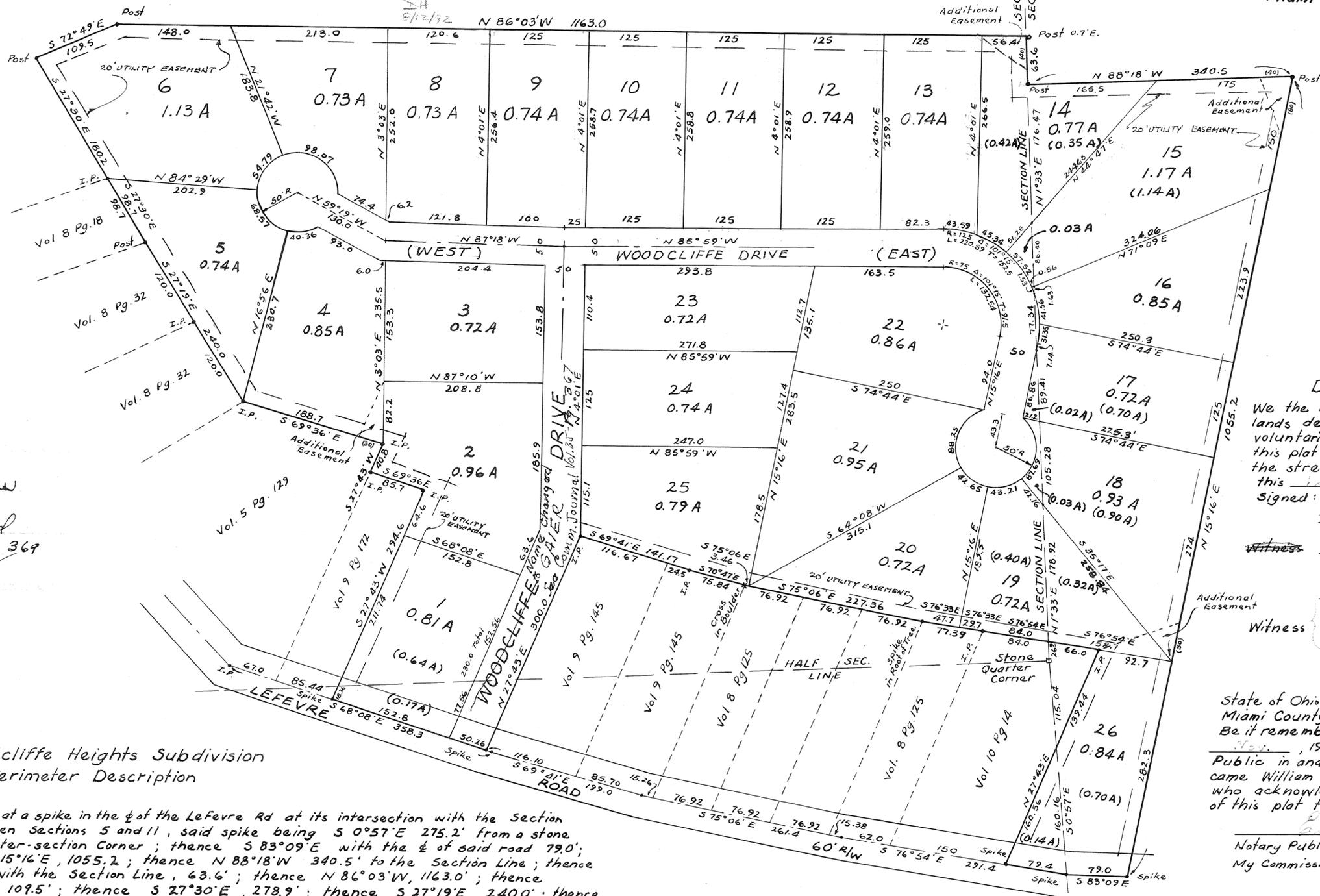
DA
FIL
RE

RECO
\$ 4.3

NOTE!!
REGARDING LOTS 4, 5, 6, & 7
DO NOT APPROVE DESCRIPTIONS
UNTIL YOU CHECK CURVES

Miami Co. Engrs. Record of Subdivision Surveys
Scale 1" = 100'
October 14, 1957
File No. 97427 Volume 7 Page 22
Rec'd. 20 AUG. 1958 Plat Records Miami Co. Recorder
Recorded 20 AUG. 1958 2:41 PM Fee \$5.00

Wm. G. McConnell
Miami County Recorder
Sheet 1 of 2



Adam Wilgus
Roy Harman
Richard Cleifield
July 7, 1958
W. C. Freshour 369

Dedication
We the undersigned being the owners of lands described in this plat do hereby voluntarily consent to the execution of this plat and to the dedication of the streets to the public use forever, this _____ day of _____ 1958
Signed: *William Gaier*
Witness: *Helen Gaier*
Witness: _____

State of Ohio
Miami County S.S.
Be it remembered that on this _____ day of _____, 1958, before me a Notary Public in and for said county, personally came William Gaier and Helen Gaier who acknowledge the signing and execution of this plat to be their voluntary act and deed.
Notary Public in and for _____
My Commission expires _____

**Woodcliffe Heights Subdivision
Perimeter Description**

Beginning at a spike in the $\frac{1}{2}$ of the LeFevre Rd at its intersection with the Section Line between Sections 5 and 11, said spike being $S 0^{\circ}57'E 275.2'$ from a stone at the Quarter-section Corner; thence $S 83^{\circ}09'E$ with the $\frac{1}{2}$ of said road $79.0'$; thence $N 15^{\circ}16'E, 1055.2'$; thence $N 88^{\circ}18'W 340.5'$ to the Section Line; thence $N 1^{\circ}33'E$ with the Section Line, $63.6'$; thence $N 86^{\circ}03'W, 1163.0'$; thence $S 72^{\circ}49'E, 109.5'$; thence $S 27^{\circ}30'E, 218.9'$; thence $S 27^{\circ}19'E, 240.0'$; thence $S 69^{\circ}36'E, 188.7'$; thence $S 27^{\circ}43'W 40.8'$; thence $S 69^{\circ}36'E, 85.7'$; thence $S 27^{\circ}43'W, 294.6'$ to the $\frac{1}{2}$ of the LeFevre Rd; thence $S 68^{\circ}08'E$ with the $\frac{1}{2}$ of said road $203.06'$; thence $N 27^{\circ}43'E$ with the East line of Woodcliffe Drive $300.0'$; thence $S 69^{\circ}41'E 141.17'$; thence $S 70^{\circ}47'E, 75.84'$; thence $S 75^{\circ}06'E, 230.76'$; thence $S 76^{\circ}33'E, 77.39'$; thence $S 76^{\circ}54'E 150.0'$; thence $S 27^{\circ}43'W, 300.0'$ to the $\frac{1}{2}$ of LeFevre Rd.; thence $S 76^{\circ}54'E$ with the $\frac{1}{2}$ of said road $79.4'$ to the place of beginning.

Section 11 = 16.19 Acres
Section 5 = 4.96 Acres
Streets = 2.08 Acres
Total 23.23 Acres

Approval

Approved by the Miami County Commissioners
Date July 7, 1958
Adam Wilgus
Roy Harman
Richard Cleifield

Approved On May 21 - 1958
W. C. Freshour
Miami County Engineer
Approved On Aug 22 - 1958
Ruth E. Graham
Miami County Auditor

Approved by the City of Troy
Planning and Zoning Commission
On Aug 19, 1958
L. M. Linschmeider M.D.
President
Opal B. Collier
Secretary

**SUBDIVISION FOR WILLIAM AND HELEN
GAIER - LEFEVRE RD.**

STATE OF OHIO
GLEN G. McCONNELL, JR.
3614
REGISTERED CIVIL ENGINEER
11558
Wm. G. McConnell
GLEN G. McCONNELL, JR. REG. SURV #3614
1710 PETERS ROAD TROY OHIO

WOODCLIFFE HEIGHTS SUBDIVISION
RESTRICTIVE COVENANTS

These covenants are to run with the land and shall be binding on all parties and persons claiming under them until Jan. 1, 1978, at which time said covenants shall be automatically extended for successive periods of ten years, unless, by vote of the majority of the then owners of the lots, it is agreed to change said covenants in whole or in part.

If the parties hereto, or any of them, or their heirs or assigns, shall violate any of the covenants herein, it shall be lawful for any other person or persons owning real estate situated in said subdivision to prosecute any proceedings at law or in equity against the person or persons violating or attempting to violate any such covenants and either to prevent him or them from doing so, or to recover damages or other due for such violations. Invalidation of any one of these covenants by judgment or court order shall in no wise affect any of the other provisions which shall remain in full force and effect.

1. All lots in this tract shall be known and described as residential lots. No structures shall be erected, altered, placed or permitted to remain on any residential lot other than one detached 1 or 2 family dwelling not to exceed 2 and one-half stories in height and a private garage for not more than six cars. No outside stairways shall be permitted on any structure.

2. In no case shall any building be located nearer the front lot line than 50 feet, nor the side street line than 30 feet. However, on curves and cul-de-sacs, all buildings shall be set back from the front lot line a sufficient distance to allow a minimum of 125 feet frontage at the building line. No building shall be located nearer than 15 feet to any side lot line.

3. No single lot shall hereafter be subdivided into parcels for additional residential building.

4. No noxious or offensive trade shall be carried on upon any lot nor shall anything be done thereon which may be or may become a nuisance or annoyance to the neighborhood.

5. No trailer, basement, tent, shack, barn or other out building erected on this plat shall at any time be used as a residence temporarily, nor shall any structure of a temporary nature be used as a residence.

6. No dwelling costing less than \$12,000 shall be erected on any lot in this plat. The ground floor area of the main structure, exclusive of one-story open porches, and garages, shall not be less than 1000 square feet, in the case of a one and one-half story structure, nor less than 900 square feet in the case of a two and one-half story structure.

7. 5-foot easements on either side of interior lot lines, and a 20-foot rear easement around the perimeter are dedicated for utility installation and maintenance. Additional easements are shown on plat.

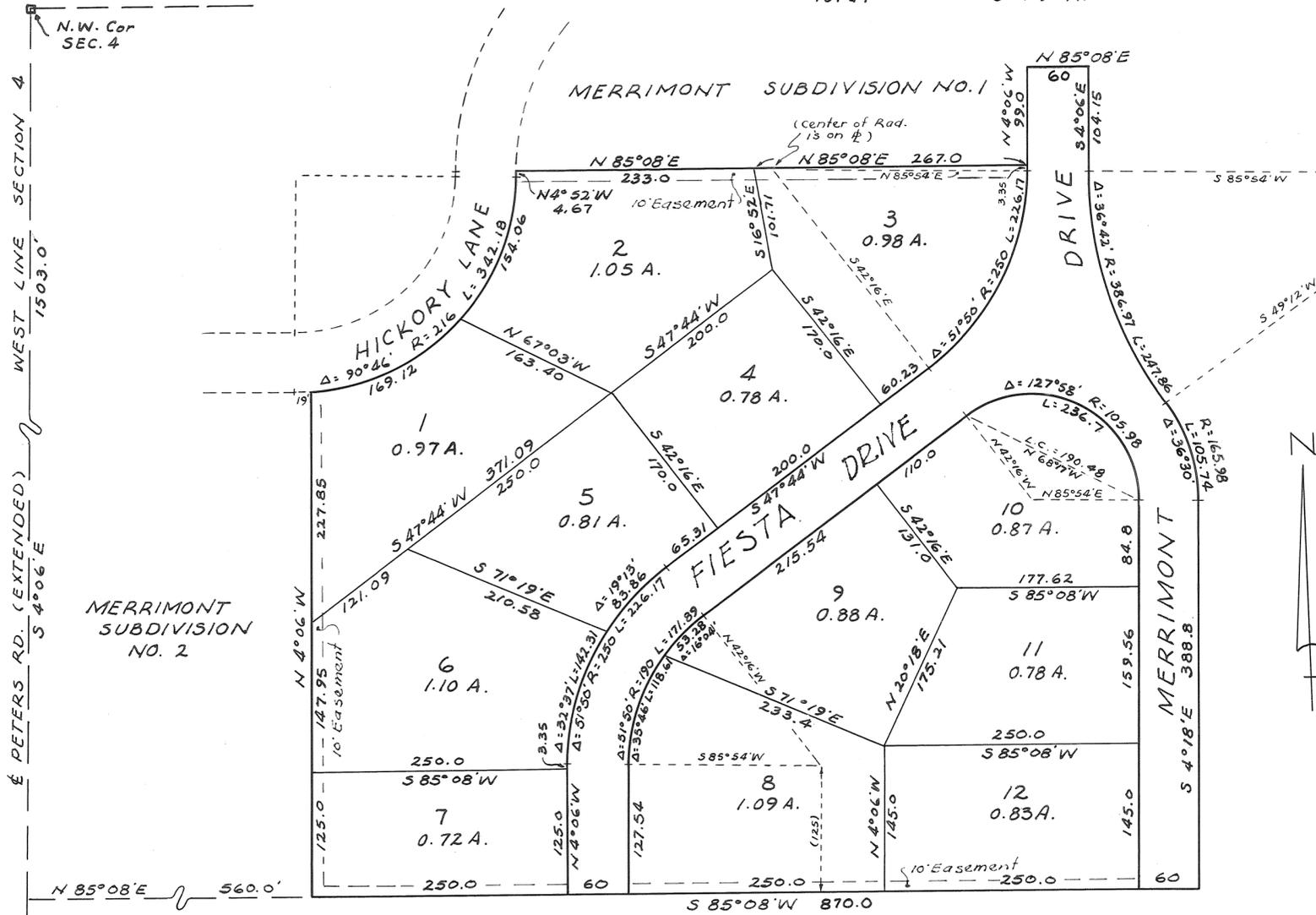
8. No permanent sign or billboard shall be erected on any lot.

9. In the event any restrictions have been omitted herein which omitted restrictions are already part of the zoning ordinance of the City of Troy Ohio, and Miami County, Ohio such zoning ordinance shall apply.

FILE NO. 97428 VOLUME 7 PAGE 23
REC'D. ON 20 AUG 1958 MIAMI CO. RECORDER
RECORDED 20 AUG 1958 2:40PM PLAT RECORDS
FEE 4.30

Horace C. Cromer
Miami County Recorder

Streets 2.33 A.
Lots 10.86 A.
Total 13.19 A.



MERRIMONT SUBDIVISION NO. 3
PERIMETER DESCRIPTION

Beginning at the NW Corner of Section 4, T4, R6 ;
thence S 4°06'E with the E of Peters Rd. and the
West Line of Sec. 4, 1503.0' ; thence N 85°08'E with
the South line of Merrimont Sub'd. No. 2, a distance
of 560.0 to the SE cor of said Merrimont Sub'd. No.2
and the place of beginning of the tract to be described ;
thence N 4°06'W with the East line of Merrimont
Sub'd No. 2, 500.8' to the South RW line of Hickory
Lane ; thence northerly with the South RW line of
Hickory Lane on a curve of radius 216.0' for a distance
of 323.18' ; thence continuing N 4°52'W with the
East RW line of Hickory Lane for 4.67' ; thence
N 85°08'E with the South Line of Merrimont
Sub'd. No.1 for a distance of 500.0' ; thence
N 4°06'W with the West RW line of Merrimont Drive
for 99.0' ; thence N 85°08'E 60.0' across said Drive ;
thence S 4°06'E with the West RW line of said
drive, 104.15 to the beginning of a curve ; thence
southerly with the East RW line of said drive on
a curve of radius 386.97' for 247.86' to a point
of reverse curvature ; thence southerly with the East
RW line of said drive on a reverse curve of radius
165.98' for 105.74' ; thence S 4°18'E with the
East RW line of said Merrimont Drive for 388.80' ;
thence S 85°08'W, 870.0 to the place of beginning,
containing 13.19 Acres

DEDICATION

We the undersigned being the owners of the land described
in this plat do hereby voluntarily consent to the
execution of this plat and to the dedication of the streets
to the public use forever on this 19th day of May 1958

Nancy V. Fulker
John E. Fulker
Witnesses
Dr. Franklin Shroyer
Mary J. Shroyer

10' Utility Easements as shown above.
5' Utility Easements on both sides of all interior lot lines

APPROVAL

Approved Miami County
Planning Commission

Adam Wilgus
Richard Steinfeld
Date July 23, 1958 No. 1375

Approved Miami County
Commissioners

Adam Wilgus
Richard Steinfeld
Date July 23, 1958

Approved City of Troy
Planning & Zoning Commission

L. T. Lindenbergs
Pres.
Opal B. Collins
Sec'y.
Date Aug. 19, 1958

Approved Miami County
Engineer

H. C. Freshour
Date 5-27-58

Approved Miami County
Auditor

Ruth E. Graham
Date Aug. 20-1958

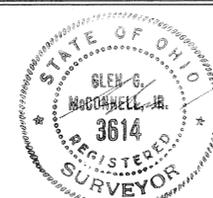
SEE AFFIDAVIT RECORDED IN MISC.
BOOK 16 PAGE 681. AUGUST 13, 1969

Mary B. Swatin
MIAMI COUNTY RECORDER

State of Ohio, County of Miami in S.S. :
Be it remembered that on this 19th day of May 1958
before me a notary public in and for the State of Ohio
personally came the above, who acknowledge the
signing and execution of this plat to be their
voluntary act and deed.

Notary Public in and for the State of Ohio.
My Commission Expires September 8, 1958

SUBDIVISION FOR DR. FRANKLIN SHROYER
SWAILES ROAD TROY OHIO



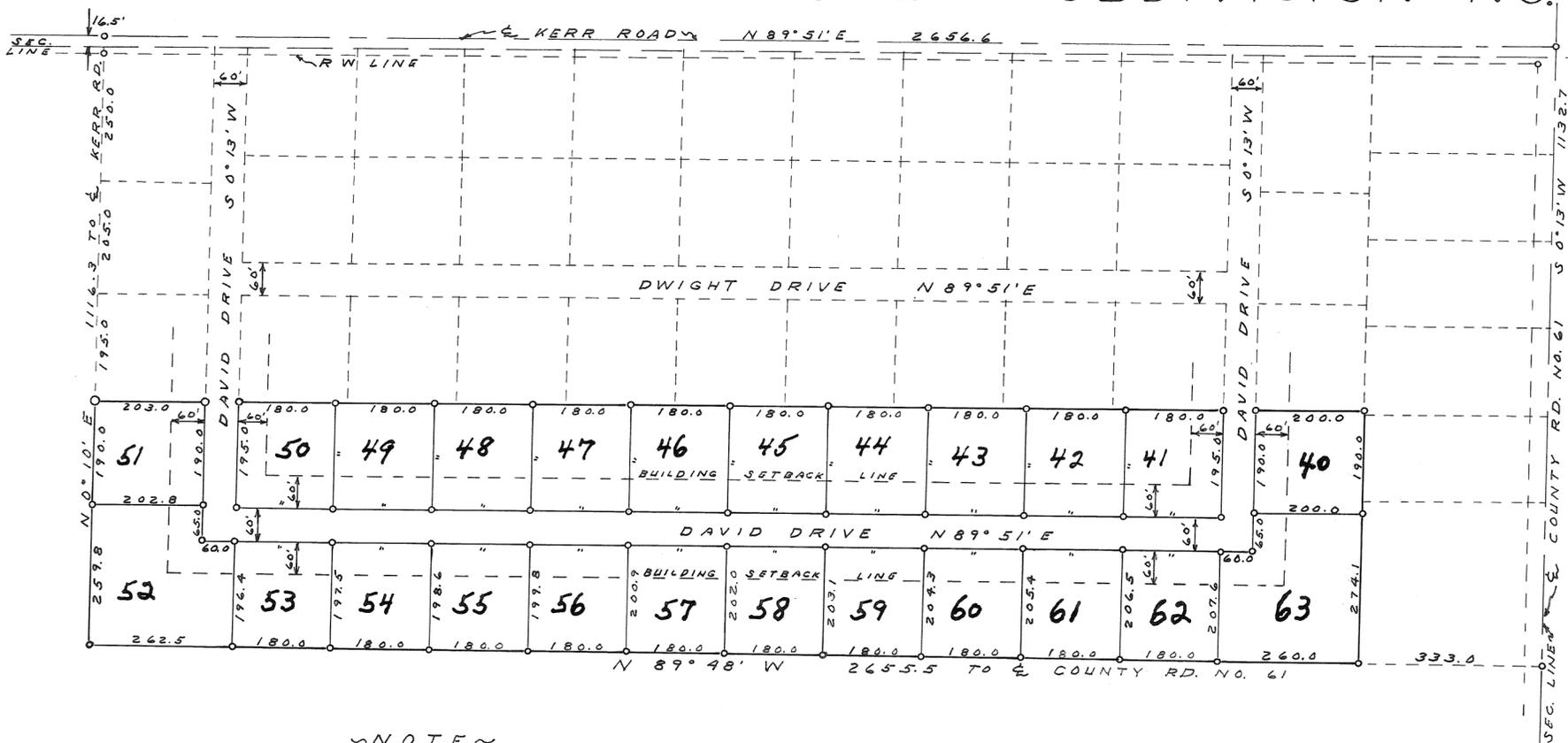
GLEN G. MCCONNELL, JR. REG. SURVEYOR # 3614
1710 PETERS ROAD TROY OHIO

CORPORATION

WARD

PRECINCT

DIXIE TARA ACRES SUBDIVISION NO. 2



NOTE
FOR RESTRICTIONS
ON THIS PLAT, SEE
VOL. 6 PAGE 94-A
MIAMI COUNTY
RECORDERS RECORD
OF PLATS.
(SUBDIVISION NO. 1)

ACREAGE

LOT NO.	ACRES
40	.872
41	.806
42	.806
43	.806
44	.806
45	.806
46	.806
47	.806
48	.806
49	.806
50	.806
51	.885
52	1.981
53	.814
54	.818
55	.823
56	.828
57	.832
58	.837
59	.842
60	.846
61	.851
62	.856
63	1.541
TOTAL	21.186

STREETS - 3.182

TOTAL 24.368 ACRES

- NOTE
- THERE ARE FIVE (5) FT. UTILITY EASEMENTS ON EACH SIDE OF ALL INTERIOR LOT LINES.
 - ALL BUILDING SETBACK LINES ARE 60 FT. FROM ROAD PROPERTY LINES.
 - IRON PINS SET AT ALL LOT CORNERS.

WE, THE UNDERSIGNED OFFICERS OF DAYTON MASONRY AND CONSTRUCTION COMPANY, INC., OWNER OF LANDS SHOWN ON THIS PLAT, ACCEPT AND APPROVE THIS PLAT AND RESTRICTIONS AND DEDICATE THE STREETS AS SHOWN HEREON AND DO ACKNOWLEDGE THEREOF TO BE OUR VOLUNTARY ACT AND DEED.

J. Cameron Dungan
WITNESS
Richard P. Doley
WITNESS

Margaret R. Holobaugh
PRESIDENT
David B. Holobaugh
SEC. AND TREAS.

APPROVED BY MIAMI CO. COMMISSIONERS

Adam Wilgus
Roy L. Garman
Richard Seifried

DATE ~~OCT~~ SEPT. 24, 1958

APPROVED BY MIAMI CO. AUDITOR

Keith E. Pascoe
COUNTY AUDITOR
DATE Sept 24 1958

APPROVED BY MIAMI CO. RECORDER

FILE NO. 97954

RECEIVED 3:30 - P.M. DATE Sept. 24 - 1958
TIME DATE

RECORDED IN PLAT RECORD

BOOK 7 PAGE 24

James C. Blomer
COUNTY RECORDER

FEE 4.30

APPROVED MIAMI COUNTY PLANNING COMMISSION

Adam Wilgus
Roy L. Garman
Richard Seifried
DATE Sept 24, 1958 NO. 396
H. P. Freshour
APPROVED MIAMI COUNTY ENGINEER

STATE OF OHIO, MIAMI CO., ss:

PERSONALLY APPEARED BEFORE ME THE ABOVE NAMED MARGARET R. HOLOBAUGH AS PRESIDENT AND DAVID B. HOLOBAUGH AS SECRETARY AND TREASURER OF SAID CORPORATION AND ACKNOWLEDGED THE SIGNING THEREOF TO BE THEIR VOLUNTARY ACT AND DEED ON BEHALF OF SAID CORPORATION.

ACKNOWLEDGED AND SUBSCRIBED BEFORE ME THIS 23rd DAY OF SEPTEMBER 1958.

J. Cameron Dungan
NOTARY PUBLIC IN AND FOR THE STATE OF OHIO

MY COMMISSION EXPIRES DECEMBER 1 1959

I HEREBY CERTIFY THIS PLAT TO BE CORRECT.

C. C. Carpenter

DAYTON MASONRY & CONSTRUCTION COMPANY, INC.		
TIPP CITY, OHIO		
C. C. CARPENTER, C. E. - TROY, OHIO		
OHIO REGISTRATION NO. 120		
DATE OCT. 1958	DRAWN BY D.T. TRACED BY D.T. CHECKED BY C.C.C.	SHEET NO. 1/2

6E RANGE

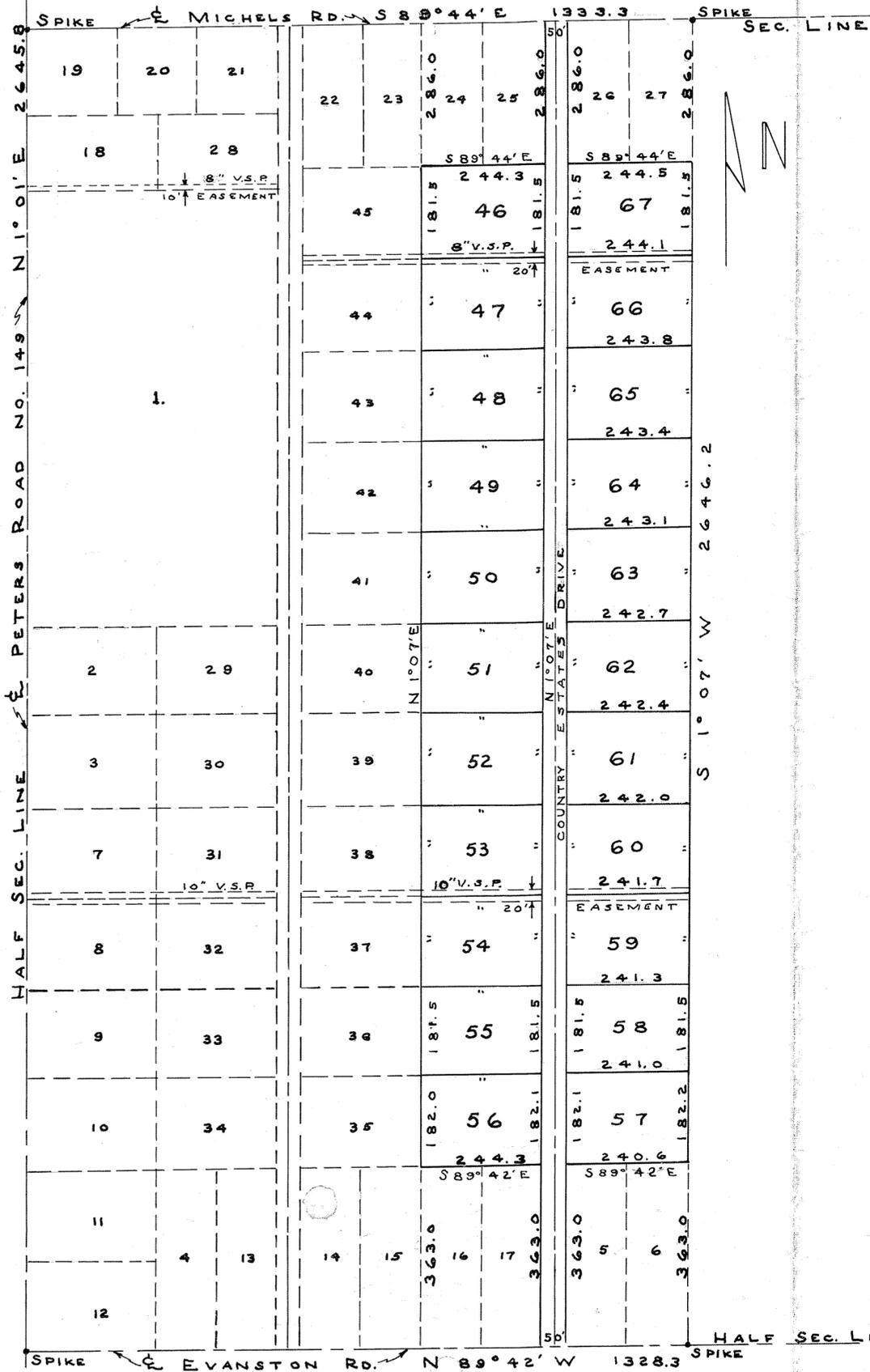
4 TOWN

29 SECTION

Monroe TOWNSHIP

RECORDERS 7-23
MIAMI COUNTY RECORDERS RECORD
PLAT NO Vol
MIAMI CO. ENGRS. RECORD OF SURVEYS
SCALE 1 INCH = 200 FEET

CORPORATION WARD PRECINCT
COUNTRY ESTATES SUBDIVISION NO. 3



NOTE

Tracts or lot numbers 1 to 45 inclusive are not a part of this Subdivision, but are shown hereon at the request of the Miami County Auditor, to facilitate tract or lot numbering.

Areas of Tracts or Lots

46 to 55 inclusive	--	1.018 Acres
56	--	1.021 "
57	--	1.007 "
58	--	1.005 "
59	--	1.006 "
60	--	1.008 "
61	--	1.009 "
62	--	1.011 "
63	--	1.012 "
64	--	1.014 "
65	--	1.015 "
66	--	1.017 "
67	--	1.018 "
		22.323

STREETS = 3.037
TOTAL = 25.360 ACRES

I hereby certify this plat to be correct.

C. C. Carpenter
C. C. Carpenter - C. E.

I, the undersigned owner of lands shown on this sub-division accept and approve the sub-division and restrictions as shown hereon and acknowledge the signing thereof to be my voluntary act and deed, and hereby dedicate all roads to the public.

Curtis A. Petzoldt

Daniel D. Turner
Witness

Robert L. Nimmels
Witness

APPROVED MIAMI COUNTY COMMISSIONERS

Adam Wilgus
Roy Y. Harman
Richard Seifried

Date Oct 17, 1958

STATE OF OHIO, MIAMI COUNTY: ss

Personally appeared before me, C. A.

Petzoldt and acknowledged the signing

thereof to be his voluntary act and deed.

Acknowledged and subscribed before me

this 19th day of MAY, 1958

Robert L. Nimmels
Notary Public

In and for Miami County, Ohio
My commission expires 6-21-1958

Approved Oct 17, 1958

MIAMI COUNTY PLANNING COMMISSION

Adam Wilgus
Roy Y. Harman
Richard Seifried

Committee on approval

PLAT NO. 406

APPROVED 1958 Oct 17, 1958

H. C. Freshour
Miami County Engineer

APPROVED MIAMI COUNTY AUDITOR

Ruth E. Graham
Date Oct 20, 1958

File Number 98469

Received 1:30 P.M. 10-20-58
Time Date

RECORDED IN

7 Book 25- Page

Worral C. Comer
Miami County Recorder

FEE \$ 5.30

COUNTRY ESTATES SUBDIVISION NO. 3 PETZOLDT- C. A.		
TIPP CITY - OHIO		
C. C. CARPENTER, C. E. - TROY, OHIO OHIO REGISTRATION NO. 120		
DATE JULY 1956	DRAWN BY DDT TRACED BY RLB CHECKED BY CCC	SHEET NO 1/2

C. C. Carpenter

RANGE

TOWN

SECTION

TOWNSHIP

PLAT NO.

102

MIAMI CO. ENGRS. RECORD OF SURVEYS

LAND SURVEYS

SCALE 1 INCH =

FEET

CORPORATION

WARD

PRECINCT

COUNTRY ESTATES SUB-DIVISION NO. 3

RESTRICTIONS

The restrictions set forth below are a part of this plat, shall pass with the title to the land involved, whether or not mentioned in the instrument conveying title hereto, or any part thereof, are for the benefit of the owners of the land when platted and their heirs and assigns, and shall bind such owners and their respective heirs, administrators, executors, successors and assigns:

1. No lot in this plat may be sub-divided or used for other than residential purposes;
2. Only one single family, modern building may be built on any lot in this plat;
3. All buildings constructed on the lots contained in this plat shall be houses with accessory buildings attached, by breezeway or otherwise, all houses must have at least a one car garage or carport;
4. Each building constructed on a lot in this sub-division shall be centered on the lot unless off-center construction is first approved in writing by Curtis A. Petzoldt or his administrator or his executor;
5. No building may be constructed on any lot in this plat with set back less than 95 feet nor more than 115 feet from the center line of the road;
6. Ten foot (10') wide easements for electric service, gas, telephone and other utilities are reserved over, under, and above and on all interior lot lines unless otherwise noted on the plat;
7. No building shall be constructed on, above, or under any of these easements, and these easements shall at all times be kept accessible without undue expense to any user of such easement;
8. "House" as used herein is hereby defined as the residence portion of any building, exclusive of garage and breezeway. Houses may be one and a half story or one story construction.
9. The minimum ground floor area of the house in any one story building unit shall be 1100 square feet, and the minimum ground floor area of the house in any one and one half story building unit shall be 850 square feet;
10. No buildings in this plat shall be constructed of concrete or cinder blocks unless finished in stucco; no house shall be finished with asbestos, asphalt, or other composition, or synthetic siding material;
11. Every building in this plat shall be completed within one year after its construction is commenced, unless otherwise agreed in writing by Curtis A. Petzoldt or his administrator or executor;
12. The tops of all foundations in this plat shall project 8 inches above the finished grade adjacent to the building and the finished grade shall be so constructed as to drain surface water from the building on all sides of the building;

13. No building shall be occupied unless and until it is completed. No trailer or garage may be used as a temporary or permanent residence in this sub-division. No trailer (house, commercial, or otherwise) may be stored or kept on any lot in this sub-division; no billboard or other advertising device (excepting "For Sale" or professional signs not in excess of 3 square feet in size) may be erected or maintained on this plat;

14. No animals or fowls excepting household pets of owner shall be kept or raised on any lot in this sub-division;

15. No part of this plat may be used in such a manner as to prejudice the use or endanger the health or safety or unreasonably disturb the quiet comfort of any occupant of this plat;

16. Curtis A. Petzoldt or his administrator or executor may enforce these restrictions but shall be free from the duty to do so;

17. These restrictions shall continue in full force and effect until July 1, 1980, each restriction herein shall be separate and distinct from every other restriction herein. Should any restriction herein be held for any reason to be invalid, such ruling or decree shall in no way affect the validity of any other restriction herein.

NOTE

The word lot as used herein is the same as the word tract as used on sheet No. 1.

Sheet two of two

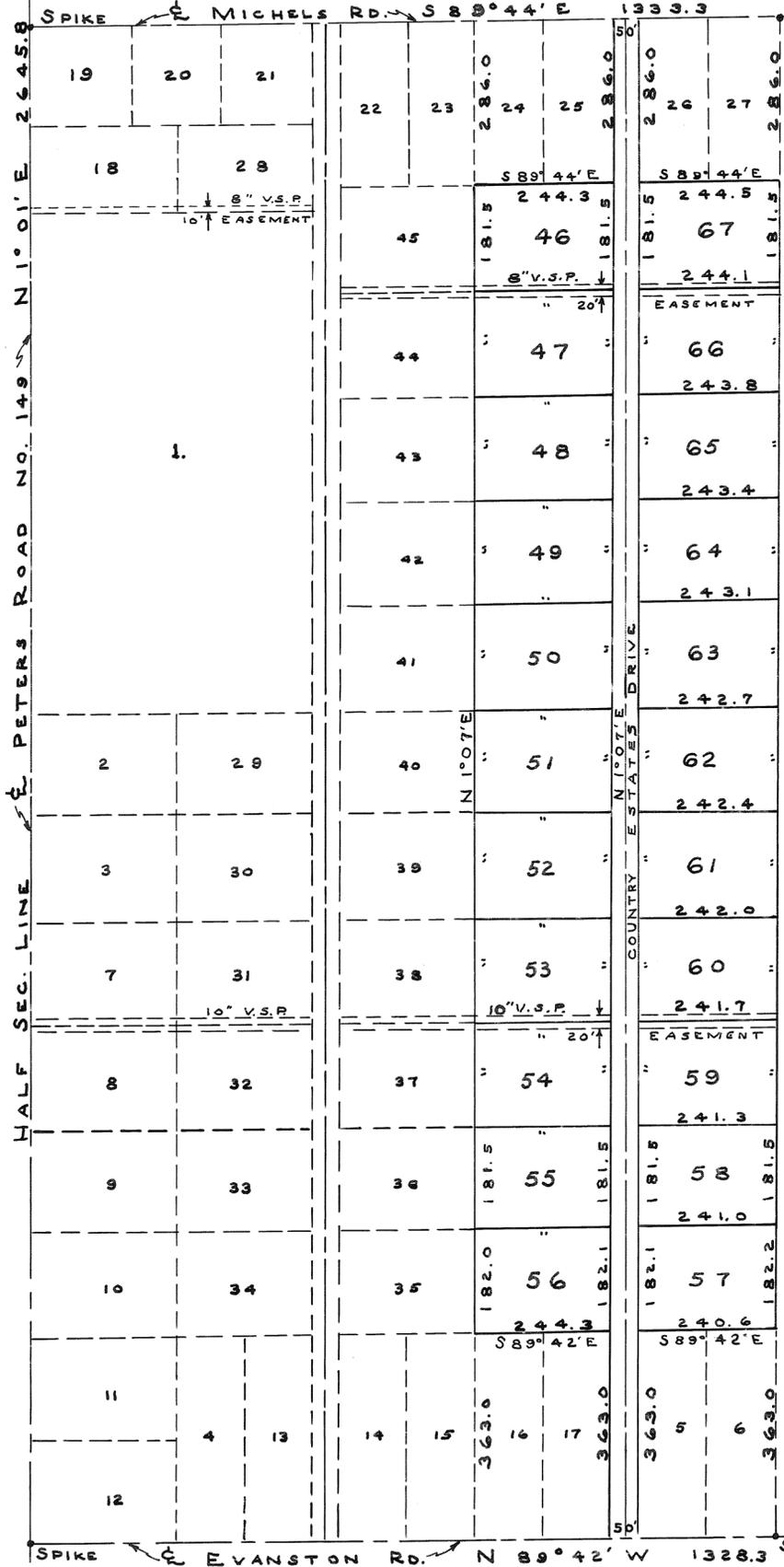
Country Estates Sub-division No. 3 Petzoldt, Curtis A.		
Midd City, Ohio.		
C. C. CARPENTER, C. E. — TROY, OHIO OHIO REGISTRATION NO. 120		
DATE June 1958	DRAWN BY TRACED BY CHECKED BY	SHEET NO 2/2



C. C. Carpenter

CORPORATION WARD PRECINCT

COUNTRY ESTATES SUBDIVISION NO. 3



NOTE
Tracts or lot numbers 1 to 45 inclusive are not a part of this Subdivision, but are shown hereon at the request of the Miami County auditor, to facilitate tract or lot numbering.

Areas of Tracts or Lots

46 to 56 inclusive	1.018 Acres
56	1.021 "
57	1.007 "
58	1.005 "
59	1.006 "
60	1.008 "
61	1.009 "
62	1.011 "
63	1.012 "
64	1.014 "
65	1.015 "
66	1.017 "
67	1.018 "
Total	22.323
Streets	= 3.037
TOTAL	= 25.360 ACRES

I hereby certify this plat to be correct.
C. C. Carpenter
C. C. Carpenter - C. E.
I, the undersigned owner of lands shown on this sub-division accept and approve the sub-division and restrictions as shown hereon and acknowledge the signing thereof to be my voluntary act and deed, and hereby dedicate all roads to the public.

Curtis A. Petzoldt
Witness
Daniel D. Turner
Witness
Robert L. Kimmel
Witness
APPROVED MIAMI COUNTY COMMISSIONERS
Adam Wilgus
Roy Harman
Richard Seifried

Date Oct. 17, 1958

STATE OF OHIO, MIAMI COUNTY: ss
Personally appeared before me, R. L. Kimmel, Notary Public
retzoldt and acknowledged the signing thereof to be his voluntary act and deed.
Acknowledged and subscribed before me this 19th day of MAY, 1958
Robert L. Kimmel
Notary Public

In and for Miami County, Ohio,
My commission expires 6-21-1958

Approved Oct 17, 1958

MIAMI COUNTY PLANNING COMMISSION

Adam Wilgus
Roy Harman
Richard Seifried
Committee on approval

PLAT NO. 406

APPROVED 1958 Oct. 17, 1958

H. C. Freshour
Miami County Engineer

APPROVED MIAMI COUNTY AUDITOR

Ruth E. Graham
Date Oct. 20 1958

File Number 98409

Received 1:30 P.M. 10-20-58
Time Date

RECORDED IN

7 25-
Book Page

Wood L. Comer
Miami County Recorder

FEE \$ 3.30

COUNTRY ESTATES SUBDIVISION NO. 3 PETZOLD - C. A.		
TROY CITY - OHIO		
C. C. CARPENTER, C. E. — TROY, OHIO OHIO REGISTRATION NO. 120		
DATE JULY 1956	DRAWN BY DDT TRACED BY RLB CHECKED BY CCC	SHEET NO 1/2

C. C. Carpenter

RANGE TOWN SECTION TOWNSHIP
CORPORATION WARD PRECINCT

COUNTRY ESTATES SUB-DIVISION NO. 3
RESTRICTIONS

The restrictions set forth below are a part of this plat, shall pass with the title to the land involved, whether or not mentioned in the instrument conveying title hereto, or any part thereof, are for the benefit of the owners of the land when platted and their heirs and assigns, and shall bind such owners and their respective heirs, administrators, executors, successors and assigns:

1. No lot in this plat may be sub-divided or used for other than residential purposes;
2. Only one single family, modern building may be built on any lot in this plat;
3. All buildings constructed on the lots contained in this plat shall be houses with accessory buildings attached, by breezeway or otherwise, all houses must have at least a one car garage or carport;
4. Each building constructed on a lot in this sub-division shall be centered on the lot unless off-center construction is first approved in writing by Curtis A. Fetzoldt or his administrator or his executor;
5. No building may be constructed on any lot in this plat with set back less than 95 feet nor more than 115 feet from the center line of the Road;
6. Ten foot (10') wide easements for electric service, gas, telephone and other utilities are reserved over, under, and above and on all interior lot lines unless otherwise noted on the plat;
7. No building shall be constructed on, above, or under any of these easements, and these easements shall at all times be kept accessible without undue expense to any user of such easement;
8. "House" as used herein is hereby defined as the residence portion of any building, exclusive of garage and breezeway. Houses may be one and a half story or one story construction.
9. The minimum ground floor area of the house in any one story building-unit shall be 1100 square feet, and the minimum ground floor area of the house in any one and one half story building unit shall be 850 square feet;
10. No buildings in this plat shall be constructed of concrete or cinder blocks unless finished in stucco; no house shall be finished with asbestos, asphalt, or other composition, or synthetic siding material;
11. Every building in this plat shall be completed within one year after its construction is commenced, unless otherwise agreed in writing by Curtis A. Fetzoldt or his administrator or executor;
12. The tops of all foundations in this plat shall project 3 inches above the finished grade adjacent to the building and the finished grade shall be so constructed as to drain surface water from the building on all sides of the building;

13. No building shall be occupied unless and until it is completed. No trailer or garage may be used as a temporary or permanent residence in this sub-division. No trailer (house, commercial, or otherwise) may be stored or kept on any lot in this sub-division; no billboard or other advertising device (excepting "For Sale" or professional signs not in excess of 3 square feet in size) may be erected or maintained on this plat;

14. No animals or fowls excepting household pets of owner shall be kept or raised on any lot in this sub-division;

15. No part of this plat may be used in such a manner as to prejudice the use or endanger the health or safety or unreasonably disturb the quiet comfort of any occupant of this plat;

16. Curtis A. Fetzoldt or his administrator or executor may enforce these restrictions but shall be free from the duty to do so;

17. These restrictions shall continue in full force and effect until July 1, 1930, each restriction herein shall be separate and distinct from every other restriction herein. Should any restriction herein be held for any reason to be invalid, such ruling or decree shall in no way affect the validity of any other restriction herein;

NOTE

The word lot as used herein is the same as the word tract as used on sheet No. 1.

Sheet two of two

Country Estates Sub-division No. 3 Fetzoldt, Curtis A.		
Tipp City, Ohio.		
C. C. CARPENTER, C. E. — TROY, OHIO OHIO REGISTRATION NO. 120		
DATE June 1933	DRAWN BY TRACED BY CHECKED BY	SHEET NO 2/2

C. C. Carpenter

6 E
RANGE

4
TOWN

4
SECTION

CONCORD
TOWNSHIP

RECORDERS PLAT Book 7 pg. 26
PLAT NO. 81 A
MIAMI CO. ENGRS. RECORD OF SURVEYS
SCALE 1 INCH = 60 FEET

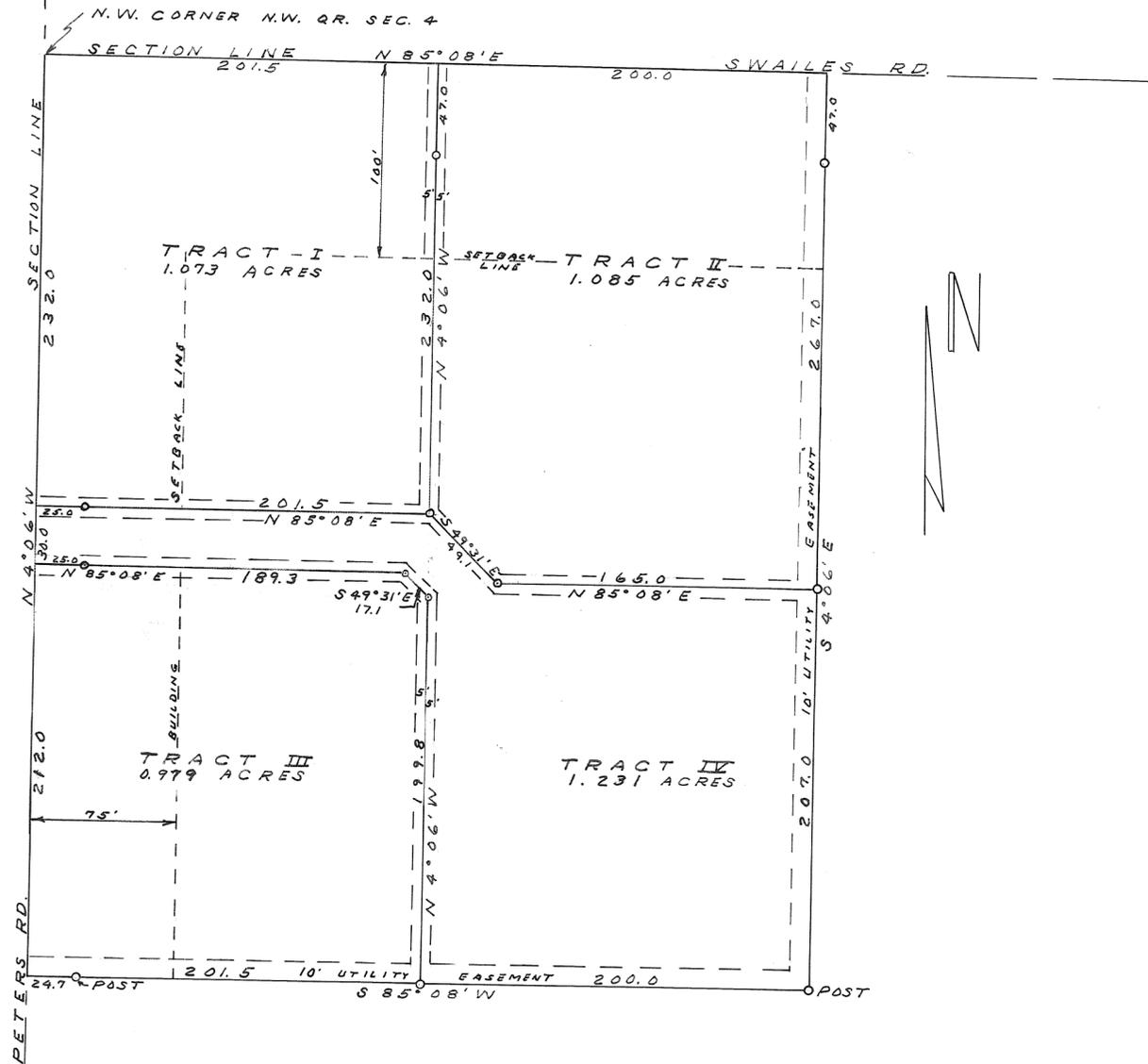
CORPORATION

WARD

PRECINCT

TORRENCE SUBDIVISION

BEING 4.368 ACRES IN THE N.W. QR. OF SEC. 4,
T 4, R 6 E, IN CONCORD TWP, MIAMI CO., OHIO.



NOTE
o = I.P. SET

ALL INTERIOR LOT LINES HAVE A 5' UTILITY
EASEMENT ON EACH SIDE OF LINE. SYMBOL = - - - -

WE, E. ROBERT TORRENCE AND ELEANOR HOLLINGER TORRENCE,
OWNERS OF LANDS SHOWN ON THIS PLAT, ACCEPT AND
APPROVE THIS SUBDIVISION AND RESTRICTIONS AS SHOWN
HEREON, AND DO ACKNOWLEDGE THIS TO BE OUR VOLUNTARY
ACT AND DEED.

Daniel D. Turner
WITNESS
Robert L. Kimmel
WITNESS

E. Robert Torrence
E. ROBERT TORRENCE
Eleanor Hollinger Torrence
ELEANOR HOLLINGER TORRENCE

STATE OF OHIO, MIAMI COUNTY, ss:
PERSONALLY APPEARED BEFORE ME THE ABOVE NAMED E.
ROBERT TORRENCE AND ELEANOR HOLLINGER TORRENCE
AND ACKNOWLEDGED THE SIGNING THEREOF TO BE THEIR
VOLUNTARY ACT AND DEED. ACKNOWLEDGED AND
SUBSCRIBED BEFORE ME THIS 15th DAY OF OCTOBER, 1958.

Robert L. Kimmel
NOTARY PUBLIC IN AND
FOR MIAMI COUNTY, OHIO

MY COMMISSION EXPIRES JUNE 21, 1961

APPROVED BY CITY OF TROY PLANNING COMMISSION
THIS 28th DAY OF OCTOBER, 1958.

R. N. Lindenberg, M.D.
PRESIDENT
Horace E. Anderson
ACT. SECRETARY

TRANSFERRED THIS 29th DAY OF October, 1958.

Ruth E. Graham
MIAMI COUNTY AUDITOR

RECEIVED: 2:35 PM October 29, 1958 FILE NO. #98594
RECORDED IN PLAT RECORD BOOK 7 PAGE 26
FEE: \$ 5.70

Harold C. Cromer
MIAMI COUNTY RECORDER J.C.

I HEREBY CERTIFY THIS PLAT TO BE CORRECT.
C. C. Carpenter
C. C. CARPENTER, C.E.

APPROVED MIAMI COUNTY PLANNING
COMMISSION
Adam Wilgus
Prof. J. ...
Richard ...
DATE Oct. 29, 1958 NO. 408
H. C. Freshour
APPROVED MIAMI COUNTY ENGINEER

DR. E. R. TORRENCE		
TROY - OHIO		
C. C. CARPENTER, C. E. — TROY, OHIO OHIO REGISTRATION NO. 120		
DATE SEPT. 1958	DRAWN BY D.T. TRACED BY D.T. CHECKED BY C.C.C.	SHEET NO. 1/2

TORRENCE SUBDIVISION
RESTRICTIONS

THE FOLLOWING RESTRICTIONS ARE MADE A PART OF THIS PLAT FOR THE BENEFIT OF THE OWNERS OF THE RESPECTIVE PARCELS, AND SHALL BE BINDING UPON THE HEIRS, ADMINISTRATORS, EXECUTORS AND ASSAIGNS OF SAID RESPECTIVE OWNERS UNTIL OCT 1, 1978. SUCH RESTRICTIONS SHALL BE INCIDENT TO CONVEYANCE OF TITLE TO ANY AND ALL OF SAID TRACTS THEREIN.

1. SAID TRACTS SHALL BE USED EXCLUSIVELY FOR RESIDENTIAL PURPOSES AND FOR ACCESSORY BUILDINGS INCIDENTAL THERETO.
2. NO LIVESTOCK OR POULTRY, OTHER THAN PETS, SHALL BE RAISED OR KEPT ON ANY OF THE TRACTS SHOWN ON THIS PLAT.
3. THE TOTAL FLOOR AREA OF ANY RESIDENCE, NOT INCLUDING BREESEWAY OR ATTACHED GARAGE, SHALL NOT BE LESS THAN 2000 SQUARE FEET.
4. NO RESIDENCE OR OTHER BUILDING SHALL BE PLACED ON ANY OF SAID LOTS NEARER THAN 15 FT. TO SIDE LOT LINES OR NEARER TO FRONT LOT LINES THAN SHOWN BY SETBACK LINES ON THE PLAT.
5. ONLY ONE SINGLE FAMILY MODERN DWELLING MAY BE BUILT ON ANY TRACT IN THIS PLAT.
6. THERE SHALL BE A FIVE (5) FT. UTILITY EASEMENT ON EACH SIDE OF ALL INTERIOR PROPERTY LINES.
7. ANY RESIDENCE CONSTRUCTED ON ANY OF SAID TRACTS SHALL BE A COLONIAL, ENGLISH OR FRENCH PROVINCIAL TYPE OF RESIDENCE.
8. NO BILLBOARD OR OTHER ADVERTISING DEVICE IN EXCESS OF THREE (3) SQ. FT. IN SIZE MAY BE ERECTED OR MAINTAINED ON ANY TRACT IN THIS PLAT.
9. NO TREES OVER 6" IN DIAMETER MAY BE REMOVED BY THE OWNERS OF ANY TRACT IN THIS SUBDIVISION WITHOUT THE PRIOR PERMISSION OF THE SUBDIVIDER.
10. NO PART OF THIS PLAT MAY BE USED IN SUCH A MANNER AS TO PREJUDICE THE USE THEREOF OR ENDANGER THE HEALTH OR SAFETY OR UNREASONABLY DISTURB THE QUIET COMFORT AND POSSESSION OF ANY OCCUPANT OF THIS PLAT.
11. E. ROBERT TORRENCE OR ELEANOR H. TORRENCE OR THEIR ADMINISTRATORS, EXECUTORS, HEIRS OR ASSAIGNS MAY ENFORCE THESE RESTRICTIONS, BUT THEY SHALL BE FREE FROM THE DUTY OF DOING SO.
12. SHOULD THE OWNER OF ANY LOT OR TRACT IN THIS SUBDIVISION INTEND TO SELL SAID LOT OR TRACT, BEFORE MAKING SUCH SALE, WRITTEN NOTICE SHALL BE GIVEN THE OWNERS OF ALL OTHER TRACTS, SUCH NOTICE TO CONTAIN THE NAME AND ADDRESS OF THE PROSPECTIVE PURCHASER AND THE PRICE OFFERED THEREFOR; THE OWNERS OF THE OTHER SAID TRACTS, OR ANY OF THEM, SHALL FOR A PERIOD OF THIRTY (30) DAYS AFTER DELIVERY OF SUCH NOTICE, HAVE THE OPTION TO PURCHASE FOR CASH THE TRACT INTENDED TO BE SOLD FOR THE PRICE OFFERED FOR THE SAME; IF SUCH OPTION IS NOT EXERCISED WITHIN SAID THIRTY (30) DAY PERIOD, THEN THE OWNER INTENDING TO SELL HIS OR HER TRACT SHALL BE AT LIBERTY TO SELL THE SAME FORTHWITH AND WITHOUT FURTHER RESTRICTION.

DR. E. R. TORRENCE		
TROY - OHIO		
C. C. CARPENTER, C. E. — TROY, OHIO OHIO REGISTRATION NO. 120		
DATE SEPT. 1958	DRAWN BY DT. TRACED BY DT. CHECKED BY C.C.C.	SHEET NO. 2/2

FLO-GENE SUBDIVISION OF PT. OF O.L. 212 & PT OF O.L. 213
PIQUA, OHIO

RECORD PLAT Bk 7- Page 29
Plot No 84A Vol No 1

NOTE: THIS PLAT PREPARED TO CORRECT THE DIMENSIONS OF
LOT NOS. 5637, 5638, 5639, 5640, 5641 & 5642 AS RECORDED THE
6 DAY OF SEPTEMBER, 1957

Phyllis Johnston

DEDICATION

We, the undersigned being all the lienholders of the lands herein
platted do hereby voluntarily consent to the execution of the said
plat and dedicate the streets & alleys shown hereon to the public
use forever.

Easements shown on this plat are for the construction,
operation, maintenance, repair, replacement or removal of water,
gas, sewer, electric, telephone, or other utility lines or services,
and for the express privilege of removing any obstructions
to the free use of said utilities and for providing ingress
and egress to the property for said purposes and are to be
maintained as such forever.

Signed and acknowledged
in the presence of:

Lydia Mootz
Gene Buchanan

FLO-GENE CO.
Coyle Kronenberg President
Eugene Kronenberg Vice President
Florence Linthicum Treasurer

Note:
This Dedication From
Original Plat Bk. 6 Pg. 124

State of Ohio Miami County, ss

Be it remembered that on this 22 day of July 1957, before me
the undersigned, a notary public in and for said county and state,
personally came said Flo-Gene Co by its president Coyle
Kronenberg, its Vice President, Eugene Kronenberg, and its treasurer,
Florence Linthicum, to me known and acknowledged the signing
and execution of the within plat to be their voluntary act and deed.
In testimony whereof, I have hereunto set my hand and
notary seal on the day and date above written.

Lydia M. Lotz
Notary Public in and for Miami County, Ohio

Approved by The Piqua Planning Commission this 5th day
of November 1958

E. W. Beach Chm.
John K. Mangau
Robert B. Reed
Robert M. Stover
Phyllis Johnston

Approved by The Piqua City Commission this _____ day
of _____ 195

Approved this 17th day of November 1958

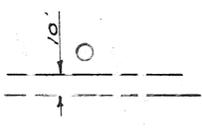
Ruth E. Graham
Miami County Auditor
Recorded this 17 day of Nov. 1958 at 3:25 P.M.

Instrument No 98972
Horace Conner
Miami County Recorder Fee 4.30



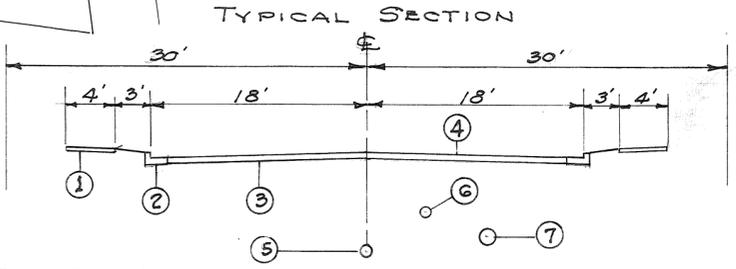
GRANT STREET

LEGEND
Iron Pin
10' Utility Strip



Scale 1" = 80'

- ① 4" Conc. S.W.
- ② Conc. Curb & Gutter
- ③ 8" Stone Base
- ④ 70 Lb. Surf Treat.
- ⑤ 8" San. Sewer
- ⑥ 6" Water Main
- ⑦ 15" Storm Sewer



Pt. O.L. 212 & Pt. O.L. 213
CITY OF PIQUA
Surveyed & Platted Oct 4, 1958.
Phyllis Johnston Reg. Engr #3208

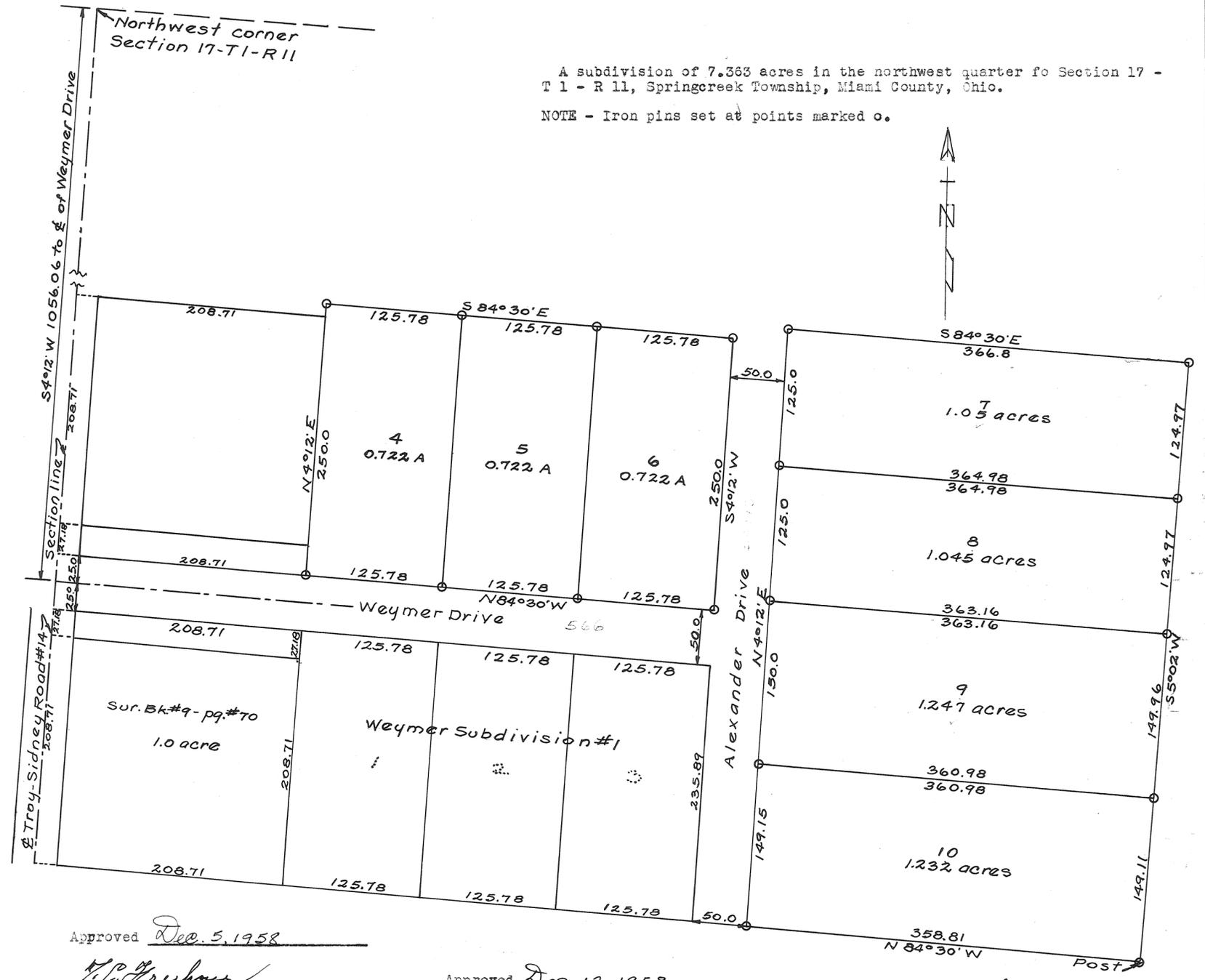
WEYMER SUBDIVISION NO. 2

RESTRICTIONS

1. Said premises shall be used for residence purposes only and such uses as are frequently or customarily incident thereto.
2. No part of any dwelling house, excluding open porches and stoops, or outbuilding shall be erected on said premises, placed or suffered to remain on said premises within seventy-five feet of the center line of the street or highway upon which said premises abut, nor within ten feet of any side lot line, nor within fifty feet of the center line of any street or highway adjacent to a side lot line.
3. No dwelling or other structure shall be erected upon a building site consisting of a part of a lot or adjacent parts of two lots unless such building site has a frontage of not less than one hundred twenty-five feet on a public street or highway and a depth of not less than two hundred fifty feet.
4. No outside toilets or cesspools shall be constructed or permitted to remain on said premises. Facilities for the disposal of sewage shall be sanitary and constructed and located in accordance with the rules and regulations of the Miami County Board of Health in effect at the time of construction.
5. No cattle, hogs, goats or other obnoxious animals shall be kept or permitted to remain on said premises; and in the event other domestic animals are kept thereon, they shall be kept in such manner as not to endanger the health or unreasonably disturb the quiet of any occupant of adjacent or neighboring premises.
6. No dwelling shall be erected on said premises having less than nine hundred sixty square feet of area on the first floor, exclusive of stoops and open porches.
7. No trailer, basement, tent, shack, garage, barn or other outbuilding erected on said premises shall at any time be used as a residence either temporarily or permanently; nor shall any structure of a temporary character be used as a residence.
8. The elevation of the top of the foundation of any residence erected on the above described premises shall not be less than 1.5 feet above the elevation of the center line of the street or road in front of said premises.
9. The several covenants and agreements herein before contained in paragraphs 1 to 8, inclusive, shall run with the land hereby conveyed and shall be binding upon the grantees, their heirs, executors, administrators and assigns, and upon persons claiming under them, until the first day of September 1, 1967, and thereafter said restrictions shall be renewed for successive periods of five years each unless the owners of a majority of the lots agree to terminate said restrictions and file notice thereof in the office of the Recorder of Miami County, Ohio.

A subdivision of 7.363 acres in the northwest quarter of Section 17 - T 1 - R 11, Springcreek Township, Miami County, Ohio.

NOTE - Iron pins set at points marked o.



State of Ohio, Miami County ss:
Raleigh Alexander and Ida T. Alexander, the grantors in the foregoing plat, do hereby acknowledge the signing and execution of said plat for uses and purposes herein mentioned.

Witnessed by us
[Signature]

Raleigh Alexander

Helen G. Le Fevre

Ida T. Alexander

Be it be remembered that on the 3rd day of December 1958, before me, the subscriber, a Notary Public, in and for said County, personally came Raleigh Alexander and Ida T. Alexander, the grantors in the foregoing plat and acknowledged the signing of same to be their voluntary act and deed.

Richard H. Dunn
Notary Public, Miami County, Ohio.

My commission expires March 23, 1961

Approved Dec. 5, 1958

M.P. Gresham
Miami County Engineer

Approved December 5, 1958
Miami County Planning Commission

Adolph Wilgus
Roy Garrison
Richard Cleifried
Plat # 417

File No. #99431

Received for Record

December 15, 1958

Recorded in Plat Record Book # 7

Page # 30

Horace C. Cromer
Miami County Recorder *by J. C. Deputy*

Fee \$ 4.30

Approved Dec. 12, 1958.

Fiqua Planning Commission
E. N. Beach

Robert Reed

Robert M. Hance

Alfred G. ...
Secretary

Transferred Dec 15, 1958.

Ruth E. Graham
Miami County Auditor

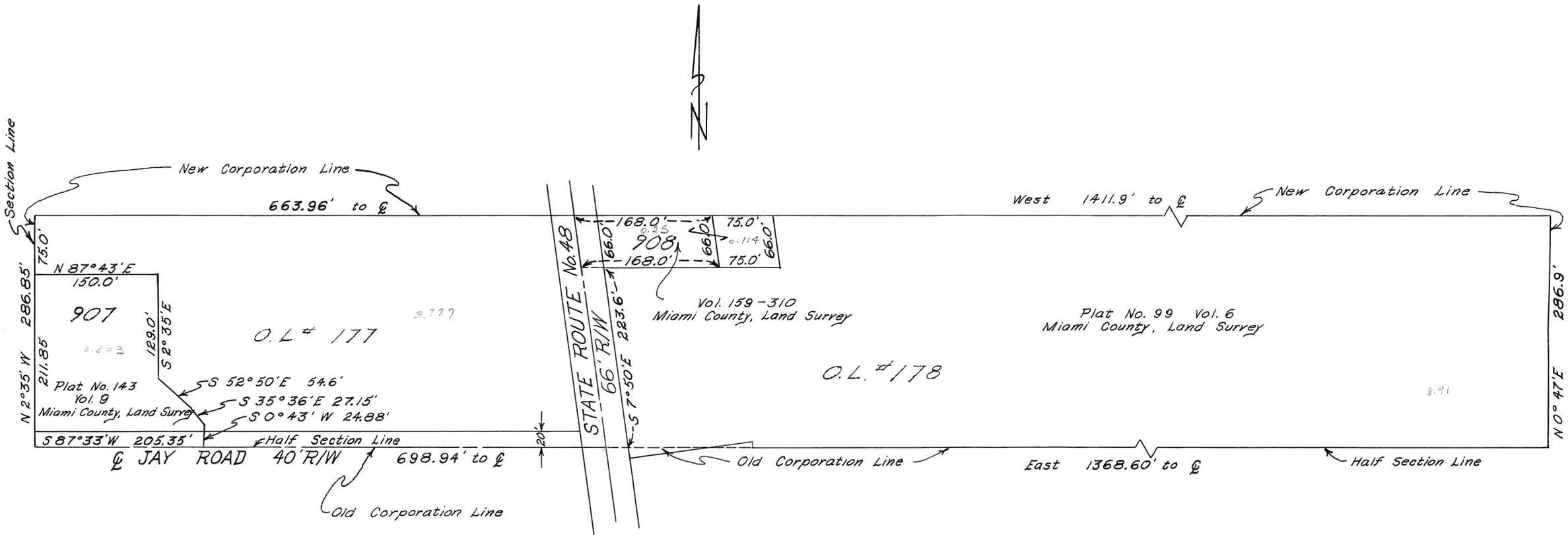
Sizes lots and width of Alexander Drive are correctly shown.

Harry G. Lewis Dec 3, 1958.
Ohio Registry #3334

Range 5 Town 6 Section 16 Union Township

Plat No. _____ Vol. _____
Miami Co. Engineers Record of Land Surveys
Scale 1"=100'

VILLAGE of WEST MILTON, OHIO ANNEXATION MAP



Village of West Milton
 Planning Commission
 Approved this 15 day
 of Dec, 1958.
George A. Mairisch
 Chairman
George E. Blatz
 Secretary

Village Council
 Approved this 2 day
 of Dec, 1958.
 Ordinance No. 813
Cybele
 Mayor
George E. Blatz
 Clerk

Prepared by The
 John W. Judge Engineering Company
John W. Judge



Miami County
 Approved this 15 day
 of Dec, 1958.
W. C. Hershaw
 County Engineer
 Approved this 15th day
 of Dec, 1958.
W. C. Hershaw
 County Auditor

Received for Record this
15 day of Dec, 1958.
 Book 7 Page 31
Harold E. Cavender
 Miami County Recorder
 Fee 9.40

CERTIFICATION

IN THE MATTER OF ANNEXING CERTAIN TERRITORY IN SECTION 16, TOWN 6, RANGE 5, UNION TOWNSHIP TO WEST MILTON, OHIO:

Robert E. Green et al, Petitioners

I, Mary F. Boyd, Clerk to the Board of Miami County Commissioners, Troy, Ohio, do hereby certify that the attached "PETITION" and the accompanying map is the original thereof: that the typewritten copy of the "AFFIDAVIT" of the Agent, Robert E. Green, regarding the publication and posting; and the photostat copy of the "PROOF OF PUBLICATION" filed in the above matter are true and correct copies thereof.

I further certify that the typewritten copy of the resolution, "ACCEPTANCE OF PETITION - HEARING DATE SET", and the photostat copy of resolution, PUBLIC HEARING HELD - PETITION GRANTED" are true and correct copies of such resolutions and action taken by the Board of Miami County Commissioners on dates of June 27, 1958, and August 27, 1958, as recorded in Commissioners' Journal No. 35, Pages 24, and 74 respectively.

Dated September 3, 1958

Mary F. Boyd, Clerk to the Board of Miami County Commissioners, Troy, Ohio.

Filed 6/27/58

PETITION TO ANNEX TERRITORY To Village of West Milton, Ohio

To the Commissioners of Miami County, State of Ohio:

The undersigned, being a majority of the adult freeholders residing on the following described territory situated in the County of Miami and adjacent to the Village of West Milton, to wit:

Situate in Section 16, Town 6, Range 5, Union Township, Miami County, Ohio. Beginning at a point on the centerline of Jay Road said point being the intersections of the half section line of said section 16 in the west section line of said section; thence with the west line of said section northwesterly a distance of 286.85 feet to the northwest corner of Robert Green's tract; (see deed recorded Vol. 280, Page 417, Miami County Records of Deeds); thence with the north line of the said Green tract a distance of 663.96 feet to the centerline of state route 48; thence continuing easterly with the Granville R. Minnich tract (see vol. 226, page 156 and vol. 279, page 524, Miami County Records of Deeds) and Walter J. Steiner tract a distance of 1411.9 feet to a point at the northeast corner of said Walter J. Steiner tract; (see deed recorded vol. 244, page 340, Miami County Records of Deeds); thence southeasterly with the east line of said Walter J. Steiner tract a distance of 286.9 feet to the half section line; (see deed vol. 244, page 340) thence westerly a distance of 1368.60 feet to the center line of state route 48 and the centerline of Jay Road; thence continuing westerly a distance of 698.94 feet to the place of beginning, containing 13.6 acres more or less. An accurate map of which territory is hereto attached, respectfully petition that the said above described territory may be annexed to the said Village of West Milton, Ohio. And Robert E. Green residing at R. R. # 1, West Milton, Ohio is hereby authorized to act as agent of the petitioners herein in securing such annexation.

ANNEXATION PETITION Page Two (2) Robert E. Green, et al

Signatures

Robert E. Green

Mary E. Green

Walter J. Steiner

Mary E. Steiner

Granville R. Minnich

Margie E. Minnich

STATE OF OHIO) COUNTY OF MIAMI) SS.

A F F I D A V I T

Robert E. Green, being first duly sworn, says that he is the agent of the petitioners for the annexation of 13.6 acres more or less in Section Sixteen (16), Town Six (6), Range Five (5), Union Township, Miami County, Ohio to the Village of West Milton, Ohio as petitioned to Miami County Commissioners June 20, 1958 by Robert E. Green and others, being three of the four resident free holders within said territory to be annexed.

Affiant says that the legal notice has been published in The West Milton Record, as evidenced by the Proof of Publication attached hereto and made a part hereof, and that a copy of said notice was posted in a conspicuous place within the limits of the property to be annexed on the 3rd day of July, 1958, more than six weeks prior to the time fixed for the hearing, said legal publication and posting of said notice having been done in compliance with Section 707.05 of the Revised Code of the State of Ohio. Further affiant saith not.

Robert E. Green, Agent for Petitioners

Sworn to before me and subscribed in my presence by the said Robert E. Green this 27th day of August, 1958.

Winfred L. Martindale

Seal Winfred L. Martindale, Notary Public in and for The State of Ohio My Commission Expires Dec. 3, 1959

PROOF OF PUBLICATION

The STATE OF OHIO MIAMI COUNTY)ss: I Mary L. Gordon do solemnly swear that I am member of the firm of Record Printing Co., publishers of

THE WEST MILTON RECORD

a newspaper printed and published and of general circulation throughout Miami County, Ohio; and that the original notice, a true copy of which is hereto annexed, was published in said newspaper for a period of six consecutive weeks, commencing on the 2nd day of July, A. D. 1958.

Mary L. Gordon

Sworn to before me and subscribed in my presence, this 29 day of August A. D. 1958

Retta Mae Schwartz

SEAL RETTA MAE SCHWARTZ, Notary Public in and for Miami County, Ohio My Commission Expires August 13, 1960.

NOTICE OF PETITION FOR ANNEXATION

Notice is hereby given that petition has been filed on June 20th, 1958 with the Commissioners of Miami County, Court House, Troy, Ohio, requesting annexation to the Village of West Milton, Ohio, of certain territory as follows:

Situated in Section 16, Town 6, Range 5, Union Township, Miami County, Ohio. Beginning at a point on the centerline of Jay Road said point being the intersection of the half section line of said section 16 in the west section line of said section; Thence with the west line of said section northwesterly a distance of 286.85 feet to the northwest corner of Robert Green's tract; (see deed recorded Vol. 280, Page 417, Miami County Records of Deeds); Thence with the north line of the said Green tract a distance of 663.96 feet to the centerline of State Route 48; Thence continuing easterly with the Granville R. Minnich tract (see Vol. 226, Page 156 and Vol. 279, Page 524, Miami County Records of Deeds) and Walter J. Steiner tract a distance of 1411.9 feet to a point at the northeast corner of said Walter J. Steiner tract; (see deed recorded Vol. 244, Page 340, Miami County Records of Deeds); Thence southeasterly with the east line of said Walter J. Steiner tract a distance of 286.9 feet to the half section line; (see deed Vol. 244, Page 340); Thence westerly a distance of 1368.60 feet to the center line of State Route 48 and the centerline of Jay Road; Thence continuing westerly a distance of 698.94 feet to the place of beginning, containing 13.6 acres more or less. An accurate map of the territory herein sought to be annexed has been filed with said petition.

That said petition has been set for hearing before said County Commissioners at their office in said Court House on Wednesday the 27th day of August, 1958, at ten o'clock a.m.

Robert E. Green, Agent for Petitioners

First publication July 2, 1958.

6W

ANNEXATION OF TERRITORY IN UNION TOWNSHIP TO VILLAGE OF WEST MILTON, OHIO

Robert E. Green et al, Petitioners ACCEPTANCE OF PETITION - HEARING DATE SET (Sections 709.02, 707.05 R. C.)

Mr. Garman introduced the following resolution and moved that it be adopted:

WHEREAS, a petition signed by Robert E. Green, et al, has been presented to the Board of Miami County Commissioners asking for annexation of certain territory located in Section 16, Town 6, Range 5, Union Township, Miami County, Ohio, to the Village of West Milton, Ohio; such territory being adjacent to the North Corporation line of the village of West Milton, containing 13.6 acres, more or less, and being more particularly described in the petition and accompanying plat map being filed under the provisions of Section 709.02 of the Revised Code of Ohio, now therefore be it

RESOLVED, by the Board of Miami County Commissioners that said petition be filed in the office of the Auditor of Miami County where it shall be subject to the inspection of any person interested and shall be for hearing on the 27th day of August, 1958, at ten o'clock A. M. in the offices of the Miami County Commissioners, Court House, Troy, Ohio, and be it further

RESOLVED, that the agent for the petitioners, Robert E. Green R. R. 1, West Milton, Ohio, as designated in the petition shall be notified by the Clerk of the Board of Miami County Commissioners, of such hearing date so that he may give notice as required by law.

The motion for the adoption of the resolution was seconded by Mr. Wilgus, with the Board voting as follows: Mr. Wilgus, yea; and Mr. Garman, yea.

(Taken from Commissioners' Journal No. 35, Page 24, under date of June 27, 1958)

MEETING-BOARD OF COMMISSIONERS-MIAMI COUNTY

The Board of Miami County Commissioners met this day pursuant to adjournment on Monday, August 25, 1958.

The meeting was called to order by the President of the Board with all members attending as follows: Adam Wilgus, Richard Seifried, and Roy G. Garman.

The minutes of the previous meeting held Monday, August 25, 1958, were read and approved.

ANNEXATION TO TERRITORY IN UNION TOWNSHIP TO VILLAGE OF WEST MILTON, OHIO

Robert E. Green et al, Petitioners (Sections 707.06, 07, Revised Code of Ohio)

PUBLIC HEARING HELD - PETITION GRANTED

The following resolution was introduced by Mr. Seifried, who moved its adoption:

WHEREAS, Pursuant to action taken by the Board of Miami County Commissioners on June 27, 1958, a public hearing was held in the Commissioners' office, Court House, Troy, Ohio, on the 27th day of August, 1958, at ten o'clock A. M., on the petition of Robert E. Green, et al, requesting that certain territory located in Section 16, Town 6, Range 5, Union Township, Miami County, Ohio, lying adjacent to the North Corporation line of the Village of West Milton, Ohio, containing 13.6 acres, more or less, be annexed to the Village of West Milton, Ohio, and

WHEREAS, said petition and accompanying plat map of land to be annexed has been on file in the Auditor's office for public inspection since June 27, 1958, and

WHEREAS, the required legal notice of said petition and hearing has been given by publication as required by law, and as shown by proof of publication submitted, and by posting a copy of such notice in a conspicuous place within the limits of the proposed territory to be annexed for six weeks or more preceding the time fixed for the hearing, as stated in the affidavit filed by the Agent for the petitioners, Robert E. Green, and

WHEREAS, no interested party or property owner appeared at the hearing to object to the granting of the petition; and Counsel for the petitioners affirmed their approval of the annexation at said hearing, therefore be it

RESOLVED, by the Board of Miami County Commissioners, State of Ohio, that:

- (1) The petition of Robert E. Green et al, contains all the matters required by law;
(2) That the statements in the petition are true;
(3) That the map, or plat is accurate;
(4) That the persons whose names are subscribed to the petition are a majority of the adult freeholders residing in the territory sought to be annexed;
(5) That the legal notice and posting has been given as required by law;
(6) That the territory to be annexed is adjacent to the Village of West Milton, Ohio;
(7) That it is right that the prayer of the petition be granted;
(8) That the petition of Robert E. Green et al, to annex the land therein described in Union Township to the Village of West Milton, Ohio, be and it is hereby granted;
(9) That said land, subject to approval of the Council of West Milton, Ohio, be and it is hereby annexed to said Village;
(10) That the Clerk of the Miami County Commissioners be, and she is authorized and Directed to certify to the Clerk of the Council of West Milton, Ohio, A transcript of these proceedings, including a copy of the petition and map attached thereto.

The motion for the adoption of the resolution was seconded by Mr. Garman, with the Board voting as follows: Mr. Wilgus, yea; Mr. Seifried, yea; and Mr. Garman, Yea.

Ord-873 ACCEPTING PETITION FOR ANNEXATION OF TERRITORY (Green Addition) 58

Be It Ordained by the Council of the Village of West Milton, Miami County, Ohio:

Section 1: That the petition of Robert E. Green and others for the annexation of the of the following described territory in the County of Miami and adjacent to the Village of West Milton, to wit:

Situate in Section 16, Town 6, Range 5, Union Township, Miami County, Ohio.

Beginning at a point on the centerline of Jay Road said point being the intersections of the halfsection line of said section 16 in the west section line of said section; thence with the west line of said section northwesterly a distance of 286.85 feet to the northwest corner of Robert Green's tract; (see deed recorded Vol. 280, Page 417, Miami County Records of Deeds); thence with the north line of the said Green tract a distance of 663.96 feet to the centerline of state route 48; thence continuing easterly with the Granville R. Minnich tract (see vol. 226, page 156 and vol. 279, page 524, Miami County Records of Deeds) and Walter J. Steiner tract a distance of 1411.9 feet to a point at the northeast corner of said Walter J. Steiner tract; (see deed recorded vol. 244, page 340, Miami County Records of Deeds); thence southeasterly with the east line of said Walter J. Steiner tract a distance of 286.9 feet to the half section line; (see deed vol. 244, page 340) thence westerly a distance of 1368.60 feet to the centerline of state route 48 and the centerline of Jay Road; thence continuing westerly a distance of 698.94 feet to the place of beginning, containing 13.6 acres more or less.

an accurate map of which territory together with the petition for its annexation and other papers relating thereto, and a certified transcript of the proceedings of the county commissioners in

relation thereto are and have been for more than sixty (60) days on file with the clerk of council of said village be and the same is hereby accepted.

Section 2: This ordinance shall take effect and be in force from and after the earliest period allowed by law.

Passed this 2nd day of December, 1958 by vote of 6 of the six members of council.

Peter M. Cymbala Mayor

ATTEST:

Georgia Lyons, Clerk

CLERK'S CERTIFICATE

Dec. 15 1958

I, Georgia Lyons, Clerk of Council of the Village of West Milton, Ohio, do hereby certify that the foregoing ordinance was published in The West Milton Record, a newspaper in English language, the only newspaper published and of general circulation in said village for two successive weeks on the same day of each week beginning Dec. 10, 1958.

Georgia Lyons, Clerk of Council of the Village of West Milton, O.

CLERK'S CERTIFICATE (Ohio R. C. 709.06)

I, Georgia Lyons, Clerk of the Village of West Milton, Ohio herewith certify that the attached papers pertaining to petition for annexation of Robert E. Green, Walter J. Steiner and others, of certain lands in Section 16, Town 6, Range 5, Union Township, Miami County, Ohio, are true and correct copies pertaining thereto, to wit:

- (a) petition for annexation,
(b) map of area annexed,
(c) proof of publication of notice of petition for annexation,
(d) affidavit of publication and posting,
(e) acceptance of petition for annexation by Board of County Commissioners of Miami County, Ohio;
(f) proceedings of County Commissioners of Miami County, Ohio granting said petition for annexation,
(g) certification by Clerk of said Commissioners,
(h) ordinance no. 873 of the Village of Milton (now West Milton) accepting and approving said petition for annexation.

That the transcript of said proceedings were deposited in my hands and filed in the records of my office more than sixty days before passage of said ordinance, and that same with accompanying map was laid before council at the next regular session thereafter and passed as set forth in copy of ordinance hereto attached as required by law.

L A
L G
I Seal
V West Milton Ohio
C K
L R
E

Georgia Lyons, Clerk of the Village of West Milton, Ohio

#99432
Received: December 15, 1958
Recorded: December 22, 1958
Time: 11:00 A.M.
Fee: \$ 4.30 plat
5.60 proceedings
\$ 9.90 Total

Horace C. Cromer, Recorder
Edith Harmon, Deputy
Janet Quinn, Deputy

RANGE

TOWN

SECTION

TOWNSHIP

TIPP CITY CORPORATION

WARD

PRECINCT

WESTEDGE SUBDIVISION NO. 5

PART OF O.L.B.I, TIPP CITY, OHIO = 8.882 ACRES

WE THE UNDERSIGNED OFFICERS OF TIPP CITY LAND DEVELOPMENT, INCORPORATED, OWNER OF LANDS SHOWN ON THIS PLAT ACCEPT AND APPROVE THIS PLAT AND RESTRICTIONS AND DEDICATE THE STREETS AS SHOWN HEREON TO THE PUBLIC AND ACKNOWLEDGE THE SIGNING THEREOF TO BE OUR VOLUNTARY ACT AND DEED.

Maudie M. Knoop
WITNESS
Helene S. Frye
WITNESS

John H. Holtvoigt
PRESIDENT
Mildred Holtvoigt
SECRETARY

STATE OF OHIO, MIAMI COUNTY, ss:

PERSONALLY APPEARED BEFORE ME THE ABOVE NAMED JOHN H. HOLTVOIGT AS PRESIDENT AND MILDRED HOLTVOIGT AS SECRETARY OF SAID CORPORATION AND ACKNOWLEDGED THE SIGNING THEREOF TO BE THEIR VOLUNTARY ACT AND DEED ON BEHALF OF SAID CORPORATION.

ACKNOWLEDGED AND SUBSCRIBED BEFORE ME THIS 1st DAY OF October 1958.

Phyllis Giesseman
NOTARY PUBLIC IN AND FOR MIAMI COUNTY - OHIO

MY COMMISSION EXPIRES July 21, 1960

APPROVED BY MUNICIPAL ENGINEER, TIPP CITY, OHIO.

DATE

AT A MEETING OF THE TIPP CITY PLANNING COMMISSION HELD THIS 16th DAY OF September 1958, THIS PLAT AND RESTRICTIONS WERE APPROVED.

Thomas J. Thompson
CHAIRMAN

Phyllis Giesseman
SECRETARY

AT A MEETING OF THE COUNCIL OF THE VILLAGE OF TIPP CITY, OHIO, HELD THIS 1st DAY OF December 1958, THIS PLAT AND RESTRICTIONS WERE APPROVED BY ORDINANCE NO. 878.

Russell Selman
MAYOR

Don J. Davis
PRESIDENT OF COUNCIL

Phyllis Giesseman
CLERK OF COUNCIL

APPROVED BY MIAMI COUNTY ENGINEER.

Dec. 16, 1958
DATE

T. C. Freshour
T. C. FRESHOUR

I HEREBY HAVE CAUSED THE INLOT NUMBERS TO BE PLACED HEREON DESIGNATING THE TRACTS SHOWN AND HAVE TRANSFERRED AS SAME.

DEC. 16, 1958
DATE

Ruth E. Graham
MIAMI COUNTY AUDITOR

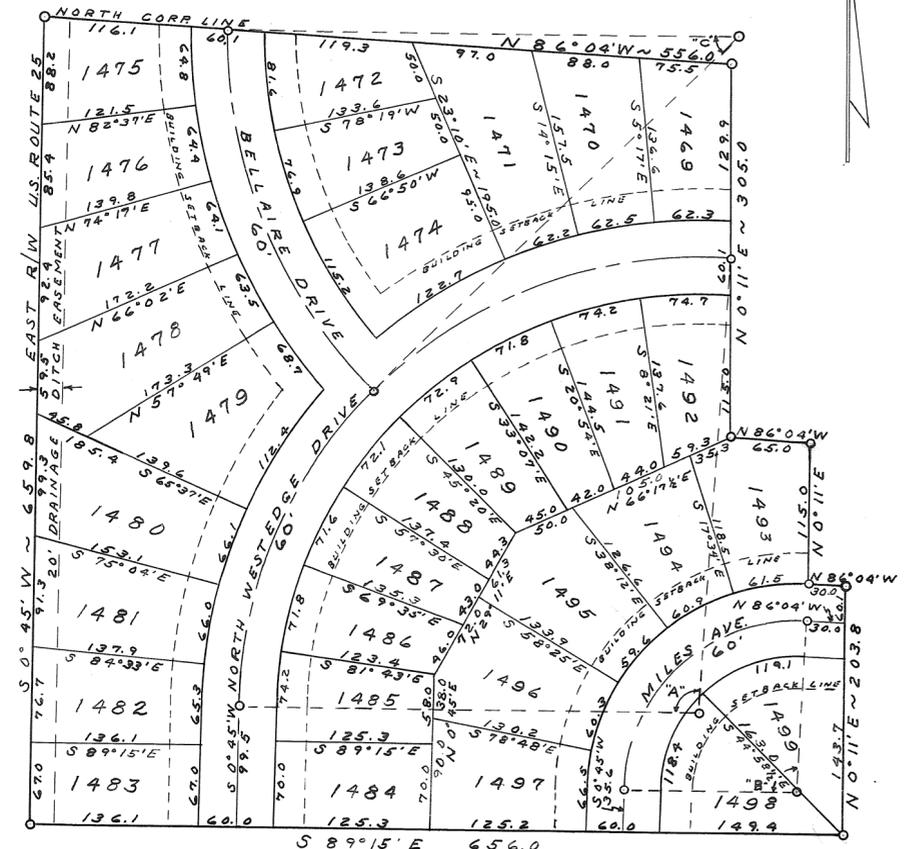
RECEIVED: 3:27 PM. December 16 1958

FILE NO. #99486

RECORDED IN PLAT RECORD VOL. 7, PAGE 32

FEE: \$ 4.30

Horace C. Cromer
MIAMI COUNTY RECORDER



PROPOSED SUBDIVISION NO. 6

NOTE
ALL DIMENSIONS FOR CURVED LOT LINES ARE MEASURED ALONG THE CHORD OF THE CURVE.
THERE ARE FIVE (5) FOOT UTILITY EASEMENTS ON EACH SIDE OF ALL INTERIOR LOT LINES.
ALL BUILDING SETBACK LINES ARE 25 FT. FROM THE STREET PROPERTY LINES. SYMBOL = - - - - -
B.M. = 872.86 (U.S.G.S.) S.W. COR. RISER BASE, WATER TOWER, TIPP CITY, OHIO.
THERE IS A 20' DRAINAGE DITCH EASEMENT ALONG THE ENTIRE WEST LINE OF THIS PLAT.

CURVE "A"		CURVE "B"		CURVE "C"	
R = 370.0	Δ = 93°11'	R = 140.0	Δ = 93°11'	R = 414.3	Δ = 45°30'
d/2 = 3°52'15" (50' CHORD)		d/2 = 5°07' (25' CHORD)		d/2 = 3°27'30"	
T = 391.0		T = 148.0		T = 173.7	
L = 601.2		L = 227.7		L = 329.0	
LC = 537.6		LC = 203.4		LC = 320.4	

TIPP CITY LAND DEVELOPMENT, INC.
WESTEDGE SUBDIVISION NO. 5

TIPP CITY - OHIO

C. C. CARPENTER, C. E. - TROY, OHIO
OHIO REGISTRATION NO. 120

DATE SEPT. 1958	DRAWN BY D.T. TRACED BY D.T. CHECKED BY C.C.C.	SHEET No. 1/2
-----------------------	---	------------------

I HEREBY CERTIFY THIS PLAT TO BE CORRECT.
C. C. Carpenter
C. C. CARPENTER, C.E.

RANGE TOWN SECTION TOWNSHIP
WARD PRECINCT

PLAT NO. Vol.
MIAMI CO. ENGRS. RECORD OF LAND SUBDIVISION SURVEYS
SCALE 1 INCH = FEET

TIPP CITY CORPORATION RESTRICTIONS

In addition to any zoning laws and ordinances lawfully promulgated, now or hereafter, the title to all lots in this subdivision is subject to and has the benefit of the following restrictions. These restrictions are of the date of SEPT 16, 1958, and all of the lots now belong to Tipp City Land Development, Inc.

- 1. To give assurance to the owners of the lots contained in this subdivision, the platting corporation states that the additional land owned by the dedicator as shown by plat attached to annexation proceeding of October 20, 1952, when platted shall contain restrictions similar to the restrictions herein set forth excepting insofar as such dedication may relate to commercial use, civil, church, school, parks, and other similar uses and purposes.
2. None of said lots or building sites may be improved, used or occupied for other than private residence purposes and no residence shall be ever used for more than two families.
3. No building shall be erected, altered, placed or permitted to remain on any lot or building site other than one detached dwelling not to exceed one and one-half (1-1/2) stories in height and a private garage of not more than two (2) cars.
4. Not more than one (1) residential structure shall be permitted on any building site. Building site shall mean any lot or portions of any two or more contiguous lots upon which a building may be erected in conformity with these requirements and such building site shall not comprise less than sixty-five (65) foot frontage at 25 foot set back line. Such building site shall comprise not less than 6800 square feet.
5. No building shall be erected, placed or altered until the construction plans and specifications and plans showing elevation and location of the structure upon the buildin site have been approved by the Architectural Control Committee as to the quality of workmanship and materials, harmony of external design with existing structures, and as to the location with respect to topography and finish-grade elevation. No fence or wall shall be erected, placed or altered on any lot nearer to the street line than the minimum building set-back line unless similarly approved. Approval shall be as provided in Paragraph Nos. 13 and 14.
6. No dwelling shall be permitted on any lot at a cost of less than \$9,800.00, based upon cost levels prevailing on the date these covenants are recorded; it being the intention and purpose of the covenant to assure that all dwellings shall be of a substantial workmanship and materials substantially the same or better than that which can be produced on the date these covenants are recorded at a minimum cost stated herein for the minimum permitted dwelling size. The ground floor area of the main structure, exclusive of one-story open porches and garages, shall be not less than 800 square feet, for a one-story dwelling and such ground floor area to be not less than 720 square feet for a dwelling of one and one-half (1-1/2) stories.
7. No building shall be located on any building site nearer to the front lot line or nearer to the side street line than the minimum building set-back lines as shown on the recorded plat. In any event, no building shall be located on any lot nearer than twenty-five (25) feet to the front line nor nearer than twenty-five (25) feet to any side street line. No building shall be located nearer than five (5) feet to any interior building site line. For the purpose of this covenant, eaves, steps and open porches shall not be considered as part of a building, provided, however, this shall not be construed to permit any portion of a building on a building site to encroach within five (5) feet of the interior lot line. In addition the builder must comply with the zoning ordinance of The Village of Tipp City, Ohio.
8. An easement of five (5) feet in width is reserved on all inner lines on every building site, so that the total easement along all building sites shall be ten (10) feet. Lot lines not abutting another lot shall have a ten (10) foot easement. This easement is for the purpose of affording location for telephone, electric light, water and sewer lines and any other utility purposes, and each building site is subject to an easement for the construction and maintenance of such utility.
9. No noxious or offensive activity shall be carried on upon any lot or building site, nor shall anything be done thereon which may be or may become an annoyance or nuisance to the neighborhood.
10. No uncompleted dwelling nor any structure of a temporary character, trailer, basement, tent, shack, garage or other out-building shall be used on any lot at any time as a residence, either temporarily or permanently.
11. No sign of any kind shall be displayed to the public view on any lot except one professional sign of not more than one square foot, one sign of not more than five square feet advertising the property for sale or for rent, or signs used by a builder to advertize the property during the construction and sale period.
12. No animals, livestock or poultry of any kind shall be raised, bred or kept on any lot, except that dogs, cats or other household pets may be kept provided that they are not kept, bred, or maintained for any commercial purpose so as not to violate the provisions of Section 9.
13. The Architectural Control Committee is composed of John H. Holtvoigt, Thomas C. Timmer and H. H. Chaffee. A majority of the committee may designate a representative to act for it. In the event of the death or resignation of any member of the Committee, the remaining members have full authority to designate

a successor. Neither the members of the Committee nor its designated representative shall be entitled to any compensation for services performed pursuant to this covenant. At any time, the then record owners of a majority of the lots shall have the power through a duly recorded written instrument to change the membership of the Committee or to withdraw from the Committee or restore to it any of its powers or duties.

14. The Architectural Control Committee's approval or disapproval, as required in these covenants, shall be in writing. In the event the Committee or its designated representative fails to approve or disapprove within thirty (30) days after plans and specifications have been submitted to it, or, if no suit to enjoin the construction has been commenced prior to the completion thereof, the approval will not be required and the related covenants shall be deemed to have been fully complied with.

15. These covenants are to run with the land and shall be binding to all parties and all persons claiming under them for a period of twenty-five (25) years from the date these covenants are recorded, after which time such covenants shall be automatically extended for successive periods of ten (10) years unless an instrument signed by a majority of the then owners of the building sites within this plat have been recorded agreeing to change said covenants in whole or in part.

16. The enforcement shall be by proceedings at law or in equity against any person or persons violating or attempting to violate any covenant, either to restrain violation or recover damages.

17. Invalidation of any of these covenants by judgement or court order shall in no wise affect any of the other provisions, which shall remain in full force and effect.

IN WITNESS WHEREOF, The Tipp City Land Development, Inc. by its duly authorized officers, have hereunto caused their names and seal to be affixed to these restrictions this 6th day of October 1958.

WITNESSED IN PRESENCE OF: TIPP CITY LAND DEVELOPMENT, INC.
Maude M. Kuep BY John H. Holtvoigt its President
Helen L. Frye and Mildred Holtvoigt its Secretary

STATE OF OHIO, COUNTY OF MIAMI, ss:

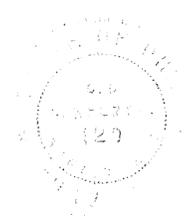
Before me, a Notary Public, in and for said county, personally appeared John H. Holtvoigt, President, and Mildred Holtvoigt, Secretary, of Tipp City Land Development, Inc., who acknowledge that the seals affixed to said instrument is the corporate seal of said corporation and that they did sign and seal said instrument as such president and secretary of Tipp City Land Development, Inc., on behalf of said corporation and by the authority of the boards of directors and that said instrument is their own free act and deed individually and the free and corporate act and deed of Tipp City Land Development, Inc.

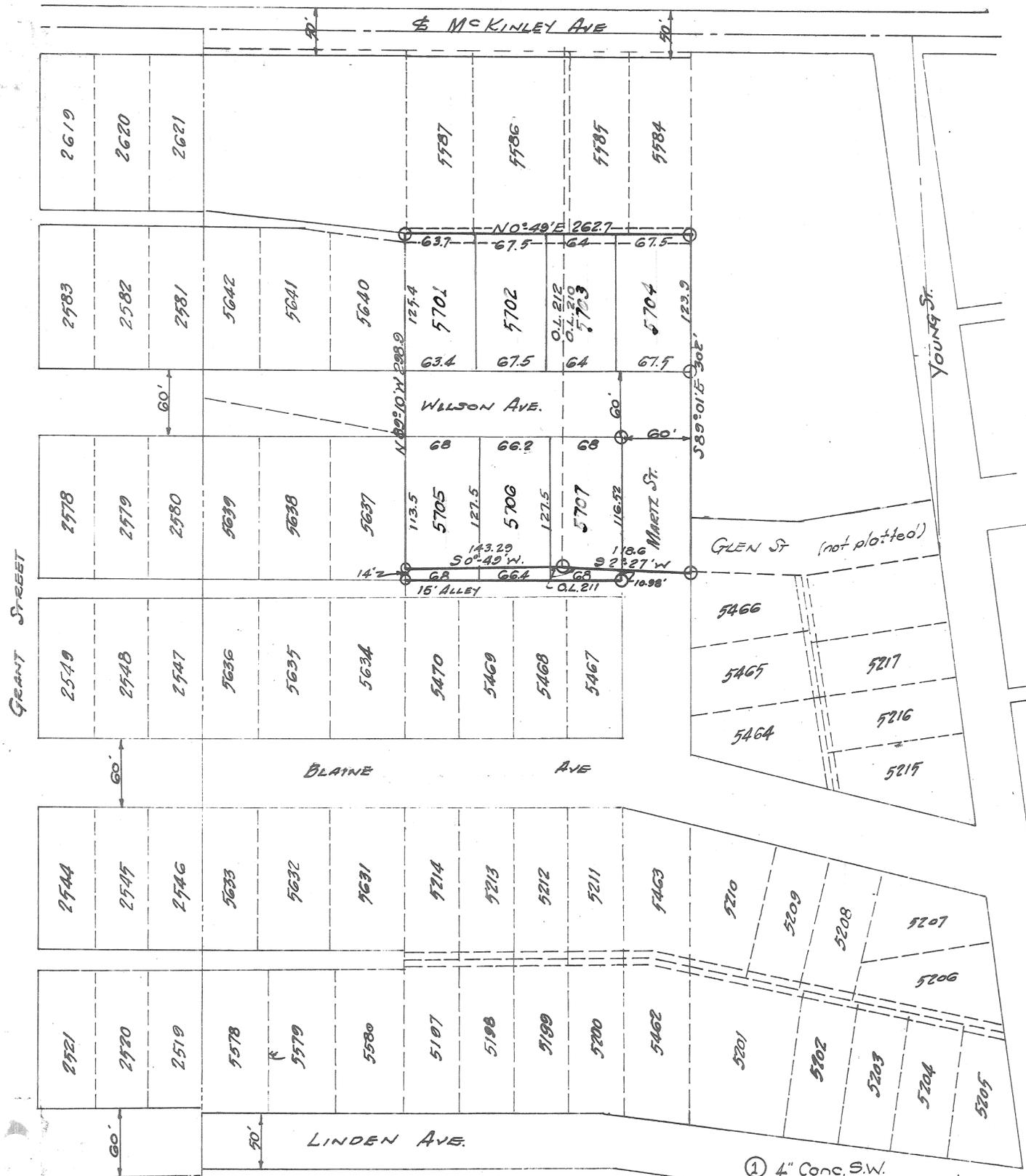
IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal at Tipp City, Ohio, this 6th day of October 1958.

Phyllis Gisseman
PHYLLIS GISSEMAN, Notary Public
in and for Miami County, Ohio
My Commission Expires Nov 21, 1960

Sheet two of two

Tipp city Land Development, Inc. Westedge Subdivision No. 5
Tipp City, Ohio
C. C. CARPENTER, C. E. - TROY, OHIO OHIO REGISTRATION NO. 120
DATE SEPT 1958 DRAWN BY TRACED BY CHECKED BY SHEET NO 2/2





DEDICATION

We, the undersigned being all the lienholders of the lands herein platted do hereby voluntarily consent to the execution of the said plat and dedicate the streets shown hereon to the public use forever.

Easements shown on this plat are for the construction, operation, maintenance, repair, replacement or removal of water, gas, sewer, electric, telephone, or other utility lines or services, and for the express privilege of removing any obstructions to the free use of said utilities and for providing ingress and egress to the property for said purposes and are to be maintained as such forever.

Signed and acknowledged in the presence of:

FLO-GENE Co.

Coyle Kronenberg
President

Eugene Kronenberg President
Florence Linticum Vice President
Florence Linticum Treasurer

State of Ohio Miami County, ss

Be it remembered that on this 5th day of November 1958 before me the undersigned, a notary public in and for said county and state, personally came said Flo-Gene Co. by its president Coyle Kronenberg, its Vice President, Eugene Kronenberg, and its treasurer, Florence Linticum, to me known and acknowledged the signing and execution of the within plat to be their voluntary act and deed.

In testimony whereof, I have hereunto set my hand and notary seal on the day and date above written.

Notary Public in and for Miami County, Ohio

Approved by The Piqua Planning Commission this 5th day of November 1958

E. W. Beach Chm.
John H. Mangum
Robert M. Stinebaugh

Approved by The Piqua City Commission this _____ day of _____ 1958

Transferred and numbered this 15th day of December 1958

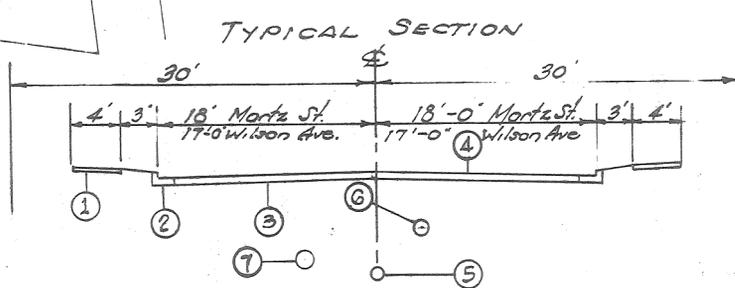
Lutz E. Graham
Miami County Auditor
Recorded this 18th day of December 1958 at 11:24 A.M.

Harold C. Carver
Miami County Recorder
Instrument No. 99521
Fee 4.30

LEGEND
Iron Pin
10' Utility Strip

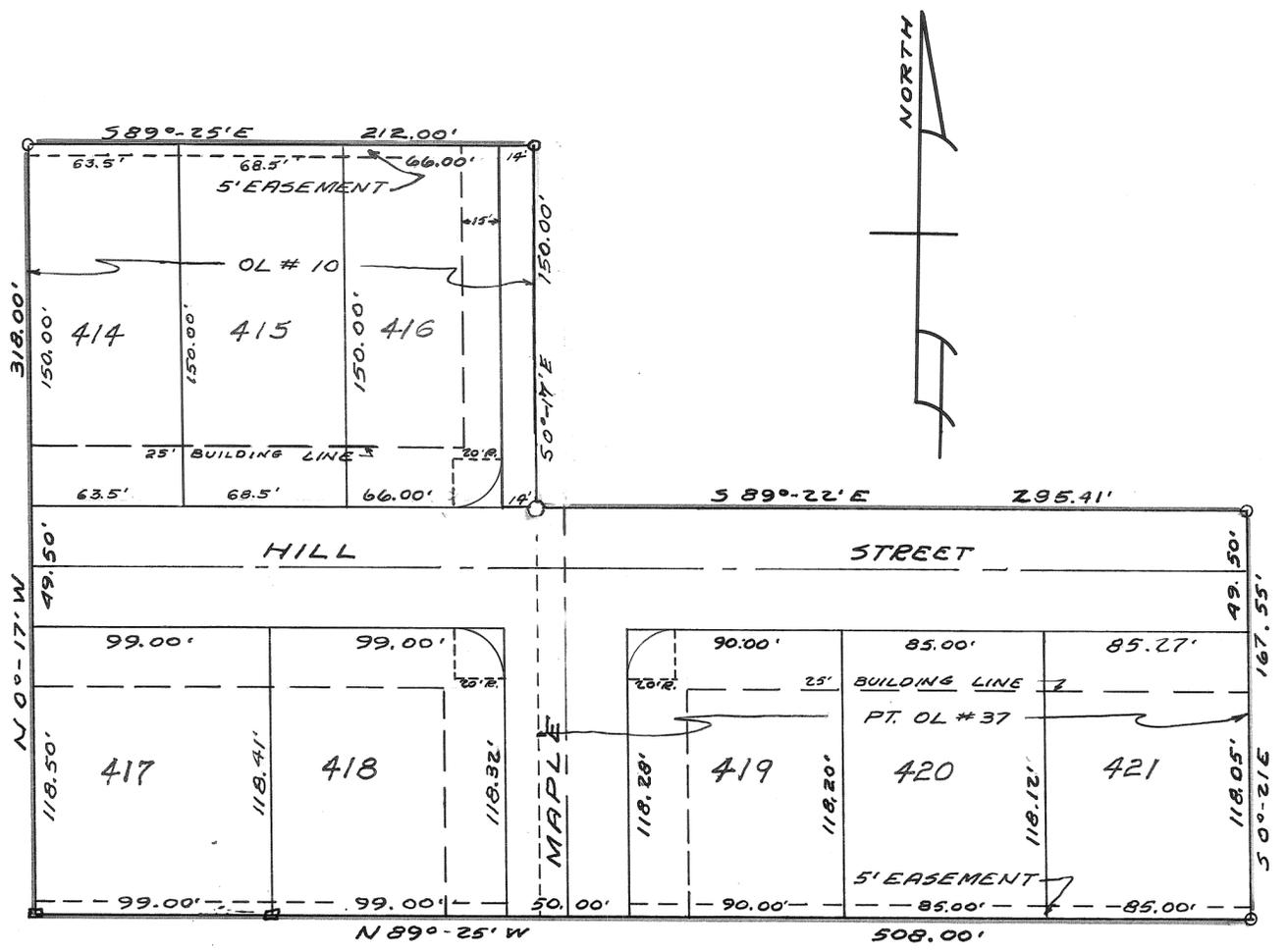


- ① 4" Conc. S.W.
- ② Conc. Curbs & Gutter
- ③ 8" Stone Base
- ④ 70 Lb. Surf. Treat.
- ⑤ 8" San. Sewer
- ⑥ 6" Water Main
- ⑦ 15" Storm Sewer



PT. OUTLOTS 210, 211 & 212
CITY OF PIQUA, O.
Designed & Plotted Nov. 1, 1958
Coyle Kronenberg Reg. Eng'r #3208

EVAN'S SUBDIVISION
 REPLAT OF PART OUTLOT No. 37
 AND PART OUTLOT No. 10
 VILLAGE OF PLEASANT HILL
 NEWTON TOWNSHIP, MIAMI COUNTY



WE, THE UNDERSIGNED, BEING ALL THE OWNERS AND LIENHOLDERS OF THE LANDS HEREIN PLATTED, DO HEREBY DEDICATE THE STREETS SHOWN ON THE PLAT TO THE PUBLIC USE FOREVER.

EASEMENTS SHOWN IN THIS PLAT ARE FOR THE CONSTRUCTION, OPERATION, MAINTENANCE, REPAIR, REPLACEMENT OR REMOVAL OF WATER, GAS, SEWER, ELECTRIC, TELEPHONE OR OTHER UTILITY LINES OR SERVICES, AND FOR THE 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 PURPOSE AND ARE TO BE MAINTAINED AS SUCH FOREVER.

SIGNED AND ACKNOWLEDGED IN THE PRESENCE OF:

<u>Paul Evans</u>	<u>Glen Noll</u>	<u>CITIZENS NATIONAL BANK</u>
<u>Edna Evans</u>	<u>Mary Noll</u>	<u>Exec. Secy. Paul Stude</u>
<u>Gordon H. Hill</u>	<u>Gordon H. Hill</u>	<u>Kathleen O'Park</u>
<u>Thomas W. Bellard</u>	<u>Beecher Beery</u>	<u>Gordon H. Hill</u>
WITNESS	WITNESS	WITNESS
WITNESS	WITNESS	WITNESS

STATE OF OHIO, S.S.
 BE IT REMEMBERED THAT ON THIS 5th DAY OF August 1958, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE OF OHIO, PERSONALLY CAME THE SAID PAUL EVANS & EDNA EVANS, HIS WIFE, TO ME KNOWN, AND ACKNOWLEDGED THE SIGNING AND EXECUTION OF THE WITHIN PLAT TO BE THEIR VOLUNTARY ACT AND DEED.
 IN TESTIMONY WHEREOF, I HAVE HERE UNTO SET MY HAND AND NOTARY SEAL ON THE DAY AND DATE ABOVE WRITTEN.

Beecher Beery
 NOTARY PUBLIC IN AND FOR THE STATE OF OHIO
 MY COMMISSION EXPIRES Feb. 26, 1961.

STATE OF OHIO, S.S.
 BE IT REMEMBERED THAT ON THIS 5th DAY OF August 1958, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE OF OHIO, PERSONALLY CAME THE SAID GLEN NOLL AND MARY NOLL, HIS WIFE, TO ME KNOWN, AND ACKNOWLEDGED THE SIGNING AND EXECUTION OF THE WITHIN PLAT TO BE THEIR VOLUNTARY ACT AND DEED.
 IN TESTIMONY WHEREOF, I HAVE HERE UNTO SET MY HAND AND NOTARY SEAL ON THE DAY AND DATE ABOVE WRITTEN.

Beecher Beery
 NOTARY PUBLIC IN AND FOR THE STATE OF OHIO
 MY COMMISSION EXPIRES Feb. 26, 1961.

STATE OF OHIO, S.S.
 BE IT REMEMBERED THAT ON THIS 6th DAY OF August 1958, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE OF OHIO, PERSONALLY CAME THE CITIZENS NATIONAL BANK, Covington, Ohio, BY K.E. Stude, President and Kathleen O'Park, Secy. AND ACKNOWLEDGED THE SIGNING AND EXECUTION OF THE WITHIN PLAT TO BE THEIR VOLUNTARY ACT AND DEED.
 IN TESTIMONY WHEREOF, I HAVE HERE UNTO SET MY HAND AND NOTARY SEAL ON THE DAY AND DATE WRITTEN.

Donald H. Cook
 NOTARY PUBLIC IN AND FOR THE STATE OF OHIO
 MY COMMISSION EXPIRES Oct. 1, 1960

NOTE:
 IRON PINS SET AT POINTS MARKED ○
 FENCE POSTS □

APPROVED ON THIS 4th DAY OF August 1958 BY RESOLUTION OF THE COUNCIL OF VILLAGE OF PLEASANT HILL, OHIO

Charles D. Thomas
 MAYOR
Dean Hocker
 CLERK

APPROVED July 29, 1958 BOARD OF PUBLIC AFFAIRS VILLAGE OF PLEASANT HILL, OHIO

Paul Woodhouse
 CHAIRMAN
Ford R. Long
 SECRETARY

STATE OF OHIO, S.S.
 PAUL EVANS & EDNA EVANS BEING DULY SWORN, SAY THAT ALL PERSONS AND CORPORATIONS, TO THE BEST OF THEIR KNOWLEDGE, INTERESTED IN THIS DEDICATION, EITHER AS OWNERS OR LIENHOLDERS, HAVE UNITED IN ITS EXECUTION. Paul Evans Edna Evans
 IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND NOTARY SEAL ON THE DAY AND DATE ABOVE WRITTEN.

Beecher Beery
 NOTARY PUBLIC IN AND FOR THE STATE OF OHIO
 MY COMMISSION EXPIRES Feb. 26, 1961.

TRANSFERRED AND NUMBERED THIS 20 DAY OF JANUARY 1959

FILE NO. 99917
 RECORDED THIS 20th DAY OF JANUARY 1959 AT 2:20 PM

Howard Turner
 RECORDER OF MIAMI COUNTY
 RECORDED IN PLAT RECORD BOOK NO. 7 PAGE No. 36
 Fee 4.30

I HEREBY CERTIFY THAT THIS MAP IS A TRUE AND COMPLETE SURVEY MADE UNDER MY SUPERVISION, AND THAT ALL MONUMENTS ARE SET AS SHOWN.

Robert C. Schaffer

GORDON H. HILL
 AND ASSOCIATES
 WEST MILTON, OHIO
 SCALE 1" = 50' JUNE 1958

EVAN'S SUBDIVISION
 A REPLAT OF PART OUTLOT No. 37
 AND PART OUTLOT No. 10
 VILLAGE OF PLEASANT HILL
 NEWTON TOWNSHIP, MIAMI COUNTY, OHIO.

PROTECTIVE COVENANTS

1. ALL LOTS IN THIS TRACT SHALL BE KNOWN AND DESCRIBED AS RESIDENTIAL LOTS, NO STRUCTURES SHALL BE ERECTED, ALTERED, PLACED, OR PERMITTED TO REMAIN ON ANY LOT OTHER THAN ONE SINGLE FAMILY DWELLING, NOT TO EXCEED TWO AND ONE HALF STORIES IN HEIGHT, AND A PRIVATE GARAGE, FOR NOT MORE THAN TWO CARS.
2. NO BUILDING SHALL BE LOCATED NEARER TO THE FRONT LOT LINE OR NEARER TO A SIDE STREET LINE THAN THE BUILDING SETBACK LINES SHOWN ON THE RECORDED PLAT. ALL BUILDINGS ERECTED FOR DWELLING PURPOSES SHALL HAVE NOT LESS THAN 15 FT. SIDEYARD SPACE, SIDEYARD SPACE MAY BE DIVIDED UNEVENLY PROVIDING NO PORTION OF ANY BUILDING IS ERECTED CLOSER THAN 5 FT. TO ANY LOT LINE.
3. NO LOT SHALL HERE AFTER BE SUBDIVIDED INTO PARCELS FOR ADDITIONAL RESIDENTIAL PURPOSES.
4. NO NOXIOUS OR OFFENSIVE TRADE SHALL BE CARRIED ON UPON ANY LOT OR SHALL ANYTHING BE DONE THEREON WHICH MAY BE OR BECOME AN ANNOYANCE OR NUISANCE TO THE NEIGHBORHOOD.
5. NO DWELLING COSTING LESS THAN \$8000.00 SHALL BE PERMITTED ON ANY LOT IN THIS TRACT AND THE GROUND FLOOR AREA OF THE MAIN STRUCTURE EXCLUSIVE OF ONE STORY OPEN PORCHES AND GARAGES SHALL NOT BE LESS THAN 800 SQUARE FT. FOR A ONE STORY DWELLING, NOR LESS THAN 600 SQUARE FT. FOR A DWELLING OF MORE THAN ONE STORY.
6. NO TRAILER, BASEMENT, TENT SHACK, OR ANY OTHER OUT BUILDING ERECTED IN THIS TRACT SHALL AT ANY TIME BE USED AS A RESIDENCE, TEMPORARILY OR PERMANENTLY, NOR SHALL ANY RESIDENCE OF A TEMPORARY CHARACTER BE PERMITTED.
7. NO FENCE SHALL BE ERECTED ON ANY LOT NEARER TO ANY STREET THAN THE BUILDING SETBACK LINE UNLESS SAME SHALL BE A HEDGE OR SHRUB, NOT TO EXCEED 3 FT. IN HEIGHT.
8. NO SIGN OR BILLBOARD SHALL BE ERECTED ON ANY LOT IN THIS SUBDIVISION.
9. THESE COVENANTS AND RESTRICTIONS ARE TO RUN WITH THE LAND AND SHALL BE BINDING ON ALL PARTIES CLAIMING UNDER THEM UNTIL JANUARY, 1968, AT WHICH TIME SAID COVENANTS AND RESTRICTIONS ARE AUTOMATICALLY EXTENDED FOR TEN YEAR PERIODS, UNLESS BY VOTE OF A MAJORITY OF THE PROPERTY OWNERS THE COVENANTS ARE AMENDED OR TERMINATED.
10. THE COVENANTS SHALL BE ENFORCEIBLE BY INJUNCTION AND OTHERWISE BY THE GRANTORS THEIR HEIRS OR ASSIGNS.
11. INVALIDATION OF ANY OF THESE COVENANTS BY JUDGEMENT OR COURT ORDER SHALL IN NO WAY AFFECT ANY OF THE OTHER PROVISIONS WHICH SHALL REMAIN IN FULL FORCE AND EFFECT.

SECTION NO. 1 OF SOUTHVIEW ESTATES NO. 2 A SUBDIVISION OF 3.136 ACRES OF PART OF OUTLOT 216..

FILE NUMBER #99938 RECEIVED FOR RECORD THIS 23rd DAY OF JANUARY 1959 AT 3:00 P.M. PLAT BOOK 17 PAGE 37 MIAMI COUNTY RECORDERS PLAT RECORDS

Harace C. Croner MIAMI COUNTY RECORDER JR.

DEDICATION

WE, THE UNDERSIGNED OWNERS OF THE LAND DESCRIBED ON THIS PLAT, VOLUNTARILY CONSENT TO THE EXECUTION OF SAID PLAT AND HEREBY DEDICATE THE STREETS SHOWN TO THE PUBLIC USE FOREVER. THIS DEDICATION INCLUDES THE WEST HALF OF AMELIA AVENUE SHOWN WITHIN THE LIMITS OF THIS PLAT..

RUDY BUILDERS CO.

Robert L. Rudy PRESIDENT Grace A. Rudy SECRETARY Burtley B. Cole WITNESS John L. Sillars WITNESS

STATE OF OHIO - COUNTY OF MIAMI BEFORE ME, A NOTARY PUBLIC IN AND FOR THE STATE OF OHIO PERSONALLY CAME THE ABOVE SIGNED PARTIES AND ACKNOWLEDGED THE SIGNING OF THE FOREGOING PLAT TO BE THEIR VOLUNTARY ACT AND DEED.. IN WITNESS WHEREOF I HERETO SET MY HAND AND SEAL THIS 3RD DAY OF DECEMBER 1958.

John E. Fulker NOTARY PUBLIC MY COMMISSION EXPIRES 9-8-59.

AT A MEETING OF THE TROY CITY PLANNING COMMISSION HELD THIS 6 DAY OF January 1959. THIS SUBDIVISION PLAT WAS APPROVED..

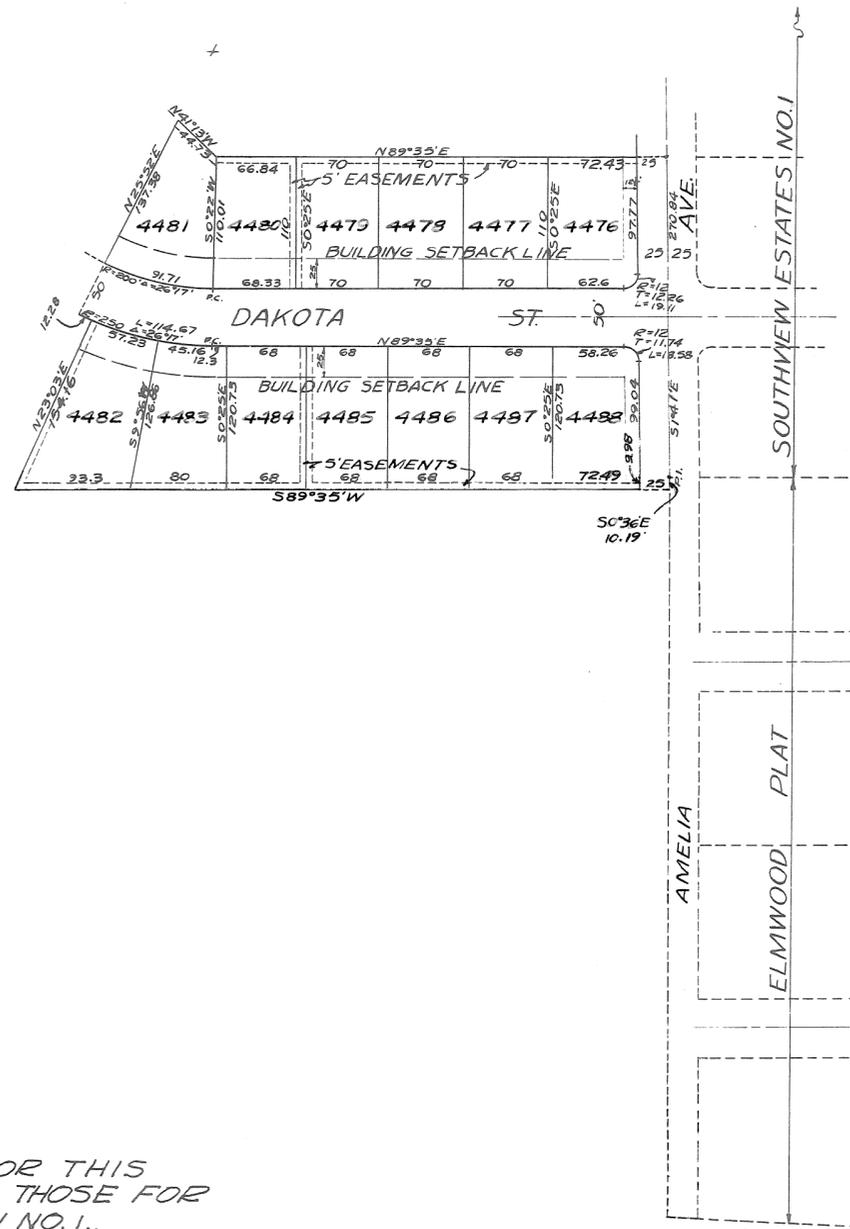
L. H. Hickenbaugh M.D. PRESIDENT Fred B. Collins SECRETARY

AT A MEETING OF THE CITY COUNCIL OF THE CITY OF TROY, OHIO HELD THIS 19th DAY OF January 1959. THIS SUBDIVISION WAS APPROVED AND ACCEPTED BY ORDINANCE NUMBER 0-2-59

O. S. McLean MAYOR Fred Darden PRES. OF COUNCIL J. H. J. Farnish CLERK OF COUNCIL

NUMBERED TO DESIGNATE IN LOTS AND TRANSFERRED THIS 23 DAY OF January 1959.

Richard W. Klockner MIAMI COUNTY AUDITOR



RESTRICTIVE COVENANTS THE RESTRICTIVE COVENANTS FOR THIS PLAT SHALL BE THE SAME AS THOSE FOR SOUTHVIEW ESTATES SUBDIVISION NO. 1..

I HEREBY CERTIFY THIS SUBDIVISION PLAT TO BE CORRECT AS SHOWN

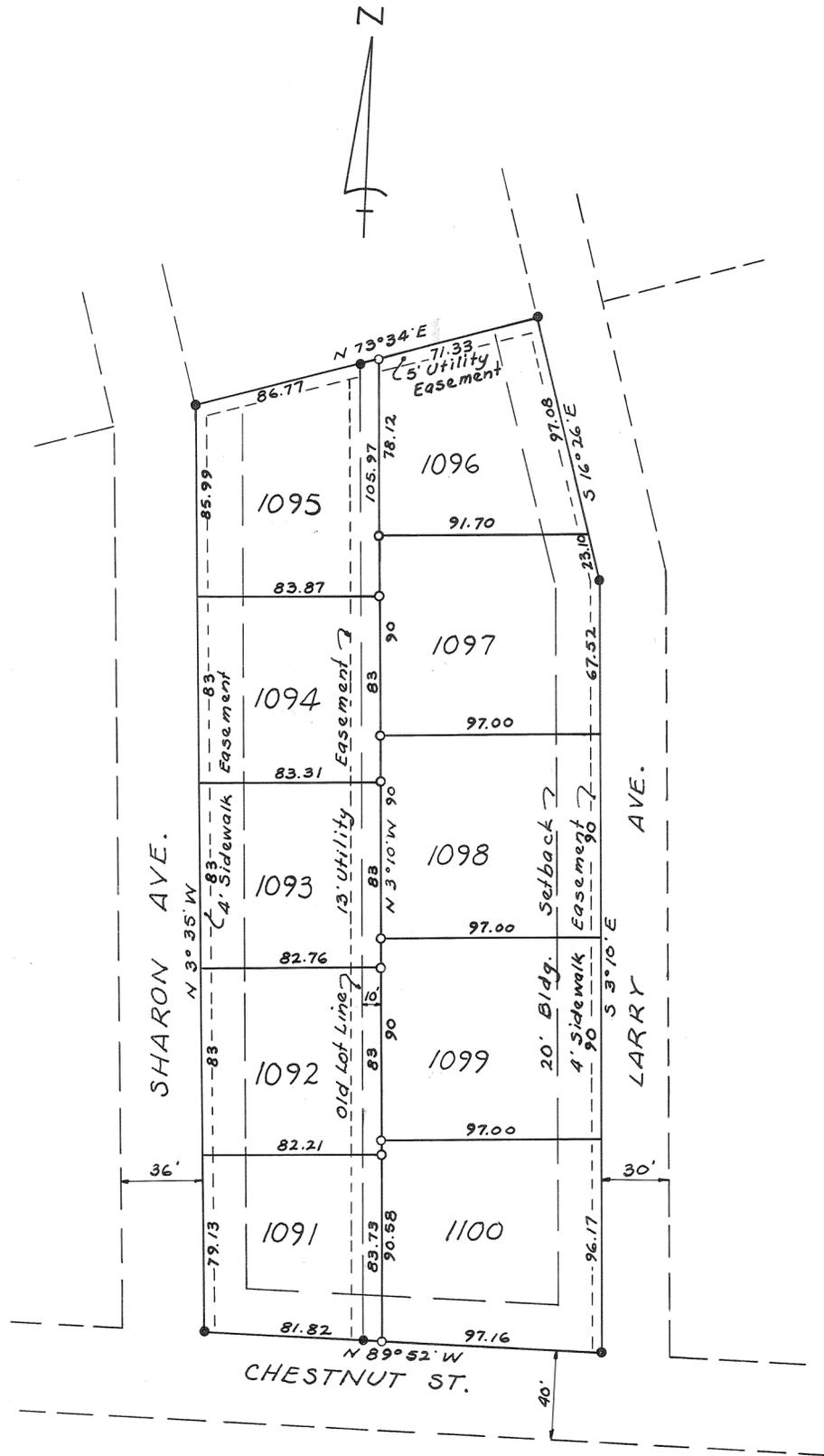
Richard W. Klockner

RICHARD W. KLOCKNER REG. SURVEYOR #4370

Note: This Replat supersedes, in part, plats recorded
 in Recorder's Plat Book 6, Pg. 58, and Book 7, Pg. 9.

REPLAT OF INLOTS 1091 THROUGH 1100
 BEING PARTS OF HARRY A. SMITH'S
 SUBDIVISIONS - SECTIONS II AND III
 COVINGTON, OHIO

Note: The object of this replat is to move the rear
 lot line dividing said lots, a distance of 10' to the East



○ Denotes Iron Pin Set
 ● Denotes Iron Pin Found

EXECUTION OF REPLAT

We, the undersigned being the sole owners of the lands
 shown hereon, do hereby voluntarily consent to the
 execution of this replat this 28 day of January, 1959

Roger B. Russell Harry A. Smith
Jeanne Barts Pearl M. Smith
 Witness

State of Ohio; County of Miami; S.S.:
 Be it remembered that on this 28 day of January, 1959,
 before me, a notary public in and for State of Ohio
 personally appeared the above signed parties, who acknowledge
 the execution of this replat to be their voluntary act and deed.

Roger B. Russell
 Notary Public
 My Commission Expires

ROGER G. O'DONNELL, Notary Public
 State of Ohio
 My Commission Expires Oct. 20, 1959

This replat approved by the Planning Commission of the
 Village of Covington, Ohio, this 28 day of January, 1959

Roger B. Russell Med M. Drees
Jeanne Barts loyd Rees

This replat approved by ordinance of council, of the
 Village of Covington, Ohio, this 29 day of January, 1959

Mary W. Hays Med M. Drees
 Village Clerk Mayor

I hereby approve this replat and have caused the lot numbers
 to be placed thereon to designate the tracts this 30th day of
January, 1959

Luth E. Yrska
 Miami County Auditor

Note: Lot Numbers to Remain the Same.

I hereby certify this replat to be correct

Arthur D. Haddad
 Arthur D. Haddad
 Registered Surveyor # 4547

C.W. SHARP'S SUBDIVISION OF OUTLOT 378
IN TROY, OHIO

WE THE UNDERSIGNED OWNERS OF THE LAND SHOWN ON THIS SUBDIVISION PLAT HEREBY ACCEPT AND APPROVE THIS PLAT AND ACKNOWLEDGE THE SIGNING THEREOF TO BE OUR VOLUNTARY ACT AND DEED.

C.W. SHARP CO. INC.

C. W. Sharp PRESIDENT
Mabel M. Sharp SECRETARY
Randall D. Woolley
Marie C. Schmuicker WITNESS
Michael E. Harris WITNESS
WITNESS

FILE NUMBER 95
RECEIVED FOR RECORD THIS 3RD DAY OF FEBRUARY 1959 AT 11:54 A.M.
PLAT BOOK 7 PAGE 39
MIAMI COUNTY RECORDERS PLAT RECORDS

Horace C. Conner
MIAMI COUNTY RECORDER
FEE \$4.30

STATE OF OHIO - COUNTY OF MIAMI
PERSONALLY APPEARED BEFORE ME THE ABOVE SIGNED PARTIES AND ACKNOWLEDGE THE SIGNING THEREOF TO BE THEIR VOLUNTARY ACT AND DEED, SWORN TO AND SUBSCRIBED BEFORE ME THIS 16th DAY OF January 1959.

Marie C. Schmuicker
NOTARY PUBLIC
NOTARY PUBLIC IN AND FOR the State of Ohio
MY COMMISSION EXPIRES OCTOBER 22, 1959

AT A MEETING OF THE TROY CITY PLANNING AND ZONING COMMISSION HELD THIS 19th DAY OF January 1959. THIS PLAT WAS APPROVED.

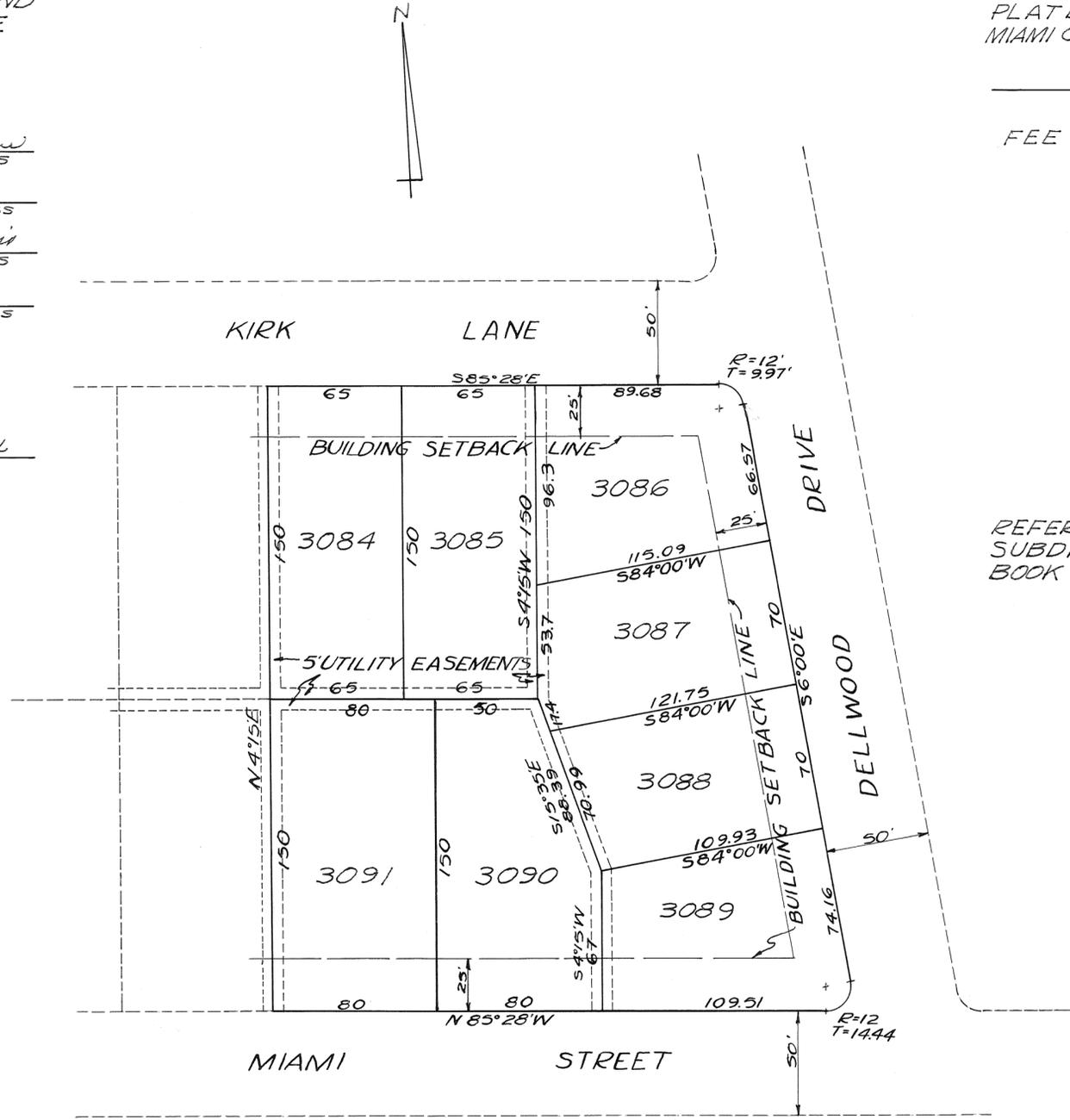
O. H. Winkler ACTING PRESIDENT
Opal B. Collier SECRETARY

AT A MEETING OF THE CITY COUNCIL OF THE CITY OF TROY, OHIO HELD THIS 2nd DAY OF FEBRUARY 1959. THIS PLAT WAS APPROVED AND ACCEPTED BY ORDINANCE NUMBER O-5-59

C. J. McCall MAYOR
PRES. OF COUNCIL
V. J. Tompkins CLERK OF COUNCIL

NUMBERED TO DESIGNATE INLOTS AND TRANSFERRED THIS 3rd DAY OF February 1959.

Suth E. Graham
MIAMI COUNTY AUDITOR



REFERENCE:
SUBDIVISION SURVEY RECORD
BOOK 1; PLAT 41.

I HEREBY CERTIFY THIS SUBDIVISION PLAT TO BE CORRECT AS SHOWN HEREON.

Richard W. Klockner

RICHARD W. KLOCKNER
REGISTERED SURVEYOR #4370

SHERWOOD MANOR PLAT
REPLAT OF INLOTS
4054-4061 INCLUSIVE
TROY, OHIO

REC. VOL. 7 PAGE 40
VOLUME NO PLAT NO
MIAMI COUNTY ENGINEER'S RECORD OF
SUBDIVISION SURVEYS
SCALE 1" = 50.0'

FILE NUMBER # 157
RECEIVED FOR RECORD THIS 6TH DAY
OF FEBRUARY 1959, AT 1:30 P.M.
PLAT BOOK # 7 PAGE 40
MIAMI COUNTY RECORDERS PLAT RECORDS

Horace C. Cremen J.C.
MIAMI COUNTY RECORDER
FEE \$4.30

WE THE UNDERSIGNED OWNERS OF THE LANDS PETITION FOR REPLAT OF INLOTS AS SHOWN IN THE CITY OF TROY, MIAMI COUNTY, OHIO, AND ACKNOWLEDGE THE SIGNING THEREOF TO BE OUR VOLUNTARY ACT AND DEED.

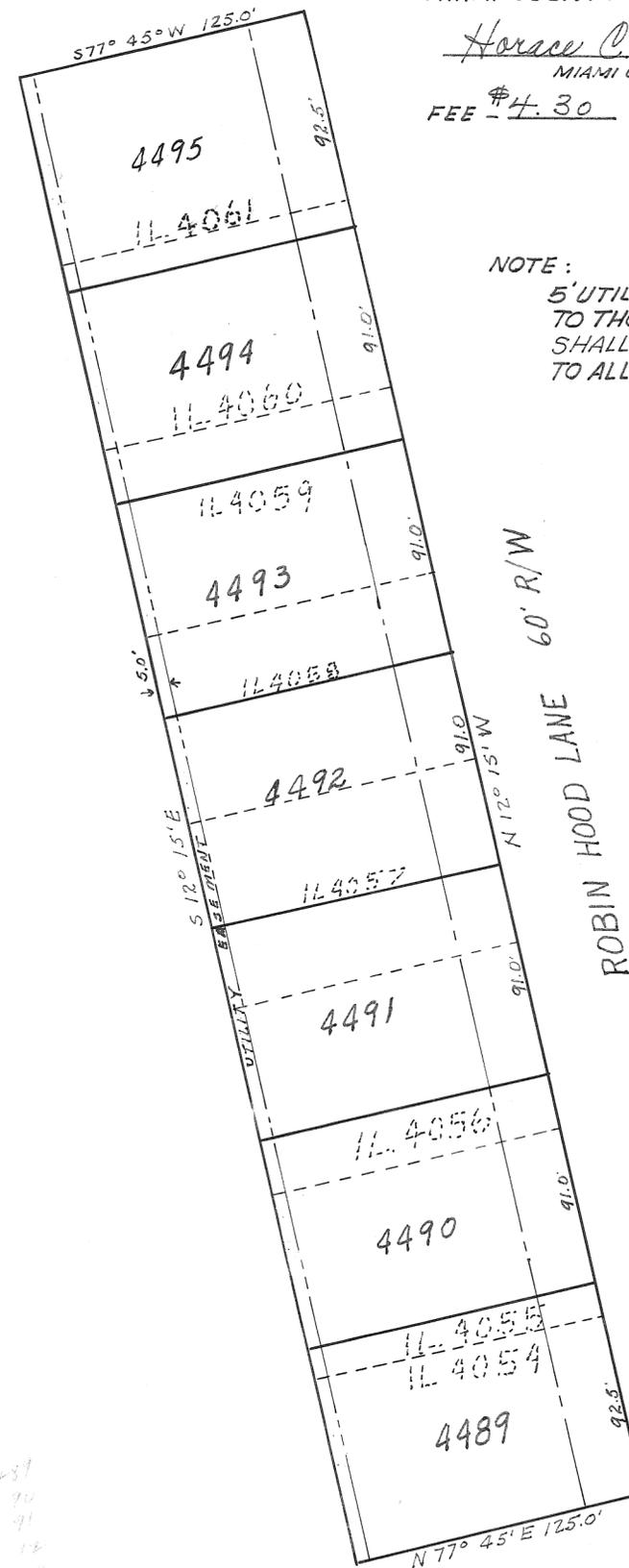
F.A. ARCHER CO. INC.

J. Archer
PRESIDENT

[Signature]
SECRETARY

Charlotte E. Archer

Charlotte E. Archer
Edwin H. Barnes



NOTE:
5' UTILITY EASEMENTS IN ADDITION TO THOSE SHOWN ON THIS PLAT SHALL BE RESERVED ADJACENT TO ALL INTERIOR LOT LINES.

STATE OF OHIO - MIAMI COUNTY
PERSONALLY APPEARED BEFORE ME THE ABOVE SIGNED PARTIES AND ACKNOWLEDGE THE SIGNING THEREOF, SWORN TO AND SUBSCRIBED BEFORE ME THIS 12TH DAY OF JANUARY 1959

Edwin H. Barnes

NOTARY PUBLIC IN AND FOR STATE OF OHIO
MY COMMISSION EXPIRES SEPT. 19, 1959

AT A MEETING OF THE TROY CITY PLANNING AND ZONING COMMISSION HELD THIS 19TH DAY OF JANUARY 1959 THIS REPLAT WAS APPROVED

O. H. [Signature]
ACTING PRESIDENT

Opal B. Carlier
SECRETARY

AT A MEETING OF THE CITY COUNCIL OF THE CITY OF TROY, OHIO HELD THIS 2ND DAY OF FEBRUARY 1959 THIS REPLAT WAS APPROVED AND ACCEPTED BY ORDINANCE NUMBER 0-4-59

O. S. [Signature]
MAYOR

[Signature]
PRES. OF COUNCIL

H. H. [Signature]
CLERK OF COUNCIL

I HEREBY APPROVE THIS REPLAT AND NUMBERS TO BE PLACED HEREON DESIGNATING THE TRACTS SHOWN THIS 5TH DAY OF FEBRUARY 1959

Ruth C. Graham
MIAMI COUNTY AUDITOR

I HEREBY CERTIFY THIS REPLAT TO BE CORRECT.

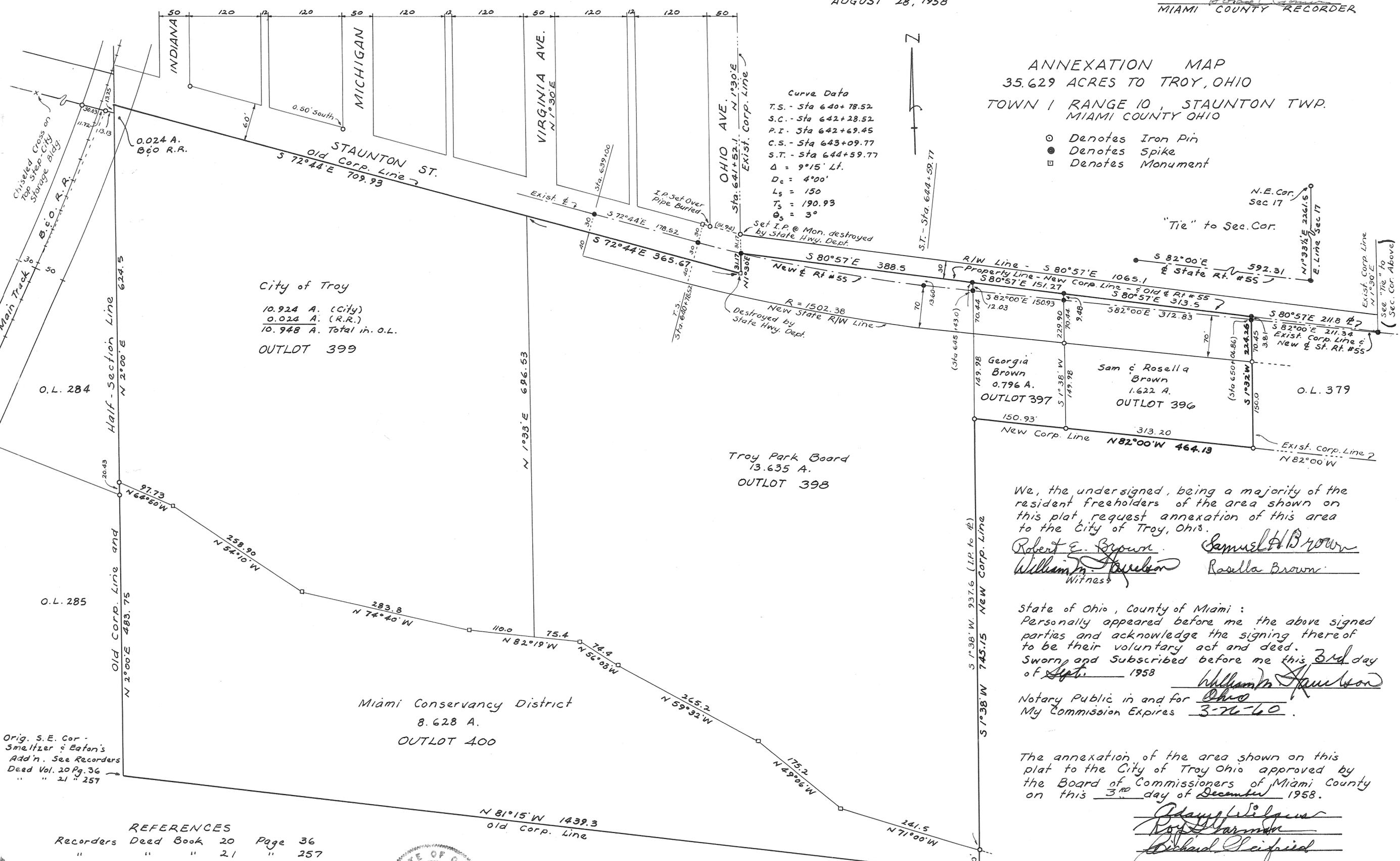
Franklin D. Ruck
FRANKLIN D. RUCK
REGISTERED SURVEYOR #3319
12/8/1958

4489
90
91
92
93
94
95

ANNEXATION MAP
35.629 ACRES TO TROY, OHIO
TOWN 1 RANGE 10, STAUNTON TWP.
MIAMI COUNTY OHIO

- Denotes Iron Pin
- Denotes Spike
- Denotes Monument

Curve Data
T.S. - Sta 640+78.52
S.C. - Sta 642+28.52
P.I. - Sta 642+69.45
C.S. - Sta 643+09.77
S.T. - Sta 644+59.77
Δ = 9°15' Lt.
Dc = 4°00'
Ls = 150
Ts = 190.93
Os = 3°



City of Troy
10.924 A. (City)
0.024 A. (R.R.)
10.948 A. Total in. O.L.
OUTLOT 399

Troy Park Board
13.635 A.
OUTLOT 398

Miami Conservancy District
8.628 A.
OUTLOT 400

We, the undersigned, being a majority of the resident freeholders of the area shown on this plat, request annexation of this area to the City of Troy, Ohio.

Robert E. Brown
William M. Spauldon
Samuel H. Brown
Rosella Brown
Witness

State of Ohio, County of Miami:
Personally appeared before me the above signed parties and acknowledge the signing thereof to be their voluntary act and deed.
Sworn and Subscribed before me this 3rd day of Sept. 1958
William M. Spauldon

Notary Public in and for Ohio
My Commission Expires 3-7-60

The annexation of the area shown on this plat to the City of Troy Ohio approved by the Board of Commissioners of Miami County on this 3rd day of December 1958.

Adams Wilgus
Ralph Warriner
Richard Leipold

At a meeting of the City Council of the City of Troy, Ohio held this 16th day of February 1959, this annexation plat was accepted by Ord. No. 0-7-59

O. S. Miltzoff Mayor
J. J. S. Tamplin Pres. of Council
J. J. S. Tamplin Clerk of Council

I hereby approve this plat and have caused the lot numbers as shown to be placed hereon to designate the tracts this 19th day of February 1959
Ruth E. Dehaan
Miami County Auditor

I hereby approve this annexation map this 19th day of February 1959
T. C. Thruswell
Miami County Engineer



Glen G. McConnell, Jr.
Registered Surveyor #3614

- REFERENCES
- | | | | | |
|-----------|-----------|-----|------|-----|
| Recorders | Deed Book | 20 | Page | 36 |
| " | " | " | " | 257 |
| " | " | 350 | " | 600 |
| Recorders | Plat Book | 4 | Page | 30 |
| " | " | " | " | 31 |
| " | " | 6 | " | 134 |
- Miami Conservancy District Maps
State Highway Plans - Route #55
B. and O. Railroad Maps
Survey # A-118 - City Engrs. Office

Orig. S.E. Cor - Smeltzer & Eaton's Add'n. See Recorders Deed Vol. 20 Pg. 36 " " 21 " 257

THE STATE OF OHIO
DEPARTMENT OF STATE

ORDINANCE NO. 0-7-59

This will acknowledge receipt of the filing for annexation of territory for the City of Troy, Staunton TWP. Miami County, Ohio.
The check in the amount of \$5.00 for filing has been received.

WITNESS my hand and official seal at Columbus, Ohio, this 10th day of March, A. D. 1959

Secretary of State Ted W. Brown
Seal Ted W. Brown
Secretary of State

B90 1998
RECEIPT AND CERTIFICATE No 6582

ANNEXATION OF TERRITORY FOR THE CITY OF TROY, STAUNTON TWP. MIAMI COUNTY
Name

Number	MISCELLANEOUS FILINGS
DOMESTIC CORPORATIONS	ANNEXATION/INCORPORATION-CITY OR-VILLAGE
ARTICLES OF INCORPORATION	RESERVATION OF CORPORATE NAMES
AMENDMENT	REGISTRATION OF NAME
MERGER/CONSOLIDATION	REGISTRATION OF NAME RENEWALS
DISSOLUTION	REGISTRATION OF NAME--CHANGE OF REGISTRANTS ADDRESS
AGENT	TRADE MARK
RE-INSTATEMENT	TRADE MARK RENEWAL
CERTIFICATES OF CONTINUED EXISTENCE	SERVICE MARK
MISCELLANEOUS	SERVICE MARK RENEWAL
FOREIGN CORPORATIONS	MARK OF OWNERSHIP
LICENSE	MARK OF OWNERSHIP RENEWAL
AMENDMENT	EQUIPMENT CONTRACT/CHATTEL MORTGAGE
SURRENDER OF LICENSE	POWER OF ATTORNEY
APPOINTMENT OF AGENT	SERVICE OF PROCESS
CHANGE OF PRINCIPAL OFFICE	MISCELLANEOUS
RE-INSTATEMENT	ASSIGNMENT--TRADE MARK, MARK OF OWNERSHIP, SERVICE MARK
FORM 7	
PENALTY	

I certify that the attached document was received and filed in the office of TED W. BROWN, Secretary of State, at Columbus, Ohio, on the 10th day of March A. D. 1959, and recorded on Roll B 90 at Frame 1998 of the RECORDS OF INCORPORATION and MISCELLANEOUS FILINGS.

Filed by and Returned To: The City Auditor
Troy, Ohio
Ted W. Brown
Secretary of State
H. H. Tamplin

SEAL
Name: ANNEXATION OF TERRITORY FOR THE CITY OF TROY, STAUNTON TWP. MIAMI COUNTY
March 9 1959
FEE RECEIVED: \$5.00
74-57

Secretary of State
Columbus Ohio

Dear Sir: Enclosed is transcript of proceedings in the matter of annexing 35,625 acres in Section 17 of Staunton Township--Miami County, Ohio to the City of Troy;

Also enclosed is our check No 693 covering the filing fee of \$5.00

Yours very truly
H. H. Tamplin
City Auditor
Troy, Ohio

ANNEXATION OF
35,629 acres in Section 17 of Staunton Township Miami County, Ohio -- Samuel H. Brown & Rosella Brown.
Petitioners

T O
CITY OF TROY, OHIO.

C E R T I F I C A T I O N
IN THE MATTER OF ANNEXATION OF TERRITORY IN SECTION 17, OF STAUNTON TOWNSHIP, MIAMI COUNTY, TO THE CITY OF TROY, OHIO - Samuel H. BROWN and Rosella BROWN. PETITIONERS:

I, H. H. Tamplin, Clerk of Council and City Auditor of the City of Troy, Miami County, Ohio do hereby certify that the attached is a true copy of Ordinance No. 0 - 7 - 59 Authorizing the annexation of 35,629 acres of land adjacent to the City of Troy, located in Section 17, Town 1, Range 10, Staunton Township, Miami County, Ohio. Said Ordinance being adopted and approved by Council and the Mayor on February 16 1959.

I further certify that the attached certified Proof of Publication of Ordinance 0 - 7 - 59 on February 19th and 26th 1959 is true and correct.
Map attached hereto is a true copy of the original map of the territory annexed. The original map covering the territory described in Ordinance 0 - 7 - 59 has been approved by the County Auditor and filed with the Recorder of Miami County, Ohio.

H. H. Tamplin
Clerk of Council and City Auditor
The City of Troy, Miami County, Ohio

Dated Mar 7 1959
City of Troy Seal

ORDINANCE AUTHORIZING THE ANNEXATION OF 35.629 ACRES OF LAND ADJACENT TO THE CITY OF TROY, LOCATED IN SECTION 17, TOWN 1, RANGE 10, STAUNTON TOWNSHIP, MIAMI COUNTY, OHIO.

BE IT ORDAINED by the Council of the City of Troy, Ohio, a majority of the members duly elected thereto concurring:

SECTION 1, That, in accordance with the petition of Samuel H. Brown and Rosella Brown, the annexation of the following described territory in the County of Miami and adjacent to the City of Troy be and the same is hereby authorized and approved.

Situate in the State of Ohio, County of Miami and Township of Staunton, and in Section 17, Town 1, Range 10:

Beginning at the N E corner of Section 17, thence S 1 deg. 33 1/2' W along the E line of Section for 2261.5' to the center line of State Route No. 55, Thence along the centerline of State Route No. 55 N 82 deg. 00' W for 592.31' to a point on the corporation line of the City of Troy, thence continuing along the old centerline of State Route No. 55 N 80 deg. 57' W for 211.8' to the place of beginning of tract; thence S 1 deg. 32' W for 224.26' along the existing corporation line to an iron pin, thence N 82 deg. 00' W for 464.13' to an iron pin, thence S 1 deg. 38' W for 745.15' to a point on the existing corporation line in the "old channel" of the Miami River, witness iron pin on this line 40' N., thence N 81 deg. 15' W along the existing corporation line for 1439.3' to a point on the half-section line thence N 2 deg. 00' E along the existing corporation line and half-section line 1108.25' to a point on the existing corporation line at the S property line of Staunton St., thence along the S. property line of Staunton St., S. 72 deg. 44' E. for 1075.60', thence N 1 deg. 30' E. for 31.17' to the center of read said line also being the existing corporation line on the E side of Ohio Ave. extended, witness iron pin on this line 31.17' N. of center of road on line, thence along the property line and the old center line of State Route No. 55 S 80 deg. 57' E. for 853.27' to the place of beginning of tract and containing 35.629 acres, more or less.

in accordance with the map of such territory to be annexed, submitted with the petition and transcript as approved by the commissioners of Miami County, Ohio.

Section 2 that the petitioners are hereby authorized and instructed, upon approval of the signatures of the necessary City Officials, to file with the Recorder of Miami County, the annexation plat and necessary proceedings thereto.

Section 3 that a certified copy of this ordinance be forwarded to the Auditor of Miami County by the Clerk of this Council.

Section 4 that this ordinance shall take effect and be in full force from and at the earliest day allowed by law.

Adopted February 16, 1959. R. A. Gardner
President of Council.

Approved February 16, 1959. O. S. Metcalf,
Mayor.

Attest
H. H. Tamplin,
Clerk of Council, February 19, 1959

The State of Ohio } ss:
Miami County }

Robert C. Greulich, being first duly sworn, says that he is General Manager of The Troy Daily News, Inc. Publishers of Troy Daily News a newspaper printed, and of general circulation, in said county, and that a notice of which the annexed is a true copy, was published in said paper on Thursday of each week for 2 weeks, beginning on the 19 day of February, 1959. Robert C. Greulich
Sworn to and subscribed before me this 4 day of March, 1959. Mary K. Widener
Notary Public, Miami County, Ohio
Notary Seal

Printer's Fee \$
Notary's Fee \$
Total \$

ORDINANCE NO. 0-7-59

ORDINANCE AUTHORIZING THE ANNEXATION OF 35.629 ACRES OF LAND ADJACENT TO THE CITY OF TROY, LOCATED IN SECTION 17, TOWN 1, RANGE 10, STAUNTON TOWNSHIP, MIAMI COUNTY, OHIO.

BE IT ORDAINED by the Council of the City of Troy, Ohio, a majority of the members duly elected thereto concurring:

SECTION 1. That, in accordance with the petition of Samuel H. Brown and Rosella Brown, the annexation of the following described territory in the County of Miami and adjacent to the City of Troy be and the same is hereby authorized and approved.

Situate in the State of Ohio, County of Miami and Township of Staunton, and in Section 17, Town 1, Range 10:

Beginning at the NE corner of Section 17, thence S 1 deg. 33 1/2' W along the E line of Section for 2261.5' to the center line of State Route #55, thence along the centerline of State Route #55 N 82 deg. 00' W for 592.31' to a point on the corporation line of the City of Troy, thence continuing along the old center line of State Route #55 N 80 deg. 57' W for 211.8' to the place of beginning of tract; thence S 1 deg. 32' W for 224.26' along the existing corporation line to an iron pin, thence N 82 deg. 00' W for 464.13' to an iron pin, thence S 1 deg. 38' W for 745.15' to a point on the existing corporation line in the "old channel" of the Miami River, witness iron pin on this line 40' N., thence N 81 deg. 15' W along the existing corporation line for 1439.3' to a point on the half section line thence N 2 deg. 00' E along the existing corporation line and half section line 1108.25' to a point on the existing corporation line at the S property line of Staunton St., thence along the S. property line of Staunton St., S. 72 deg. 44' E. for 1075.60', thence N 1 deg. 30' E. for 31.17' to the center of read said line also being the existing corporation line on the E. side of Ohio Ave. extended, witness iron pin on this line 31.17' N. of center of road on line, thence along the property line and the old center line of State Route #55 S 80 deg. 57' E. for 853.27' to the place of beginning of tract and containing 35.629 acres, more or less.

in accordance with the map of such territory to be annexed, submitted with the petition and transcript as approved by the Commissioners of Miami County, Ohio.

Section 2. That the petitioners are hereby authorized and instructed, upon approval of the signatures of the necessary city officials, to file with the Recorder of Miami County, the annexation plat and necessary proceedings thereto.

Section 3. That a certified copy of this Ordinance be forwarded to the Auditor of Miami County by the Clerk of this Council.

SECTION 4. That this Ordinance shall take effect and be in full force from and at the earliest day allowed by law.

Adopted February 16, 1959

R. A. Gardner
President of Council

Approved February 16, 1959

O. S. Metcalf
Mayor

Attest H. H. Tamplin
Clerk of Council

C E R T I F I C A T I O N

Extract from the Minutes of the Council of the City of Troy, Ohio on February 16th, 1959 concerning the annexation of 35.629 acres of land in Staunton Township to the City of Troy, Ohio.

ORDINANCE NO. O - 7 - 59.

ORDINANCE AUTHORIZING THE ANNEXATION OF 35.629 ACRES OF LAND ADJACENT TO THE CITY OF TROY, LOCATED IN SECTION 17, TOWN 1, RANGE 10, STAUNTON TOWNSHIP MIAMI COUNTY, OHIO. Transcript of proceedings by County Commissioners in connection with the annexation of this land was filed with the City Auditor on December 10th 1958 and remained with said Auditor for a period in excess of 60 days, as prescribed by law. Barnett moved, seconded by Kolter the rule requiring three readings be suspended. Roll Call: Yeas Kolter, Le Fevre, Shanesy, Terrell, Barnett, Mrs. Cherrington, Jenkins. Nays: None. Motion then made by Le Fevre, duly seconded by Mrs. Cherrington the Ordinance be adopted: Vote: Yeas: Kolter, Le Fevre, Shanesy, Terrell, Barnett, Mrs. Cherrington, Jenkins. Nays: None. ADOPTED.

Troy, Ohio. February 27th. 1959.

In the matter of annexation to the City of Troy, Ohio of 35,629 acres of land adjacent to said City, I, the undersigned H. H. Tamplin, Clerk of Council and Auditor of the City of Troy, Ohio, hereby certify that the above is a true copy of the Minutes as pertaining to said annexation, of a meeting of the Council of the City of Troy, Ohio held on the 16th day of February 1959.

H. H. Tamplin
Clerk of Council and City Auditor
Troy Miami County Ohio

City of Troy Seal

C E R T I F I C A T I O N

IN THE MATTER OF ANNEXATION OF TERRITORY IN SECTION 17, OF STAUNTON TOWNSHIP, MIAMI COUNTY, TO THE CITY OF TROY, OHIO - Samuel H Brown and Rosella Brown, Petitioners:

I, H. H. Tamplin, Clerk of Council and City Auditor of the City of Troy, Miami County, Ohio do hereby certify that the attached is a true copy of Transcript of proceedings in the matter of annexing territory in Section 17, Staunton Township, Miami County to the City of Troy, Ohio and filed with me as City Auditor and Clerk of Council of the City of Troy, County of Miami, by the Board of Commissioners of Miami County, Ohio on December 10th. 1958.

H. H. Tamplin
Clerk of Council and City Auditor of
the City of Troy, Miami County, Ohio.

Dated:
Feb 27 1959
City of Troy Seal

C E R T I F I C A T I O N

IN THE MATTER OF ANNEXING TERRITORY IN SECTION 17, OF STAUNTON TOWNSHIP, MIAMI COUNTY, TO THE CITY OF TROY, OHIO - Samuel H. Brown, and Rosella Brown, Petitioners:

I, Mary F. Boyd, Clerk to the Board of Miami County Commissioners, Troy, Ohio, do hereby certify that the attached photostat copy of the "PETITION" and accompanying plat map; the photostat copies of the "PROOF OF PUBLICATION" from the Troy Daily News, and the "AFFIDAVIT" of the Agent as to the publication and posting of the notice are all true and correct copies of such items filed in these proceedings.

I further certify that the attached typewritten copy of resolution, "ACCEPTANCE OF PETITION-HEARING DATE SET", and the photostat copy of resolution, "PUBLIC HEARING HELD - PETITION GRANTED" are true and correct copies of the action taken by the Board of Miami County Commissioners on dates of October 3, 1958, and Dec. 3, 1958, as recorded in Commissioners' Journal No. 35, Pages 100 and 145 respectively.

Mary F. Boyd
Clerk, Board of Miami County
Commissioners

Dated: December 8, 1958

Filed
in the Office of City Auditor
Dec 10 1958
H. H. Tamplin
City Auditor

TO THE COMMISSIONERS OF MIAMI COUNTY, STATE OF OHIO:

The undersigned being all of the adult free holders residing on the following described territory situate in the County of Miami and adjacent to the City of Troy, towit:

Being a part of Section 17, Town 1, Range 10, in Staunton Township, Miami County, Ohio and bounded and described as follows:
Beginning at the NE corner of Section 17, thence S 1 deg. 33 1/2' W along the E line of Section for 2261.5' to the centerline of State Route #55, thence along the centerline of State Route #55 N 82 deg. 00' W for 592.31' to a point on the corporation line of the City of Troy, thence continuing along the old centerline of State Route #55 N 80 deg. 57' W for 211.8' to the place of beginning of tract; thence S 1 deg. 32' W. for 224.26' along the existing corporation line to an iron pin, thence N 82 deg. 00' W for 464.13' to an iron pin, thence S 1 deg. 38' W. for 745.15' to a point on the existing corporation line in the "old channel" of the Miami River, witness iron pin on this line 40' N., thence N 81 deg. 15' W. along the existing corporation line for 1439.3' to a point on the half section line, thence N 2 deg. 00' E. along the existing corporation line and half section line 1108.25' to a point on the existing corporation line at the S property line of Staunton St., thence along the S. property line of Staunton St. S. 72 deg. 44' E. for 1075.60', thence N 1 deg. 30' E. for 31.17' to the center of road said line also being the existing corporation line on the E. side of Ohio Ave. extended, witness iron pin on this line 31.17' N. of center of road on line, thence along the property line and the old centerline of State Route #55 S 80 deg. 57' E. for 853.27' to the place of beginning of tract and containing 35.629 acres, more or less.

An accurate map of which territory is hereto attached.
The undersigned respectfully petition that the said above described territory may be annexed to the City of Troy, and Robert E. Brown is hereby authorized to act as agent of the petitioners in securing such annexation.
Dated September 8, 1958.

Samuel H. Brown
Samuel H. Brown
Rosella Brown
Rosella Brown

Legal Notice

Notice is hereby given that on the 1st day of October, 1958, there was presented to the Board of Commissioners, County of Miami, State of Ohio, a petition signed by a majority of the adult free-holders residing in the following described territory, situate in the County of Miami and adjacent to the City of Troy, to-wit:

Being a part of Section 17, Town 1, Range 10, in Staunton Township, Miami County, Ohio, and bounded and described as follows:
Beginning at the NE Corner of Section 17, thence S 1 deg. 33 1/2' W along the E line of Section for 2261.5' to the centerline of State Route No. 55, thence along the centerline of State Route No. 55 N 82 deg. 00' W for 592.31' to a point on the corporation line of the City of Troy, thence continuing along the old centerline of State Route No. 55 N 80 deg. 57' W for 211.8' to the place of beginning of tract, thence S. 1 deg. 32' W for 224.26' along the existing corporation line to an iron pin, thence N 82 deg. 00' W for 464.13' to an iron pin, thence S 1 deg. 38' W for 745.15' to a point on the existing corporation line in the "old Channel" of the Miami River, witness iron pin on this line 40' N, thence N 81 deg. 15' W along the existing corporation line for 1439.3' to a point on the 1/2 section line, thence N 2 deg. 00' E along the existing corporation line and 1/2 section line 1108.25' to a point on the existing corporation line at the S property line of Staunton St., thence along the S property line of Staunton St. S. 72 deg. 44' E for 1075.60', thence N 1 deg. 30' E for 31.17' to the center of road said line also being the existing corporation line on the E side of Ohio Ave. extended, witness iron pin on this line 31.17' N. of center of road on line, thence along the property line and the old center line of State Route No. 55 S 80 deg. 57' E for 853.27' to the place of beginning of tract and containing 35.629 acres, more or less.

Praying therein that said territory be annexed to the City of Troy, in the manner provided by law and designating the undersigned their agent in securing such annexation.
The said Board of Commissioners has fixed the 3rd day of December, 1958 at 10 o'clock A. M. as the time for hearing said petition at the office of the Commissioners in the Court House, Troy, Ohio.
Robert E. Brown,
Agent for the petitioners.

Faust & Harrelson, Attorneys for the Petitioners.

Oct. 23-30; Nov. 6-13-20-27
Proof of Publication

The State of Ohio } ss:
Miami County }
R. D. Steinmetz, being first duly sworn, says that he is General Manager of The Troy Daily News, Inc. Publishers of The Troy Daily News a newspaper printed, and of general circulation, in said county, and that a notice of which he annexed is a true copy, was published in said paper on Thursday of each week for 6 weeks, beginning on the 23 day of October, 1958. R. D. Steinmetz
Sworn to and subscribed before me this 2 day of December, 1958.

Robert C. Graulich
Notary Public, Miami County, Ohio
Notary Seal

Printer's Fee \$ 45.15
Notary's Fee \$
Total \$ 45.15

A F F I D A V I T

State of Ohio } ss
County of Miami }

Robert E. Brown, being first duly cautioned and sworn, says that he did publish on the premises in a conspicuous place the herein attached notice as required by Section 707.05 of the Ohio Revised Code. The affiant further states that said notice was posted on the premises on the 13th day of October, 1958, and has remained continuously posted to the time of hearing set by the County Commissioners, December 3, 1958.

Further affiant saith not.
Robert E. Brown
Robert E. Brown
Sworn to before me and subscribed in my presence this 2nd day of December, 1958.

Notary Seal

Esther M. Ross
Esther M. Ross, Notary Public
in and for Miami County, Ohio
My commission Expires Oct. 17, 1960

LEGAL NOTICE

Notice is hereby given that on the 1st day of October, 1958, there was presented to the Board of Commissioners, County of Miami, State of Ohio, a petition signed by a majority of the adult free-holders residing in the following described territory, situate in the County of Miami and adjacent to the City of Troy, to-wit:

Being a part of Section 17, Town 1, Range 10, in Staunton Township, Miami County, Ohio, and bounded and described as follows:

Beginning at the NE corner of Section 17, thence S 1 deg. 33 1/2' W along the E line of Section for 2261.5' to the centerline of State Route #55, thence along the centerline of State Route #55 N 82 deg-00' W for 592.31' to a point on the corporation line of the City of Troy, thence continuing along the old centerline of State Route #55 N 80 deg. 57' W for 211.8' to the place of beginning of tract, thence S. 1 deg. 32' W for 224.26' along the existing corporation line to an iron pin, thence N 82 deg. 00' W for 464.13' to an iron pin, thence S 1 deg. 38' W for 745.15' to a point on the existing corporation line in the "old channel" of the Miami River, witness iron pin on this line 40' N, thence N 81 deg. 15' W along the existing corporation line for 1459.3' to a point on the 1/2 section line, thence N 2 deg 00' E along the existing corporation line and 1/2 Section line 1108.25' to a point on the existing corporation line at the S property line of Staunton St., thence along the S property line of Staunton St. S 72 deg. 44' E for 1075.60', thence N 1 deg. 30' E for 31.17' to the center of road said line also being the existing corporation line on the E side of Ohio Ave. extended, witness iron pin on this line 31.17' N. of center of road on line, thence along the property line and the old center line of State Route # 55 S 80 deg. 57' E for 853.27' to the place of beginning of tract and containing 35.629 acres. more or less.

Praying therein that said territory be annexed to the city of Troy, in the manner provided by law and designating the undersigned their agent in securing such annexation.

The said Board of Commissioners has fixed the 3rd day of December, 1958 at 10 o'clock A. M. as the time for hearing said petition at the office of the Commissioners in the Court House, Troy, Ohio.

ROBERT E. BROWN, Agent for the Petitioners.

FAUST & HARRELSON
Attorneys for the
Petitioners
TO THE PUBLISHER:

Please publish the above notice on October 13, 20 and 27th and Nov 3, 10 and 17. Please send proof of publication and statement for such proof to the office of the undersigned.
Faust & Harrelson, Attorneys

ANNEXATION OF TERRITORY IN SECTION 17, STAUNTON TOWNSHIP
TO THE CITY OF TROY, OHIO

Samuel H. Brown and Rosella Brown, Petitioners
(Sections 709.02, 707.05 R. C)
ACCEPTANCE OF PETITION - HEARING DATE SET

Mr. Garman introduced the following resolution and moved that it be adopted:
WHEREAS, a petition signed by Samuel H. Brown, and Rosella Brown, Troy, Ohio, has been presented to the Board of Miami County Commissioners asking for annexation of certain territory in Section 17, Town 1, Range 10, Staunton Township, Miami County, and being adjacent to the East Corporation line in part to the City of Troy, Ohio, containing 35.629 acres, more or less; such territory to be annexed is more fully described in the petition and the accompanying plat map being filed under the provisions of Section 709.02 of the Revised Code of Ohio, now therefore be it

RESOLVED, by the Board of Miami County Commissioners that said petition be filed in the office of the Auditor of Miami County, Ohio, where it shall be subject to the inspection of any person interested and shall be for hearing on the third day of December 1958, at ten o'clock A. M. in the offices of the Miami County Commissioners, Court House, Troy, Ohio, and be it further

RESOLVED, that the agent for the petitioners, Robert E. Brown, South Frank St., Troy, Ohio, as designated in the petition, shall be notified by the Clerk of the Board of such hearing date so that he may give notice thereof as required by law.

The motion for the adoption of the resolution was seconded by Mr. Seifried, with the Board voting as follows: Mr. Wilgus, yea; Mr. Seifried, yea; and Mr. Garman, yea.

(Taken from Commissioners' Journal No. 35, Page 100, on date of October 3, 1958)

MEETING - BOARD OF COMMISSIONERS - MIAMI COUNTY

The Board of Miami County Commissioners met this day pursuant to adjournment on Monday, December 1, 1958.

The meeting was called to order by the President of the Board with all members attending as follows: Adam Wilgus, Richard Seifried, and Roy G. Garman.

The minutes of the previous meeting held on Monday, December 1, 1958, were read and approved.

ANNEXATION OF TERRITORY IN SECTION 17, STAUNTON TOWNSHIP
TO THE CITY OF TROY, OHIO

Samuel H. Brown and Rosella Brown, Petitioners
(Sections 707.06, 07, Revised Code)

PUBLIC HEARING HELD - PETITION GRANTED

The following resolution was introduced by Mr. Seifried, who also moved that it be adopted:
WHEREAS, pursuant to action taken by the Board of Miami County Commissioners on October 3, 1958, a public hearing was held in the Commissioners' office, Court House, Troy, Ohio, on the 3rd day of December 1958, at ten o'clock A. M. on the petition of Samuel H. and Rosella Brown, requesting that certain territory in Section 17, Town 1, Range 10, Staunton Township, being adjacent to the East Corporation line of Troy, Ohio, containing 35.629 acres, more or less, be annexed to said City of Troy, Ohio, and

WHEREAS, said petition and accompanying plat map of land to be annexed has been on file in the Auditor's office for public inspection since October 3, 1958, and

WHEREAS, the required legal notice of said petition and hearing has been given by publication as required by law, and as shown by proof of publication submitted, and by posting of copy of such notice in a conspicuous place within the limits of the proposed territory to be annexed for six consecutive weeks preceding the time fixed for the hearing as stated in the affidavit filed by the Agent for the petitioners, Robert E. Brown, and

WHEREAS, THE PETITION IN THE MATTER WAS PUBLICLY READ AT THIS HEARING, AND NO INTERESTED PARTY OR property owner appeared at the hearing to object to the granting of the petition, therefore, be it

RESOLVED, by the Board of Miami County Commissioners, State of Ohio, that:

- (1) The petition of Samuel H. Brown and Rosella Brown, contains all the matters required by law;
- (2) That the statements in the petition are true;
- (3) That the map, or plat is accurate;
- (4) That the persons whose names are subscribed to the petition are a majority of the adult freeholders residing in the territory sought to be annexed;
- (5) That the legal notice and posting has been given as required by law;
- (6) That the territory to be annexed is adjacent to the City of Troy, Ohio;
- (7) That it is right that the prayer of the petition be granted;
- (8) That the petition of Samuel H. Brown and Rosella Brown to annex the land herein described in Staunton Township to the City of Troy, Ohio, be and it is hereby granted;
- (9) That said land, subject to approval of the Council of Troy, Ohio, be and it is hereby annexed to said city.
- (10) That the clerk of the Miami County Commissioners be, and she is authorized and directed to certify to the Auditor of the City of Troy, Ohio, a transcript of these proceedings, including a copy of the petition and map attached thereto.

The motion for the adoption of the resolution was seconded by Mr. Garman, with the Board voting as follows: Mr. Wilgus, yea; Mr. Seifried, yea; and Mr. Garman, yea.

Date Received - February 19 1959
Time - 1:40 P. M.
Number - 381
Fee - \$4.30
Pages - A. B. C.
Recorded - March 17, 1959
Horace C. Cromer-Recorder
Deputies:

Edith Homer
Emt. Pein
Emily Mc Neal

CONCORD
TWP.

29 SW 1/4
SECTION

6
RANGE

5
TOWN

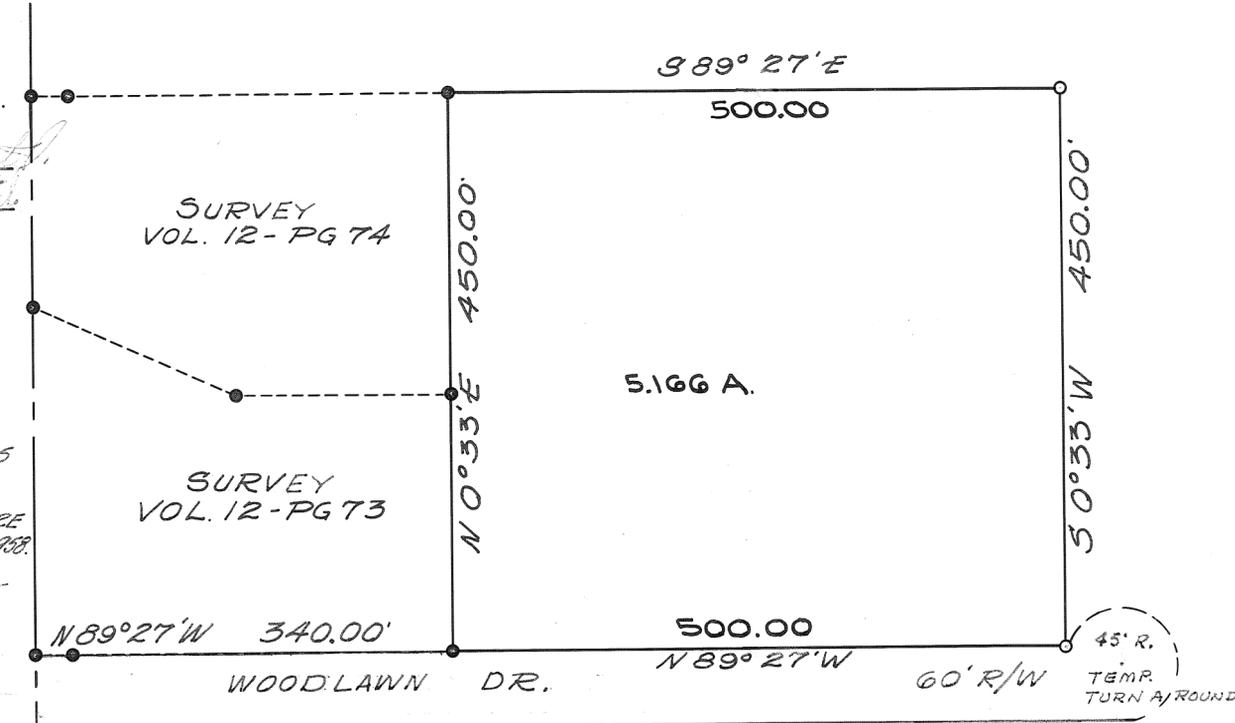
REC. VOL. 7 PAGE 46
VOL # _____ PLAT # _____
MIAMI COUNTY ENG'S RECORD
OF LAND SURVEYS

WE THE UNDERSIGNED OWNERS
OF LAND SHOWN ON THIS SUBDIVISION
HERE BY DEDICATE THE ROAD
AS SHOWN ON THIS PLAT TO
MIAMI COUNTY OHIO FOR
PUBLIC USE AND
ACKNOWLEDGE THE SIGNING
THEREOF TO BE OUR OWN
VOLUNTARY ACT & DEED.

WITNESS NAME
Rose Sugar
Rene Bishop

STATE OF OHIO - MIAMI COUNTY
PERSONALLY APPEARED BEFORE
ME THE ABOVE SIGNED PARTIES
AND ACKNOWLEDGE THE
SIGNING THERE OF.
SWORN TO & SUBSCRIBED BEFORE
ME THIS 30 DAY OF Sept 1958.

Rose Alice Sugar
NOTARY PUBLIC IN & FOR MIAMI
COUNTY OHIO
MY COMMISSION EXPIRES
Jan 25 - 1960



BARNHART ROAD
N 0° 33' E 561.75'



EDGEWOOD PLAT

- IRON PIN OR NAIL FOUND
- IRON PIN OR NAIL SET

AT A MEETING OF THE TROY CITY
PLANNING AND ZONING COMMISSION
HELD THIS 21 DAY OF October 1958
THIS SUBDIVISION WAS APPROVED.

L. N. Sindenberger M.D.
PRESIDENT
Opal B. Callier
SECRETARY

WOODLAWN DRIVE
TRANSFERRED THIS 23rd DAY
OF March 1959
MIAMI COUNTY AUDITOR
Luth. E. Graham

FILE NUMBER 879
RECEIVED FOR RECORD THIS 23rd
DAY OF MARCH 1959, AT 10:40 AM
PLAT BOOK 7 PAGE 42
MIAMI COUNTY RECORDER'S PLAT RECORD

Horace C. Carner
MIAMI COUNTY RECORDER
FEE \$ 4.30

PLAT # 402

APPROVED: 10-1-58
V. C. Freshour
MIAMI COUNTY ENGINEER

APPROVED: 10-1-58
MIAMI COUNTY PLANNING COMMISSION

Adam Wilgus
Roy Harman
Richard Cleifield

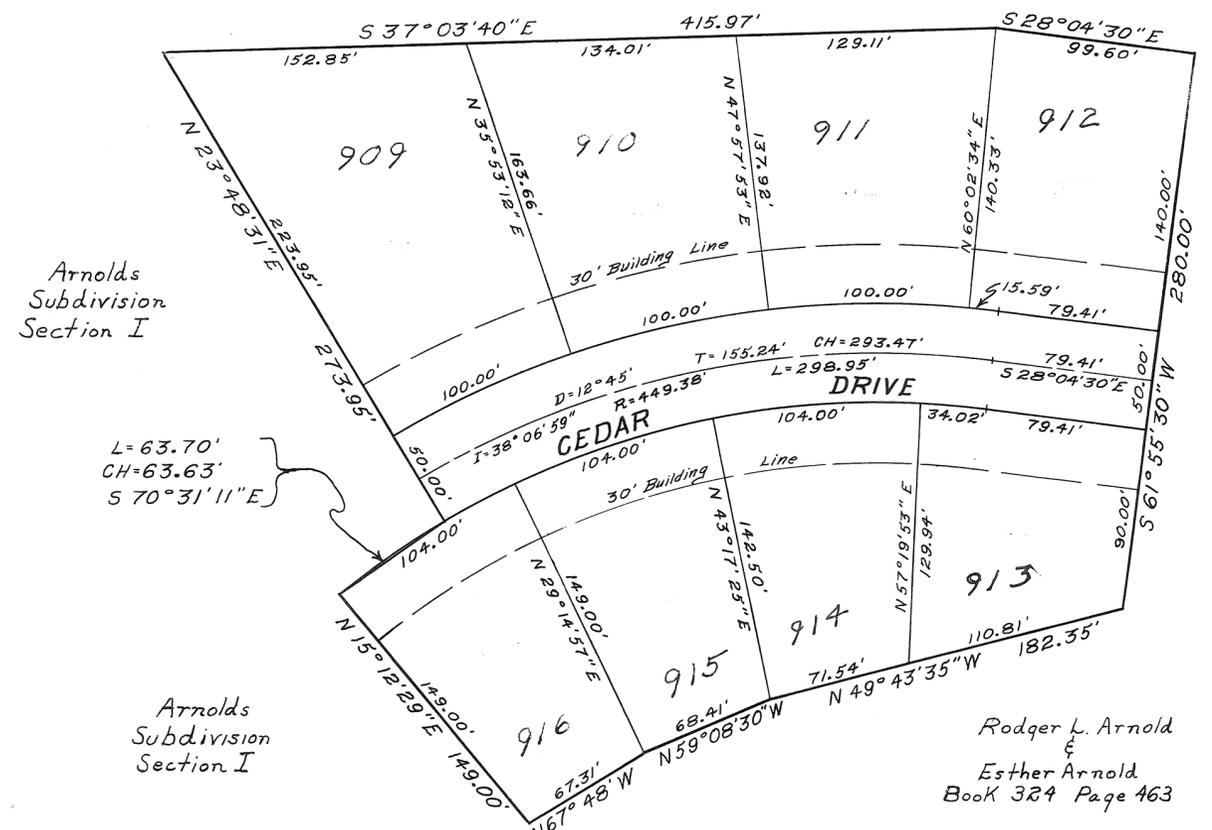
APPROVED: 3/23 1959
WE ACCEPT AND APPROVE THE DEDICATION
OF ROADS AS SHOWN THERE OF.
MIAMI COUNTY COMMISSIONERS

Richard Cleifield
Luther Ruck
Adam Wilgus

SURVEY FOR
WILSON & EDITH TROSTEL
Franklin D. Ruck
FRANKLIN D. RUCK #3319
1316 E. MAIN ST. TROY, OHIO

SCALE: 1" = 100.0'

Section 28 Town 6 Range 5E Union Township Village of West Milton



I hereby approve this plat
 This 20 day of March, 1959
John W. Judge
 Village Engineer

Miami County Engineers Records
 of Subdivision Surveys
 Volume _____ Page _____

927
 Transferred on this 24th day of
 February 1959
Walter E. Johnson
 County Auditor
 Miami County, Ohio

Approved on this 3 day of February
 1959 by ordinance No. _____ of the
 Council of the Village of West Milton, Ohio

Peter M. Cymbala
 Mayor
Georgia Jones
 Clerk
 Planning Commission
Robert Klipstine
 Chairman
Robert J. Elson
 Clerk

927
 Recorded on this 24 day of
 March, 1959, at 3:31 P.M.
 Plat Book 7 Page 43
 Fee \$4.30

Thomas R. Spittel
 County Recorder
 Miami County, Ohio

**ARNOLDS SUBDIVISION
 SECTION TWO**

Being a plat of 3.163 acres a part of
 Out Lot #163 Village of West Milton

The within plat is a subdivision of 3.163 acres of a part of O.L. #163
 conveyed to Rodger L. Arnold & Esther Arnold by deed as recorded
 in Deed Book 324, Page 463 of the Deed Records of Miami
 County, Ohio.

We, the undersigned, being all the owners and lienholders of the lands
 herein plotted, do hereby dedicate the streets shown on the plat to the
 public use forever.
 Easements are to be five feet in width on the side and rear of each
 lot. Easements are for the construction, operation, maintenance,
 repair, replacement or removal of water, gas, sewer, electric, telephone
 or other utility lines or services, and for the express privilege of re-
 moving 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 purpose and are to be maintained as such
 forever.

Signed and acknowledged in the presence of:

Nadine Logan Witness
Thomas R. Spittel Witness
Rodger L. Arnold Owner
Esther A. Arnold Owner

State of Ohio, ss.
 Be it remembered that on this 16th day of February before
 me, the undersigned, a Notary Public in and for said State of Ohio,
 personally came the said Rodger L. Arnold & Esther Arnold, to me
 known, and acknowledged the signing and execution of the within
 plat to be their voluntary act and deed.
 In testimony whereof, I have hereunto set my hand and notary
 seal on the day and date above written.

Nadine Logan
 Notary Public in and for the State of Ohio
 My Commission Expires July 21, 1961

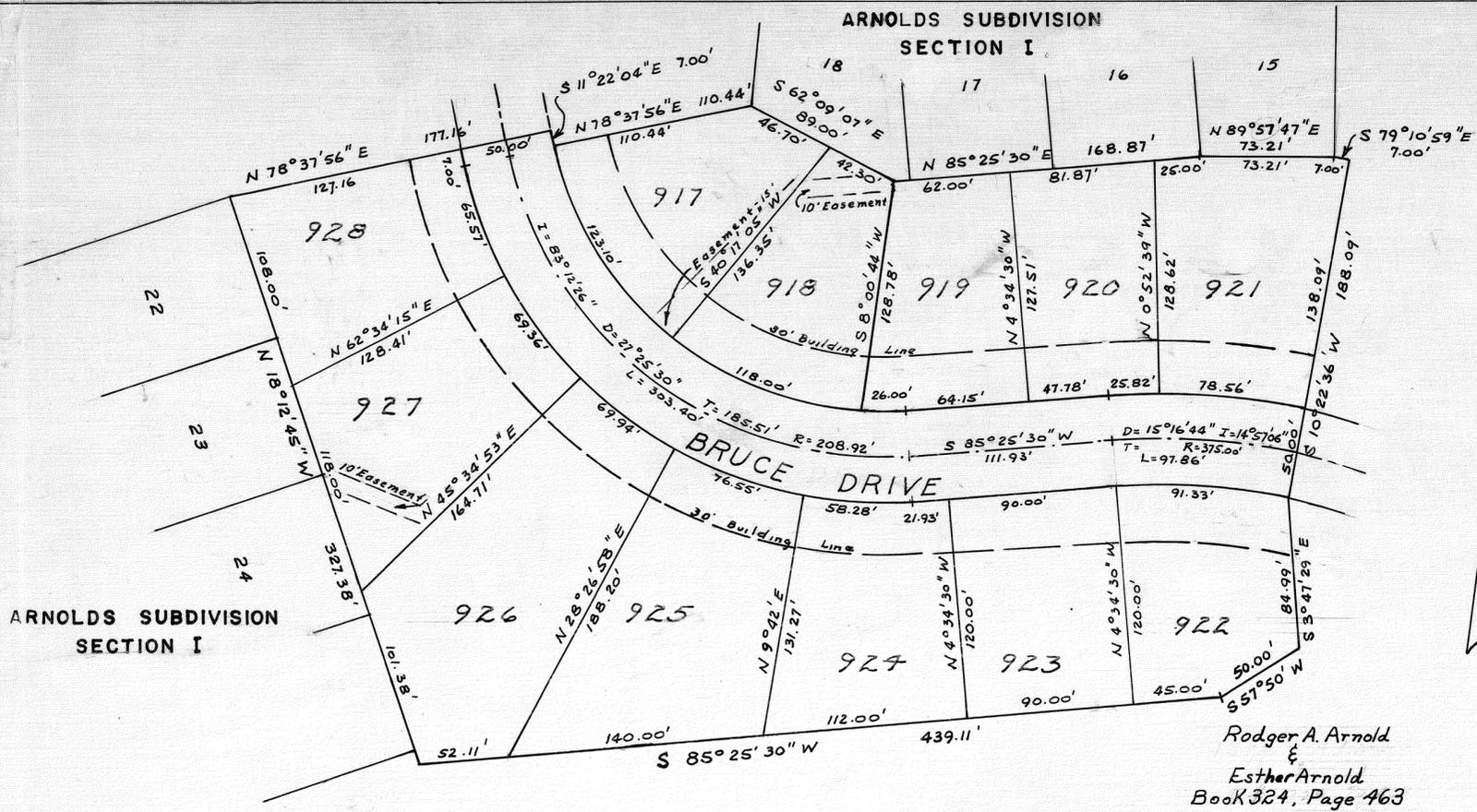
State of Ohio, ss.
 Rodger L. Arnold & Esther Arnold being duly sworn, say that
 all persons and corporations, to the best of their knowledge, in-
 terested in this dedication, either as owners or lienholders, have
 united in its execution.
 In testimony whereof, I have hereunto set my hand and notary
 seal on the day and date above written.

Nadine Logan
 Notary Public in and for the State of Ohio
 My Commission Expires July 21, 1961

- COVENANTS & RESTRICTIONS**
- All lots in this tract shall be known and described as residential lots. No structure shall be erected, altered, placed or permitted to remain on any residential building plat other than one (1) detached single family dwelling not to exceed two and one-half (2 1/2) stories in height and a private garage for not more than three (3) cars.
 - No dwelling shall be permitted on any lot at a cost of less than \$3,500 based upon cost levels prevailing on the date these covenants are recorded, it being the intention and purpose of the covenant to assure that all dwellings shall be of a quality of workmanship and materials substantially the same or better than that which can be produced on the date these covenants are recorded at the minimum cost stated herein for the minimum permitted dwelling site. The ground floor area of the main structure, exclusive of one story open porches and garages, shall be not less than 900 square feet for a one-story dwelling.
 - No building shall be located on any lot nearer to the front lot line or near to the side street line than the minimum building setback lines shown on the recorded plat. In any event no building shall be located on any lot nearer than 30 feet to the front lot line, or nearer than 25 feet to any side street line. No building shall be located near than 5 feet to any interior lot line, and each lot shall contain a total of 15 feet of side yard. No dwelling shall be located on any interior lot nearer than 5 feet to the rear lot line. For the purpose of this covenant, eaves, steps, and open porches shall not be considered as a part of a building, provided, however, that this shall not be construed to permit any portion of a building, and a lot to encroach upon another lot.
 - No lot shall be further subdivided into smaller lots or parcels for the purpose of providing additional building sites.
 - No trailer, basement, tent, shack, garage, barn, or other outbuilding erected in the tract shall at any time be used as a residence temporarily or permanently, nor shall any structure of a temporary character be used as a residence.
 - No noxious or offensive trade shall be carried on upon any lot nor shall anything be done thereon which may be or become an annoyance or nuisance to the neighborhood.
 - No fence, wall, hedge or shrub planting which obstructs sight lines at elevations between 2 and 6 feet above the roadways shall be placed or permitted to remain on any corner lot within the triangular area formed by the street property lines and a line connecting the lot points 25 feet from the intersection of the street lines, or in the case of a rounded property corner from the intersection of the street property lines extended. The same sight-line limitations shall apply on any lot within 10 feet from the intersection of a street property line with the edge of a driveway or alley pavement. No tree shall be permitted to remain within such distance of such intersections unless the foliage line is maintained at sufficient height to prevent obstruction of such sight lines.
 - No sign of any kind shall be displayed to the public view on any lot except one professional sign of not more than one square foot, one sign of not more than five square feet advertising the property for sale or rent, or signs used by a builder to advertise the property during the construction and sales period.
 - No animals, livestock, or poultry of any kind shall be raised, bred or kept on any lot, except that dogs, cats or other household pets may be kept provided that they are not kept, bred or maintained for any commercial purpose.
 - These covenants and restrictions are for the benefit of all lot owners and are to run with the land and shall be binding on all parties and all persons claiming under them until August 1977 at which time said covenants shall automatically extend for successive periods of ten (10) years unless by vote of a majority of the then owners of the lots, it is agreed to change said covenants in whole or in part.
 - These covenants shall be enforceable by injunction and otherwise by the grantor, its successors or assigns. Invalidation of any one of these covenants by judgement or court order shall in no wise affect any of the other provisions which shall remain in full force and effect.

Scale 1" = 60' September, 1957

I hereby certify the measurements as shown to be correct.
John W. Judge
 JOHN W. JUDGE ENGINEERING CO. DAYTON, OHIO



Records of Subdivision Surveys
Miami County Engineers
Volume _____ Page _____
Scale 1" = 60' January 1959

Transferred on this 24th day
of March, 1959
Ruth E. Prashaw
County Auditor
Miami County, Ohio

I hereby approve this plat
This 20 day of March, 1959

John W. Judge
Village Engineer

Recorded on this 24 day March
of 1959 at 3:30 P.M.
Plot Book 7 Page 44
fee \$4.30

This plat is hereby approved
by the Village of West Milton,
Miami County, Ohio.

Planning Commission:
Feb. 3, 1959
Date Robert Klipstine
Chairman
Richard S. Olson
Clerk

Harold C. ...
County Recorder
Miami County, Ohio

Council:
February 3, 1959
Date Peter W. Gumbala
Mayor
George ...
Clerk

**ARNOLDS SUBDIVISION
SECTION III**

Being a plot of 3.916 acres a part of
Out Lot # 163. Village of West Milton

The within plot is a subdivision of 3.916 acres a part of O.L. # 163
conveyed to Rodger L. Arnold & Esther Arnold by deed as recorded
in Deed Book 324 Page 463 of the Deed Records of Miami
County, Ohio.

We, the undersigned, being all the owners and lienholders of the lands
herein platted, do hereby dedicate the streets shown on the plat to the
public use forever.
Easements are to be five feet in width on the side and rear of each
lot. Easements are for the construction, operation, maintenance,
repair, replacement or removal of water, gas, sewer, electric, telephone
or other utility lines or services, and for the express privilege of re-
moving 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 purpose and are to be maintained as such
forever.

Signed and acknowledged in the presence of:

Nadine Logan witness Rodger L. Arnold owner
Thomas R. Spittel witness Esther A. Arnold owner

State of Ohio, ss.
Be it remembered that on this 16th day of February before
me, the undersigned, a Notary Public in and for said State of Ohio,
personally came the said Rodger L. Arnold & Esther Arnold, to me
known, and acknowledged the signing and execution of the within
plat to be their voluntary act and deed.
In testimony whereof, I have hereunto set my hand and notary
seal on the day and date above written.

Nadine Logan
Notary Public in and for the State of Ohio
My Commission Expires July 21, 1961

State of Ohio, ss.
Rodger L. Arnold & Esther Arnold being duly sworn, say that
all persons and corporations, to the best of their knowledge, in-
terested in this dedication, either as owners or lienholders, have
united in its execution.
In testimony whereof, I have hereunto set my hand and notary
seal on the day and date above written.

Nadine Logan
Notary Public in and for the State of Ohio
My Commission Expires July 21, 1961

COVENANTS & RESTRICTIONS

- All lots in this tract shall be known and described as residential lots. No structure shall be erected, altered, placed or permitted to remain on any residential building plot other than one (1) detached single family dwelling, not to exceed two and one-half (2 1/2) stories in height and a private garage for not more than three (3) cars.
- No dwelling shall be permitted on any lot at a cost of less than \$13,500 based upon cost levels prevailing on the date these covenants are recorded, it being the intention and purpose of the covenant to assure that all dwellings shall be of a quality of workmanship and materials substantially the same or better than that which can be produced on the date these covenants are recorded at the minimum cost stated herein for the minimum permitted dwelling size. The ground floor area of the main structure, exclusive of one story open porches and garages, shall be not less than 950 square feet for a one-story dwelling.
- No building shall be located on any lot nearer to the front lot line or near to the side street line than the minimum building setback lines shown on the recorded plat. In any event no building shall be located on any lot nearer than 30 feet to the front lot line, or nearer than 25 feet to any side street line. No building shall be located near than 5 feet to any interior lot line, and each lot shall contain a total of 15 feet of side yard. No dwelling shall be located on any interior lot nearer than 5 feet to the rear lot line. For the purpose of this covenant, eaves, steps and open porches shall not be considered as a part of a building provided, however, that this shall not be construed to permit any portion of a building, and lot to encroach upon another lot.
- No lot shall be further subdivided into smaller lots or parcels for the purpose of providing additional building sites.
- No trailer, basement tent, shack, garage, barn, or other out building erected in the tract shall at any time be used as a residence temporarily or permanently, nor shall any structure of a temporary character be used as a residence.
- No noxious or offensive trade shall be carried on upon any lot nor shall anything be done thereon which may be or become an annoyance or nuisance to the neighborhood.
- No fence, wall, hedge or shrub planting which obstructs sight lines at elevations between 2 and 6 feet above the roadways shall be placed or permitted to remain on any corner lot within the triangular area formed by the street, property lines and a line connecting them at points 25 feet from the intersection of the street lines, or in the case of rounded property corner from the intersection of the street property lines extended. The same sight line limitations shall apply on any lot within 10 feet from the intersection of a street property line with the edge of a driveway or alley pavement. No tree shall be permitted to remain within such distance of such intersections unless the foliage line is maintained at sufficient height to prevent obstruction of such sight lines.
- No sign of any kind shall be displayed to the public view on any lot except one professional sign of not more than one square foot, one sign of not more than five square feet advertising the property for sale or rent, or signs used by a builder to advertise the property during the construction and sales period.
- No animals, livestock, or poultry of any kind shall be raised, bred or kept on any lot except that dogs, cats or other household pets may be kept provided that they are not kept, bred or maintained for any commercial purpose.
- These covenants and restrictions are for the benefit of all lot owners and are to run with the land and shall be binding on all parties and all persons claiming under them until November 1979 at which time said covenants shall automatically extend for successive periods of ten (10) years unless by vote of a majority of the then owners of the lots, it is agreed to change said covenants in whole or in part.
- These covenants shall be enforceable by injunction and otherwise by the grantor, its successors or assigns. Invalidation of any one of these covenants by judgment of court order shall in no wise affect any of the other provisions which shall remain in full force and effect.

I hereby certify the measurements as shown to be correct.

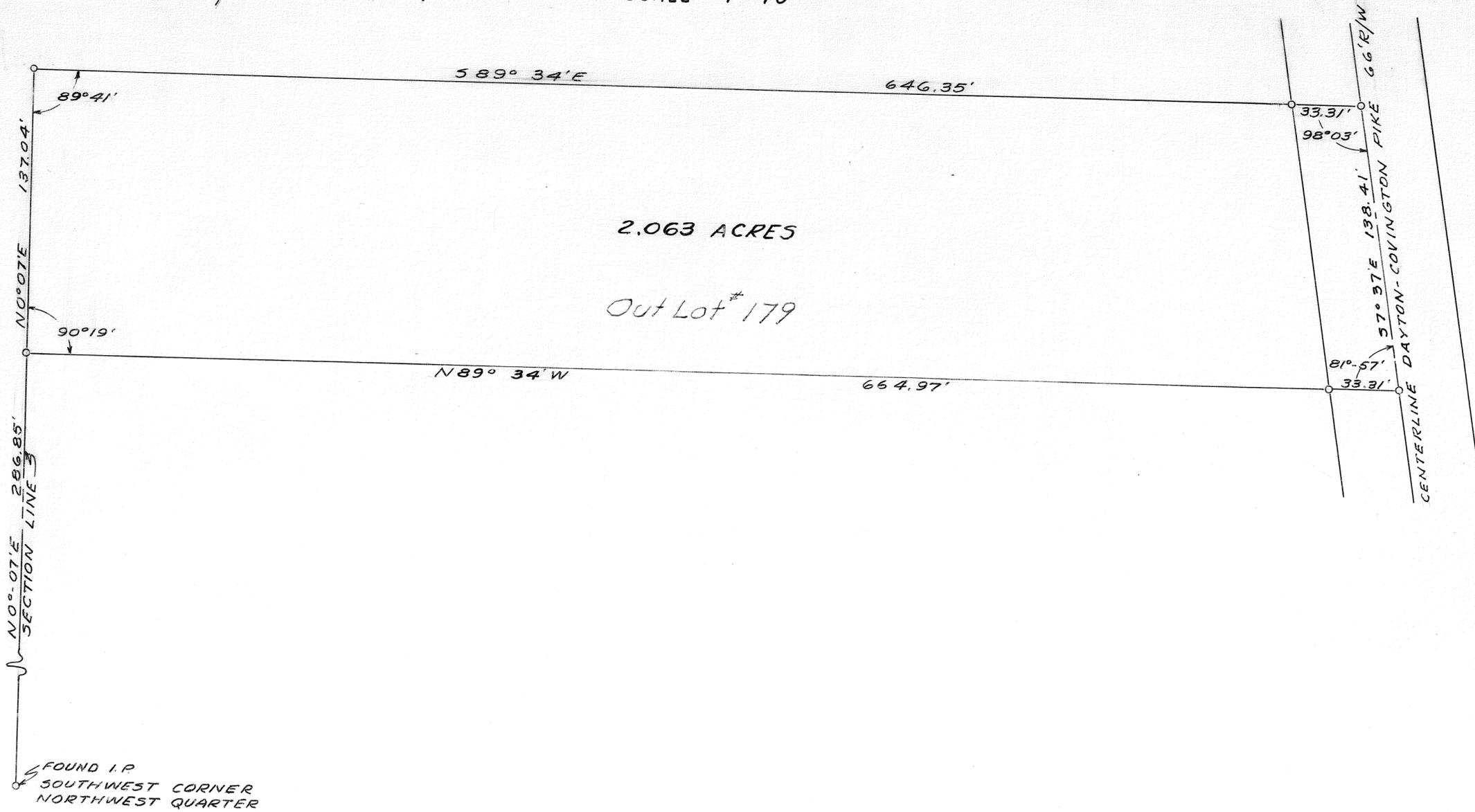
John W. Judge
JOHN W. JUDGE ENGINEERING CO. DAYTON, OHIO

Rodger A. Arnold
&
Esther Arnold
Book 324, Page 463

Range 5 Town 66 Section 16
 Union Township
 Chronabery Annexation

VILLAGE OF WEST MILTON
 ANNEXATION MAP
 SCALE 1"=40'

PLAT NO. 45 VOLUME NO. 7
 MIAMI COUNTY ENGRS RECORD OF LOT SURVEYS



2.063 ACRES

Out Lot #179

MIAMI COUNTY RECORDERS PLAT RECORDS Vol. No. 7 PLAT No. 45
 MIAMI COUNTY ENGINEERS RECORD OF LOT SURVEYS Vol. No. _____ PLAT No. _____

I HEREBY APPROVE THIS ANNEXATION PLAT THIS 8th DAY OF April 1959
W. A. Freshour
 MIAMI COUNTY ENGINEER

APPROVED BY VOTE OF VILLAGE OF WEST MILTON PLANNING COMMISSION
 THIS 18 DAY OF February 1959
Robert Klipstine
 CHAIRMAN
Robert S. Claus
 SECRETARY

THIS PLAT APPROVED, NUMBERED AND TRANSFERRED THIS 8th DAY OF April 1959
Justin E. Graham
 MIAMI COUNTY AUDITOR

AT A MEETING OF THE VILLAGE COUNCIL OF THE VILLAGE OF WEST MILTON,
 MIAMI COUNTY OHIO HELD THIS 17 DAY OF March 1959 THIS
 ANNEXATION PLAT WAS ACCEPTED BY ORDINANCE No. _____
Georgia Lyons
 CLERK OF COUNCIL
Peter M. Cymbala
 MAYOR
Robert Sinnerman
 PRESIDENT OF COUNCIL

RECEIVED FOR RECORD THIS 8th DAY OF April 1959 FEE \$9.20
 Book No 7 PAGE 45
Horace C. Gomer
 MIAMI COUNTY RECORDER

Gordon H. Hill
 REGISTERED SURVEYOR No. 4537

#1262

C E R T I F I C A T I O N

IN THE MATTER OF ANNEXING CERTAIN TERRITORY IN SECTION 16, TOWN 6, RANGE 5 EAST, UNION TOWNSHIP TO WEST MILTON, OHIO:

Richard E. & Pauline J. Chronabery, Petitioners
I, Mary F. Boyd, Clerk to the Board of Miami County Commissioners, Troy, Ohio, do hereby certify that the attached "PETITION" and the accompanying map; the "AFFIDAVIT" of the Agent, Robert K. Lucous, regarding the publication and posting; and the "PROOF OF PUBLICATION" filed in the above matter are the originals thereof.

I further certify that the typewritten copy of the resolution, "ACCEPTANCE OF PETITION-HEARING DATE SET", and the photostat copy of resolution, "PUBLIC HEARING HELD-PETITION GRANTED" are true and correct copies of such resolutions and action taken by the Board of Miami County Commissioners on dates of October 15, 1958 and December 15, 1958, as recorded in Commissioners' Journal No. 35, Pages 110 and 153 respectively.

Dated:

December 17, 1958

Mary F. Boyd
Mary F. Boyd, Clerk to the
Board of Miami County
Commissioners, Troy, Ohio

PETITION TO ANNEX TERRITORY Filed 10/15/58
To Village of Milton (West Milton) Ohio

To The Commissioners of Miami County, State of Ohio:

The undersigned, being a majority of the adult freeholders residing on the following described territory situated in the County of Miami and adjacent to the Village of Milton (West Milton), towit:

Situated in the Township of Union, County of Miami and State of Ohio being a part of the Northwest Quarter of Section 16, Town 6, Range 5 East being bounded and more particularly described as follows:

Starting at the Southwest corner of the Northwest Quarter of Section 16; thence North 0o 07' East with the west line of said Section 16 a distance of 286.85' feet to an iron pin and point of beginning; thence North 0o 07' east with said section line a distance of 137.04' feet to an iron pin; thence South 89o 34' East a distance of 646.35' feet to an iron spike on the centerline of the Dayton-Covington Pike; thence South 7o 37' East with the centerline of said Dayton-Covington Pike a distance of 138.41' feet to an iron spike; thence north 89o 34' West a distance of 664.97' feet to an iron pin and place of beginning, containing 2.063 acres, more or less. Subject however to all legal highways.

an accurate map of which territory is hereto attached, respectfully petition that the said above described territory may be annexed to the said Village of Milton (West Milton).

And Robert K. Lucous residing at R. R. #1, Garland Road, West Milton, Ohio, is hereby authorized to act as agent of the petitioners herein in securing such annexation. Further petitioners sayeth not.

Signatures of Resident Freeholder as written on deed	Vol. & Page of deed	Acreage
Richard E. Chronabery (Richard E. Chronabery)	V.297-P.425	2.063
Pauline J. Chronabery (Pauline J. Chronabery)	V.297-P.425	2.063

A F F I D A V I T

VILLAGE OF WEST MILTON, OHIO
ANNEXATION OF APPROXIMATELY 2.063 ACRES

Robert K. Lucous of R.R. #1, Garland Road, West Milton, Ohio states that he is agent for petitioners for annexation of approximately 2.063 acres to the Village of West Milton, Ohio as shown on map attached to petition by Gordon H. Hill, Engineer, of West Milton, Ohio.

That said petition contains the signature of more than majority of the resident freeholders within said territory sought to be annexed;

That publication of notice of said petition for annexation has been published in The West Milton Records, a newspaper of English language, being the only newspaper published and of general circulation in said Village, and is of general circulation in said County, for six weeks as required by law, the affidavit of the published pertaining to said publication having been filed with Miami County Commissioners herein;

That affiant has caused notice of the filing of said ~~petition~~ and a copy of said petition, to be posted in the area to be annexed as required by law on the 22 day of October 1958, for the period required by law towit; from said date to the date of this affidavit for six weeks or more. Said notice and copy of petition were posted at premises described in petition

Further affiant sayeth not.

Robert K. Lucous
Robert K. Lucous, Agent for Petitioners

STATE OF OHIO) SS.
COUNTY OF MIAMI)

Robert K. Lucous, agent being first duly sworn states that he is agent for petitioners for annexation of approximately 2.063 acres to the Village of West Milton, Ohio and that the facts set forth in the foregoing affidavit are true as he verily believes.

Robert K. Lucous

Sworn to before me and subscribed in my presence this 15 day of December, 1958.

Notarial Seal
State of Ohio

Winfred L. Martindale

PROOF OF PUBLICATION

Notice of Petition for annexation

Notice is hereby given that petition has been filed on October 15, 1958, with the Commissioners of Miami County, Court House, Troy, Ohio, requesting annexation to the Village of West Milton, Ohio of certain territory as follows:

Situated in the Township of Union, County of Miami and State of Ohio, being a part of the Northwest Quarter of Section 16, Town 6, Range 5 East being bounded and more particularly described as follows:

Starting at the Southwest corner of the Northwest Quarter of Section 16, thence North 0o 07' East with the west line of said Section 16 a distance of 286.85 feet to an iron pin and point of beginning; thence North 0o 07' east with said section line a distance of 137.04 feet to an iron pin; thence South 89o 34' East a distance of 646.35 feet to an iron spike on the centerline of the Dayton-Covington Pike; thence South 7o 37' East with the centerline of said Dayton-Covington Pike a distance of 138.41 feet to an iron spike; thence north 89o 34' West a distance of 664.97 feet to an iron pin and place of beginning, containing 2.063 acres, more or less. Subject however to all legal highways.

An accurate map of the territory herein sought to be annexed has been filed with said petition.

That said petition has been set for hearing before said County Commissioners at their office in said Court House on Monday, the 15th day of December, 1958, at ten o'clock A. M.

Robert K. Lucous,
Agent for Petitioners.

First publication Oct. 22, 1958

6 w

Printer's Charge \$23.88

Notary Fee _____

THE STATE OF OHIO) SS:
MIAMI COUNTY |

I Mary L. Gordon do solemnly swear that I am member of the firm of Record Printing Co., publishers of

THE WEST MILTON RECORD

a newspaper printed and published and of general circulation throughout Miami County, Ohio; and that the original notice, a true copy of which is hereto annexed, was published in said newspaper for a period of six consecutive weeks, commencing on the 22nd day of October, A.D. 1958.

Mary L. Gordon

Sworn to before me and subscribed in my presence, this 15 day of December A.D. 1958.
Notarial Seal
State of Ohio

Winfred L. Martindale
Winfred L. Martindale, Notary Public
In and for The State of Ohio
My Commission Expires Dec. 3, 1959

ANNEXATION OF TERRITORY IN UNION TOWNSHIP, SECTION 16 TO VILLAGE OF WEST MILTON, OHIO

Richard E. & Pauline J. Chronabery, Petitioners

ACCEPTANCE OF PETITION - HEARING DATE SET
(Sections 709.02, 707.05 R. C.)

Mr. Seifried introduced the following resolution and moved that it be adopted:

WHEREAS, a petition signed by Richard E. and Pauline J. Chronabery, has been presented to the Board of Miami County Commissioners asking for annexation of certain territory located in the Northwest Quarter of Section 16, Town 6, Range 5 East, Monroe Township, Miami County, Ohio, to the Village of West Milton, Ohio; such territory being adjacent to the North Corporation line of the Village of West Milton, containing 2.063 acres, more or less, and being more particularly described in the petition and accompanying plat map being filed under the provisions of Section 709.02 of the Revised Code of Ohio, now therefore be it

RESOLVED, By the Board of Miami County Commissioners that said petition be filed in the office of the Auditor of Miami County where it shall be subject to the inspection of any person interested and shall be for hearing on the 15th day of December 1958, at ten o'clock A. M. in the offices of the Miami County Commissioners, Court House, Troy, Ohio, and be it further

RESOLVED, that the agent for the petitioners, Robert K. Lucous, R. R. 1, Garland Road, West Milton, Ohio, as designated in the petition shall be notified by the Clerk of the Board of Miami County Commissioners, of such hearing date so that he may give notice as required by law.

The motion to adopt the resolution was seconded by Mr. Garman, with the Board voting as follows: Mr. Wilgus, yea; Mr. Seifried, yea; and Mr. Garman, yea.

(Taken from Commissioners' Journal No 35, page 110 under date of October 15, 1958.)

Monday, December 15, 1958

MEETING - BOARD OF COMMISSIONERS - MIAMI COUNTY

The Board of Miami County Commissioners met this day pursuant to adjournment on Friday, December 12, 1958

The meeting was called to order by the President of the Board with all members attending as follows: Adam Wilgus, Richard Seifried, and Roy G. Garman.

The minutes of the previous meeting held on Friday, December 12, 1958, were read and approved.

ANNEXATION OF TERRITORY IN UNION TOWNSHIP, SECTION 16 TO VILLAGE OF WEST MILTON, OHIO

Richard E. & Pauline J. Chronabery, Petitioners
(Sections 707.06, 07, Revised Code)

PUBLIC HEARING HELD - PETITION GRANTED

The following resolution was introduced by Mr. Seifried, who also moved that it be adopted:

WHEREAS, pursuant to action taken by the Board of Miami County Commissioners on October 15, 1958, a public hearing was held in the Commissioners office, Court House, Troy, Ohio, on the 15th day of December, 1958, at ten o'clock A. M. on the petition of Richard E. and Pauline J. Chronabery, requesting that certain territory in Section 16, Town 6, Range 5 East, Union Township, being adjacent to the North Corporation line of West Milton, Ohio, containing 2.063 acres, more or less, be annexed to said village of West Milton, Ohio, and

WHEREAS, said petition and accompanying plat map of land to be annexed has been on file in the Auditor's office for public inspection since October 15, 1958, and

WHEREAS, the required legal notice of said petition and hearing has been given by publication as required by law, and as shown by proof of publication submitted, and by posting of copy of such notice in a conspicuous place within the limits of the proposed territory to be annexed for six consecutive weeks preceding the time fixed for the hearing as stated in the affidavit filed by the Agent for the petitioners, Robert K. Lucous, and

WHEREAS, the petition in the matter was publicly read at this hearing, and no interested party or property owner appeared at the hearing to object to the granting of the petition; therefore, be it RESOLVED, by the Board of Miami County Commissioners, State of Ohio, that:

- (1) The petition of Richard E. Chronabery and Pauline J. Chronabery, contains all the matters required by law;
- (2) That the statements in the petition are true;
- (3) That the map, or plat is accurate;
- (4) That the persons whose names are subscribed to the petition are a majority of the adult freeholders residing in the territory sought to be annexed;
- (5) That the legal notice and posting has been given as required by law;
- (6) That the territory to be annexed is adjacent to the Village of West Milton, Ohio;
- (7) That it is right that the prayer of the petition be granted;
- (8) That the petition of Richard E. Chronabery and Pauline J. Chronabery to annex the land herein described in Union Township to the Village of West Milton, Ohio, be and it is hereby granted;
- (9) That said land, subject to approval of the Council of West Milton, Ohio, be and it is hereby annexed to said Village;
- (10) That the Clerk of the Miami County Commissioners be, and she is authorized and directed to certify to the Clerk of the Council of West Milton, Ohio, a transcript of these proceedings, including a copy of the petition and map attached hereto.

The motion for the adoption of the resolution was seconded by Mr. Garman, with the Board voting as follows: Mr. Wilgus, yea; Mr. Seifried, yea; and Mr. Garman, yea.

#882

PASSED MARCH 17, 1959

ORDINANCE NO. 882

ACCEPTING PETITION FOR ANNEXATION OF TERRITORY,
BE IT ORDAINED by the Council of the Village of West Milton, State of Ohio:

Section 1: That the petition for annexation of Richard E. Chronabery and Pauline J. Chronabery, who have designated Robert K. Lucous as their agent for securing the annexation of the following described territory situated in the State of Ohio, in the County of Miami and adjacent to the Village of West Milton, to-wit:

Situated in the Township of Union, County of Miami and State of Ohio being a part of the

Northwest Quarter of Section 16, Town 6, Range 5 East being bounded and more particularly described as follows:

Starting at the Southwest corner of the Northwest Quarter of Section 16; thence North 0° 07' East with the west line of said Section 16 a distance of 286.85' feet to an iron pin and point of beginning; thence North 0° 07' east with said section line a distance of 137.04' feet to an iron pin; thence South 89° 34' East a distance of 646.35' feet to an iron spike on the centerline of the Dayton-Covington Pike; thence South 7° 37' East with the centerline of said Dayton-Covington Pike a distance of 138.41 feet to an iron spike; thence north 89° 34' West a distance of 664.97' feet to an iron pin and place of beginning, containing 2.063 acres, more or less. Subject however to all legal highways. be and the same is hereby accepted.

SECTION 2: This Ordinance shall take effect and be in force from and after the earliest period allowed by law.

Peter M. Cymbala

Mayor

APPROVED:

Georgia Lyons

Clerk

CLERK'S CERTIFICATE

I, Georgia Lyons, Clerk of Council of the Village of West Milton, Ohio, do hereby certify under R. C. 1731.24 that the foregoing ordinance was duly published in the West Milton Record, an English newspaper, the only newspaper published and of general circulation in said Village for two weeks on the following dates:

Georgia Lyons

Clerk of Council

CLERK'S CERTIFICATE

(Ohio R. C. 709.06)

I, Georgia Lyons, Clerk of the Village of West Milton, Ohio herewith certify that the attached papers pertaining to petition for annexation of Robert K. Lucous, agent for petitioners, of certain lands in Section 16, Town 6, Range 5, Union Township, Miami County, Ohio, are true and correct copies pertaining thereto, to-wit:

- (a) petition for annexation,
- (b) map of area annexed,
- (c) Proof of publication of notice of petition for annexation,
- (d) affidavit of publication and posting,
- (e) acceptance of petition for annexation by Board of County Commissioners of Miami County, Ohio;
- (f) proceedings of County Commissioners of Miami County, Ohio granting said petition for annexation,
- (g) certification by Clerk of said Commissioners,
- (h) ordinance no. 882 of the Village of West Milton accepting and approving said petition for annexation.

that the transcript of said proceeding were deposited in my hands and filed in the records of my office more than sixty days before passage of said ordinance, and that same with accompanying map was laid before council at the next regular session thereafter and passed as set forth in copy of ordinance hereto attached as required by law.

Georgia Lyons

Georgia Lyons, Clerk of Council
Village of West Milton, Ohio

Number #1262

Received: April 8, 1959

Recorded: April 10, 1959

Fee \$9.20

Horace C. Cromer, Recorder

Just Cain Deputy

Edith Horner Deputy

CONCORD
T.W.P.

29 SW 1/4
SECTION

6
RANGE

5
TOWN

REC. 7 PAGE 46
VOL # 7 PLAT # 18
MIAMI COUNTY ENG'S. RECORD
OF PLAT SURVEYS

FILE NUMBER 1520

WE, THE UNDERSIGNED OWNERS OF LAND SHOWN ON THIS
SUBDIVISION HEREBY DEDICATE THE ROAD AS SHOWN ON
THIS PLAT TO MIAMI COUNTY OHIO FOR PUBLIC USE AND
ACKNOWLEDGE THE SIGNING THEREOF TO BE OUR OWN
VOLUNTARY ACT AND DEED.

EDGEWOOD PLAT # 2

NAME	WITNESS
<u>Wilson Trostel</u>	
<u>Edith Trostel</u>	
	<u>G. L. Weston</u>
	<u>G. L. Weston</u>

RECEIVED FOR RECORD THIS 23 DAY
OF APRIL 1959 AT 10:12 A.M.
PLAT BOOK 7 PAGE 46
MIAMI COUNTY RECORDER'S PLAT RECORD

Harace C. Croner
MIAMI COUNTY RECORDER J. C. Deputy
FEE \$4.30

PLAT # 436
APPROVED 4-3-1959

T. B. Breckhow
MIAMI COUNTY ENGINEER

APPROVED 4/3/59
MIAMI COUNTY PLANNING COMMISSION

Richard Seifried

Luther Pike

Adam Wilgus

APPROVED 4/3/59
WE ACCEPT AND APPROVE THE DEDICATION
OF ROADS AS SHOWN THEREOF.
MIAMI COUNTY COMMISSIONERS

Richard Seifried

Luther Pike

Adam Wilgus

STATE OF OHIO - MIAMI COUNTY PERSONALLY APPEARED
BEFORE ME THE ABOVE SIGNED PARTIES AND
ACKNOWLEDGE THE SIGNING THEREOF. SWORN TO AND
SUBSCRIBED BEFORE ME THIS DAY OF 1959

NOTARY PUBLIC IN AND FOR MIAMI COUNTY OHIO
MY COMMISSION EXPIRES

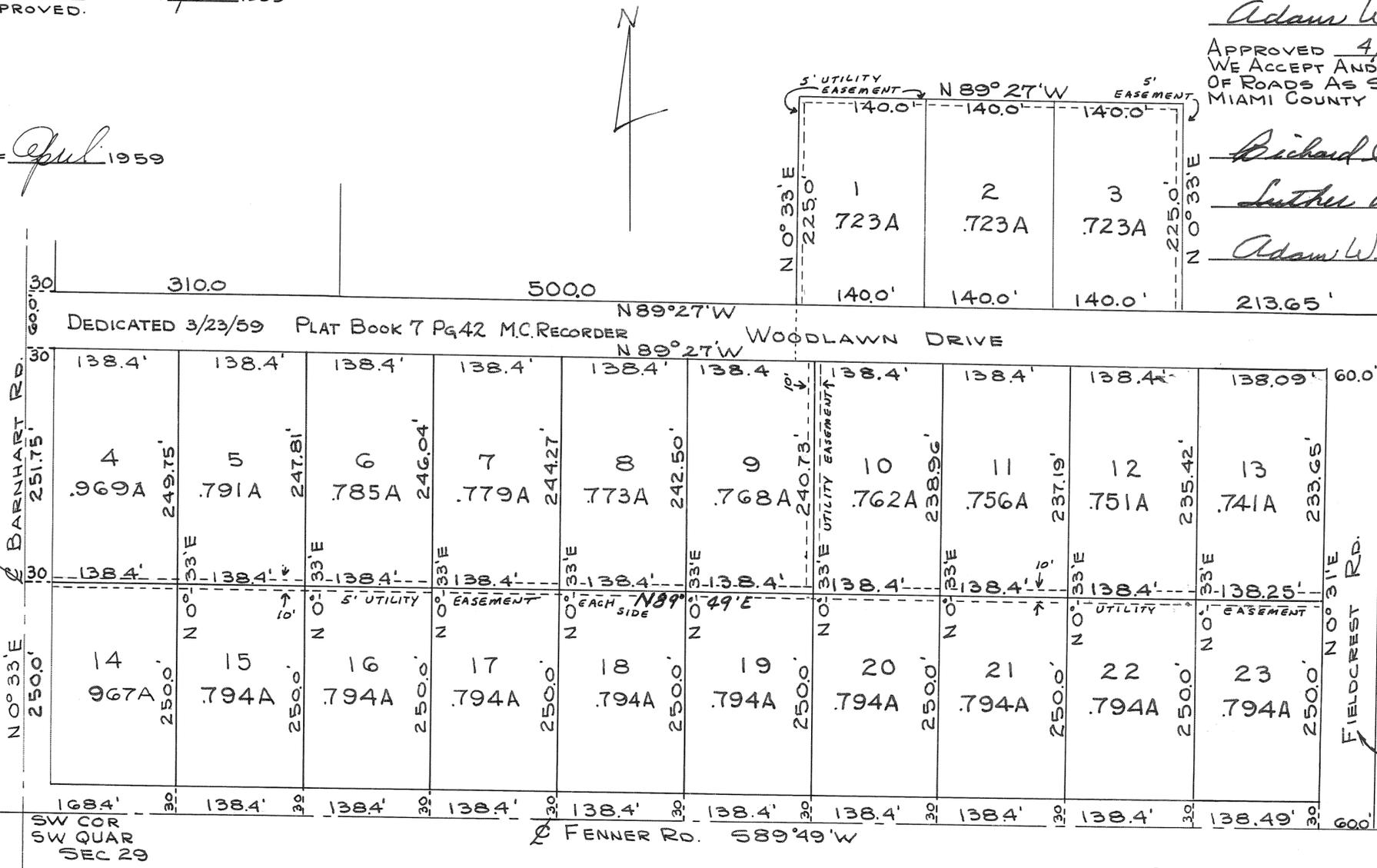
AT A MEETING OF THE TROY CITY PLANNING AND
ZONING COMMISSION HELD THIS DAY OF April 1959
THIS SUBDIVISION WAS APPROVED.

P. H. Lindenberger M.D.
PRESIDENT

Opel B. Bellis
SECRETARY

TRANSFERRED THIS 23 DAY OF April 1959

Luther E. Gresham
MIAMI COUNTY AUDITOR



Name changed to Woodlawn Dr.
See - Commissioner's Journal
No. 37 - Page 299

SCALE: 1"=100.0'

SURVEY FOR WILSON & EDITH TROSTEL

Franklin D. Ruck
FRANKLIN D. RUCK #3319
1316 E. MAIN ST. TROY, OHIO

FILE NO. 1191 FEE 1.75

S/ HORACE C. CROMER
MIAMI COUNTY RECORDER

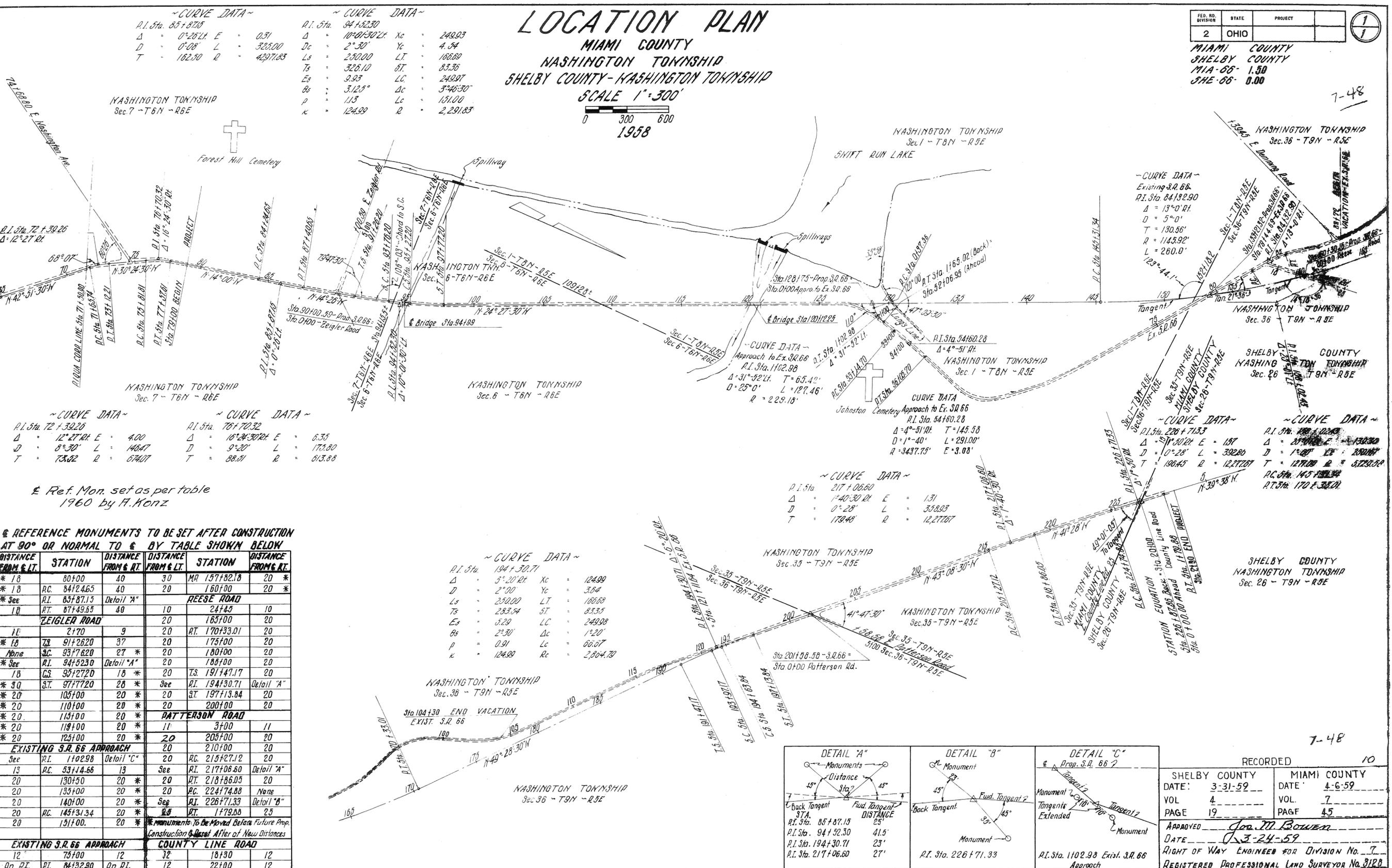
LOCATION PLAN

MIAMI COUNTY
WASHINGTON TOWNSHIP
SHELBY COUNTY-WASHINGTON TOWNSHIP
SCALE 1"=300'



FED. RD. DIVISION	STATE	PROJECT
2	OHIO	

MIAMI COUNTY
SHELBY COUNTY
MIA-66-1.30
SHE-66-0.00



~ CURVE DATA ~

P.I. Sta. 85+87.05	Δ = 0°26'41" E	E = 0.31
D = 0°08' L	L = 323.00	
T = 162.50	R = 42971.83	

~ CURVE DATA ~

P.I. Sta. 94+32.30	Δ = 10°01'30" LT	Xc = 249.93
D = 2°30' Yc	L = 4.54	
Ls = 250.00	LT = 166.80	
Ts = 328.10	ST = 83.36	
Es = 9.93	LC = 249.97	
Bs = 3.125°	Δc = 3°46'30"	
p = 113	Lc = 151.00	
k = 124.99	R = 2,291.83	

~ CURVE DATA ~

Existing S.R. 66	P.I. Sta. 84+32.90
Δ = 13°0' RT	D = 5°0'
T = 130.56'	R = 1145.92'
L = 260.0'	

~ CURVE DATA ~

P.I. Sta. 72+39.20	Δ = 12°27' RT	E = 4.00
D = 8°30' L	L = 146.47	
T = 73.92	R = 674.07	

~ CURVE DATA ~

P.I. Sta. 76+70.32	Δ = 16°24'30" RT	E = 6.35
D = 9°20' L	L = 173.80	
T = 88.51	R = 613.88	

~ CURVE DATA ~

P.I. Sta. 217+06.60	Δ = 1°40'30" RT	E = 1.31
D = 0°28' L	L = 353.93	
T = 179.48	R = 12,270.07	

~ CURVE DATA ~

P.I. Sta. 226+71.33	Δ = 5°30' RT	E = 1.57
D = 1°28' L	L = 392.80	
T = 190.45	R = 12,272.07	

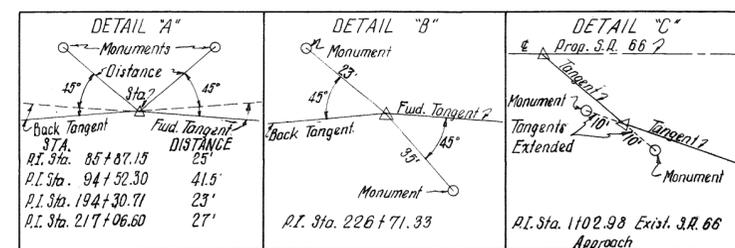
Ref. Mon. set as per table 1960 by H. Konz

REFERENCE MONUMENTS TO BE SET AFTER CONSTRUCTION AT 90° OR NORMAL TO & BY TABLE SHOWN BELOW

DISTANCE FROM & LT.	STATION	DISTANCE FROM & RT.	DISTANCE FROM & LT.	STATION	DISTANCE FROM & RT.
* 18	80+00	40	30	MR 157+82.18	20 *
* 18	P.C. 84+24.65	40	20	160+00	20 *
* Sec	P.I. 85+87.15	Detail "A"		REESE ROAD	
18	P.T. 87+49.65	40	10	24+45	10
			20	163+00	20
			20	170+33.01	20
* 18	TS 91+26.20	37	20	175+00	20
None	P.C. 93+76.20	27 *	20	180+00	20
* Sec	P.I. 94+52.30	Detail "A"	20	185+00	20
18	CS 95+27.20	18 *	20	TS 191+47.17	20
* 30	ST 97+77.20	28 *	30	RI 194+30.71	Detail "A"
* 20	105+00	20 *	20	ST 197+13.84	20
* 20	110+00	20 *	20	200+00	20
* 20	115+00	20 *	20	BATTERSON ROAD	
* 20	119+00	20 *	11	3+00	11
* 20	125+00	20 *	20	205+00	20
			20	210+00	20
			20	RC 215+27.12	20
			20	RT 217+06.60	Detail "A"
			20	RT 218+86.05	20
			20	PC 224+74.88	None
			20	PI 226+71.33	Detail "B"
			20	RT 1+79.88	25
			20	Monuments to be Moved Before Future Prop. Construction & Moved After of New Distances	
			12	18+30	12
			12	22+00	12

~ CURVE DATA ~

P.I. Sta. 194+30.71	Δ = 5°20' RT	Xc = 124.99
D = 2°00' Yc	L = 3.64	
Ls = 250.00	LT = 166.80	
Ts = 283.54	ST = 83.36	
Es = 5.29	LC = 249.98	
Bs = 2°30'	Δc = 1°20'	
p = 0.91	Lc = 66.67	
k = 124.99	Rc = 2,864.79	



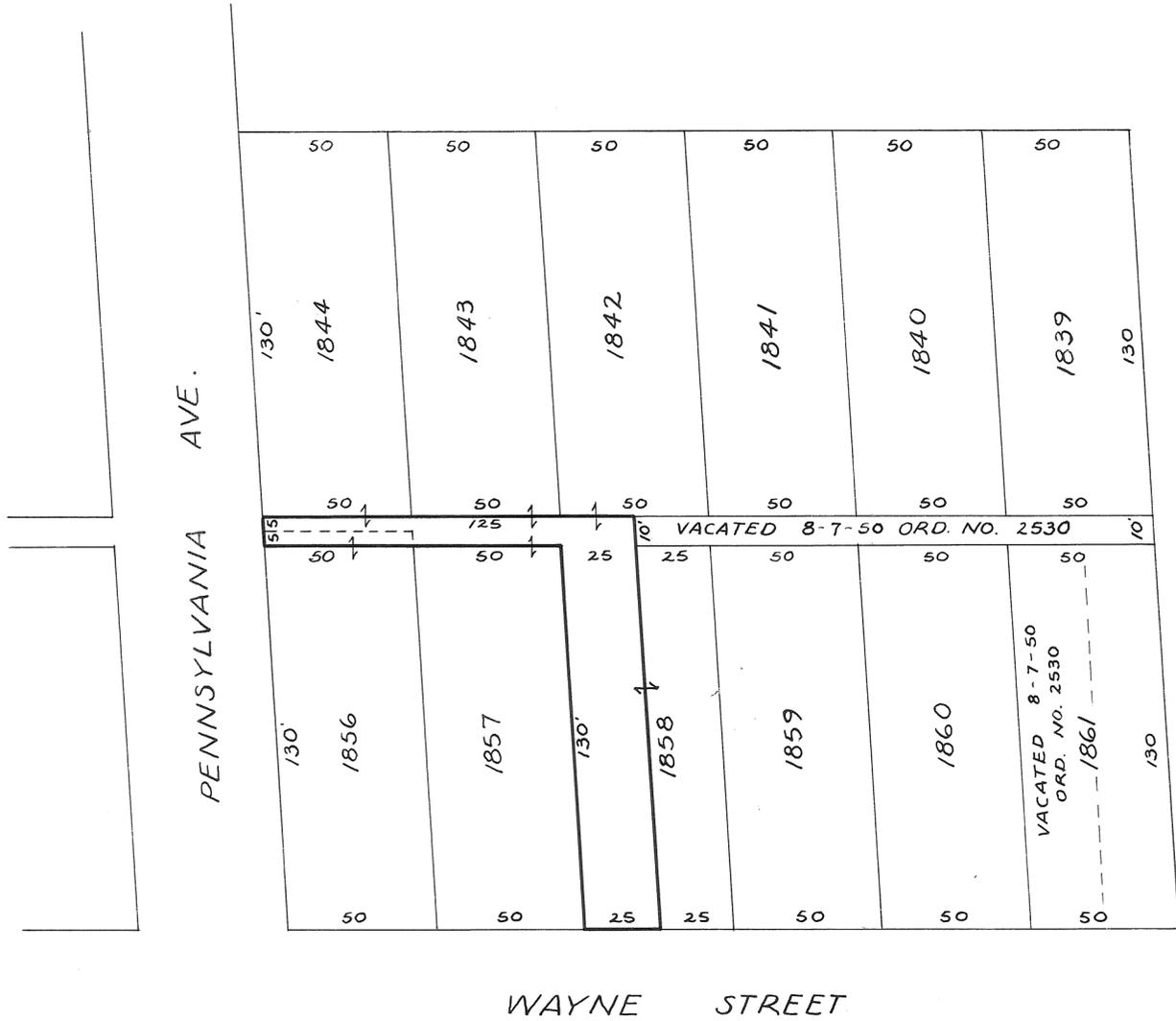
RECORDED 10

SHELBY COUNTY	MIAMI COUNTY
DATE: 3-31-59	DATE: 4-6-59
VOL 4	VOL 7
PAGE 19	PAGE 45
APPROVED: Jon. M. Bowen	
DATE: 3-24-59	
RIGHT OF WAY ENGINEER FOR DIVISION No. 7	
REGISTERED PROFESSIONAL LAND SURVEYOR No. 3128	

LOCATION PLAN

VACATION OF ALLEYS
THE HOBART MANUFACTURING CO.

Note: 10' Alley dedicated in McKaig Sub'd.
Recorders Plat Book 2 Page 156
25' Alley dedicated by Hobart Mfg. Co.
Recorders Plat Book 5 Page 24



I hereby certify this vacation plat to be correct.
Arthur D. Haddad
Arthur D. Haddad
Registered Surveyor # 4547

CONSENT TO VACATION

We, the undersigned, being all of the property owners with land abutting the alleys herein shown for vacation do hereby consent to such vacation and waive any and all notice of the pendency thereof in the council of the City of Troy, Ohio

The Hobart Mfg. Co.

By Robert Howell
By Russell C. Tanager Witness
By John W. Larimer
By Alfred J. Brennan Witness

By Earl Hennessey
By Maud Hennessey
By Dorothy Hennessey Benkert

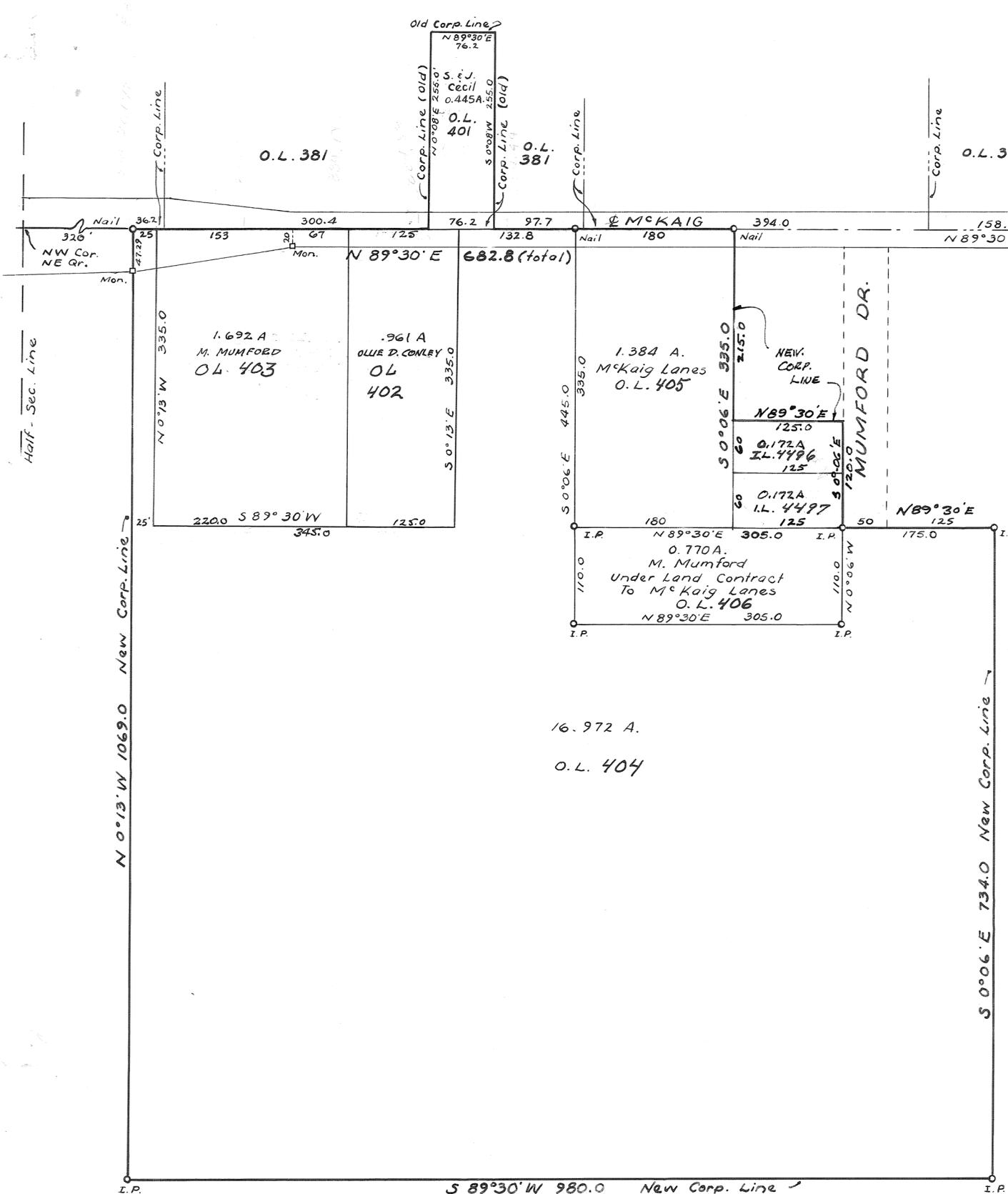
COUNTY OF MIAMI STATE OF OHIO
Personally appeared before me the above signed parties and acknowledged the signing thereof. Sworn to and subscribed before me this 14th day of March 1959
Emerson B. Edge
Notary Public in and for Miami County, Ohio
My Commission Expires March 24, 1961

At a meeting of the Troy City Planning and Zoning Commission held this 24th day of March 1959, this vacation was approved
L. W. Linsdenburg, Jr., D.
President
Opal Collins
Secretary

At a meeting of the City Council of the City of Troy Ohio, held this 20th day of APRIL 1959, this vacation was approved and accepted by Ordinance No. 0-17-59
C. S. Metcalf
Mayor
J. P. Dandridge
Pres. of Council
H. H. Franklin
Clerk of Council

Transferred this 23rd day of April 1959
Arthur E. Johnson
Miami County Auditor

Horace C. Cramer Miami County Recorder By E.H.



ANNEXATION MAP
 22.568 ACRES
 SECTION 29 T5 R6 CONCORD TWP. (22.123A.)
 SECTION 20 T5 R6 CONCORD TWP. (0.445A.)

We, the undersigned, being a majority of the resident freeholders in the area shown on this plat request annexation of this area to the City of Troy.

Ruth Littleton
Charlene Littleton Witness
Sally Cecil
John Cecil

State of Ohio Miami County
 Personally appeared before me the above signed parties and acknowledge the signing thereof to be their voluntary act and deed. Sworn and subscribed before me this 28th day of July 1958
Charles Littleton
 Notary Public in and for State of Ohio My Commission expires 5/30/60

The annexation of the area shown on this plat to the City of Troy approved by the Board of Commissioners of Miami County Ohio this 31st day of December 1958.
Richard Cleifried Adam Wilgus Ray Warner

I hereby approve this annexation map this 31st day of Dec 1958.
H.C. Freshour Miami County Engineer

At a meeting of the City Council of the City of Troy Ohio held this 4th day of May 1959 this annexation plat was accepted by Ordinance No. 0-9-59
Carl Mumford Mayor
J. D. ... President of Council
H.H. Tomplin Clerk of Council

I hereby approve this plat and have caused the lot numbers as shown to be placed hereon to designate the tracts this 5th day of May 1959.
Ruth E. Graham Miami County Auditor

Annexation Map for Ed Duerr
Glenn G. McConnell, Jr. Reg. Surveyor # 3614
 1710 Peters Rd. Troy Ohio



ANNEXATION OF

22.568 acres in Sections 20 and 29 of Concord Township, Miami County, Ohio Shelby Cecil and Jo Ann Cecil, Petitioners.

TO CITY OF TROY, OHIO

THE STATE OF OHIO DEPARTMENT OF STATE.

This will acknowledge receipt of the filing for annexation of territory for the City of Troy, Miami County, Ohio The check in the amount of \$5.00 for filing has been received.

Secretary of State Seal

WITNESS my hand and official seal at Columbus, Ohio, this 19th day of May, A. D, 1959.

Ted W. Brown Secretary of State

May 18 1959

Secretary of State Columbus Ohio

Dear Sir:

Enclosed is transcript of proceedings in the matter of annexing a tract of 22.568 acre in Section 20 and 29 of Concord Township, Miami County, Ohio to the City of Troy, Ohio. Also enclosed is our check No 1401 covering the filing fee of \$5.00.

Yours very truly

H.H. Tamplin City Auditor Troy, Ohio

RECEIPT AND CERTIFICATE No. 11143

ANNEXATION OF TERRITORY FOR THE CITY OF TROY, MIAMI COUNTY

Table with 2 columns: Name, Number. Lists various filing types like DOMESTIC CORPORATIONS, MISCELLANEOUS FILINGS, FOREIGN CORPORATIONS, etc.

I certify that the attached document was received and filed in the office of TED W. BROWN, Secretary of State, at Columbus, Ohio, on the 19th day of May A. D. 1959, and recorded on Roll B 101 at Frame 1816 of the RECORDS OF INCORPORATION and MISCELLANEOUS FILINGS.

Ted W. Brown Secretary of State

Filed by and Returned To: H. H. Tamplin City Auditor Troy, Ohio

Fee Received: \$5.00 Name: ANNEXATION OF TERRITORY FOR THE CITY OF TROY MIAMI COUNTY 141-24

CERTIFICATE

IN THE MATTER OF ANNEXATION OF TERRITORY IN SECTIONS 20 and 29, TOWN 5, RANGE 6 CONCORD TOWNSHIP, MIAMI COUNTY, TROY, OHIO --SHELBY CECIL AND JO ANN CECIL, PETITIONERS:

I, H. H. Tamplin, Clerk of Council and City Auditor of the City of Troy, Miami County, Ohio do hereby certify that the attached is a true copy of Ordinance No. 0-9-59 authorizing the annexation of 22.568 acres of land adjacent to the City of Troy, located

in Sections 20 and 29, Range 5, Town 6, Concord Township, Miami County, Ohio. Said Ordinance having been adopted and approved by Council and the Mayor on May 4th 1959.

I further certify that the attached certified Proof of Publication of Ordinance 0-9-59 on May 7th and 14th 1959 is true and correct.

Map attached is a true copy of the original map of the of the territory annexed. The original map covering the territory described in Ordinance 0-9-59 HAS BEEN APPROVED BY THE County Auditor and filed with the Recorder of Miami County, Ohio

H. H. Tamplin Clerk of Council and City Auditor OF The City of Troy, Miami County, Ohio

Dated: May 15, 1959 City of Troy Seal

ORDINANCE NO. 0-9-59 ORDINANCE AUTHORIZING THE ANNEXATION OF 22.568 ACRES OF LAND ADJACENT TO THE CITY OF TROY, LOCATED IN SECTIONS 20 and 29, TOWN 5, RANGE 6, CONCORD TOWNSHIP, MIAMI COUNTY, OHIO.

BE IT ORDAINED by the Council of the City of Troy, Ohio, a majority of the members duly elected thereto concurring:

SECTION I. That, in accordance with the petition of Shelby Cecil and Jo Ann Cecil, the annexation of the following described territory in the County of Miami and adjacent to the City of Troy be and the same is hereby authorized and approved.

Situated in the State of Ohio, County of Miami and Township of Concord and being part of Section 20 and 29, Town 5, Range 6. PORTION IN SECTION 20: Beginning at the Southwest corner of the Southeast quarter of Section 20, Town 5, Range 6, thence along the south line Section 20 and the center line of McKaig Rd. N. 89o-30' E. for 656.6' to a point marking beginning of tract, thence N. 0o-08' E. for 255.0', thence North, 89o-30' E. for 76.2', thence S. 0o-08' W. for 255.0' to the South line of Section 20 and the center of the Road, thence, S. 89o-30' W. along the center of the road for 76.2' to the place of beginning of tract and containing 0.445 acres, more or less.

PORTION IN SECTION 29: Beginning at the Northwest corner of the Northeast quarter of Section 29, Town 5, Range 6, thence N. 89o-30' E. along the North line of the Section and the center line of McKaig Rd., for 320.0' to a nail marking beginning of tract, thence continuing along the north line of the section and the centerline of road N. 89o-30' E. for 382.8' to a nail in the road, thence S. 0o-06' E. along the west line of Mumfords Plat for 215.0' thence N. 89o-30' E. for 125.0' to a point on the west line of Mumford Drive, thence S. 0o-06' E. along the west line of Mumford Drive for 120.0' to an iron pin, thence N 89'--30'E. for 175.0' to an iron pin at the Southeast corner of Mumford Plat, thence S. 0o-06' E. for 734.0' to an iron pin thence S. 89o-30' W. for 280.0' to an iron pin, thence N. 0o-13' W. for 1,069.0' to the nail on the north line of the Section marking the place of beginning or tract witness concrete highway monument on this line 47.29' south of the Section line and containing 22.123 acres, more or less. In Accordance with the map of such territory to be annexed, submitted with the petition and transcript as approved by the County Commissioners of Miami County, Ohio.

SECTION II. That the petitioners are hereby authorized and hereby instructed upon the signatures of the necessary City officials to file with the Recorder of Miami County, the annexation plat and necessary proceedings thereto.

SECTION III. That a certified copy of this ordinance be forwarded to the Auditor of Miami County by the Clerk of this Council.

SECTION IV. That this ordinance shall take effect and be in full force from and at the earliest day allowed by law.

Adopted May 4, 1959

Richard A. Gardner, President of Council

Approved May 4, 1959 Attest H. H. Tamplin, Clerk of Council

O. S. Metcalf, Mayor

May 7, 14

PROOF OF PUBLICATION

The State of Ohio ss: Miami County

ROBERT C. GREULICH, Being first duly sworn, says that he is General Manager of THE TROY DAILY NEWS, INC. Publishers of Troy Daily News a newspaper printed, and of general circulation, in said county, and that a notice of which the annexed is a true copy, was published in said paper on Thursday of each week for 2 weeks, beginning on the 7th day of May, 1959.

Sworn to and subscribed before me this 15th day of

Robert C. Greulich May, 1959. Naomi Kinsinger Notary Public, Miami County, Ohio Naomi Kinsinger, Notary Public My Commission expires Feb. 19, 1962

Printer's Fee \$16.95 Notary's Fee \$ Seal Total \$16.95

ORDINANCE NO. 0-9-59

ORDINANCE AUTHORIZING THE ANNEXATION OF 22.568 ACRES OF LAND ADJACENT TO THE CITY OF TROY, LOCATED IN SECTIONS 20 AND 29, TOWN 5, RANGE 6, CONCORD TOWNSHIP, MIAMI COUNTY, OHIO.

BE IT ORDAINED by the Council of the City of Troy, Ohio, a majority of the members duly elected thereto concurring:

SECTION I. That, in accordance with the petition of Shelby Cecil and Jo Ann Cecil, the annexation of the following described territory in the County of Miami and adjacent to the City of Troy be and the same is hereby authorized and approved.

Situated in the State of Ohio, County of Miami and Township of Concord and being part of Section 20 and 29, Town 5, Range 6.

PORTION IN SECTION 20: Beginning at the Southwest corner of the Southeast quarter of Section 20, Town 5, Range 6, thence along the South line of Section 20 and the center-line of McKaig Rd. N. 89o-30' E for 656.6' to a point marking beginning of tract, thence N. 0o-08' E. for 255.0', thence N. 89o-30' E. for 76.2', thence S. 0o-08' W. for 255.0' to the South line of Section 20 and the center of the road, thence S. 89o-30' W. along the center of the road for 76.2' to the place of beginning of tract and containing 0.445 acres, more or less.

PORTION IN SECTION 29: Beginning at the Northwest corner of the Northeast quarter of Section 29, Town 5, Range 6, thence N. 89o -30' E. along the North line of the section and the centerline of McKaig Rd. for 320.0' to a nail marking beginning of tract, thence continuing along the North line of the section and the centerline of road N. 89o -30' E. for 682.8' to a nail in the road, thence S. 0o-06' E. along the West line of Mumford's Plat for 215.0'; thence N. 89o -30' E. for 125.0' to a point on the West line of Mumford Drive, thence S 0o -06' E. along the West line of Mumford Drive for 120.0' to an iron pin, thence N. 89o- 30' E. for 175.0' to an iron pin at the Southeast corner of Mumford Plat, thence S. 0o -06' E. for 734.0' to an iron pin, thence S. 89o -30' W. for 980.0' to an iron pin, thence N. 0o -13' W. for 1,069.0' to the nail on the North line of the section marking the place of beginning of tract witness concrete highway monument on this line 47.29' South of the section line and containing 22.123 acres, more or less.

in accordance with the map of such territory to be annexed, submitted with the petition and transcript as approved by the Commissioners of Miami County, Ohio.

SECTION 2. That the petitioners are hereby authorized and instructed, upon approval of the signatures of the necessary city officials, to file with the Recorder of Miami County, the annexation plat and necessary proceedings thereto.

SECTION 3. That a certified copy of this Ordinance be forwarded to the Auditor of Miami County by the Clerk of this Council.

SECTION 4. That this ordinance shall take effect and be in full force from and at the earliest day allowed by law.

Adopted May 4, 1959

Richard A. Gardner
President of Council

Approved May 4, 1959

O. S. Metcalf
Mayor

Attest H. H. Tamplin
Clerk of Council

* * * * *
C E R T I F I C A T I O N

EXTRACT FROM MINUTES OF THE COUNCIL OF THE CITY OF TROY, OHIO CONCERNING THE ANNEXATION OF TERRITORY IN SECTIONS 20 AND 29, TOWN 5, RANGE 6 OF CONCORD TOWNSHIP, MIAMI COUNTY TO THE CITY OF TROY, OHIO. - SHELBY & JO ANN CECIL, PETITIONERS.

(Re: Ordinance O-9-59)
March 16 1959 Ordinance O-9-59 given First Reading
April 6 1959 Ordinance O-9-59 given Second Reading
April 20 1959 Ordinance O-9-59 given Third Reading
and tabled til May 4th 1959.

May 4th 1959 Minutes of Council read as follows:

Barnett chairman of the Sewer Committee reported on the annexation of 22.568 acres in Concord Township as petitioned by Shelby and JoAnn Cecil as follows:

"We recommend the annexation since we have received the attached statement from one of the developers of the annexed area, C. Edward Duerr which is made a part of this report."

The following is a copy of the statement attached to the Sewer Committee Report."

"To the Council of Troy Ohio"

"Re: Annexation of .445 acres, Section 20, Town 5, Range 6, Concord Township, Miami County Ohio and 22.123 acres, Section 29, Town 5, Range 6, Miami County, Concord Township, Ohio."

"The undersigned hereby acknowledges that the annexation of the above lands, under the petition of Shelby Cecil and Jo Ann Cecil majority resident freeholders, annexation is to be made with the understanding I will abide by the recommendations of certain consulting engineers employed by the City of Troy with regard to the present sanitary sewer system and the future construction of sanitary sewer servicing the annexed area."

"The undersigned further agrees to accept any assessment made against his properties for the construction of additional sewers providing such assessments are made on a benefit basis."

"The undersigned hereby expressly reserving the right to install a "Cavitator" system to service all or part of any plat he has under development as a temporary expedient or a permanent measure for the disposal sewage but in compliance with State of Local Board of Health requirements."

s/ C. Edward Duerr,

"Mrs. Cherrington of the Law & Ordinance Committee reported.":

"The Law & Ordinance Committee recommends annexation of the area on McKaig Road . . . with the understanding the Developer will abide by the recommendations of certain consulting engineers employed by the City of Troy with regard to the present sanitary sewer system and the future construction of sanitary sewers servicing the annex area." Report signed by L&O Committee. "Kolter moved, seconded by Le Fevre the reports of the Sewer Committee and also the Law & Ordinance Committee regarding the annexation of the area on McKaig Road . . . be accepted. Roll Call on the motion: Yeas: Mrs Cherrington, Jenkins, Kolter, Le Fevre, Terrell, Barnett, Groff, Nays: None.

ORDINANCE O - 9 - 59.

ORDINANCE AUTHORIZING THE ANNEXATION OF 22.568 ACRES OF LAND ADJACENT TO THE CITY OF TROY, LOCATED IN SECTIONS 20 & 29, TOWN 5, RANGE 6, CONCORD TOWNSHIP, MIAMI COUNTY, OHIO. This Ordinance given 1st reading on March 16, 2nd Reading April 20 1959 when it was tabled for consideration at the next meeting of council. As the Sewer Committee and the Law and Ordinance Committee recommended acceptance. Kolter Moved, seconded by Bar-Barnett, Ordinance O-9-59 be adopted. Vote on the motion: Yeas: Mrs Cherrington, Jenkins, Kolter, Le Fevre, Terrell, Barnett, Groff. Nays: None. ADOPTED. Certification by H. H. Tamplin, Clerk of Council, follows on next page.

Troy Ohio May 8th 1959

In the matter of annexation to the City of Troy, Ohio of 22.568 acres of land located in Section 20 and 29, Town 5, Range 6 Concord Township, Miami County, Ohio as petitioned for by Shelby Cecil and Jo Ann Cecil.

I, H. H. Tamplin, Clerk of Council and Auditor of the City of Troy, Ohio hereby certify that the extract of Minutes as appearing on the preceding page as pertaining to the said annexation are taken from the Minutes of Meetings of the Council of the said City of Troy Ohio which were held on March 16, April 6, April 20 and May 4 1959.

H. H. Tamplin
Clerk of Council & City Auditor
Troy Miami County Ohio.

City of Troy
Seal

C E R T I F I C A T I O N

IN THE MATTER OF ANNEXATION OF TERRITORY IN SECTION 20 and 29, TOWN 5, RANGE 6 OF CONCORD TOWNSHIP, MIAMI COUNTY, TO THE CITY OF TROY, OHIO. Shelby Cecil & Jo Ann Cecil, Petitioners.

I, H. H. Tamplin, Clerk of Council and City Auditor of the City of Troy, Miami County, Ohio do hereby certify that the attached is a true copy of transcript of proceedings in the matter of annexing territory in Sections 20 and 29, Town 5, Range 6, Concord Township, Miami County to the City of Troy, Ohio and filed with me as City Auditor and Clerk of Council of the City of Troy, County of Miami, by the Board of Commissioners of Miami County, Ohio on January 8th 1959.

City of Troy
Seal

H. H. Tamplin
Clerk of Council and City Auditor
of the City of Troy, Miami County,
Ohio

Dated:
MAY 8 - 1959

OFFICE OF
COMMISSIONERS OF MIAMI COUNTY
COURT HOUSE - TROY, OHIO
PHONE FE 5-4091

Adam Wilgus
Richard Seifried
Luther Rike

January 9, 1959

Mr. Harry H. Tamplin, City Auditor
Troy City Council
City Building
Troy, Ohio

Dear Mr. Tamplin: Re: ANNEXATION OF CONCORD TOWNSHIP TERRITORY TO TROY, OHIO.
Enclosed find three sets of transcript for the above mentioned annexation Petition filed by Shelby and Jo Ann Cecil.
Please note that one of the transcripts is the original and contains the original petition filed in the matter.

Yours very truly,
Mary F. Boyd
Mary F. Boyd, Clerk
Board of Miami County
Commissioners, Troy, O.

Encl.

Filed in the Office of City Auditor Jan 8 - 1959

H. H. Tamplin
City Auditor

C E R T I F I C A T I O N

IN THE MATTER OF ANNEXING CERTAIN TERRITORY IN SECTIONS 20 and 29, TOWN 5, RANGE 6 TO CITY OF TROY, OHIO: Shelby Cecil & Jo Ann Cecil, Petitioners

I, Mary F. Boyd, Clerk to the Board of Miami County Commissioners, Troy, Ohio, do hereby certify that the attached "PETITION", the accompanying map, and the "AFFIDAVIT" of the Agent, Charles D. Littleton, regarding the publication and posting are the originals thereof; and the "PROOF OF PUBLICATION" filed in the above matter is a true and correct photostat copy thereof.

I further certify that the typewritten copy of the resolution "ACCEPTANCE OF PETITION - HEARING DATE SET", and the photostat copy of resolution, "PUBLIC HEARING HELD - PETITION GRANTED" are true and correct copies of such resolutions and action taken by the Board of Miami County Commissioners on dates of October 22, 1958 and December 31, 1958, as recorded in Commissioners' Journal No. 35, pages 113 and 164 respectively.

Mary F. Boyd
Mary F. Boyd, Clerk to the
Board of Miami County
Commissioners, Troy, Ohio.

Dated:
January 6, 1959.

* * * * *
APPLICATION FOR ANNEXATION
CITY OF TROY, MIAMI COUNTY, OHIO

Filed October 22, 1958

To: The Commissioners of Miami County, Ohio
The undersigned, being the majority of the resident adult freeholders of the following described territory:

Situated in the State of Ohio, County of Miami and Township of Concord and being part of Section 20 & 29 Town 5, Range 6.

PORTION IN SECTION 20: Beginning at the Southwest corner of the Southeast quarter of Section 20, Town 5, Range 6, thence along the South line of Section 20 and the centerline of McKaig Rd. N 89o - 30' E for 656.6' to a point marking beginning of tract, thence N 0o - 08' E for 255.0' thence N 89o - 30' E for 76.2', -30' W along the center of the road for 76.2' to the place of beginning of tract and containing 0.445 acres, more or less.

PORTION IN SECTION 29: Beginning at the Northwest corner of the Northeast quarter of Section 29, Town 5, Range 6, thence N 89o -30' E along the North line of the section and the centerline of McKaig Rd. for 320.0' to a nail marking beginning of tract, thence continuing along the North line of the section and the centerline of road N 89o-30' E for 682.8' to a nail in the road, thence S 0o-06' E along the West line of Mumford's Plat for 215.0', thence N 89o-30' E for 125.0' to a point on the West line of Mumford Drive, thence S 0o-06' E along the Westline of Mumford Drive for 120.0' to an iron pin, thence N 89o-30' E for 175.0' to an iron pin at the Southeast corner of Mumford Plat, thence S 0o-06' E for 734.0' to an iron pin, thence S 89o-30' W for 980.0' to an iron pin, thence N 0o-13' W for 1,069.0' to the nail on the North line of the section marking the place of beginning of tract witness concrete highway monument on this line 47.29' South of the section line and containing 22.123 acres, more or less.

respectfully petition for annexation of said territory.

An accurate map of the territory is attached hereto and made a part hereof. Charles D. Littleton, Attorney-at-Law, 206 West Main Street, Ohio, is hereby authorized to act as agent of the petitioners herein in securing said annexation.

Shelby Cecil
Shelby Cecil
JoAnn Cecil
JoAnn Cecil

Deed reference of freeholder
Vol. 333 page 230
Miami County Records of Deeds

STATE OF OHIO)
)ss. AFFIDAVIT
COUNTY OF MIAMI)

Charles D. Littleton, being first duly sworn, deposes and says that he is the Agent of the petitioners for the annexation of 0.445 acres, more or less, in Section 20, Town 5, Range 6, Concord Township, Miami County, Ohio, and for the annexation of 22.123 acres, more or less, in Section 29, Town 5, Range 6, Concord Township, Miami County, Ohio, to the City of Troy, Ohio, as petitioned to the Miami County Commissioners on October 22, 1958, by Shelby Cecil and Jo Ann Cecil, being the majority of the resident free holders within said territory to be annexed.

Affiant says that legal notice has been published in the Troy Daily News, as evidenced by the proof of publication attached hereto and made a part hereof, and that a copy of said notice was posted in a conspicuous place within the limits of the property to be annexed, on the 22nd day of October, 1958, more than six weeks prior to the time fixed for hearing, said legal publication and posting of said notice having been done in compliance of Section 707.05 of the Revised Code of the State of Ohio.

Further affiant saith not.

Charles D. Littleton
Charles D. Littleton
Agent for Petitioner.

Sworn to before me and signed in my presence this 31st day of December, 1958.

Notary Seal

Helen Foley
Notary Public, State of Ohio.

LEGAL NOTICE

Notice is hereby given that on the 23rd day of October, 1958, there was presented to the Board of Commissioners, County of Miami State of Ohio, an application for annexation signed by a majority of the adult freeholders residing in the following described territory:

Situated in the State of Ohio, County of Miami and Township of Concord and being part of Section 20 & 29 Town 5, Range 6.
PORTION IN SECTION 20: Beginning at the Southwest corner of the Southeast quarter of Section 20, Town 5, Range 6, thence along the South line of Section 20 and the centerline of McKaig Rd N 89o-30' E for 656.6' to a point marking beginning of tract, thence N 0o-08' E for 255.0', thence N 89o-30' E for 76.2' thence S 0o-08' W for 255.0' to the South line of Section 20 and the center of the road, thence S 89o-30' W along the center of the road for 76.2' to the place of beginning of tract and containing 0.445 acres, more or less.
PORTION IN SECTION 29: Beginning at the Northwest corner of the Northeast quarter of Section 29, Town 5, Range 6, thence N 89o-30' E along the North line of the section and the centerline of McKaig Rd. for 320.0' to a nail marking the beginning of tract, thence continuing along the North line of the section and the centerline of road N 89o-30' E for 628.8' to a nail in the road, thence S 0o-06' E along the West line of Mumford's Plat for 215.0', thence N 89o-30' E for 125.0' to a point on the West line of Mumford Drive, thence S 0o-06' E along the West line of Mumford Drive for 120.0' to an iron pin, thence N 89o-30' E for 175.0' to an iron pin at the Southeast corner of Mumford Plat, thence S 0o-06' E for 734.0' to an iron pin, thence S 89o-30' W for 980.0' to an iron pin, thence N 0o-13' W for 1,069.0' to the nail on the North line of the section marking the place of beginning of tract witness concrete highway monument on this line 47.29' South of the section line and containing 22.123 acres, more or less.

Petitioning therein that said territory be annexed to the City of Troy and designating the undersigned their agent in securing such annexation.

The said Board of Commissioners has fixed the 31st day of December, 1958, at 10:00 A.M., as the time for hearing said petition at the office of the Commissioners, Miami County Court House, Troy, Ohio.

CHARLES D. LITTLETON,
Agent for Petitioners.

Charles D. Littleton,
Attorney for Petitioners.
Oct. 27; Nov. 3-10-17-24; Dec 1

PROOF OF PUBLICATION

THE STATE OF OHIO)ss:
MIAMI COUNTY)

R. D. Steinmetz, being first duly sworn, says that he is General Manager of

THE TROY DAILY NEWS, INC.
Publishers of
THE TROY DAILY NEWS

a newspaper printed, and of general circulation, in said county, and that a notice of which the annexed is a true copy, was published in said paper on Monday of each week for 6 weeks, beginning on the 27 day of October, 1958

R. D. Steinmetz,
Sworn to and subscribed before me this 2 day of DECEMBER, 1958.
Robert E. Greulich
Notary Public, Miami County, Ohio

Notary Seal

Printer's Fee \$ 45.15
Notary's Fee \$
Total \$ 45.15

ANNEXATION OF TERRITORY IN SECTIONS 20 and 29, Concord TOWNSHIP TO THE CITY OF TROY, OHIO
Shelby Cecil & Jo Ann Cecil, Petitioners
(Sections 709.02, 707.05 R. C.)

ACCEPTANCE OF PETITION - HEARING DATE SET

Mr. Garman introduced the following resolution and moved that it be adopted:

WHEREAS, a petition signed by Shelby Cecil and Jo Ann Cecil, McKaig Ave., Troy, Ohio, has been presented to the Board of Miami County Commissioners asking for annexation of certain territory in Sections 20 and 29, Town 5, Range 6, Concord Township, Miami County, Ohio, and being adjacent to the westerly corporation line of Troy, Ohio, containing 22.568 acres, more or less; such territory to be

annexed to the City of Troy, Ohio, is more fully described in the petition and the accompanying plat map being filed under the provisions of Section 709.02 of the Revised Code of Ohio, now therefore be it RESOLVED, by the Board of Miami County Commissioners that said petition be filed in the office of the Auditor of Miami County, Ohio, where it shall be subject to the inspection of any person interested and shall be for hearing on the thirty-first day of December 1958, at ten o'clock A. M. in the offices of the Miami County Commissioners, Court House, Troy, Ohio, and be it further

RESOLVED, that the agent for the petitioners, Charles D. Littleton, Attorney, 206 W. Main St., Troy, Ohio, as designated in the petition, shall be notified by the Clerk of the Board of such hearing date so that he may give notice thereof as required by law.

The motion to adopt the resolution was seconded by Mr. Seifried, with the Board voting as follows: Mr. Wilgus, yea; Mr. Seifried, yea; and Mr. Garman, yea.

(Taken from Commissioners' Journal No. 35, Page 113, on date of October 22, 1958)
WEDNESDAY, DECEMBER 31, 1958

MEETING - BOARD OF COMMISSIONERS - MIAMI COUNTY

The Board of Miami County Commissioners met this day pursuant to adjournment on Monday, December 29, 1958.

The meeting was called to order by the President of the Board with all members attending as follows: Adam Wilgus, Richard Seifried, and Roy G. Garman.

The minutes of the previous meeting held on Monday, December 29, 1958, were read and approved.

ANNEXATION OF TERRITORY IN SECTIONS 20 and 29, CONCORD TOWNSHIP TO THE CITY OF TROY, OHIO
Shelby Cecil & Jo Ann Cecil, Petitioners
(Sections 707.06, 707.07 R. C.)

PUBLIC HEARING HELD - PETITION GRANTED

The following resolution was introduced by Mr. Garman, who also moved that it be adopted: WHEREAS, pursuant to action taken by the Board of Miami County Commissioners on October 22, 1958, a public hearing was held in the Commissioners' Office, Court House, Troy, Ohio, on the 31st day of December, 1958, at ten o'clock A. M. on the petition of Shelby and Jo Ann Cecil, requesting that certain territory in Sections 20 and 29, Town 5, Range 6, Concord Township, being adjacent to the westerly corporation line of Troy, Ohio, containing 22.568 acres, more or less, be annexed to said City of Troy, Ohio, and

WHEREAS, said petition and accompanying platmap of land to be annexed has been on file in the Auditor's office for public inspection since October 22, 1958, and

WHEREAS, the required legal notice of said petition and hearing has been given by publication as required by law, and as shown by proof of publication submitted, and by posting of copy of such notice in a conspicuous place within the limits of the proposed territory to be annexed for six consecutive weeks preceding the time fixed for the hearing as stated in the affidavit filed by the Agent for the petitioners, Charles D. Littleton, and

WHEREAS, the petition in the matter was publicly read at this hearing, and no interested party or property owner appeared at the hearing to object to the granting of the petition; therefore, be it

- RESOLVED, by the Board of Miami County Commissioners, State of Ohio, that:
(1) The petition of Shelby Cecil and Jo Ann Cecil, contains all the matters required by law;
(2) That the statements in the petition are true;
(3) That the map, or plat is accurate;
(4) That the persons whose names are subscribed to the petition are a majority of the adult freeholders residing in the territory sought to be annexed;
(5) That the legal notice and posting has been given as required by law;
(6) That the territory to be annexed is adjacent to the City of Troy, Ohio;
(7) That it is right that the prayer of the petition be granted;
(8) That the petition of Shelby Cecil and Jo Ann Cecil to annex the land herein described in Concord Township to the City of Troy, Ohio, be and it is hereby granted;
(9) That said land, subject to approval of the Council of Troy, Ohio, be and it is hereby annexed to said City of Troy;
(10) That the Clerk of the Miami County Commissioners be, and she is authorized and directed to certify to the Auditor of the City of Troy, Ohio, a transcript of these proceedings, including a copy of the petition and map attached hereto.

The motion for the adoption of the resolution was seconded by Mr. Seifried, with the Board voting as follows: Mr. Wilgus, yea; Mr. Seifried, yea; and Mr. Garman, yea.

Received for record May 20, 1959
Recorded May 22, 1959
File No. 1736
Fee \$6.30
Horace C. Cromer, Recorder
Janet Quinn, Deputy
Edna Roberts, Deputy

MIAMI COUNTY ENGINEERS RECORD OF LOT SURVEYS VOL. 7, PG. 43

SCALE: 1" = 20.0'

FILE NUMBER 1897 RECEIVED FOR RECORD THIS 15TH DAY OF MAY 1959 AT 9:46 AM

PLAT BOOK 7 PAGE 51 MIAMI COUNTY RECORDERS PLAT RECORD.

Horace C. Cramer J.C. MIAMI COUNTY RECORDER

FEE \$ 4.30

I HEREBY APPROVE THIS REPLAT AND NUMBERS TO BE PLACED HEREON DESIGNATING THE TRACTS SHOWN THIS 15TH DAY OF May 1959.

Ruth E. Johnson MIAMI COUNTY AUDITOR

WE THE UNDERSIGNED OWNERS OF LAND SHOWN ON THIS REPLAT ACCEPT AND APPROVE THIS REPLAT AND ACKNOWLEDGE THE SIGNING THEREOF TO BE OUR VOLUNTARY ACT AND DEED.

THE BORDER CITY BUILDING AND LOAN ASS'N. NAME: Zaven L. Chad (VICE PRESIDENT), Robert J. Dill (WITNESS), Mary Lou Pope (ASST. SECRETARY), Helen Singer

REPLAT OF I.L. 309 AND I.L. 169 AND PART I.L. 170

STATE OF OHIO MIAMI COUNTY PERSONALLY APPEARED BEFORE ME THE ABOVE SIGNED PARTIES AND ACKNOWLEDGE THE SIGNING THEREOF SWORN TO AND SUBSCRIBED BEFORE ME THIS 1st DAY OF April 1959.

Robert J. Dill NOTARY PUBLIC IN AND FOR MIAMI MY COMMISSION EXPIRES JULY 22, 1961

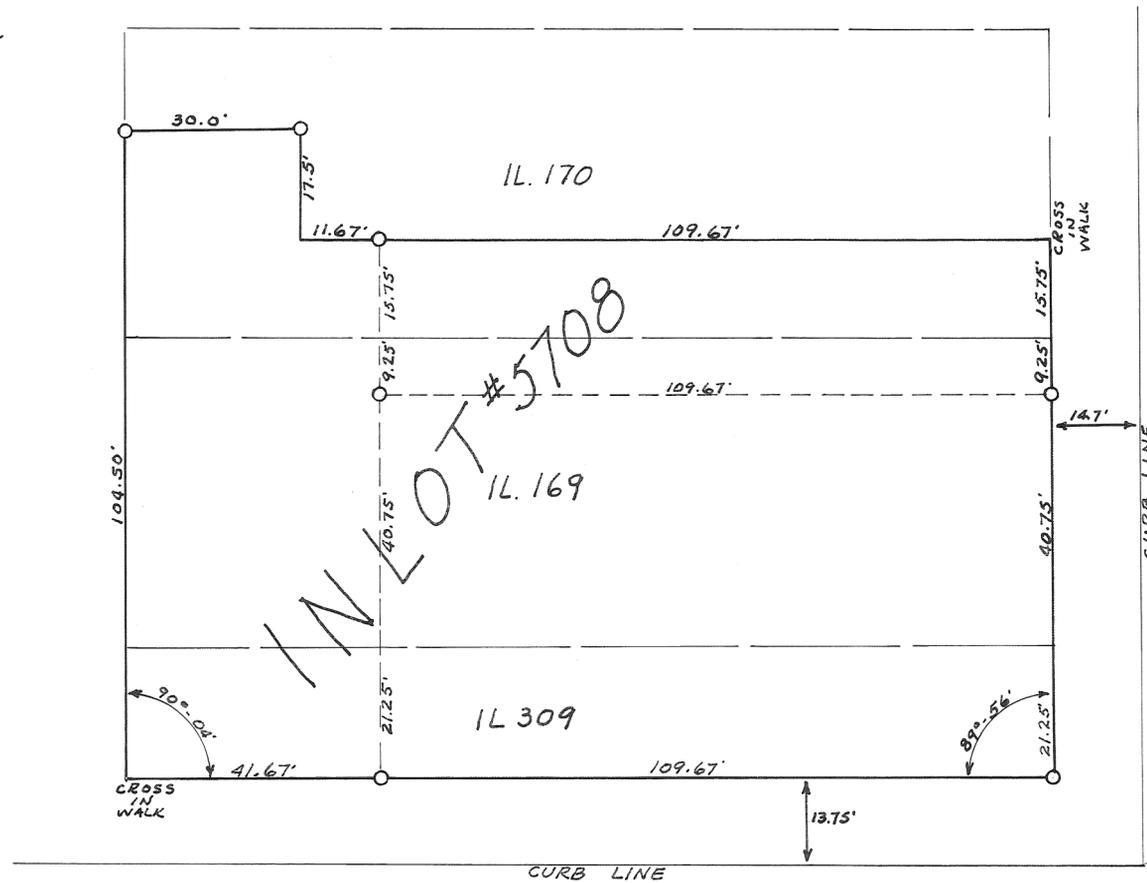


APPROVED BY THE PIQUA PLANNING COMMISSION THIS 2 DAY OF APRIL 1959.

John K. Mangon, Spohn Hill, Robert M. Stancif, Robert B. Reed

APPROVED BY THE PIQUA CITY COMMISSION THIS 20TH DAY OF APRIL 1959.

Jack D. Wilson, Charles A. Coe, Donald H. Johnson, Joseph M. Stanton, Charles H. Wapner



W. HIGH ST. 66'

O IRON PIN SET
ORIG. INLOT LINES
PRESENT PROPERTY LINES
" " "

I HEREBY CERTIFY THIS REPLAT TO BE CORRECT

Franklin D. Ruck FRANKLIN D. RUCK REG. SURV. # 3319 1316 E. MAIN ST. TROY, OHIO MARCH 31 1959.

SCALE: 1"=50.0'

FILE NUMBER 2000 RECEIVED FOR RECORD THIS 20TH DAY OF MAY 1959, AT 2:06 P.M. PLAT BOOK 7 PAGE 52 MIAMI COUNTY RECORDERS PLAT RECORDS. Horace C. Cromer f.c. MIAMI COUNTY RECORDER. FEE \$ 4.32

I HEREBY APPROVE THIS REPLAT AND NUMBERS TO BE PLACED HERON DESIGNATING THE TRACTS SHOWN THIS 20 DAY OF May 1959 Ruth E. Graham MIAMI COUNTY AUDITOR

NOTE: 5' UTILITY EASEMENTS SHALL BE RESERVED ADJACENT TO ALL INTERIOR INLOT LINES AND 10' UTILITY EASEMENT SHALL BE RESERVED ON REAR INLOT LINES.

WE, THE UNDERSIGNED OWNERS OF THE LANDS SHOWN ON THIS REPLAT ACCEPT AND APPROVE THIS REPLAT AND DEDICATE THE STREETS AS SHOWN THEREON TO THE CITY OF TROY, MIAMI COUNTY OHIO AND ACKNOWLEDGE THE SIGNING THEREOF TO BE OUR VOLUNTARY ACT AND DEED.

Signatures of owners and witnesses: Eliza D. Gile, Raymond Gile, Helen V. Miller, The Standard Oil Co., (Ohio), By R. S. Tracy, STATE OF OHIO - MIAMI COUNTY. Witnesses: John T. Allen, John T. Allen, Leitch Russell, R. Stewart.

PERSONALLY APPEARED BEFORE ME THE ABOVE SIGNED PARTIES AND ACKNOWLEDGE THE SIGNING THEREOF. SWORN TO AND SUBSCRIBED BEFORE ME THIS 20TH DAY OF MAY 1959.

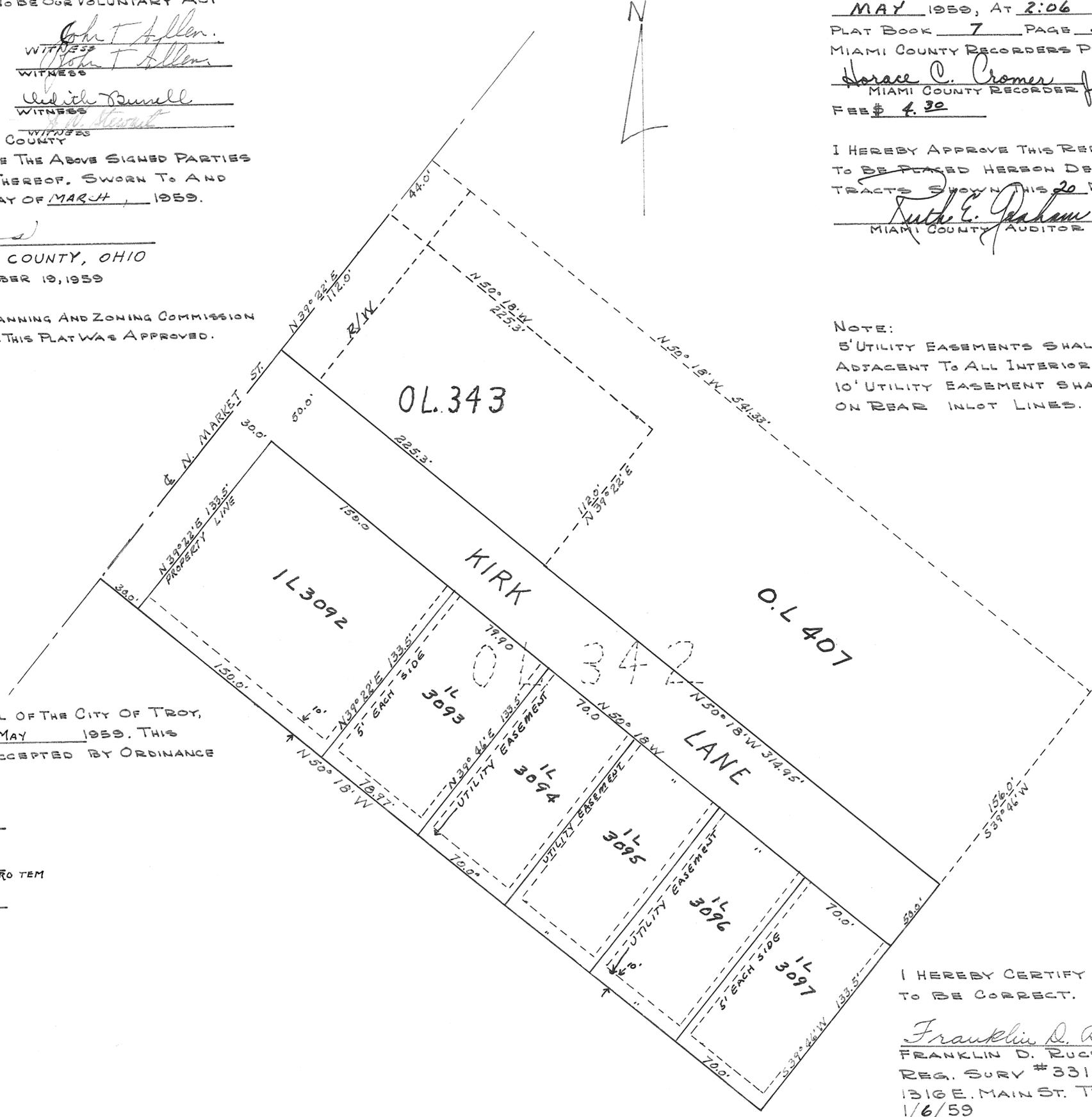
Edwin W. Barnes Notary Public in and for MIAMI COUNTY, OHIO MY COMMISSION EXPIRES SEPTEMBER 19, 1959

AT A MEETING OF THE TROY CITY PLANNING AND ZONING COMMISSION HELD THIS 21 DAY OF April 1959. THIS PLAT WAS APPROVED.

L. N. Lindenberger M.D. PRESIDENT Opal B. Collier SECRETARY

AT A MEETING OF THE CITY COUNCIL OF THE CITY OF TROY, OHIO. HELD THIS 18TH DAY OF MAY 1959. THIS REPLAT WAS APPROVED AND ACCEPTED BY ORDINANCE NUMBER 0-24-59

O. S. Miteau MAYOR W. C. Jenkins PRESIDENT OF COUNCIL PRO TEM N. N. Tompkins CLERK OF COUNCIL



I HEREBY CERTIFY THIS REPLAT TO BE CORRECT.

Franklin D. Ruck FRANKLIN D. RUCK REG. SURV #3319 1316 E. MAIN ST. TROY, OHIO 1/6/59

12
 RANGE

1
 TOWN

15
 SECTION

SPRINGCREEK ORANGE TOWNSHIP
 MIAMI CO. SHELBY CO.

CORPORATION

WARD

PRECINCT

MIAMI SHELBY COUNTY LINE ROAD NO. 6A
 ADDITIONAL EASEMENT FOR R/W PURPOSES
 SPRINGCREEK TWP. - MIAMI COUNTY
 ORANGE TWP. - SHELBY COUNTY
 SCALE: 1" = 60'

SHELBY COUNTY
 ORANGE TWP.
 T 1 - R 12 M.R.S. - SEC. 16

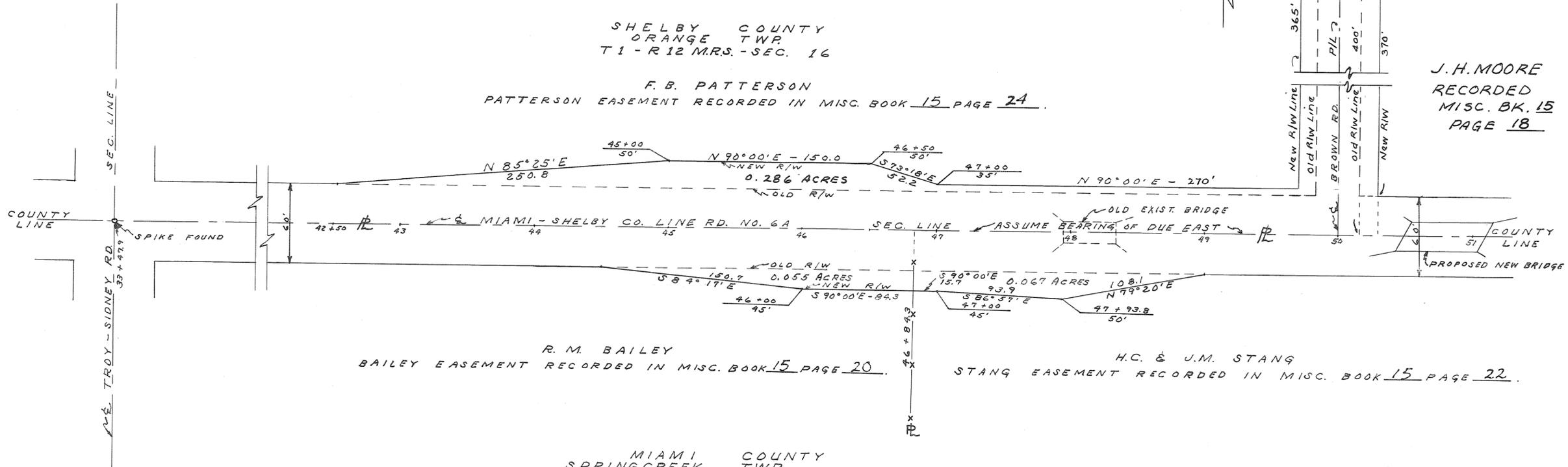
F. B. PATTERSON
 PATTERSON EASEMENT RECORDED IN MISC. BOOK 15 PAGE 24

R. M. BAILEY
 BAILEY EASEMENT RECORDED IN MISC. BOOK 15 PAGE 20

MIAMI COUNTY
 SPRINGCREEK TWP.
 T 1 - R 12 M.R.S. - SEC. 15

H.C. & J.M. STANG
 STANG EASEMENT RECORDED IN MISC. BOOK 15 PAGE 22

J. H. MOORE
 RECORDED
 MISC. BK. 15
 PAGE 18



APPROVAL

May 15 1959 DATE Edw. H. Manner SHELBY CO. ENGR.	May 15 1959 DATE J. C. Freshour MIAMI CO. ENGR.
May 15 1959 DATE Russell L. Bowland Harold S. Miller SHELBY CO. COMMISSIONERS	May 15 1959 DATE Richard Seifried Luther W. Keck Adam Wilson MIAMI CO. COMMISSIONERS

PATTERSON
 0.286 ACRES ADDITIONAL R/W.
 BAILEY
 0.055 ACRES ADDITIONAL R/W.
 STANG
 0.067 ACRES ADDITIONAL R/W.
 MOORE
 0.124 ACRES ADDITIONAL R/W.

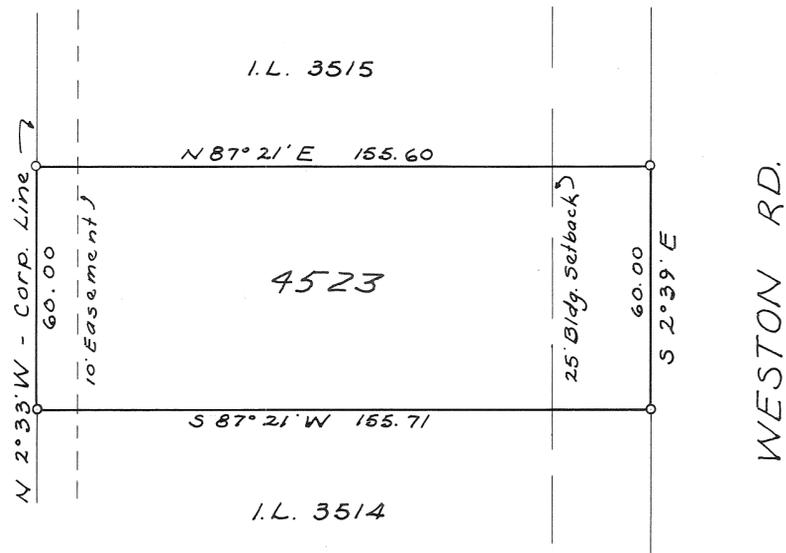
PROCEEDINGS RECORDED IN COMMISSIONERS'
 JOURNAL NO. 35 PAGE 280 & 281

MIAMI-SHELBY RD. BR. 137 PROJECT		
MIAMI CO. - OHIO		
OFFICE OF THE MIAMI COUNTY ENGINEER		
REVISED: APR 16, 1959 A. B. H.	DRAWN BY D.T. TRACED BY D.T. CHECKED BY D.T.	SHEET NO. 1/1

PLAT OF VACATED PORTION OF FLEET ROAD WESTBROOK SUBDIVISION NO. 3

Dedicated - Recorders Plat Book 5 Pg. 50 Vacated by City of Troy Council Ord. No. 0-8-56 Reverted to Adjacent Property Owners Deeded to Troy Land Improvement Co. Deed Vol. 358 Pg. 418

Note: Restrictive Covenants for Westbrook No. 3 shall apply to this plat



We the undersigned owners of the lands shown on this plat do hereby voluntarily consent to the execution of this plat this 3 day of April, 1959

Robert Jones Witness

E. C. Halbrath President - Troy Land Improvement Co.

R. C. Jenkins Secretary

State of Ohio, County of Miami, SS: Personally appeared before me a Notary Public in and for MIAMI COUNTY, the above signed parties who acknowledge the signing thereof to be their voluntary act and deed this 3 day of APRIL 1959

J. Marshall Beck Notary Public

My Commission Expires December 19, 1961

At a meeting of the Troy City Planning and Zoning Commission held this 21 day of April 1959 this plat was approved

R. W. Suidenburger, M.D. President

Paul B. Collins Secretary

I hereby approve this plat and have caused the inlet number to be placed hereon designating the tract. This 20th day of May 1959

Ruth E. Graham Miami County Auditor

I hereby certify this plat to be correct

Glen G. McConnell, Jr.

Registered Surveyor # 3614 1710 Peters Rd. Troy Ohio

AT A MEETING OF THE CITY COUNCIL OF THE CITY OF TROY, OHIO HELD THIS 18th DAY OF MAY 1959. THIS PLAT WAS APPROVED AND ACCEPTED BY ORDINANCE No. 0-23-59

D. S. Miley Mayor

R. C. Jenkins Pres. of Council Pro Tem

J. J. Tamplin Clerk of Council

C-127

VACATION OF PART OF CROYDON ROAD

FILE NUMBER- 2124
RECEIVED FOR RECORD THIS
27 DAY OF May 1959.
AT 3:42 P.M. PLAT BOOK 7 PAGE 55
Horace C. Croner
MIAMI COUNTY RECORDER

CONSENT TO VACATION

WE, THE UNDERSIGNED, BEING ALL OF THE PROPERTY OWNERS WITH LAND ABUTTING THE PORTION OF CROYDON ROAD HEREON SHOWN FOR VACATION DO HEREBY CONSENT TO SUCH VACATION AND WAIVE ANY AND ALL NOTICE OF THE PENDENCY THEREOF IN THE COUNCIL OF THE CITY OF TROY, OHIO

THE HOBART BROTHERS CO.

E.A. Hobart
PRESIDENT

E.C. Helbreath
SECRETARY

THE WELDED PRODUCTS CO

William M. ...
PRESIDENT

Byron A. ...
SECRETARY

THE MIAMI SPECIALTIES CO.

S.S. Faulkner
PRESIDENT

St. ...
SECRETARY

COUNTY OF MIAMI - STATE OF OHIO
PERSONALLY APPEARED BEFORE ME THE ABOVE SIGNED PARTIES AND ACKNOWLEDGE THE SIGNING THEREOF. SWORN TO AND SUBSCRIBED BEFORE ME THIS 13th DAY OF May 1959.

Lois A. Matthews
NOTARY PUBLIC IN AND FOR
MY COMMISSION EXPIRES 10/14/61

AT A MEETING OF THE TROY CITY PLANNING AND ZONING COMMISSION HELD THIS 21st DAY OF April 1959, THIS VACATION WAS APPROVED.

L. N. ...
PRESIDENT

Opal B. ...
SECRETARY

AT A MEETING OF THE CITY COUNCIL OF THE CITY OF TROY, OHIO, HELD THIS 18th DAY OF May 1959, THIS VACATION PLAT WAS APPROVED AND ACCEPTED BY ORDINANCE NO. O-20-59

O.S. Mitealy
MAYOR

W.C. ...
PRES. OF COUNCIL PRO TEM

H. N. ...
CLERK OF COUNCIL

TRANSFERRED THIS 27th DAY OF May 1959.

Ruth E. ...
MIAMI COUNTY AUDITOR

WITNESS
Ralph D. ...
Maureen ...

WITNESS
Faye ...
Maureen ...

WITNESS
Maureen ...
Lois J. Matthews



REFERENCES:
MIAMI CO. ENGRS. RECORD OF SUBDIVISION SURVEYS.
VOL. 1 - PLATS 31 & 37

I HEREBY CERTIFY THIS VACATION PLAT TO BE CORRECT

Wm. G. ...

GLEN G. McCONNELL, JR.
REG. SURVEYOR # 3614 L-106

2 TOWN 10 RANGE 27 SECTION Elizabeth TOWNSHIP

(2)

Plat No. 49 Vol. 8
Miami County Engineers Record
of Road Surveys
MIAMI COUNTY RECORDERS PLAT BOOK 7

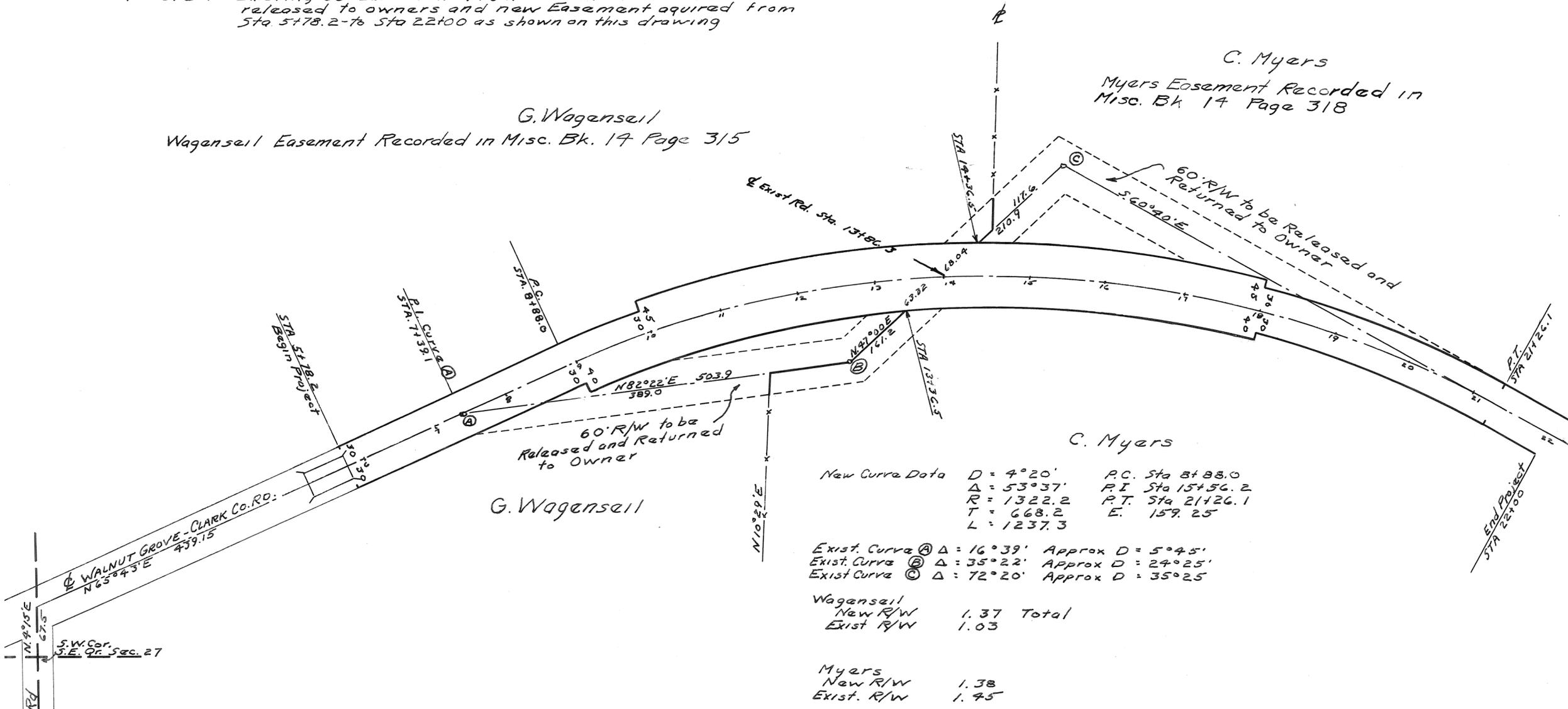
PG 56 RECEIVED THIS 28 DAY OF May
AT 3:20 P.M.
FILE NO. 2140 FEE ✓
Horace C. Cromer MIAMI CO. RECORDER

LOCATION PLAN FOR THE PARTIAL RELOCATION
OF THE WALNUT-GROVE-CLARK COUNTY ROAD
NUMBER #161
PLAN TO ABANDON PART OF EXISTING RIGHT
OF WAY OF WALNUT GROVE-CLARK COUNTY
ROAD NUMBER #161

→ Note → Existing 60' Easement from Sta 5+78.2 to Sta 22+00 to be released to owners and new Easement acquired from Sta 5+78.2 to Sta 22+00 as shown on this drawing

G. Wagenseil
Wagenseil Easement Recorded in Misc. Bk. 19 Page 315

C. Myers
Myers Easement Recorded in
Misc. Bk 14 Page 318



C. Myers
New Curve Data D = 4°20' P.C. Sta 8+88.0
 Δ = 53°37' P.I. Sta 15+56.2
 R = 1322.2 P.T. Sta 21+26.1
 T = 668.2 E. 159.25
 L = 1237.3

Exist. Curve A Δ = 16°39' Approx D = 5°45'
Exist. Curve B Δ = 35°22' Approx D = 29°25'
Exist. Curve C Δ = 72°20' Approx D = 35°25'

Wagenseil
New R/W 1.37 Total
Exist. R/W 1.03

Myers
New R/W 1.38
Exist. R/W 1.45

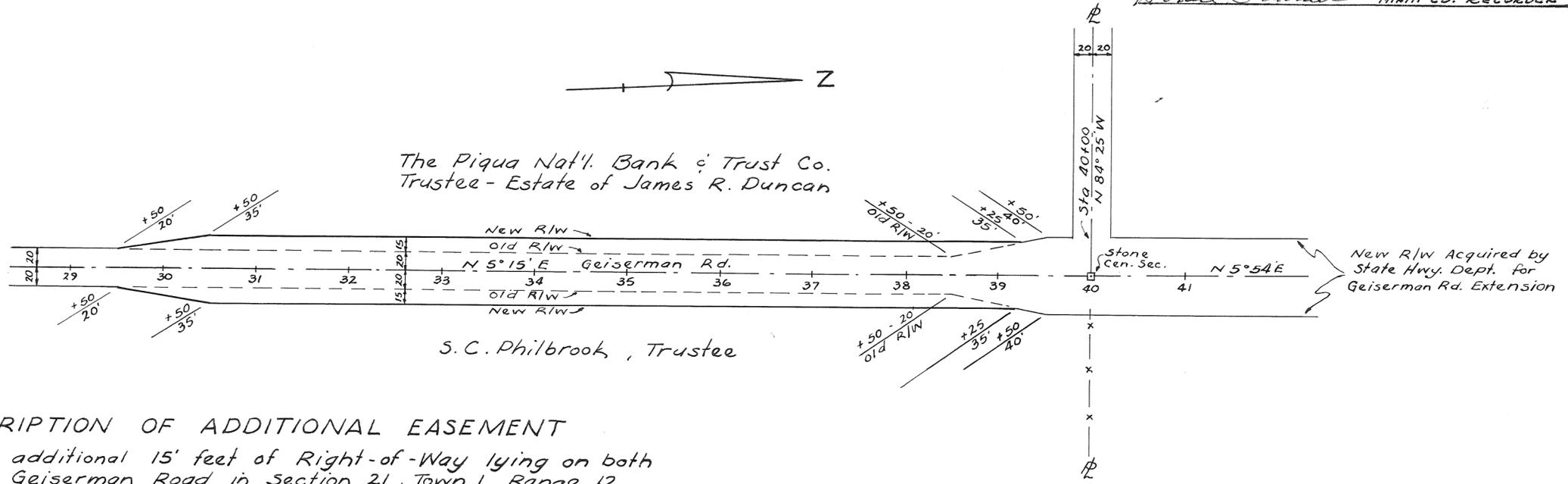
Approved Dec. 27 1957
N. C. Freshour
Miami County Engineer

Approved December 27 1957
Roy Starnman
Adrian Wagenseil
Richard Sheffield
Board of Commissioners of
Miami County

Proceedings Recorded in
Commissioner's Journal 34 Pages 428 & 449

GEISERMAN ROAD #203
 ADDITIONAL EASEMENT FOR
 RIGHT-OF-WAY PURPOSES
 SPRINGCREEK TOWNSHIP
 SCALE : 1" = 100'

Volume 8 Page 48
 Miami County Engineers
 Record of Road Surveys
 MIAMI COUNTY RECORDERS PLAT BOOK 7
 PG 57 RECEIVED THIS 22 DAY OF May
 AT 3:22 P.M.
 FILE NO. 2141 FEE ✓
 Horace C. Corner MIAMI CO. RECORDER



DESCRIPTION OF ADDITIONAL EASEMENT

Being an additional 15' feet of Right-of-Way lying on both sides of Geiserman Road in Section 21, Town 1 Range 12 Springcreek Township, Miami County Ohio as shown on this plat. Said 15' additional Right-of-Way on both sides increases the Right-of-Way from 40' to 70'; from Sta. 29+50 to Sta. 39+25.

GRANTING OF EASEMENT

We the owners of the above described lands hereby grant said additional easement to the Public for Road Purposes, clear of all obstructions which interfere with the improvement and/or maintenance of the highway at the time of improvement.

Approved and accepted by me this
 12th day of May 1958
 T. C. Freshour
 Miami County Engineer

John W. Mann, O.D.
Julius C. Dilworth

S.C. Philbrook, Trustee
 Piqua National Bank & Trust Co.
 Trustee Estate of James R. Duncan
Trust 1958.000

Witnesses

Owners

Witnessed by me this 12 day of May 1958.
Thomas C. Freshour
 Thomas C. Freshour - Miami County Engineer

This plat approved and accepted by us
 this 12th day of MAY 1958.

Adams Wilgus
Roy G. Garman
Richard Cleifield
 Board of Miami County Commissioners

SECTION NO. 2 SOUTHVIEW ESTATES NO. 2 A SUBDIVISION OF 7.197 ACRES OF PART OF OUTLOT 216..

FILE NUMBER 2190 RECEIVED FOR RECORD THIS 3RD DAY OF JUNE 1959 AT 9:00 A.M. PLAT BOOK 7 PAGE 58 MIAMI COUNTY RECORDERS PLAT RECORDS

Horace C. Comer MIAMI COUNTY RECORDER

DEDICATION

WE, THE UNDERSIGNED OWNERS OF THE LAND DESCRIBED ON THIS PLAT, VOLUNTARILY CONSENT TO THE EXECUTION OF SAID PLAT AND HEREBY DEDICATE THE STREETS SHOWN TO THE PUBLIC USE FOREVER. THIS DEDICATION INCLUDES THE WEST HALF OF AMELIA AVENUE SHOWN WITHIN THE LIMITS OF THIS PLAT..

RUDY BUILDERS CO.

Signatures of Robert T. Rudy (President), Grace A. Rudy (Secretary), Richard W. Klockner (Witness), and Joseph E. Fulmer (Witness).

STATE OF OHIO - COUNTY OF MIAMI BEFORE ME, A NOTARY PUBLIC IN AND FOR THE STATE OF OHIO PERSONALLY CAME THE ABOVE SIGNED PARTIES AND ACKNOWLEDGED THE SIGNING OF THE FOREGOING PLAT TO BE THEIR VOLUNTARY ACT AND DEED. IN WITNESS WHEREOF I HEREUNTO SET MY HAND AND SEAL THIS 7th DAY OF MAY 1959.

Notary Public signature and commission expiration date: 9-8-59.

AT A MEETING OF THE TROY CITY PLANNING COMMISSION HELD THIS 19 DAY OF May 1959. THIS SUBDIVISION PLAT WAS APPROVED..

Signatures of Carl W. Lindenburgh (President) and Opal B. Collier (Secretary).

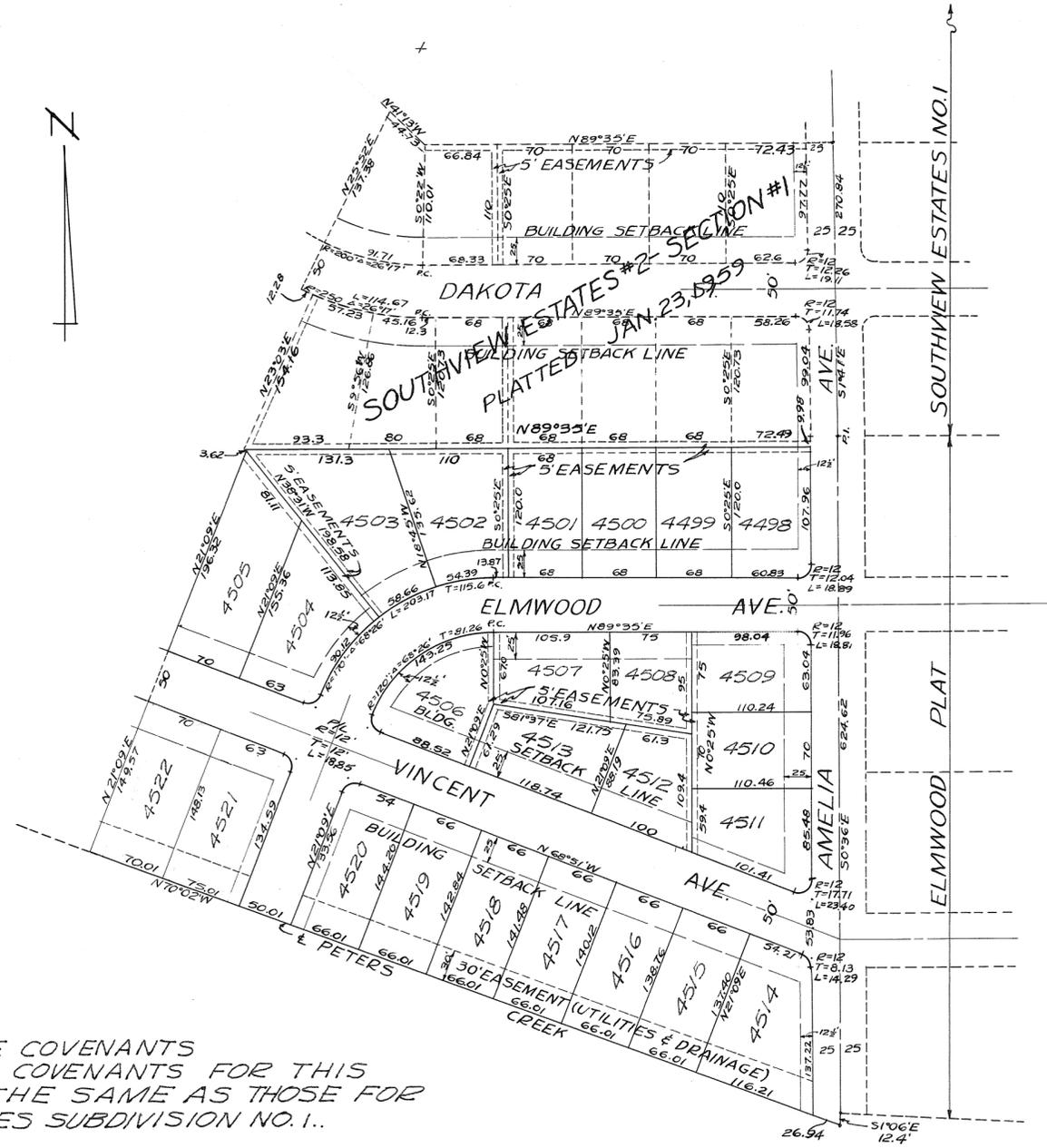
AT A MEETING OF THE CITY COUNCIL OF THE CITY OF TROY, OHIO HELD THIS 1st DAY OF JUNE 1959 THIS SUBDIVISION WAS APPROVED AND ACCEPTED BY ORDINANCE NUMBER. O-29-59

Signatures of O. S. Mical (Mayor), P. C. [unclear] (Pres. of Council Pro Tem), and H. J. [unclear] (Clerk of Council).

NUMBERED TO DESIGNATE INLOTS AND TRANSFERRED THIS 3RD DAY OF JUNE 1959.

Signature of Ruth E. Graham, Miami County Auditor.

RESTRICTIVE COVENANTS THE RESTRICTIVE COVENANTS FOR THIS PLAT SHALL BE THE SAME AS THOSE FOR SOUTHVIEW ESTATES SUBDIVISION NO. 1..



I HEREBY CERTIFY THIS SUBDIVISION PLAT TO BE CORRECT AS SHOWN

Signature of Richard W. Klockner

RICHARD W. KLOCKNER REG. SURVEYOR #4370

Small handwritten mark or signature at the bottom.

REPLAT OF COWLESVILLE AND ADJACENT TERRITORY

REPLAT OF PART OF THE NORTH HALF OF THE N.E. QUARTER OF SECTION 15, TOWN 4, RANGE 6, IN MONROE TOWNSHIP - INCLUDING THE AREA KNOWN AS COWLESVILLE PLAT WHICH HAS BEEN VACATED AND SUPERCEDED BY THIS REPLAT.

FILE NUMBER 2440 RECEIVED FOR RECORD THIS 16TH DAY OF JUNE 1959 AT 9:40 A.M. PLAT BOOK 7 PAGE 59, MIAMI COUNTY RECORDERS PLAT RECORDS

Horace C. Conner MIAMI COUNTY RECORDER FEE: \$4.30

WE, THE UNDERSIGNED, BEING ALL OF THE OWNERS OF THE LANDS IN COWLESVILLE PLAT, THE STREETS AND ALLEYS HAVING HERETOFORE, ON THE 17TH DAY OF APRIL 1959, BEEN VACATED BY THE MIAMI COUNTY COMMISSIONERS UNDER THE PROVISIONS OF RC 5553.04 OF THE GENERAL CODE OF THE STATE OF OHIO, DO HEREBY CONSENT TO THE VACATION OF THE LOTS AND VACATION OF SAID PLAT AS PROVIDED IN RC 711.24 NOTICE HAVING BEEN GIVEN IN THE TIPP HERALD FOR TWO WEEKS AS REQUIRED IN RC 711.25. THE UNDERSIGNED FURTHER AGREE THAT THE REPLAT HEREIN FILED PROPERLY ESTABLISHES THE BOUNDARY LINES INCLUDING FORMER LOTS, STREETS AND ALLEYS IN THE FORMER COWLESVILLE PLAT SAID BOUNDARY LINES BEING THOSE ESTABLISHED BY DEEDS AND OCCUPANCY BY THE OWNERS...

Edward Shaneyfelt EDWARD SHANEYFELT Korah M. Gray KORAH GRAY Lee Motter LEE MOTTER

ESTATE OF J.M. HOMER By Thomas L. Homer EXECUTOR WITNESS Cameron Dungan Catharine E. Dooly

COUNTY OF MIAMI - STATE OF OHIO PERSONALLY APPEARED BEFORE ME THE ABOVE SIGNED PARTIES AND ACKNOWLEDGE THE SIGNING THEREOF. SWORN TO AND SUBSCRIBED BEFORE ME THIS 13 DAY OF JUNE 1959.

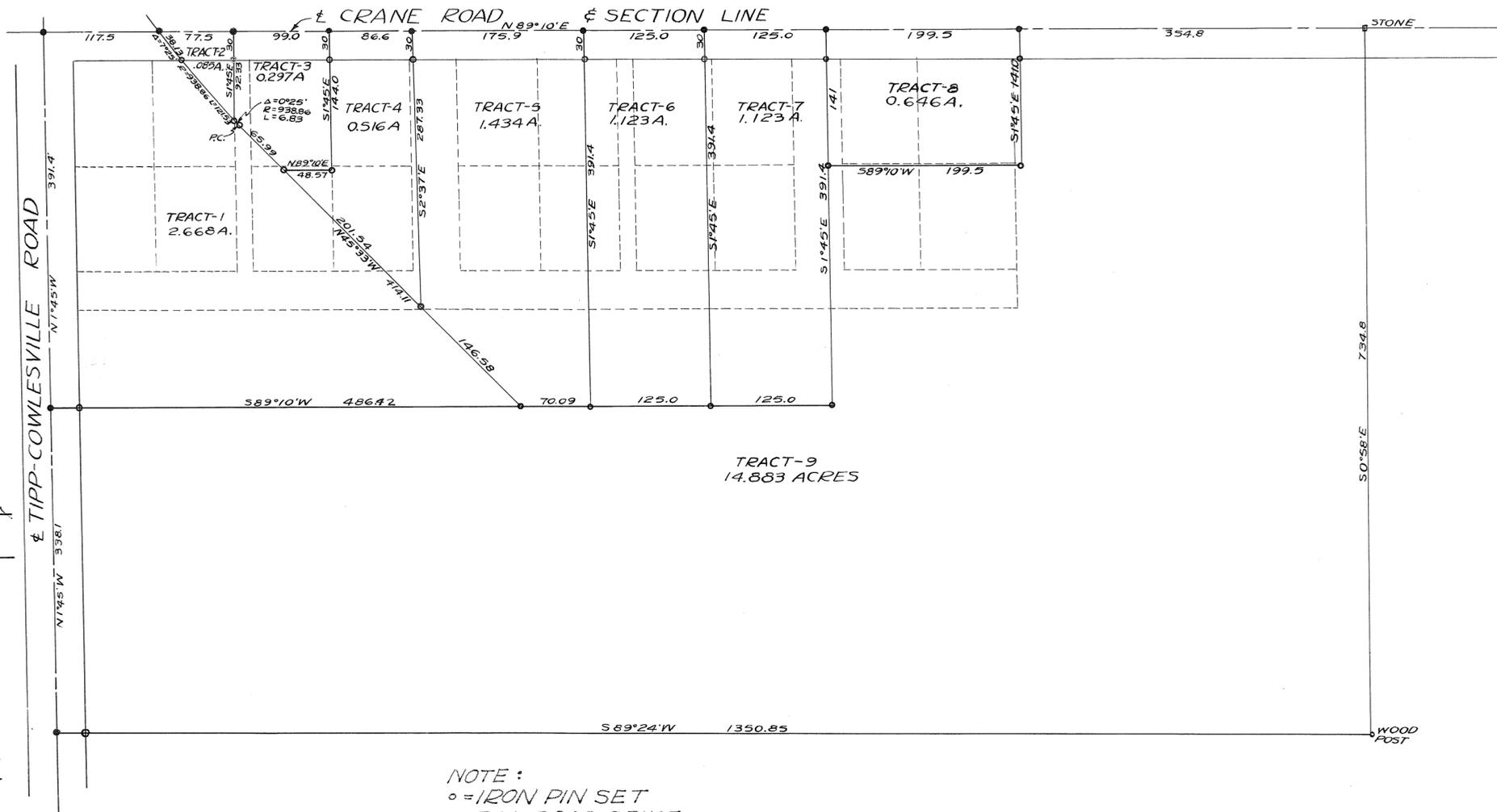
J. Cameron Dungan NOTARY PUBLIC IN AND FOR THE STATE OF OHIO MY COMMISSION EXPIRES 12-1-59

THE VACATION OF THE PLAT OF COWLESVILLE APPROVED AND THIS REPLAT ACCEPTED AND TRANSFERRED THIS 16th DAY OF June 1959.

Luther E. Mahoney MIAMI COUNTY AUDITOR PLAT NO. 426 APPROVED BY THE MIAMI COUNTY PLANNING COMMISSION ON THE 19TH DAY OF JANUARY 1959.

Samuel A. Studabaer Chairman Luther Brown Sec'y

APPROVED BY THE MIAMI COUNTY ENGINEER THIS 20TH DAY OF JAN. 1959. M.C. Freshour



NOTE: o = IRON PIN SET • = RAILROAD SPIKE DASHED LINES INDICATE ORIGINAL COWLESVILLE PLAT

Table with 4 columns: TRACT, AREA (ACRES), OWNER, REMARKS. Lists tracts 1-9 with their respective owners and remarks.

I HEREBY CERTIFY THIS REPLAT TO BE CORRECT AS SHOWN

Richard W. Klockner

RICHARD W. KLOCKNER REG. SURVEYOR #4370

O.H. MENKE'S REPLAT OF OUTLOT 227 & PART OF OUTLOT 12 IN TROY, OHIO

WE, THE UNDERSIGNED, BEING THE OWNERS OF THE LAND SHOWN ON THIS REPLAT VOLUNTARILY CONSENT TO THE EXECUTION OF SAID PLAT.

<u>Charles T. Collins</u> OWNER	<u>Thomas Jarcevic Jr</u> WITNESSES
<u>Robert H. Collins</u>	<u>Thomas Jarcevic Sr</u>
<u>Orval H. Menke</u>	<u>Robert Jones</u>

STATE OF OHIO - COUNTY OF MIAMI
BEFORE ME, A NOTARY PUBLIC IN AND FOR
PERSONALLY CAME THE ABOVE AND
ACKNOWLEDGED THE SIGNING TO BE HIS VOLUNTARY ACT AND DEED. IN WITNESS WHEREOF I
HEREUNTO SET MY HAND AND NOTARY SEAL
THIS 20 DAY OF April 1959.

Robert Jones
NOTARY PUBLIC
MY COMMISSION EXPIRES Feb. 27, 1962

AT A MEETING OF THE TROY CITY PLANNING COMMISSION HELD THIS 19 DAY OF May 1959 THIS REPLAT WAS APPROVED.

L. W. Linsenburg M.D. PRESIDENT Opal B. Collier SECRETARY

AT A MEETING OF THE CITY COUNCIL OF THE CITY OF TROY, OHIO HELD THIS 6TH DAY OF JULY 1959, THIS REPLAT WAS APPROVED BY ORDINANCE NO. O-31-59.

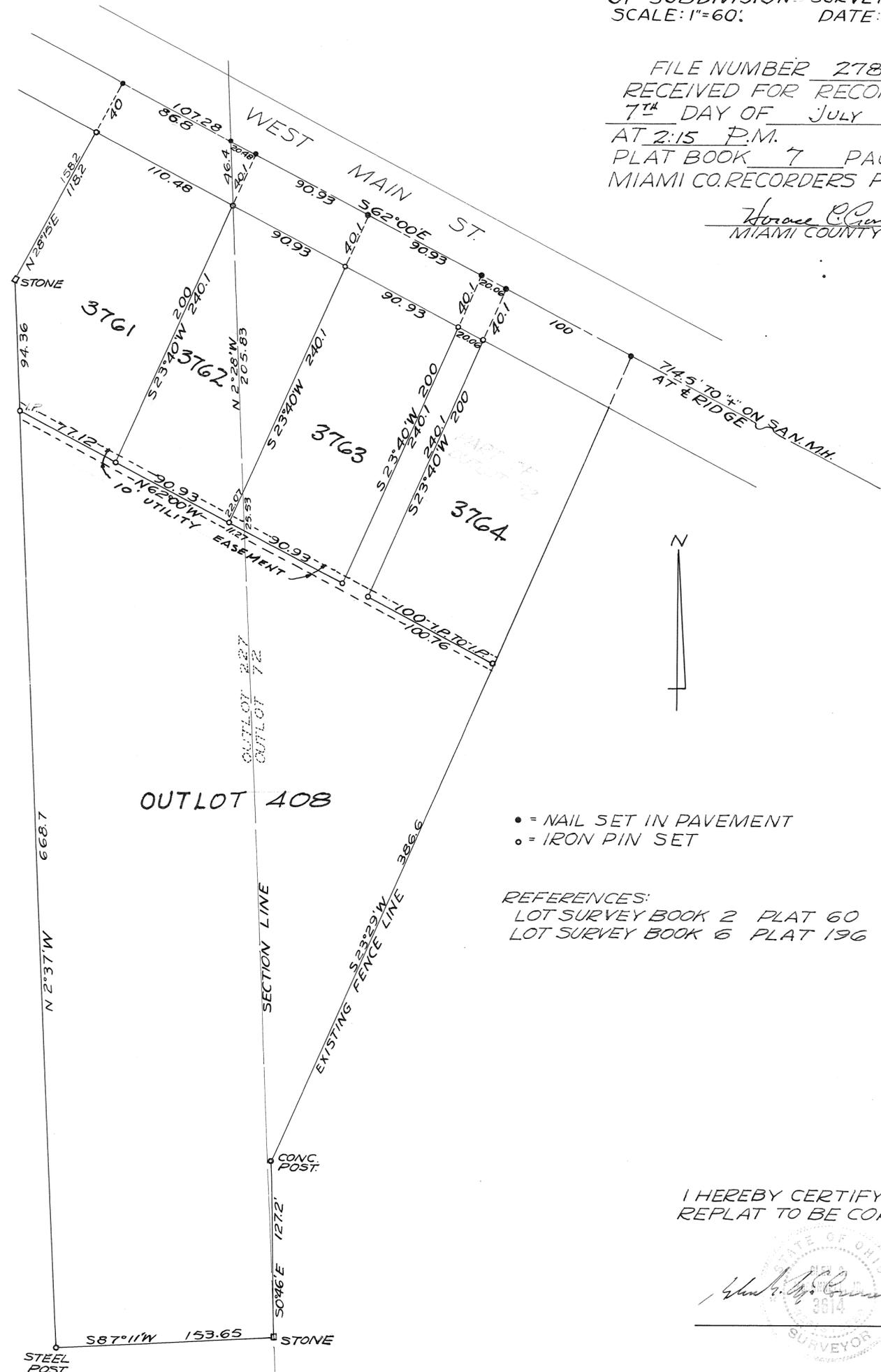
O. S. [Signature] MAYOR
[Signature] PRES. OF COUNCIL
M. J. S. [Signature] CLERK OF COUNCIL

NUMBERED TO DESIGNATE INLOTS AND OUTLOTS AND TRANSFERRED THIS 7TH DAY OF July 1959

Ruth E. Graham
MIAMI COUNTY AUDITOR

FILE NUMBER 2787
RECEIVED FOR RECORD THIS
7TH DAY OF JULY 1959,
AT 2:15 P.M.
PLAT BOOK 7 PAGE 60
MIAMI CO. RECORDERS PLAT RECORDS

Horace C. [Signature]
MIAMI COUNTY RECORDER



• = NAIL SET IN PAVEMENT
◦ = IRON PIN SET

REFERENCES:
LOT SURVEY BOOK 2 PLAT 60
LOT SURVEY BOOK 6 PLAT 196

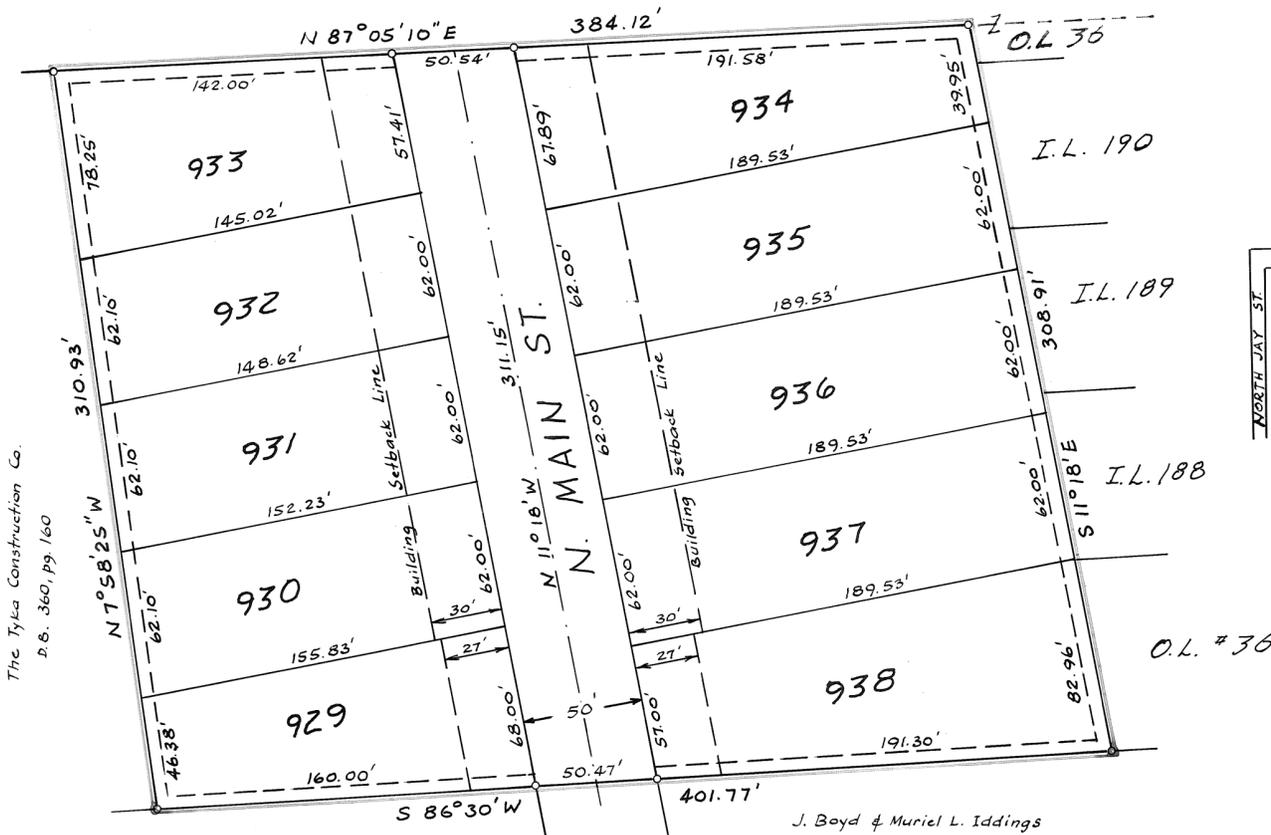
I HEREBY CERTIFY THIS
REPLAT TO BE CORRECT

Glen G. McConnell Jr.
SURVEYOR

GLEN G. M'CONNELL JR.
REG. SURVEYOR # 3614

Handwritten mark

Lester Vore O.L. #35



The Tyka Construction Co. D.B. 360, pg. 160

J. Boyd & Muriel L. Iddings

I.L. 600

Scale: 1" = 50'

TYKA SUBDIVISION SECTION ONE

BEING A PLAT OF 2.777 ACRES IN SECTION 16, TOWN 6, RANGE 5 EAST, VILLAGE OF WEST MILTON, MIAMI COUNTY, OHIO BEING A PART OF OUT LOT #36

The within plat is a subdivision of 2.777 Acres of a 3.50 Acre tract conveyed to The Tyka Construction Co. by deed as recorded in Deed Book 360, page 160 of the Deed Records of Miami County, Ohio

We the undersigned, being all the owners and lienholders of the lands herein platted, do hereby dedicate the streets shown on the plat to the public use forever.

Easements are to be five feet in width on the side and rear of each lot. Easements are for the construction, operation, maintenance, repair, replacement or removal of water, gas, sewer, electric, telephone or other utility lines or services, and for the 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 purpose and are to be maintained as such forever.

Signed and acknowledged in the presence of:

Billy D. Coate
Bernard D. Bernard
Raney Barton
Linda Sue Carroll

The TYKA Construction Co.
Benny Poppa President
Roger L. Arnold Sec.-Treas.
 Milton Federal Savings & Loan Association
Frank J. Meyer Notary Public

State of Ohio, s.s.
 Be it remembered that on this 7 day of JULY, 1959 before me, the undersigned, a Notary Public in and for said State of Ohio, personally came the said The TYKA Construction Co., by Benny Poppa, its president, and Roger L. Arnold, its Sec.-Treas., to me known, and acknowledged the signing and execution of the within plat to be their voluntary act and deed.
 In testimony whereof, I have hereunto set my hand and notary seal on the day and date above written.

Frank J. Meyer
 Notary Public in and for Montgomery Co., Ohio
 My Commission Expires: Nov. 19, 1961

State of Ohio, s.s.
 Benny Poppa being duly sworn, says that all persons and corporations, to the best of his knowledge, interested in this dedication, either as owners or lienholders, have united in its execution.
 In testimony whereof, I have hereunto set my hand and notary seal on the day and date above written.

Frank J. Meyer
 Notary Public in and for Montgomery Co., Ohio
 My Commission Expires: Nov. 19, 1961

Approved on this ___ day of ___ 1959 by the Council of the Village of West Milton, Ohio.

Peter M. Gumbala Mayor
Georgina Lyons Clerk

Approved on this ___ day of ___ 1959 by the Planning Commission of the Village of West Milton, Ohio.

Robert K. Lipstine Chairman
Kalbert L. Elson Secretary

Miami County Engineers' Records of Subdivision Records ___ Volume ___ Page ___

Transferred on this 27th day of July, 1959.
Ruth E. Graham
 County Auditor
 Miami County, Ohio

Recorded on this 27th day of July, 1959, at 10:35 AM Plat Book 7 Page 61 Fee 2.30

Horace C. Cromel
 County Recorder
 Miami County, Ohio
E.H.

COVENANTS and RESTRICTIONS

- All lots in this tract shall be known and described as residential lots. No structure shall be erected, altered, placed or permitted to remain on any residential building plot other than one (1) detached single family dwelling not to exceed two and one half (2 1/2) stories in height and a private garage for not more than three (3) cars.
- No dwelling shall be permitted on any lot at a cost of less than \$11,500 based upon cost levels prevailing on the date these covenants are recorded, it being the intention and purpose of the covenant to assure that all dwellings shall be of a quality of workmanship and materials substantially the same or better than that which can be produced on the date these covenants are recorded at the minimum cost stated herein for the minimum permitted dwelling size. The ground floor area of the main structure, exclusive of one story open porches and garages, shall be not less than 960 square feet for a one-story dwelling.
- No building shall be located on any lot nearer to the front lot line or nearer to the side street line than the minimum building setback lines shown on the recorded plat. In any event no building shall be located on any lot nearer than 50 feet to the front lot line, or nearer than 25 feet to any side street line, except lots # ___ which may not be located nearer than 27 feet to said side street line. No building shall be located nearer than 5 feet to any interior lot line, and each lot shall contain a total of 10 feet of side yard. No dwelling shall be located on any interior lot nearer than 5 feet to the rear lot line. For the purpose of this covenant, eaves, steps and open porches shall not be considered as a part of a building, provided, however, that this shall not be construed to permit any portion of a building on a lot to encroach upon another lot.
- No lots shall be further subdivided into smaller lots or parcels for the purpose of providing additional building sites.
- No trailer, basement, tent, shack, garage, barn or other outbuilding erected in the tract shall at any time be used as a residence temporarily or permanently, nor shall any structure of a temporary character be used as a residence.
- No noxious or offensive trade shall be carried on upon any lot nor shall anything be done thereon which may be or become an annoyance or nuisance to the neighborhood.
- No fence, wall, hedge or shrub planting which obstructs sight lines at elevations between 2 and 6 feet above the roadways shall be placed or permitted to remain on any corner lot within the triangular area formed by the street property lines and a line connecting them at points 25 feet from the intersection of the street lines, or in the case of a rounded property corner from the intersection of the street property lines extended. The same sight-line limitations shall apply on any lot within 10 feet from the intersection of a street property line with the edge of a driveway or alley pavement. No tree shall be permitted to remain within such distance of such intersections unless the foliage line is maintained at sufficient height to prevent obstruction of such sight lines.
- No sign of any kind shall be displayed to the public view on any lot except one professional sign of not more than one square foot, one sign of not more than five square feet advertising the property for sale or rent, or signs used by a builder to advertise the property during the construction and sales period.
- No animals, livestock, or poultry of any kind shall be raised, bred or kept on any lot, except that dogs, cats and other household pets may be kept provided that they are not kept, bred or maintained for any commercial purpose.
- These covenants and restrictions are for the benefit of all lot owners and are to run with the land and shall be binding on all parties and all persons claiming under them until June 1, 1979 at which time said covenants shall automatically extend for successive periods of ten (10) years unless by vote of a majority of the then owners of the lots, it is agreed to change said covenants in whole or in part.
- These covenants shall be enforceable by injunction and otherwise by the grantor, its successors or assigns. Invalidation of any one of these covenants by judgement or court order shall in no wise affect any of the other provisions which shall remain in full force and effect.

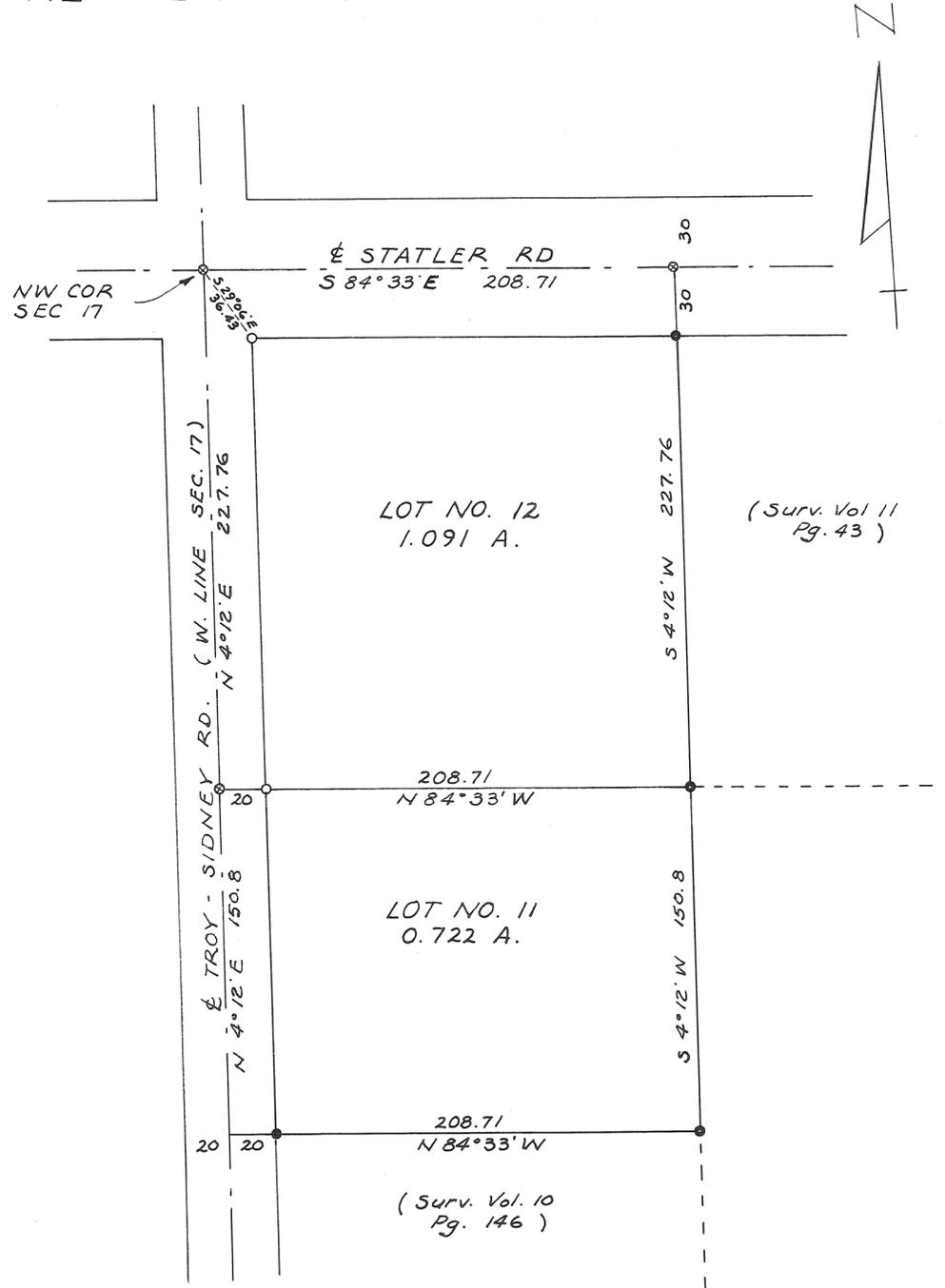
This instrument was prepared by, and I hereby certify the measurements as shown to be correct.

John W. Judge Registered Surveyor #4211
 JOHN W. JUDGE ENGINEERING Co. DAYTON OHIO

RESTRICTIONS

WEYMER SUBDIVISION NO. 3

1. Said premises shall be used for residence purposes only and such uses as are frequently or customarily incident thereto.
2. No part of any dwelling house, excluding open porches and stoops, or outbuilding shall be erected on said premises, placed or suffered to remain on said premises within seventy-five feet of the center line of the street or highway upon which said premises abut, nor within ten feet of any side lot line, nor within fifty feet of the center line of any street or highway adjacent to a side lot line.
3. No dwelling or other structure shall be erected upon a building site consisting of a part of a lot or adjacent parts of two lots unless such building site has a frontage of not less than one hundred twenty-five feet on a public street or highway and a depth of not less than two hundred thirty-five feet.
4. No outside toilets or cesspools shall be constructed or permitted to remain on said premises. Facilities for the disposal of sewage shall be sanitary and constructed and located in accordance with the rules and regulations of the Miami County Board of Health in effect at the time of construction.
5. No cattle, hogs, goats or other obnoxious animals shall be kept or permitted to remain on said premises; and in event other domestic animals are kept thereon, they shall be kept in such manner as not to endanger the health or unreasonably disturb the quiet of any occupant of adjacent or neighboring premises.
6. No dwelling shall be erected on said premises having less than nine hundred sixty square feet of area on the first floor, exclusive of stoops and open porches.
7. No trailer, basement, tent, shack, garage, barn or other outbuilding erected on said premises shall at any time be used as a residence either temporarily or permanently; nor shall any structure of a temporary character be used as a residence.
8. The elevation of the top of the foundation of any residence erected on the above described premises shall not be less than 1.5 feet above the elevation of the center line of the street or road in front of said premises.
9. The several covenants and agreements hereinbefore contained in paragraphs numbered 1 to 8, inclusive, shall run with the land hereby conveyed and shall be binding upon the grantees, their heirs, executors, administrators and assigns, and upon all persons claiming under them, until the 1st day of September, 1967, and thereafter said restrictions shall be renewed for successive periods of five years each unless the owners of a majority of the lots in the Weymer Subdivisions agree to terminate said restrictions and file notice thereof in the office of the Recorder of Miami County, Ohio.



- Legend
- Denotes Iron Pin Set
 - ⊙ Denotes R.R. Spike Set
 - Denotes Iron Pin Found

I hereby certify this plat to be correct

Arthur D. Haddad
Arthur D. Haddad
Registered Surveyor # 4547

We the owners of the lands shown on this plat do hereby consent to the execution of this plat this 6th day of July 1959

Richard K. Finner
Carolyn Letourne
Witnesses
Raleigh Alexander
John J. Alexander

State of Ohio, County of Miami: S.S.
Before me, a Notary Public in and for the State of Ohio, personally appeared the above signed parties who acknowledge the signing thereof to be their voluntary act and deed, this 6th day of July 1959.

Richard K. Finner
Notary Public
My Commission Expires Mar 23, 1961

Approved this 8th day of July 1959
Piqua Planning Commission

John K. Mangson
Robert Reed
John W. Hill
John W. Hill

Approved July 5, 1959
Miami County Engineer

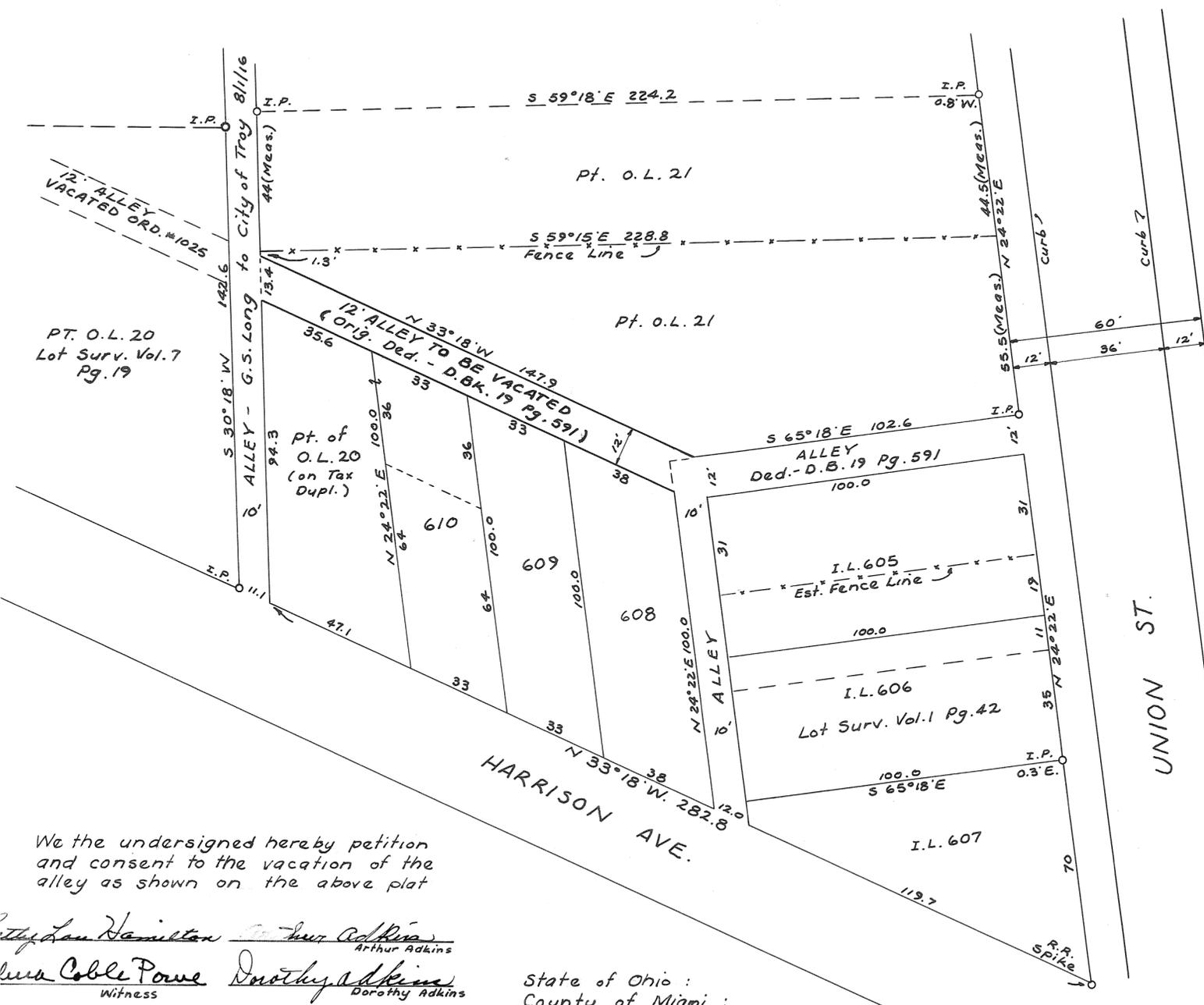
T. C. Breshaw

Approved July 6, 1959
Miami County Planning Commission

Richard Heifried
Luther Pike
Adam Wilgus
Plat No. 461

Transferred this 9th day of July 1959
Arthur D. Haddad
Miami County Auditor

VACATION PLAT OF 12' ALLEY
(NORTH OF HARRISON AVE.)
TROY OHIO



APPROVED BY THE CITY OF TROY PLANNING
COMMISSION THIS 19 DAY OF May 1959

L. J. Widenburg M.D. PRESIDENT

Opal B. Callier SECRETARY

AT A MEETING OF THE CITY COUNCIL OF
THE CITY OF TROY, OHIO, HELD THIS
20TH DAY OF JULY 1959, THIS
VACATION PLAT WAS APPROVED
BY ORDINANCE NO. 0-35-59

O. S. Mitchell MAYOR

J. J. Gaudreault PRES. OF COUNCIL

J. J. J. Franklin CLERK OF COUNCIL

APPROVED AND TRANSFERRED THIS
21ST DAY OF July 1959

Ruth E. Graham
MIAMI COUNTY AUDITOR

We the undersigned hereby petition
and consent to the vacation of the
alley as shown on the above plat

Betty Lou Hamilton
Arthur Adkins
Alma Coble Powe
Dorothy Adkins
Elizabeth Eggers
T. G. McKnight
Harry Stuart

State of Ohio :
County of Miami :
Personally appeared before me, a
Notary Public in and for Miami Co.
Ohio, the above signed parties
who acknowledge the signing thereof
to be their voluntary act and deed
this 16th day of May 1959
Alma Coble Powe
Notary Public in and for Miami Co. Ohio
My Commission Expires Sept. 13-1959

I HEREBY CERTIFY THIS VACATION
PLAT TO BE CORRECT, MAY 11, 1959

Glen G. McConnell, Jr.
REG. SURVEYOR # 3614
1710 PETERS
TROY, OHIO

WE THE UNDERSIGNED OWNERS OF LANDS AS SHOWN ON THIS REPLAT, HEREBY PETITION FOR THE VACATION OF THE STREET, LEA PLACE, AND INLOTS 4007 TO 4016 INCLUSIVE, AS DEDICATED ON ORIGINAL PLAT OF THE CITY OF TROY, OHIO, AND FOR APPROVAL OF THIS REPLAT.
F.A. ARCHER DEV. CO. INC.

VACATION OF LEA PLACE AND
INLOTS 4007-4016 INCLUSIVE

FILE NUMBER 3065
RECEIVED FOR RECORD THIS 22 DAY
OF JULY 1959. AT 9:25 AM.
PLAT BOOK 7 PAGE 65
MIAMI COUNTY RECORDERS PLAT RECORDS

J. Archer
PRESIDENT

Esther M. Ross
WITNESS

William M. Auelson
SECRETARY

Marilyn Newman
WITNESS

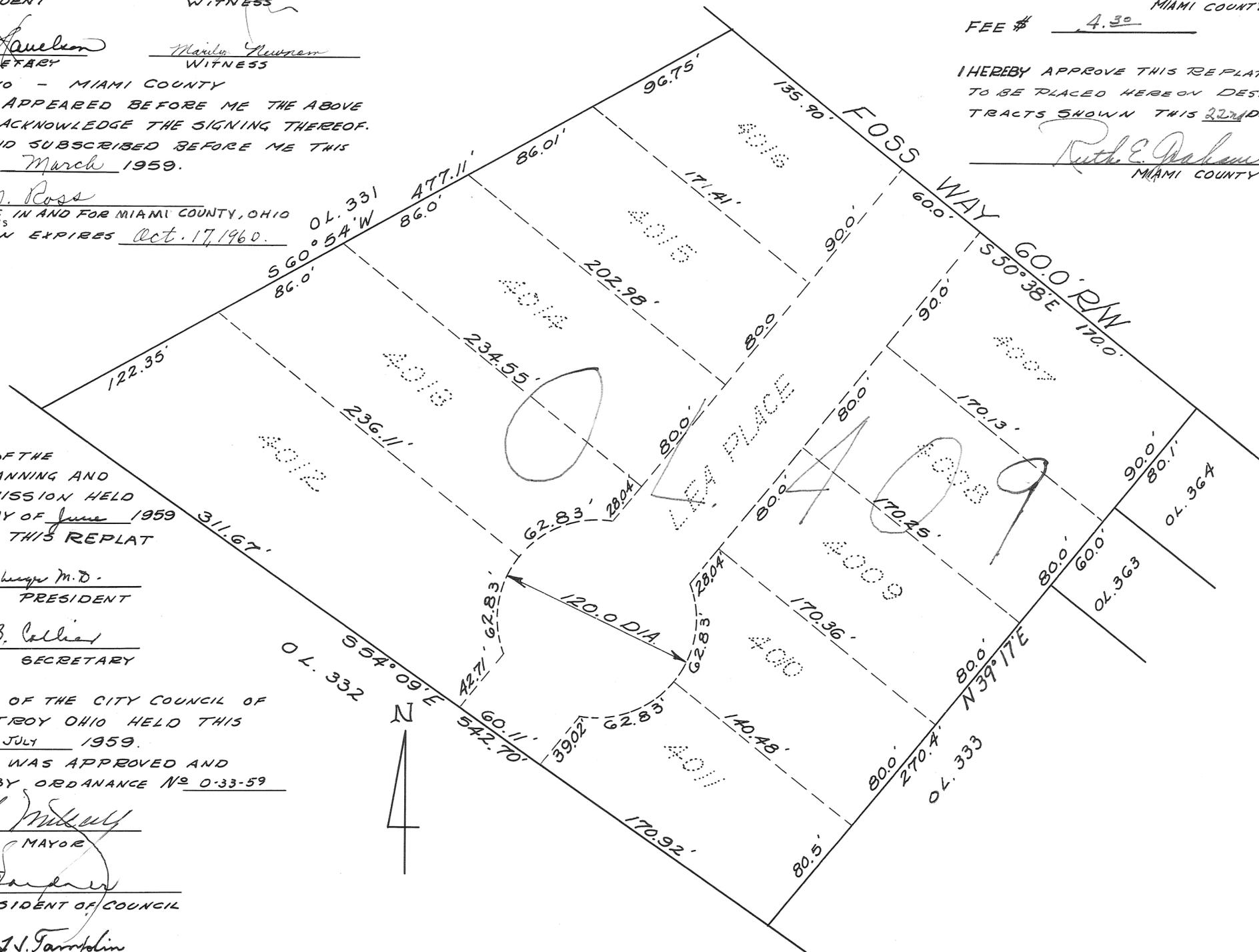
STATE OF OHIO - MIAMI COUNTY
PERSONALLY APPEARED BEFORE ME THE ABOVE PARTIES AND ACKNOWLEDGE THE SIGNING THEREOF. SWORN TO AND SUBSCRIBED BEFORE ME THIS 24th DAY OF March 1959.

Esther M. Ross
NOTARY PUBLIC IN AND FOR MIAMI COUNTY, OHIO
ESTHER M. ROSS
MY COMMISSION EXPIRES Oct. 17, 1960.

Horace C. Cramer
MIAMI COUNTY RECORDER J.C.
FEE \$ 4.30

I HEREBY APPROVE THIS REPLAT AND NUMBERS TO BE PLACED HEREON DESIGNATING THE TRACTS SHOWN THIS 22nd DAY OF July 1959.

Ruth E. Palam
MIAMI COUNTY AUDITOR



AT A MEETING OF THE TROY CITY PLANNING AND ZONING COMMISSION HELD THIS 9 DAY OF June 1959 DO APPROVE THIS REPLAT

L. N. Linsenberg M.D.
PRESIDENT

Opal B. Collier
SECRETARY

AT A MEETING OF THE CITY COUNCIL OF THE CITY OF TROY OHIO HELD THIS 20th DAY OF JULY 1959. THIS REPLAT WAS APPROVED AND ACCEPTED BY ORDANANCE N^o 0-33-59

O. S. Miley
MAYOR

[Signature]
PRESIDENT OF COUNCIL

J. J. Farrington
CLERK OF COUNCIL

I HEREBY CERTIFY THIS REPLAT TO BE CORRECT.

Franklin D. Ruck
FRANKLIN D. RUCK
REG. SURV. # 3319
1316 E. MAIN ST.
TROY, OHIO
3/12/59

SHANEYFELT'S REPLAT OF INLOT 4475-TROY, OHIO

FILE NUMBER- 3068
RECEIVED FOR RECORD THIS
22ND DAY OF JULY 1959.
AT 11:25AM.
PLAT BOOK 7 PAGE 66
MIAMI CO. RECORDERS PLAT RECORDS

Horace C. Brown
Fee \$4.30

WE, THE UNDERSIGNED, BEING THE OWNERS OF THE LAND SHOWN ON THIS REPLAT, VOLUNTARILY CONSENT TO THE EXECUTION OF SAID PLAT

[Signature] Cameron Dungan
WITNESS
Paul Shaneyfelt Leilia Smitley
WITNESS

STATE OF OHIO - COUNTY OF MIAMI
BEFORE ME, A NOTARY PUBLIC IN AND FOR THE STATE OF OHIO, PERSONALLY CAME THE ABOVE AND ACKNOWLEDGED THE SIGNING OF THE FOREGOING REPLAT TO BE THEIR VOLUNTARY ACT AND DEED. IN WITNESS WHEREOF I HEREUNTO SET MY HAND AND NOTARY SEAL THIS 3 DAY OF JUNE 1959.

Cameron Dungan
NOTARY PUBLIC IN AND FOR THE STATE OF OHIO
MY COMMISSION EXPIRES 12-1-59

AT A MEETING OF THE TROY CITY PLANNING COMMISSION HELD THIS 9 DAY OF June 1959. THIS REPLAT WAS APPROVED.

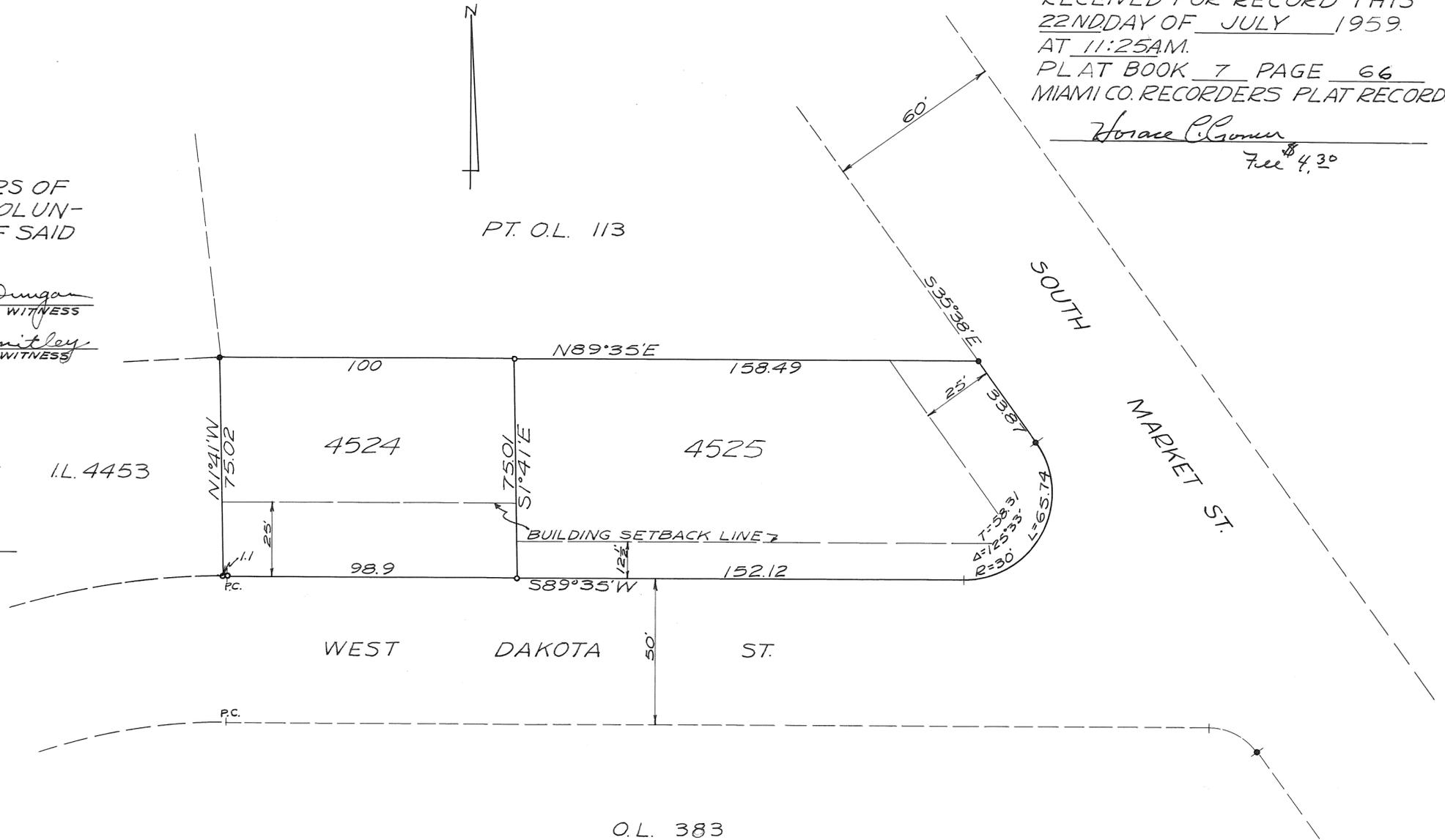
L. N. Lindenburger M.D.
PRESIDENT
Opal B. Callier
SECRETARY

AT A MEETING OF THE CITY COUNCIL OF THE CITY OF TROY, OHIO HELD THIS 20TH DAY OF JULY 1959. THIS REPLAT WAS APPROVED BY AND ACCEPTED BY ORDINANCE NUMBER O-35-59

O. S. Milwan
MAYOR
[Signature]
PRES. OF COUNCIL
H. H. Tansley
CLERK OF COUNCIL

NUMBERED TO DESIGNATE INLOTS AND TRANSFERRED THIS 22ND DAY OF JULY 1959

Suth E. Graham
MIAMI COUNTY AUDITOR



NOTE:
• = IRON PINS SET
• = IRON PINS FOUND

REFERENCE:
SOUTHVIEW ESTATE PLAT NO. 1-RECORDED
MIAMI COUNTY RECORDERS PLAT RECORD
BOOK 7, PAGE 12.

I HEREBY CERTIFY THIS REPLAT TO BE CORRECT AS SHOWN.

Richard W. Klockner

RICHARD W. KLOCKNER
REG. SURVEYOR #4370

COVENANTS & RESTRICTIONS

- 1-NO LOT SHALL BE USED EXCEPT FOR RESIDENTIAL PURPOSES AND ONLY ONE RESIDENTIAL STRUCTURE SHALL BE ALLOWED ON ANY ONE LOT. NONE CAN BE MORE THAN ONE FAMILY DWELLING.
- 2-NO STRUCTURE OF A TEMPORARY CHARACTER, TRAILER, BASEMENT, TENT, SHACK, GARAGE, BARN OR OTHER OUTBUILDING SHALL BE USED ON ANY LOT AT ANY TIME AS A RESIDENCE EITHER TEMPORARILY OR PERMANENTLY.
- 3-NO DWELLING SHALL BE PERMITTED ON ANY LOT AT A COST OF LESS THAN NINETY FIVE HUNDRED (\$9,500), BASED UPON COST PREVAILING AT THE DATE THESE COVENANTS ARE RECORDED.
- 4-THE GROUND FLOOR AREA OF THE MAIN STRUCTURE, EXCLUSIVE ONE STORY OPEN PORCHES AND GARAGES, SHALL BE NOT LESS THAN 800 SQ. FT. FOR A ONE STORY DWELLING AND NOT LESS THAN 700 SQ. FT. FOR A DWELLING OF ONE AND ONE-HALF STORIES. NO TWO OR MORE STORY DWELLINGS SHALL BE ALLOWED.
- 5-NO BUILDING SHALL BE ERECTED, PLACED OR ALTERED ON ANY LOT IN THIS SUBDIVISION UNTIL THE BUILDING PLANS, SPECIFICATIONS AND PLOT PLAN SHOWING THE LOCATION OF SUCH BUILDING HAVE APPROVED IN WRITING BY THE BORCHERS CONSTRUCTION Co. OR THEIR AUTHORIZED REPRESENTATIVE.
- 6-NO BUILDING SHALL BE LOCATED ON ANY LOT NEARER TO THE FRONT LINE OR SIDE STREET LINE THAN THE MINIMUM SETBACK LINES SHOWN ON THE RECORDED PLAT. NO BUILDING SHALL BE LOCATED NEARER THAN (5) FEET TO ANY INTERIOR BUILDING SITE LINE.
- 7-AN EASEMENT OF FIVE (5) IN WIDTH IS RESERVED ON ALL INNER LINES ON EVERY BUILDING SITE, SO THAT THE TOTAL EASEMENT ALONG ALL BUILDING SITES SHALL BE TEN (10) FEET. THIS EASEMENT IS FOR THE PURPOSE OF AFFORDING LOCATION FOR TELEPHONE, ELECTRIC, LIGHT, WATER, GAS, AND SEWER LINES OR ANY OTHER UTILITY PURPOSES. EACH BUILDING SITE IS SUBJECT TO AN EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF SUCH UTILITY.
- 8-ANY BUILDING SHALL BE COMPLETED WITHIN A PERIOD OF TWELVE (12) MONTHS FROM BEGINNING OF CONSTRUCTION.
- 9-NO NOXIOUS OR OFFENSIVE ODOR OR ACTIVITY SHALL BE CARRIED ON UPON ANY LOT NOR SHALL ANYTHING BE DONE THEREON WHICH MAY BE OR BECOME AN ANNOYANCE OR NUISANCE TO THE NEIGHBORHOOD.
- 10-NO ANIMALS, LIVESTOCK, POULTRY OF ANY KIND BE RAISED, BRED OR KEPT ON ANY LOT, EXCEPT DOGS, CATS OR OTHER HOUSEHOLD PETS PROVIDED THEY ARE NOT KEPT, BRED OR MAINTAINED FOR ANY COMMERCIAL PURPOSES.
- 11-THE RESTRICTIONS AND COVENANTS ARE TO RUN WITH THE LAND AND SHALL BE BINDING ON ALL PERSONS AND PARTIES CLAIMING UNDER THEM. AT ANY TIME THESE COVENANTS MAY BE AMENDED BY WRITTEN CONSENT OF ALL THE OWNERS OF ALL THE TRACTS. EACH OWNER HAVING ONE VOICE VOTE FOR EACH SEPARATE TRACT.
- 12-INVALIDATION OF ANY ONE OF THESE COVENANTS BY JUDGEMENT OR COURT ORDER SHALL IN NO WAY AFFECT ANY OF THE OTHER PROVISIONS WHICH SHALL REMAIN IN FULL FORCE AND EFFECT.

DEDICATION

WE, THE UNDERSIGNED, BEING ALL THE OWNERS AND LIEN-HOLDERS OF THE LANDS HEREIN PLATTED, DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF THE SAID PLAT AND TO DEDICATE THE STREETS, PARKS OR PUBLIC GROUNDS AS SHOWN HEREIN TO THE PUBLIC USE FOR EVER.

EASEMENTS SHOWN ON THIS PLAT ARE FOR THE CONSTRUCTION, OPERATION, MAINTENANCE, REPAIR, REPLACEMENT OR REMOVAL OF WATER, SEWER, GAS, ELECTRIC, TELEPHONE OR OTHER UTILITY LINES OR SERVICES, AND FOR THE EXPRESS PRIVILEGE OF REMOVING ANY AND ALL TREES OR OTHER OBSTRUCTIONS TO THE FREE USE OF SAID UTILITIES AND FOR PROVIDING INGRESS AND EGRESS TO THE PROPERTY FOR SAID PURPOSES AND ARE TO BE MAINTAINED AS SUCH FOREVER.

OWNER: Borchers Construction Co.
 WITNESS: Harold R. McClure Herbert W. Rose
 BY: William C. Borchers Pres. Harold R. McClure Herbert W. Rose
Charles W. Shew Secy. Janet E. Kausch Irvin H. Harlamert

STATE OF OHIO, MIAMI COUNTY, S.S.
 BE IT REMEMBERED THAT ON THIS 19th DAY OF January, 1959 BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY CAME,

AND 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 ABOVE WRITTEN.

NOTARY PUBLIC IN AND FOR MIAMI COUNTY, OHIO Phyllis Gieseman

STATE OF OHIO, MIAMI COUNTY, S.S.
 NELSON C. BORCHERS BEING DULY SWORN, SAYS THAT ALL PERSONS AND CORPORATIONS, TO THE BEST OF HIS KNOWLEDGE, INTERESTED IN THIS DEDICATION EITHER AS OWNERS OR LIEN-HOLDERS, HAVE UNITED IN ITS EXECUTION.

IN TESTIMONY WHEREOF, I HAVE SET MY HAND AND NOTARY SEAL ON THE DAY AND DATE ABOVE WRITTEN.

NOTARY PUBLIC IN AND FOR MIAMI COUNTY, OHIO Phyllis Gieseman

THIS INSTRUMENT WAS PREPARED BY: Harold R. McClure

I, HEREBY CERTIFY THAT THIS MAP IS A TRUE AND COMPLETE SURVEY MADE UNDER MY SUPERVISION IN JANUARY, 1959, THAT ALL MONUMENTS ARE SET AS SHOWN. * * IRON PINS.

REGISTERED SURVEYOR Harold R. McClure

HAROLD R. MCCLURE - ENGINEERING Co.
 3601 S. DIXIE HIGHWAY, AX 3-4108
 DAYTON 39 OHIO

APPROVED & ACCEPTED BY THE COUNCIL OF TIPP CITY, OHIO

APPROVED BY THE CITY PLANNING BOARD OF TIPP CITY, OHIO.

MAYOR David L. Johnson

CHAIRMAN Thomas G. Thompson

CLERK Phyllis Gieseman

DATE January 29, 1959

DATE June 15, 1959



HEREBY HAVE CAUSED THE INLOTS NUMBER TO BE PLACED HEREON SIGNATING THE TRACTS SHOWN AND HAVE TRANSFERRED SAME
 DATE July 27, 1959
Walter A. Gieseman
 MIAMI COUNTY AUDITOR

ROSLYN SUBDIVISION SEC. THREE

BEING A SUBDIVISION OF 7.098 ACRES, BEING PART OF OUT LOT No. 77, MONROE TWP, VILLAGE OF TIPP CITY, MIAMI COUNTY, OHIO, AND BEING PART OF THE 15.340 ACRE TRACT AS CONVEYED TO BORCHERS CONSTRUCTION Co. AND RECORDED IN DEED BOOK PAGE OF THE MIAMI COUNTY DEED RECORDS.

SCALE 1" = 60' DECEMBER 29, 1958

FILE NUMBER 3142 RECEIVED
 TIME 3:04 P.M. DATE July 27, 1959
 RECORDED IN PLAT RECORD
7
 BOOK NUMBER 67 PAGE NUMBER
Narace P. Cromer
 MIAMI COUNTY RECORDER J.C.
 FEE 4.30

RANGE TOWN SECTION TOWNSHIP
TIPP CITY CORPORATION WARD PRECINCT

PLAT NO.
MIAMI CO. ENGRS. RECORD OF LOT LAND SURVEYS
SCALE 1 INCH = 60 FEET

AND PLATTING OF INLOT 1500

REPLAT OF LOTS 1370 THRU 1382
IN WESTEDGE SUBDIVISION NO. 4
TIPP CITY OHIO

WE THE UNDERSIGNED OFFICERS OF TIPP CITY LAND DEVELOPMENT, INCORPORATED, OWNER OF LANDS SHOWN HEREON, DO ACCEPT AND APPROVE THIS REPLAT AND RESTRICTIONS AND DO ACKNOWLEDGE THE SIGNING THEREOF TO BE OUR VOLUNTARY ACT AND DEED.

John H. Holtvoigt
PRESIDENT
Mildred Holtvoigt
SECRETARY

STATE OF OHIO, MIAMI COUNTY, ss:
PERSONALLY APPEARED BEFORE ME THE ABOVE NAMED JOHN H. HOLTVOIGHT AS PRESIDENT AND MILDRED HOLTVOIGHT AS SECRETARY OF SAID CORPORATION AND ACKNOWLEDGED THE SIGNING THEREOF TO BE THEIR VOLUNTARY ACT AND DEED ON BEHALF OF SAID CORPORATION.

ACKNOWLEDGED AND SUBSCRIBED BEFORE ME THIS 14 DAY OF May 1959.
Thyllis Gieseman
NOTARY PUBLIC IN AND FOR MIAMI COUNTY, OHIO
MY COMMISSION EXPIRES July 21, 1960

AT A MEETING OF THE TIPP CITY PLANNING COMMISSION HELD THIS 5th DAY OF May 1959, THIS REPLAT AND RESTRICTIONS WERE APPROVED.

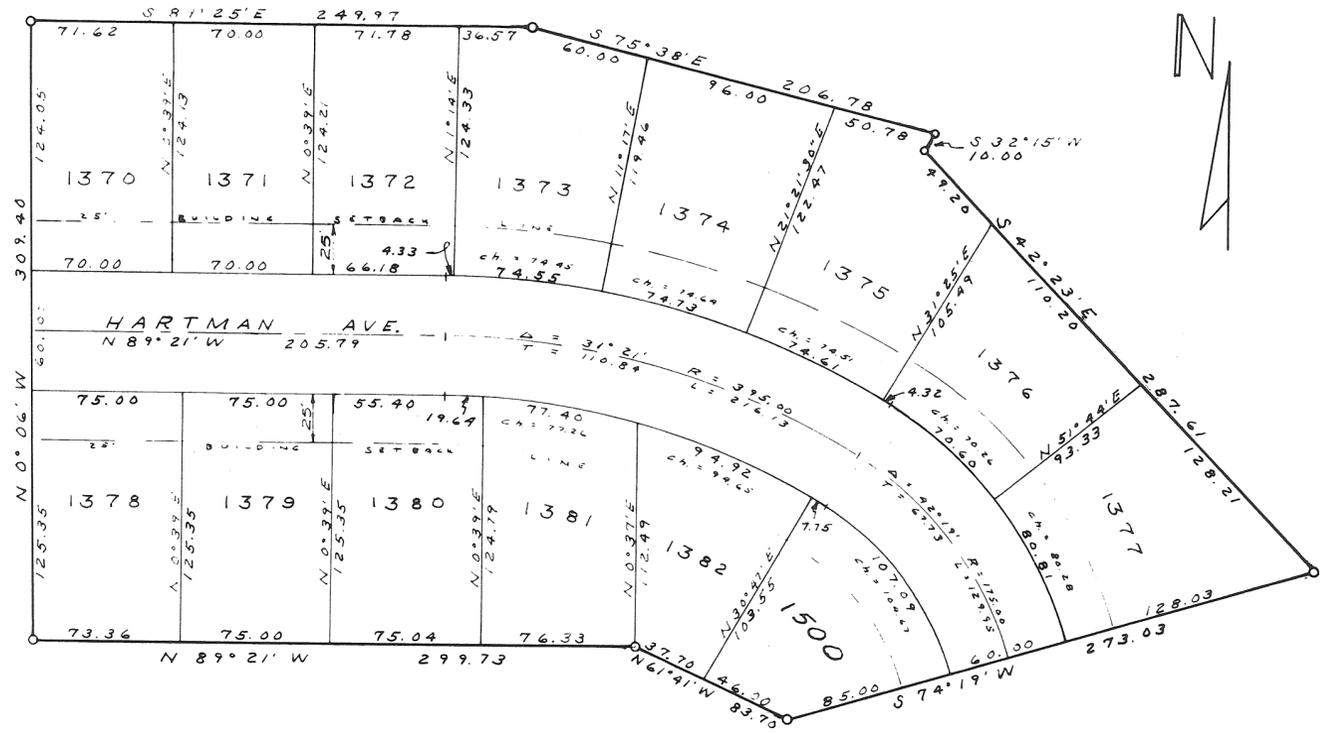
Thomas G. Thompson
CITY CLERK
Thyllis Gieseman
SECRETARY

AT A MEETING OF THE COUNCIL OF THE VILLAGE OF TIPP CITY, OHIO, HELD THIS 1st DAY OF June 1959, THIS REPLAT AND RESTRICTIONS WERE APPROVED BY ORDINANCE NO. 906.

Russell Schwan
MAYOR
Don J. Davis
PRESIDENT OF COUNCIL
Thyllis Gieseman
CLERK OF COUNCIL

I HEREBY HAVE CAUSED THE INLOT NUMBERS TO BE PLACED HEREON DESIGNATING THE TRACTS SHOWN AND HAVE TRANSFERRED SAME.

Richard W. Klockner
MIAMI COUNTY RECORDER



NOTE
THERE ARE FIVE (5) FOOT UTILITY EASEMENTS ON EACH SIDE OF ALL INTERIOR LOT LINES.
ALL BUILDING SETBACK LINES ARE 25 FT. FROM THE STREET PROPERTY LINES. SYMBOL = ---
S.M. = 872.86 (U.S.G.S.) ON S.W. CORNER OF RISER BASE, WATER TOWER, TIPP CITY, OHIO.
THE RESTRICTIONS FOR THIS REPLAT SHALL BE THE SAME AS THE RESTRICTIONS FOR WESTEDGE SUBDIVISION NO. 4 RECORDED IN VOL. 6 PAGE 60 OF THE MIAMI COUNTY RECORDER'S RECORD OF PLATS.
IRON PINS WERE FOUND AT LOCATIONS DESIGNATED O. DIMENSIONS SHOWN ARE ACTUAL FIELD MEASUREMENTS AND DO NOT NECESSARILY CORRESPOND WITH PLATTED DIMENSIONS OF ADJACENT LOTS.

RECEIVED 1:13 P.M. July 30, 1959 FILE NO. 3215
RECORDED IN PLAT RECORD VOL. 7 PAGE 43
FEE: \$ 7.30

See Re-Recorded Plat in Book 7, page 72 Trace Klockner Recorder

TIPP CITY LAND DEVELOPMENT, INC. TIPP CITY - OHIO			
REPLAT OF LOTS 1370-1382 WESTEDGE SUBDIVISION NO. 4			
R.W. KLOCKNER		TROY, OHIO	
OHIO REGISTRATION NO. 4370			
DATE	DRAWN BY	D.T.	SHEET NO.
APRIL 1959	TRACED BY	D.T.	1/1
	CHECKED BY	ADH & RWK	

I HEREBY CERTIFY THIS REPLAT TO BE CORRECT.
Richard W. Klockner

Now S.E. 41

LOCATION PLAN

SCALE: 1" = 100'

STAUNTON TOWNSHIP
SEC. 10-T1-R10-(B.T.M.R.S.)
VACATION ENTRY-Jr. of Dir.
Vol. 46 Pa. 733 April 24, 1961

FED. RD. DIVISION	STATE	PROJECT
2	OHIO	

MIAMI COUNTY
MIA-70-(10.79)-(11.54)
1959

CURVE DATA Exist. S.R. 70
P.I. Sta. 592+61.91
Δ = 29°-28' Rt. T = 85.06'
D = 17°-43' Rt. L = 166.34'
E = 11.00' R = 232.40'

STAUNTON TOWNSHIP
SEC. 10-T1-R10-(B.T.M.R.S.)

CURVE DATA-Exist. S.R. 70
P.I. Sta. 586+64.75
Δ = 53°-10' Lt. T = 147.04'
D = 19°-30' Lt. L = 272.65'
E = 34.74' R = 293.82'

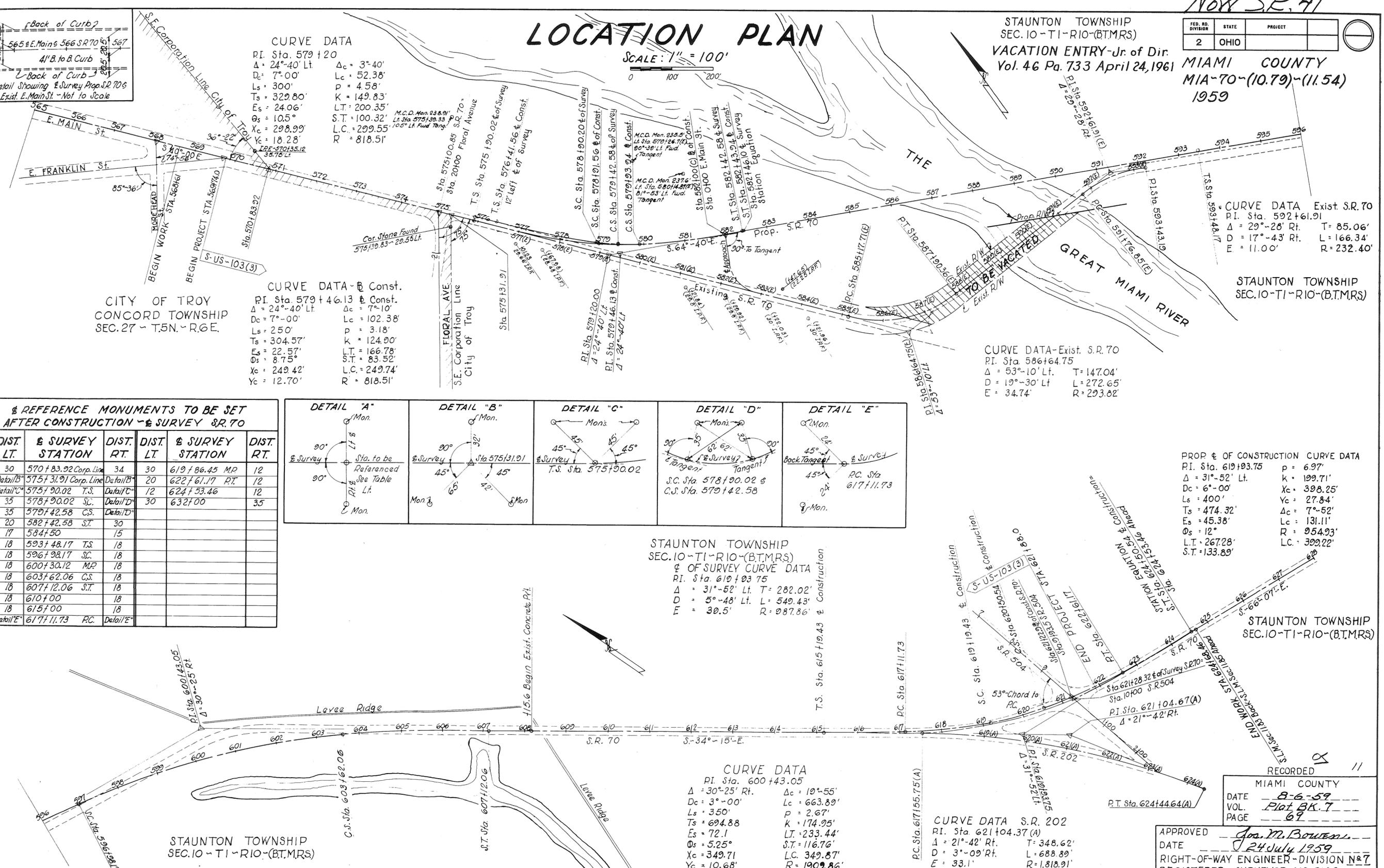
PROP. & OF CONSTRUCTION CURVE DATA
P.I. Sta. 619+93.75 p = 6.97'
Δ = 31°-52' Lt. k = 199.71'
Dc = 6'-00' Xc = 398.25'
Ls = 400' Yc = 27.84'
Ts = 474.32' Δc = 7°-52'
Es = 45.38' Lc = 131.11'
Os = 12° R = 954.93'
L.T. = 267.28' Lc = 399.22'
S.T. = 133.89'

STAUNTON TOWNSHIP
SEC. 10-T1-R10-(B.T.M.R.S.)
% OF SURVEY CURVE DATA
P.I. Sta. 619+93.75
Δ = 31°-52' Lt. T = 282.02'
D = 5°-48' Lt. L = 549.43'
E = 30.5' R = 987.86'

CURVE DATA
P.I. Sta. 600+43.05
Δ = 30°-25' Rt. Δc = 19°-55'
Dc = 3°-00' Lc = 663.89'
Ls = 350' p = 2.67'
Ts = 694.88 k = 174.95'
Es = 72.1 LT = 233.44'
Os = 5.25° S.T. = 116.76'
Xc = 349.71 Lc = 349.87'
Yc = 10.68' R = 1909.86'

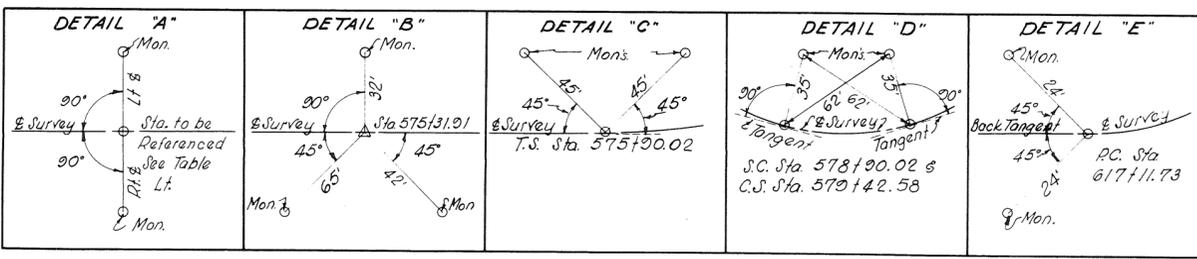
CURVE DATA S.R. 202
P.I. Sta. 621+04.37 (A)
Δ = 21°-42' Rt. T = 348.62'
D = 3°-09' Rt. L = 688.89'
E = 33.1' R = 1,818.91'

RECORDED
MIAMI COUNTY
DATE 8-6-59
VOL. Plat BK. 7
PAGE 69
APPROVED *Joe M. Bowen*
DATE 24 July 1959
RIGHT-OF-WAY ENGINEER-DIVISION N&Z
REGISTERED SURVEYOR No. 3128



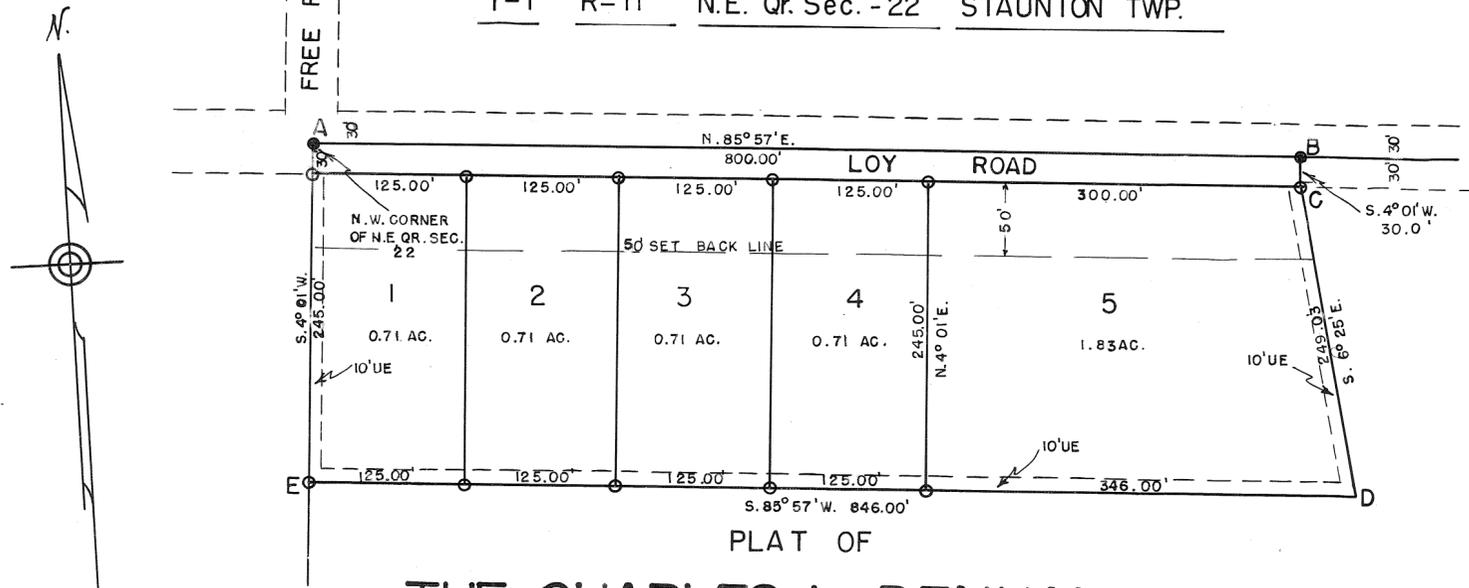
REFERENCE MONUMENTS TO BE SET AFTER CONSTRUCTION - % SURVEY S.R. 70

DIST. LT.	% SURVEY STATION	DIST. RT.	DIST. LT.	% SURVEY STATION	DIST. RT.
30	570+83.92 Corp. Line	34	30	619+86.45 M.P.	12
Detail B	575+31.91 Corp. Line	Detail B	20	622+61.17 RT.	12
Detail C	575+90.02 T.S.	Detail C	12	624+53.46	12
35	578+90.02 S.C.	Detail D	30	632+00	35
35	579+42.58 C.S.	Detail D			
20	582+42.58 S.T.		30		
17	584+50		15		
18	593+48.17 T.S.		18		
18	596+98.17 S.C.		18		
18	600+30.12 M.P.		18		
18	603+62.06 C.S.		18		
18	607+12.06 S.T.		18		
18	610+00		18		
18	615+00		18		
Detail E	617+11.73 RC.	Detail E			



STAUNTON TOWNSHIP
SEC. 10-T1-R10-(B.T.M.R.S.)

LOCATION PLAN



PLAT OF
THE CHARLES L. BENHAM
SUBDIVISION Sec. No. 1

DESCRIPTION

BEING A SUBDIVISION OF 5.20 ACRES, SITUATED IN THE N.E. QR. SEC.-22 TWP OF STAUNTON, COUNTY OF MIAMI, STATE OF OHIO, T-1, R-11, AND BEING PART OF A 158.54 ACRE TRACT OF LAND CONVEYED BY ERNEST & EMMA WARNER TO CHAS. L. BENHAM ET AL. THE SUBDIVISION IS BOUNDED BY LETTERS A B C D E A AS SHOWN HERE ON. THE LOTS ARE NUMBERED FROM 1 TO 5 INCLUSIVE. THE ROADWAY CONTAINS 0.46 ACRE.

DEDICATION

WE, THE UNDERSIGNED, DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF THIS PLAT.

THIS 12th DAY OF September, 1959.
WITNESS: George H. Plumb SIGNED: Charles L. Benham OWNER
William J. Murphy Alice Benham OWNER

ACKNOWLEDGEMENT

STATE OF MASS, COUNTY OF HAMPDEN

BE IT REMEMBERED THAT ON THIS 12th DAY OF September, 1959, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY, PERSONALLY CAME CHARLES L. BENHAM AND ALICE BENHAM, WHO ACKNOWLEDGED THE SIGNING AND EXECUTION OF THIS PLAT TO BE THEIR VOLUNTARY ACT AND DEED.

MY COMMISSION EXPIRES Mar 25, 1961 William J. Murphy NOTARY PUBLIC, IN AND FOR HAMPDEN COUNTY, MASS.

APPROVED: DATE Sept 21, 1959

MIAMI COUNTY PLANNING COMMISSION
Richard Cleifried
Luther Reese
Adam Wilgus
COMMITTEE ON APPROVAL
PLAT NO. 474

FILE NO: 4247
RECEIVED: 9-22-1959
RECORDED: 9-22-1959
BOOK 7, PAGE 70
PLAT RECORDS, MIAMI COUNTY, OHIO.
FEE \$ 4.30

Horace C. Cromer
MIAMI COUNTY RECORDER

TRANSFERRED ON THIS 22nd DAY OF September, 1959.

Ruth E. Prohans
MIAMI COUNTY AUDITOR

RESTRICTIVE COVENANTS

THE FOLLOWING RESTRICTIONS ARE MADE A PART OF THIS PLAT FOR THE BENEFIT OF THE OWNERS OF THE RESPECTIVE PARCELS, AND SHALL BE BINDING UPON THEIR HEIRS, ADMINISTRATORS, EXECUTORS, AND ASSIGNS OF SAID RESPECTIVE OWNERS. SUCH RESTRICTIONS SHALL BE INCIDENT TO CONVEYANCE OF TITLE TO ANY AND ALL OF SAID TRACTS THEREIN.

- SAID TRACTS SHALL BE USED EXCLUSIVELY FOR RESIDENTIAL PURPOSES.
- NO LIVESTOCK OR POULTRY, OTHER THAN PETS, SHALL BE RAISED OR KEPT ON ANY OF THE TRACTS SHOWN ON THIS PLAT.
- THE GROUND FLOOR AREA OF ANY RESIDENCE, NOT INCLUDING BREEZEWAY OR ATTACHED GARAGE, SHALL BE NOT LESS THAN 1200 SQUARE FEET.
- NO RESIDENCE OR OTHER BUILDING SHALL BE PLACED ON ANY OF SAID LOTS NEARER THAN 15 FT. TO SIDE LOT LINES OR NEARER TO FRONT LOT LINES THAN SHOWN BY SET BACK LINES OF PLAT.
- ONLY ONE SINGLE-FAMILY MODERN DWELLING MAY BE BUILT ON ANY TRACT OF THIS PLAT.
- NO TRAILER, GARAGE OR PARTIALLY COMPLETED BUILDING MAY BE USED AS A RESIDENCE FOR A PERIOD LONGER THAN THREE (3) MONTHS.
- NO BILLBOARD OR OTHER ADVERTISING DEVICE (EXCEPTING 'FOR SALE' SIGNS) IN EXCESS OF THREE (3) FT. SQUARE. IN SIZE MAY BE ERRECTED OR MAINTAINED ON ANY TRACT IN THIS PLAT.
- EVERY BUILDING IN THIS PLAT SHALL BE COMPLETED WITHIN ONE (1) YEAR AFTER ITS CONSTRUCTION HAS COMMENCED.
- NO PART OF THIS PLAT MAY BE USED IN SUCH A MANNER AS TO PREJUDICE THE USE OR ENDANGER THE HEALTH OR SAFETY OR UNREASONABLY DISTURB THE QUIET COMFORT OF ANY OCCUPANT OF THIS PLAT.
- THERE SHALL BE NO TWO STORY RESIDENCE BUILT ON THIS PLAT.
- UNTIL SUCH TIME AS WATER IS AVAILABLE FROM AN APPROVED SEMI-PUBLIC OR MUNICIPAL SYSTEM TO SERVE THE PROPERTIES WITHIN THE ABOVE DESCRIBED TRACT, AN ADEQUATE SUPPLY OF WATER SHALL BE SECURED FROM INDIVIDUAL WELLS OR OTHER APPROVED SOURCES LOCATED, CONSTRUCTED AND EQUIPPED IN ACCORDANCE WITH LOCAL AND STATE REGULATIONS AND NO MEANS OF WATER SUPPLY SHALL BE PERMITTED WITHIN THE HEREIN DESCRIBED TRACT UNLESS SUCH SUPPLY HAS THE WRITTEN APPROVAL OF THE HEALTH AUTHORITY WITH JURISDICTION.
- UNTIL SUCH TIME AS A SANITARY SEWER SYSTEM SHALL HAVE BEEN CONSTRUCTED TO SERVE THE LOT IN THIS PLAT, SEPTIC TANKS AND LEACH BED SEWAGE DISPOSAL FACILITIES SHALL BE INSTALLED FOR EACH DWELLING ERRECTED IN THE PLAT. SUCH SEWAGE DISPOSAL INSTALLATION SHALL BE OF THE TYPE AND CONSTRUCTION AND SO LOCATED ON THE INDIVIDUAL LOT AS TO BE APPROVED IN WRITING BY THE HEALTH AUTHORITIES WITH JURISDICTION. NO OTHER PROVISION OR DEVICE FOR SEWAGE DISPOSAL SHALL BE INSTALLED OR PERMITTED TO REMAIN IN THE TRACT. THE EFFLUENT FROM THE SEPTIC TANKS SHALL NOT BE ALLOWED OR PERMITTED TO DISCHARGE INTO A STREAM, STORM SEWER, OPEN DITCH OR DRAIN, UNLESS IT HAS FIRST BEEN PASSED THROUGH AN ABSORPTION FIELD APPROVED BY HEALTH AUTHORITY.
- THESE COVENANTS ARE TO RUN WITH THE LAND AND SHALL BE BINDING ON ALL THE PARTIES AND ALL PERSONS CLAIMING UNDER THEM UNTIL SEPT 1, 1969, AT WHICH TIME SAID COVENANTS SHALL BE AUTOMATICALLY EXTENDED FOR SUCCESSIVE PERIOD OF 10 YEARS UNLESS BY VOTE OF THE MAJORITY OF THE THEN OWNERS OF THE LOTS IT IS AGREE TO CHANGE THE SAID COVENANTS IN WHOLE OR IN PART.
- INVALIDATION OF ANYONE OF THESE COVENANTS BY JUDGMENT OR COURT ORDER SHALL IN NO WISE AFFECT ANY OF THE OTHER PROVISIONS WHICH SHALL REMAIN IN FULL FORCE AND EFFECT.
- THERE SHALL BE A TEN (10) FT. UTILITY EASEMENT FOR THE BENEFIT OF EACH AND ALL OWNERS OF LOTS IN SAID SUBDIVISION, AS SHOWN ON THIS PLAT.

APPROVED: THIS 19th DAY OF SEPTEMBER, 1959.

PIQUA CITY PLANNING COMMISSION

E. N. Beach, Chm.
John K. Mangon
Robert M. Stancer Jr.
Robert A. Reed
Garbun R. Hill

WE HEREBY RECOMMEND THIS PLAT BE APPROVED AND ACCEPTED FOR RECORD, THIS _____ DAY OF _____, 1959.

BOARD OF MIAMI COUNTY COMMISSIONERS

APPROVED: THIS 21st DAY OF September, 1959.

H. C. Freshour
MIAMI COUNTY ENGINEER

I HEREBY CERTIFY THIS PLAT TO BE CORRECT.

DATE August 31, 1959

Roger F. Boichers
REGISTERED SURVEYOR 4585



DEDICATION

WE, THE UNDERSIGNED BEING ALL THE LIENHOLDERS OF THE LANDS HEREIN PLATTED DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF THE SAID PLAT AND DEDICATE THE STREETS SHOWN HEREON TO THE PUBLIC USE FOREVER.

EASEMENTS SHOWN ON THIS PLAT ARE FOR THE CONSTRUCTION, OPERATION, MAINTAINANCE, REPAIR, REPLACEMENT OR REMOVAL OF WATER, GAS, SEWER, ELECTRIC, TELEPHONE, OR OTHER UTILITY LINES OR SERVICES, AND FOR THE EXPRESS PRIVILEGE OF REMOVING ANY OBSTRUCTIONS TO THE FREE USE OF SAID UTILITIES AND FOR PROVIDING INGRESS AND EGRESS TO THE PROPERTY FOR SAID PURPOSES AND ARE TO BE MAINTAINED AS SUCH FOREVER.

SIGNED AND ACKNOWLEDGED IN THE PRESENCE OF:

GEO. HENDRICKS
Florence Hendricks

Nicholas Infante
NICHOLAS INFANTE
Angela T. Infante
ANGELA T. INFANTE

STATE OF OHIO MIAMI COUNTY, SS
BE IT REMEMBERED THAT ON THIS DAY OF BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY CAME SAID NICHOLAS INFANTE AND ANGELA T. INFANTE HIS WIFE, TO ME KNOWN AND ACKNOWLEDGED THE SIGNING AND EXECUTION OF THE WITHIN PLAT TO BE THEIR VOLUNTARY ACT AND DEED.
IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND NOTARY SEAL ON THE DAY AND DATE ABOVE WRITTEN.

GEO. E. HENDRICKS, Notary Public
My Commission Expires December 21st, 1961
GEO. HENDRICKS
NOTARY PUBLIC IN AND FOR MIAMI COUNTY, OHIO

APPROVED BY THE PIQUA PLANNING COMMISSION THIS 14TH DAY OF SEPTEMBER 1959

Robert B. Reed
E. M. Beach
Robert M. Staver Jr.
John K. Mangum

APPROVED BY THE PIQUA CITY COMMISSION THIS 21ST DAY OF SEPTEMBER 1959

Jack Wilson
Charles A. Cox
Donell W. Blum
Harvey Craft
Char. H. Monroe

TRANSFERRED AND NUMBERED THIS 24th DAY OF September 1959

Ruth E. Graham
MIAMI COUNTY AUDITOR

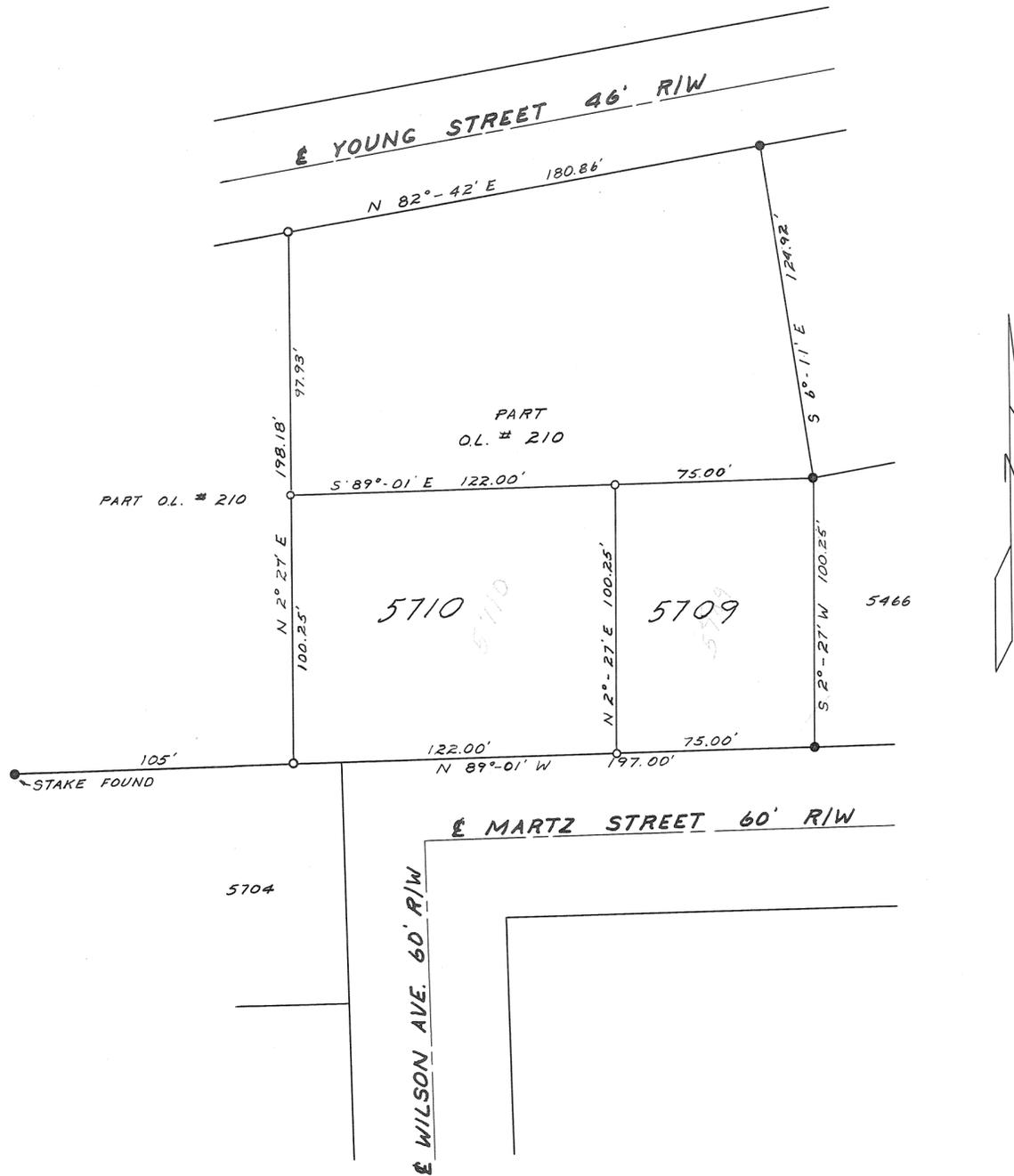
RECORDED THIS 24 DAY OF Sept. 1959 AT 9.20 A.M.

Volume 7 - Page 71

Harold C. Conner
MIAMI COUNTY RECORDER

INSTRUMENT NO. 4284

FEE \$ 4.30



○ INDICATES IRON PIN SET
● INDICATES IRON PIN FOUND UNLESS OTHERWISE NOTED

SURVEY FOR NICHOLAS INFANTE
GORDON H. HILL AND ASSOCIATES WEST MILTON, OHIO
SCALE 1" = 40' SEPT. 1959
Gordon H. Hill

RANGE TOWN SECTION TOWNSHIP
TIPP CITY CORPORATION WARD PRECINCT

AND PLATTING OF INLOT 1500

REPLAT OF LOTS 1370 THRU 1382 IN WESTEDGE SUBDIVISION NO. 4 TIPP CITY - OHIO

WE THE UNDERSIGNED OFFICERS OF TIPP CITY LAND DEVELOPMENT, INCORPORATED, OWNER OF LANDS SHOWN HEREON, DO ACCEPT AND APPROVE THIS REPLAT AND RESTRICTIONS AND DO ACKNOWLEDGE THE SIGNING THEREOF TO BE OUR VOLUNTARY ACT AND DEED.

Helen L. Frye WITNESS
Maud M. Knoop WITNESS
John H. Holtvoigt PRESIDENT
Mildred Holtvoigt SECRETARY

STATE OF OHIO, MIAMI COUNTY, ss:
PERSONALLY APPEARED BEFORE ME THE ABOVE NAMED JOHN H. HOLTVOIGT AS PRESIDENT AND MILDRED HOLTVOIGT AS SECRETARY OF SAID CORPORATION AND ACKNOWLEDGED THE SIGNING THEREOF TO BE THEIR VOLUNTARY ACT AND DEED ON BEHALF OF SAID CORPORATION.

ACKNOWLEDGED AND SUBSCRIBED BEFORE ME THIS 5th DAY OF May 1959.

Phyllis Gieseman
NOTARY PUBLIC IN AND FOR MIAMI COUNTY - OHIO
MY COMMISSION EXPIRES July 21, 1960

AT A MEETING OF THE TIPP CITY PLANNING COMMISSION HELD THIS 5th DAY OF May 1959, THIS REPLAT AND RESTRICTIONS WERE APPROVED.

Thomas G. Thompson CHAIRMAN
Phyllis Gieseman SECRETARY

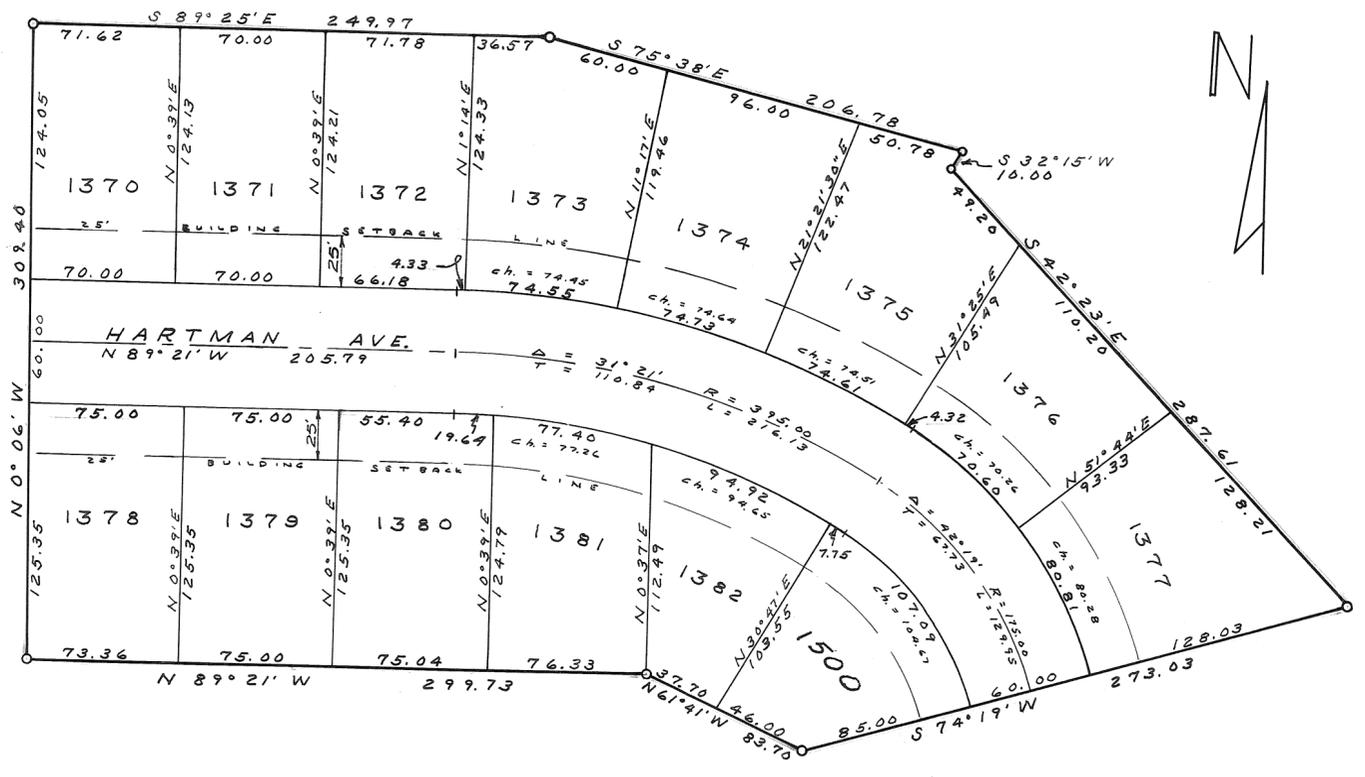
AT A MEETING OF THE COUNCIL OF THE VILLAGE OF TIPP CITY, OHIO, HELD THIS 1st DAY OF June 1959, THIS REPLAT AND RESTRICTIONS WERE APPROVED BY ORDINANCE NO. 906.

Russell Schwan MAYOR
Don J. Davis PRESIDENT OF COUNCIL
Phyllis Gieseman CLERK OF COUNCIL

I HEREBY HAVE CAUSED THE INLOT NUMBERS TO BE PLACED HEREON DESIGNATING THE TRACTS SHOWN AND HAVE TRANSFERRED SAME.

July 30 - 1959
Richard E. Graham MIAMI COUNTY AUDITOR

RECEIVED 1:18 P.M. July 30, 1959 FILE NO. 3215
RECORDED IN PLAT RECORD VOL. 7 PAGE 68
FEE: \$ 4.30
Honore C. Comer E.M.C.M.
MIAMI COUNTY RECORDER
RECORDED 11.15 A.M. September 24, 1959 File No. 4289
Recorded in, Plat Record Vol. 7 - Page 72
Fee: \$ 4.30
Honore C. Comer
Miami County Recorder



NOTE
THERE ARE FIVE (5) FOOT UTILITY EASEMENTS ON EACH SIDE OF ALL INTERIOR LOT LINES.
ALL BUILDING SETBACK LINES ARE 25 FT. FROM THE STREET PROPERTY LINES. SYMBOL = ---
B.M. = 872.86 (U.S.G.S.) ON S.W. CORNER OF RISER BASE, WATER TOWER, TIPP CITY, OHIO.
THE RESTRICTIONS FOR THIS REPLAT SHALL BE THE SAME AS THE RESTRICTIONS FOR WESTEDGE SUBDIVISION NO. 4 RECORDED IN VOL. 6 PAGE 60 OF THE MIAMI COUNTY RECORDER'S RECORD OF PLATS.
IRON PINS WERE FOUND AT LOCATIONS DESIGNATED O. DIMENSIONS SHOWN ARE ACTUAL FIELD MEASUREMENTS AND DO NOT NECESSARILY CORRESPOND WITH PLATTED DIMENSIONS OF ADJACENT LOTS.

WE THE UNDERSIGNED BEING THE SOLE OWNERS OF INLOT 1375 AS PLATTED ORIGINALLY IN RECORDERS PLAT BOOK 6 PAGE 60 DO HEREBY AGREE TO THIS REPLAT AND THE ESTABLISHMENT OF THE NEW LOT LINES OF INLOT 1375 AS SHOWN HEREON.

Phil Houch WITNESS
J.E. Reeder WITNESS
Carl Bookwalter
Martha L. Bookwalter

STATE OF OHIO, MONTGOMERY COUNTY,
PERSONALLY APPEARED BEFORE ME THE ABOVE SIGNED PARTIES WHO ACKNOWLEDGE THE SIGNING THEREOF TO BE THEIR VOLUNTARY ACT AND DEED.

ACKNOWLEDGED AND SUBSCRIBED BEFORE ME THIS 22 DAY OF Sept. 1959.

Beard O'Brien
NOTARY PUBLIC IN AND FOR MONTGOMERY COUNTY - OHIO
MY COMMISSION EXPIRES 6/23/62

TIPP CITY LAND DEVELOPMENT, INC. TIPP CITY - OHIO			
REPLAT OF LOTS 1370 - 1382 WESTEDGE SUBDIVISION NO. 4			
R.W. KLOCKNER - TROY, OHIO OHIO REGISTRATION NO. 4370			
DATE	DRAWN BY	D.T.	SHEET NO.
APRIL 1959	TRACED BY	D.T.	1/1
	CHECKED BY	ADH. & RWK	

I HEREBY CERTIFY THIS REPLAT TO BE CORRECT.
Richard W. Klockner

SOUTHVIEW ESTATES SUBDIVISION 3 A SUBDIVISION OF 10.187 ACRES OF PART OF OUTLOT 216-TROY, OHIO 7.801 ACRES (LOTS) 2.356 ACRES (STREETS)

FILE NUMBER - 4675 RECEIVED FOR RECORD THIS 13TH DAY OF OCTOBER 1959 AT 10:57 A.M. PLAT BOOK 7 PAGE 73 MIAMI COUNTY RECORDERS PLAT RECORDS

Honorable P. Cronin MIAMI COUNTY RECORDER

DEDICATION

WE, THE UNDERSIGNED OWNERS OF THE LAND DESCRIBED ON THIS PLAT, VOLUNTARILY CONSENT TO THE EXECUTION OF SAID PLAT AND HEREBY DEDICATE THE STREETS SHOWN TO THE PUBLIC USE FOREVER. THIS DEDICATION INCLUDES THE WEST HALF OF AMELIA AVE. WITHIN THE LIMITS OF THIS PLAT.

RUDY BUILDERS CO.

Robert J. Rudy PRESIDENT

Bowley B. Coler WITNESS

Grace A. Rudy SECRETARY

John G. Fuller WITNESS

STATE OF OHIO - COUNTY OF MIAMI BEFORE ME, A NOTARY PUBLIC IN AND FOR THE STATE OF OHIO, PERSONALLY CAME THE ABOVE SIGNED PARTIES AND ACKNOWLEDGED THEIR SIGNING OF THE FOREGOING PLAT TO BE THEIR VOLUNTARY ACT AND DEED. IN WITNESS WHEREOF I HERETO SET MY HAND AND SEAL THIS 11th DAY OF September 1959

Notary Public MY COMMISSION EXPIRES 9-9-62

AT A MEETING OF THE TROY CITY PLANNING COMMISSION HELD THIS 22 DAY OF September 1959 THIS SUBDIVISION PLAT WAS APPROVED.

R. W. Lindenberg, M.D. PRESIDENT Opal Collier SECRETARY

AT A MEETING OF THE CITY COUNCIL OF THE CITY OF TROY, OHIO HELD THIS 5th DAY OF October 1959 THIS SUBDIVISION WAS APPROVED BY AND ACCEPTED BY ORDINANCE NO. 0-47-59

O. A. Miller MAYOR F. Swartz PRES. OF COUNCIL H. J. Gambelin CLERK OF COUNCIL

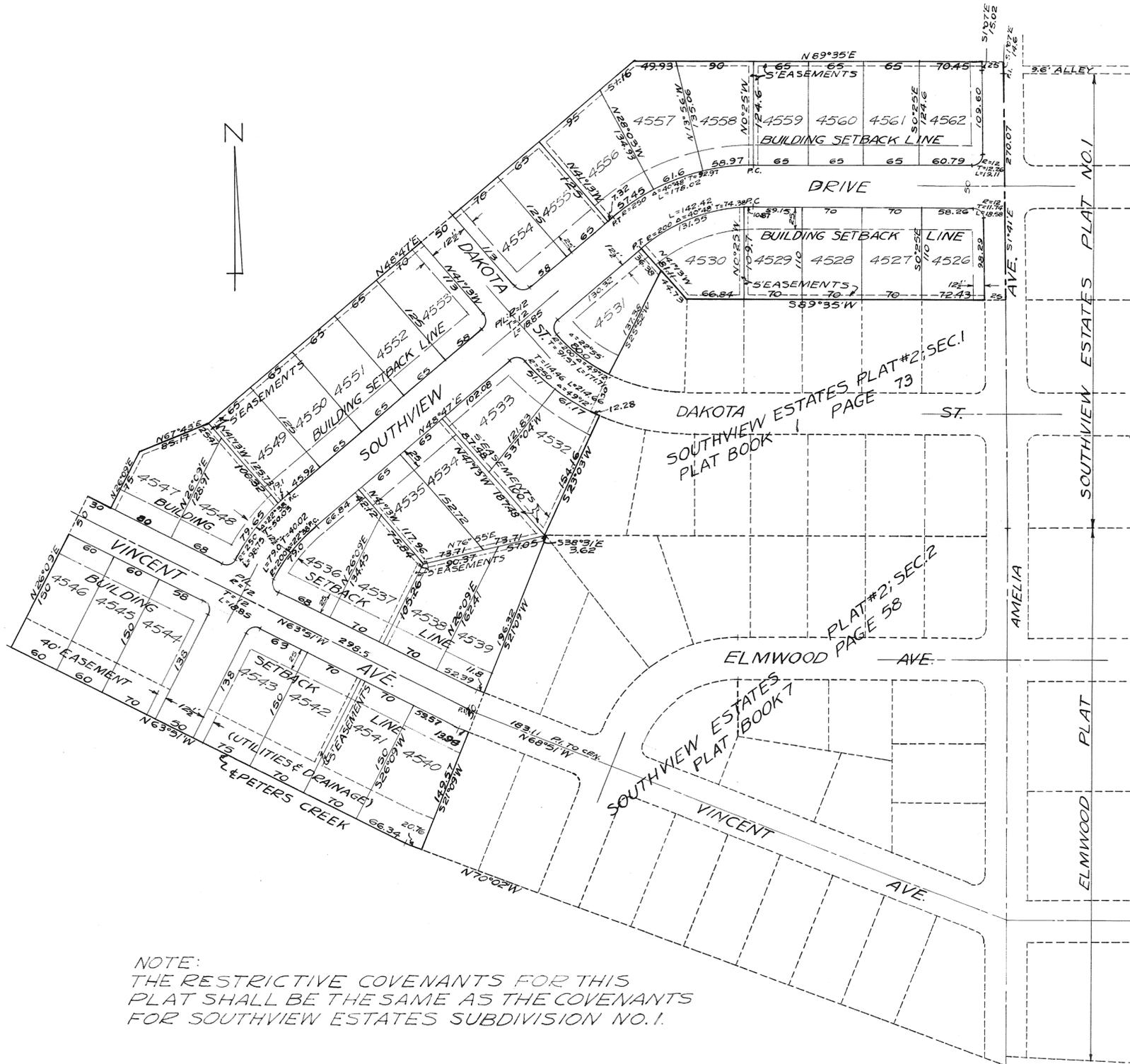
NUMBERED TO DESIGNATE INLOTS AND TRANSFERRED THIS 13th DAY OF October 1959

Ruth E. Graham MIAMI COUNTY AUDITOR

I HEREBY CERTIFY THIS PLAT TO BE CORRECT AS SHOWN

Richard W. Klockner

RICHARD W. KLOCKNER REG. SURVEYOR #4370



NOTE: THE RESTRICTIVE COVENANTS FOR THIS PLAT SHALL BE THE SAME AS THE COVENANTS FOR SOUTHVIEW ESTATES SUBDIVISION NO. 1.

Harold E. Jones
MIAMI COUNTY RECORDER

GREENBRIAR ACRES
SUBDIVISION NO. 1.
6.667 ACRES

RESTRICTIVE COVENANTS

The title to all lots in this subdivision shall be subject to and have the benefit of the following restrictions and shall be binding upon the owners of all lots in said subdivision their heirs, executors, administrators, successors and assigns and every other person who shall or may become the owner of or have any title derived immediately or remotely from, through or under any owner or owners of said lots located in said subdivision.

1. Said lots shall be used exclusively for residential purposes with not more than one residential dwelling per lot and no lots are to be subdivided.

2. There shall not be erected, placed, or suffered to remain on said premises any building or structure whatsoever, other than one private dwelling house designed and intended for the occupancy of not more than two families, with garage or garages and/or other outbuildings consistent and appurtenant thereto, and such dwelling house, garage and/or other outbuildings shall not be constructed, erected, placed, located or maintained nearer than thirty (30) feet to the right-of-way line or nearer than ten (10) feet to any side lot line, except the corner lots which shall not be nearer than thirty (30) feet to any street line.

3. No single dwelling house shall be erected or maintained which has less than 960 square feet of ground floor space, exclusive of basement and no double dwelling house shall be erected or maintained which has less than 1920 square feet of ground floor space exclusive of basement. All measurements to be taken from outside exterior walls and shall be exclusive of garages and other outbuildings.

4. No garage or other outbuilding shall be erected or maintained which is less than 22 feet in length and 16 feet in width except garages attached to the dwelling house which shall not be less than 22 feet in length and 14 feet in width.

5. All buildings or dwellings shall have a gable or hip type roof with not less than a 4/12 pitch, and all materials used in said buildings shall be the same as now specified by the Montgomery County Building Code, with the exception that all exterior walls shall be brick or 8 inch or 10 inch bevel siding.

6. No sanitary installation shall be installed without approval of the Miami County Board of Health.

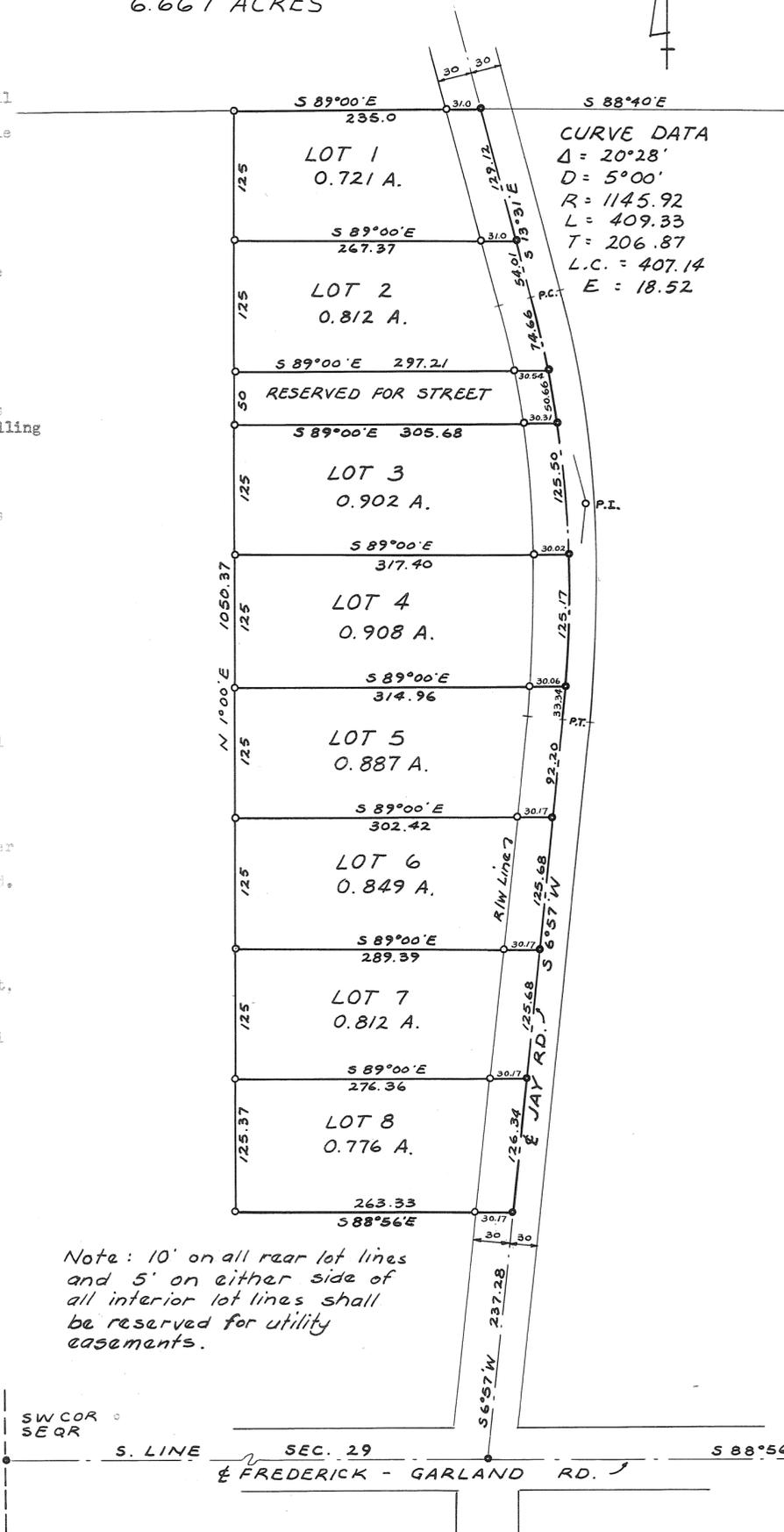
7. No noxious or offensive activity shall be carried on upon any lot or building site, and no junk or trash piles shall be permitted to accumulate, nor shall anything be done thereon which may be or may become an annoyance or nuisance to the neighborhood including, but not limited to, the erection or maintenance of old cars, trailers, traction or railroad cars, or any other building or structure which may be unsightly and inconsistent with residential purposes.

8. No trailer, basement, tent, shack, garage, barn, summer cottage or other outbuildings erected in this plat shall at any time be used as a residence either temporary or permanent, nor shall any dwelling of a temporary character be permitted.

9. The several covenants herein contained shall run with the land and shall be binding until the 1st day of January, 1990.

10. Enforcement of said covenants shall be by proceedings in law or in equity against any person or persons violating or attempting to violate any covenant, either to restrain violation or recover damages.

11. Invalidation of any of said covenants by judgment or court order shall in no wise affect any of the other provisions which shall remain in full force and effect.



WE THE OWNERS OF THE LANDS SHOWN ON THIS PLAT DO HEREBY CONSENT TO THE EXECUTION OF THIS PLAT THIS 23rd DAY OF October 1959

John A. Messler, Sr.
John A. Messler, Jr.
Marian H. Messler
Gertrude E. Messler
WITNESSES

STATE OF OHIO: COUNTY OF Montgomery
BEFORE ME A NOTARY PUBLIC IN AND FOR MONTGOMERY COUNTY PERSONALLY APPEARED THE ABOVE SIGNED PARTIES WHO ACKNOWLEDGE THE SIGNING THEREOF TO BE THEIR VOLUNTARY ACT AND DEED THIS 23rd DAY OF October 1959.

Wagon W. Starnes
NOTARY PUBLIC
MY COMMISSION EXPIRES 12-31-61

PLAT NO. 487
APPROVED 10-23-59 1959
V. C. Freshour
MIAMI COUNTY ENGINEER

APPROVED Oct 23, 1959 1959
Richard Seifried
Luther Pike
Adam L. Silvers
MIAMI COUNTY PLANNING COMMISSION

TRANSFERRED THIS 23rd DAY OF October 1959
Arthur E. Graham
MIAMI COUNTY AUDITOR

• DENOTES IRON PIN SET
• DENOTES R.R. SPIKE SET
I HEREBY CERTIFY THIS PLAT TO BE CORRECT
Arthur D. Haddad
ARTHUR D. HADDAD
REGISTERED SURVEYOR # 4547

NOTE: ORIGINALS ARE IN MAP DEPT. PRINT ROOM TUBE FILES

D. VENTURA
MAP DEPT
0002-42-2000

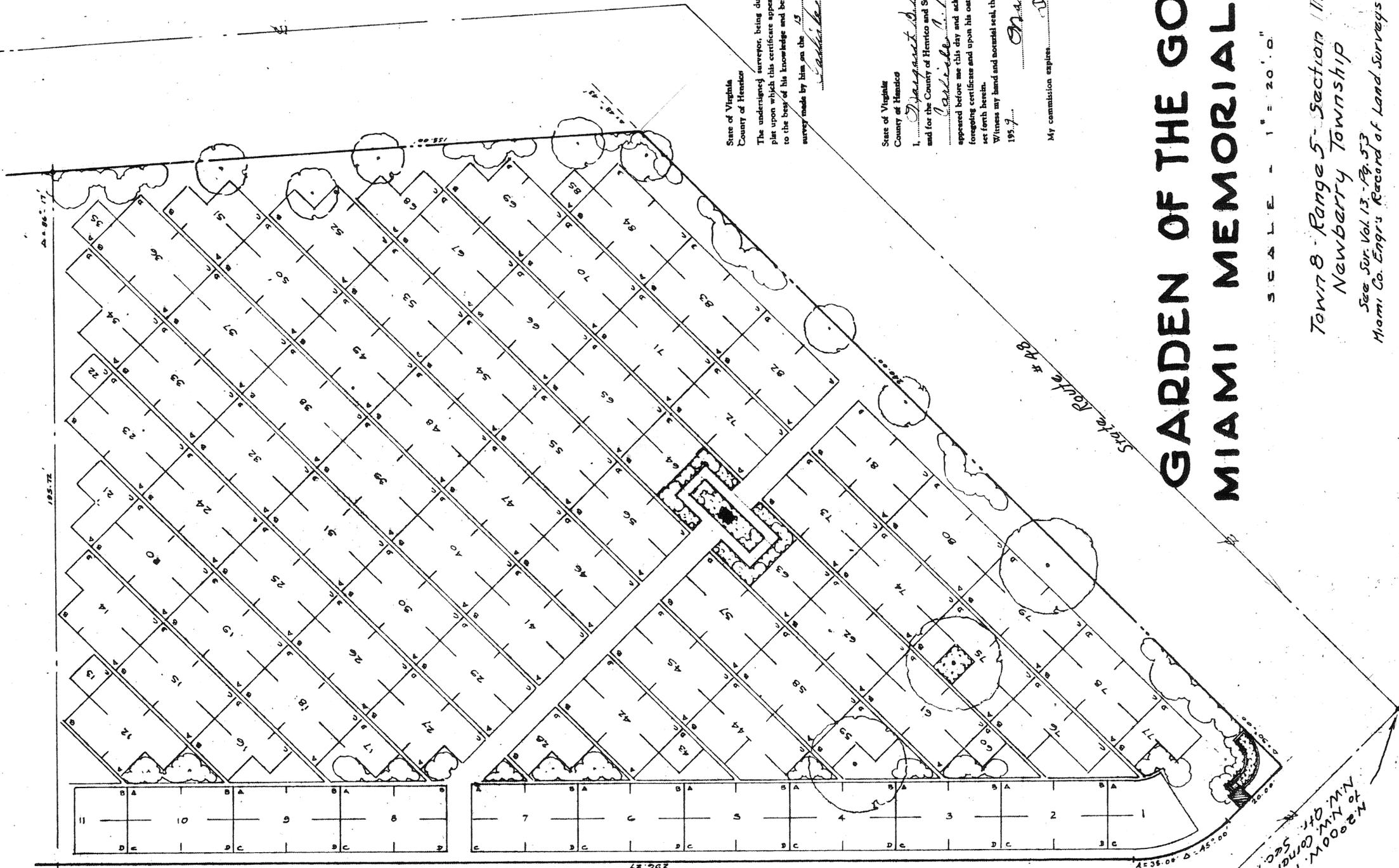
Town 8 - Range 5 - Section 117
Newberry Township

See Sur. Vol. 13 - Pg. 53
Miami Co. Engrs Record of Land Surveys

504.5

GARDEN OF THE GOSPELS MIAMI MEMORIAL PARK

SCALE - 1" = 20'.0"



State of Virginia
County of Henrico

The undersigned surveyor, being duly sworn, deposes and says that the plat upon which this certificate appears is all respects correct according to the best of his knowledge and belief and was prepared from an actual survey made by him on the 5 day of Oct. 1959.

State of Virginia
County of Henrico

I, Margaret B. Baber, a Notary Public in and for the County of Henrico and State of Virginia, do hereby certify that Margaret B. Baber, surveyor, personally appeared before me this day and acknowledged the due execution of the foregoing certificate and upon his oath swore to the truth of the statements set forth herein.

Witness my hand and official seal, this 16th day of October 1959.

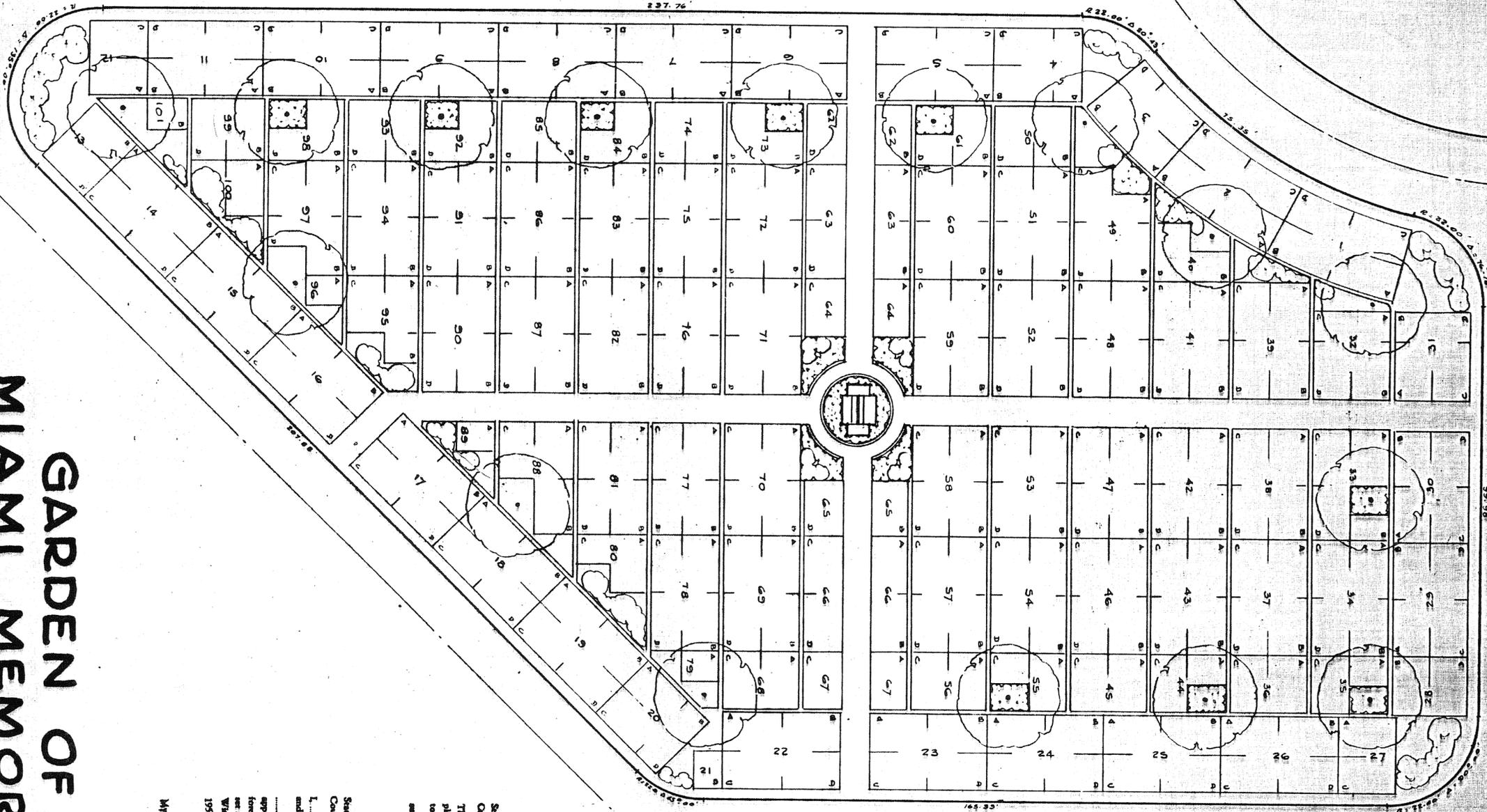
Margaret B. Baber
Notary Public

My commission expires Dec. 14 - 1959.

FILE NUMBER 4912
RECEIVED FOR RECORD THIS 26th
DAY OF OCTOBER 1959 AT 1:45 P.M.
PLAT BOOK 7 PAGE 75
MIAMI COUNTY RECORDERS PLAT RECORDS
Walter C. Green
MIAMI COUNTY RECORDERS

NOTE: ORIGINALS ARE
IN MAP DEPT. PRINT
ROOM TUBE FILES.

DVENTURA
MAP DEPT.
1-24-2000



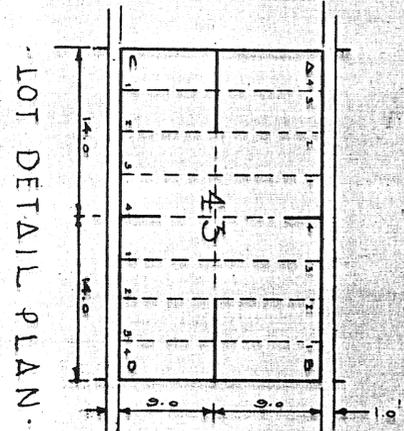
GARDEN OF PRAYER MIAMI MEMORIAL PARK

SCALE = 1" = 20' 0"

Town 8, Range 5, Section 17
Newberry - Township

See Sur. Vol. 13-13, 53
Miami Co. Engrs Record of Land Surveys

504-4



FILE NUMBER
RECEIVED FOR RECORD THIS 26th
DAY OF OCTOBER 1959 AT 1:47 P.M.
PLAT BOOK 7 - PAGE 76
MIAMI COUNTY RECORDERS PLAT RECORD

Thomas C. Cannon
MIAMI COUNTY RECORDER

State of Virginia
County of Henrico

The undersigned surveyor, being duly sworn, deposes and says that the plat upon which this certificate appears is in all respects correct according to the best of his knowledge and belief and was prepared from an actual survey made by him on the 19 day of October, 1959.

William C. Buxton
Surveyor

State of Virginia
County of Henrico

I, *Margaret B. Baker*, a Notary Public in and for the County of Henrico and State of Virginia, do hereby certify that *William C. Buxton*, surveyor, personally appeared before me this day and acknowledged the due execution of the foregoing certificate and upon his oath swore to the truth of the statements set forth herein.

Witness my hand and notarial seal, this 16th day of October, 1959.

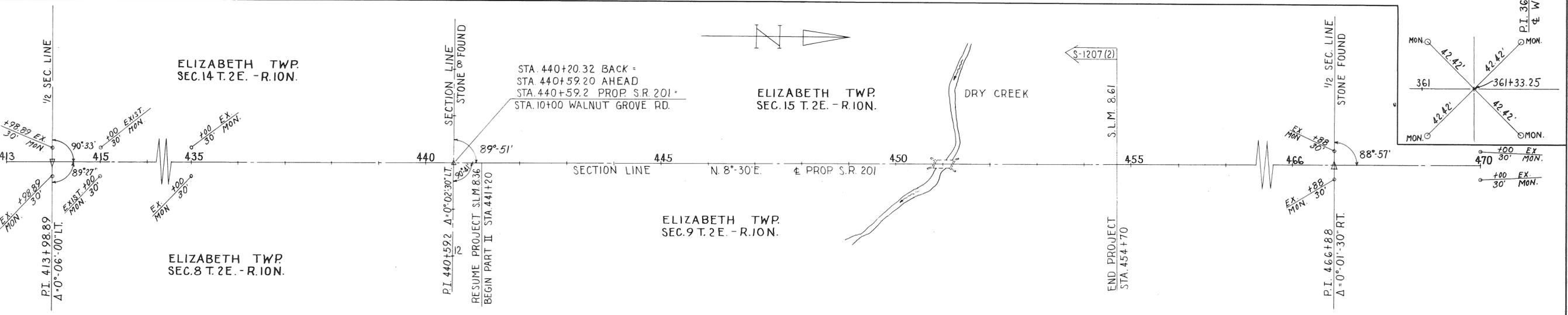
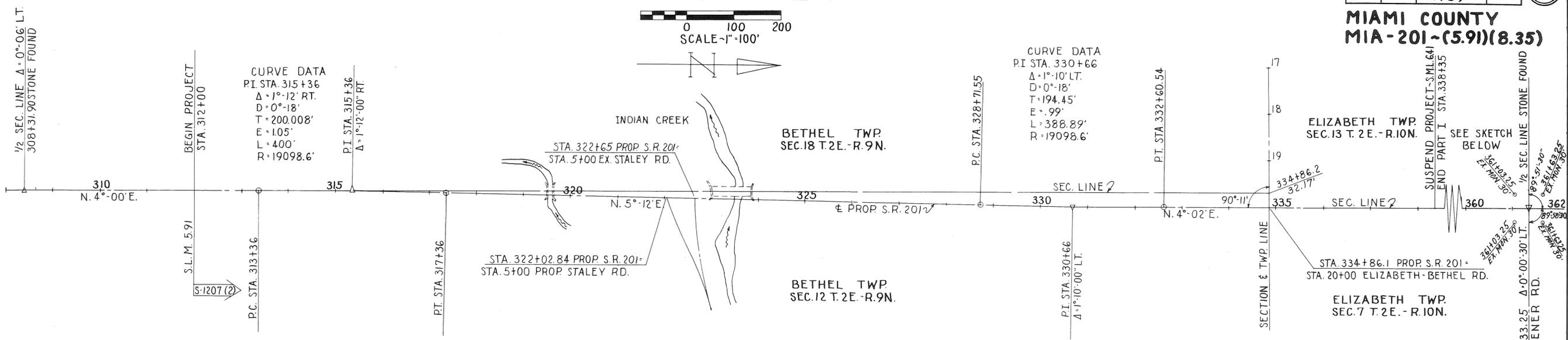
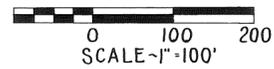
Margaret B. Baker
Notary Public

My commission expires Dec. 14, 1959

FED. RD. DIVISION	STATE	PROJECT
2	OHIO	1959

MIAMI COUNTY
MIA-201-(5.91)(8.35)

LOCATION PLAN

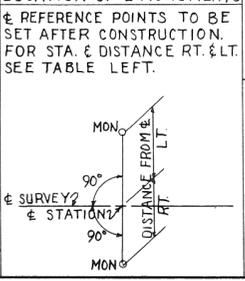


Ref. Mon. set as per plan - Phil Stanley

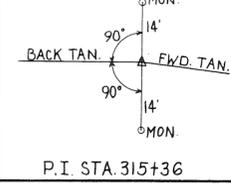
REFERENCE POINT MONUMENTS TO BE SET AFTER CONSTRUCTION

STATION	DISTANCE FROM REF. MON.		STATION	DISTANCE FROM REF. MON.	
	LT.	RT.		LT.	RT.
PC. 313+36	14	14	441+20	14	14
PT. 315+36	SEE DETAIL B		446+50	14	14
PT. 317+36	14	14	450+00	14	14
321+00	14	14	454+00	14	14
326+00	14	14			
PC. 328+71.55	14	14	ELIZABETH - BETHEL RD.		
PT. 330+66	SEE DETAIL C		16+65	30	30
PT. 332+60.54	14	14	18+67	30	30
337+00	14	14			
PT. 308+31.90	SEE DETAIL C				

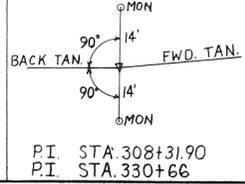
DETAIL A
TYPICAL DETAIL FOR LOCATION OF REF. MONUMENTS



DETAIL B



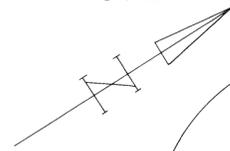
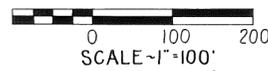
DETAIL C



RECORDED 15
MIAMI COUNTY
DATE 11-18-59
VOL. 7
PAGE 77

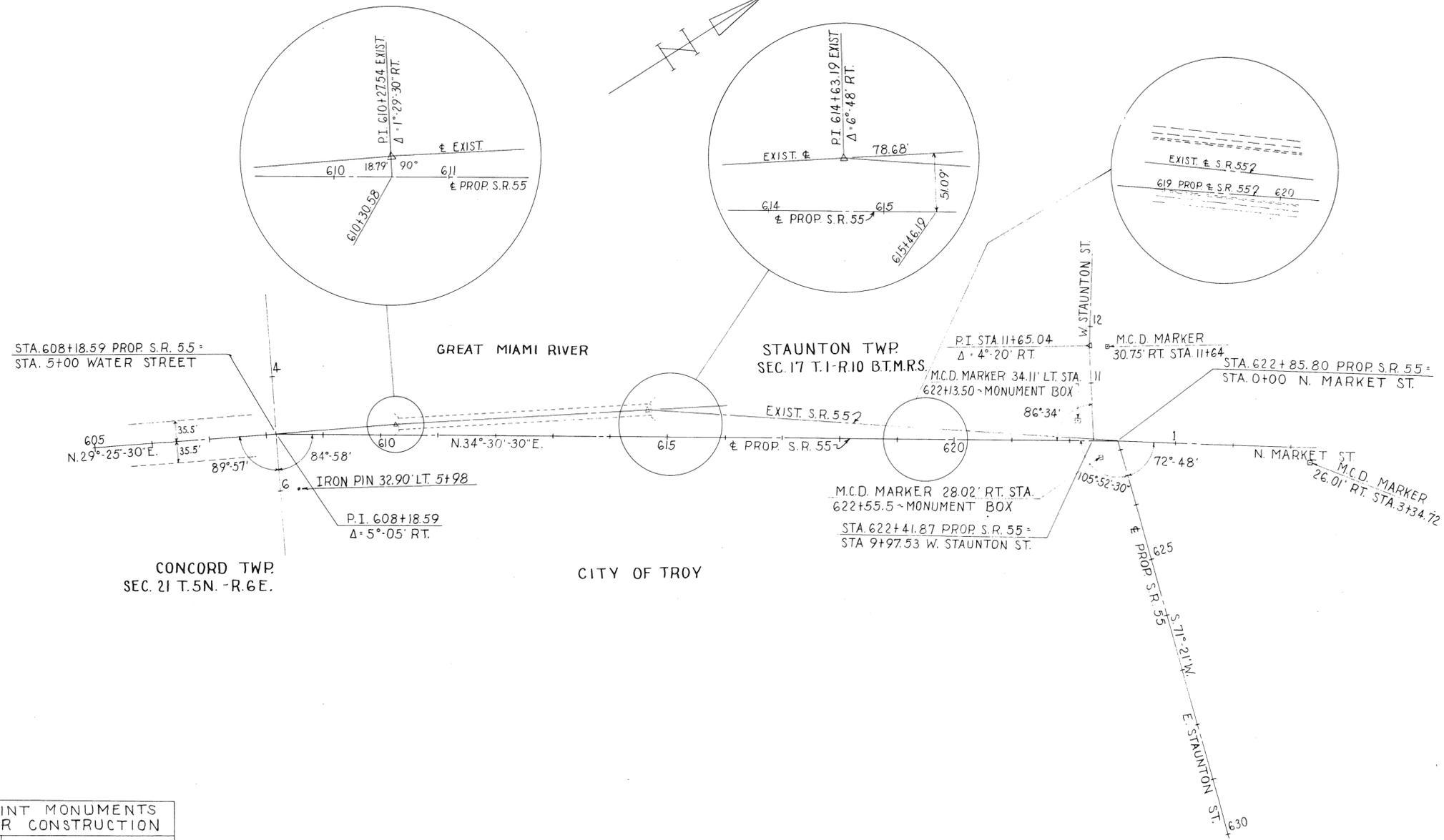
APPROVED *John M. Bowen*
DATE 11-6-59
RIGHT-OF-WAY ENGINEER - DIVISION N° 7
REGISTERED SURVEYOR N° 3128

LOCATION PLAN



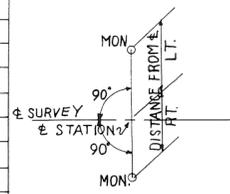
FED. RD. DIVISION	STATE	PROJECT
2	OHIO	1959

MIAMI COUNTY
 MIA-55-11.53-11.78



☐ REFERENCE POINT MONUMENTS TO BE SET AFTER CONSTRUCTION

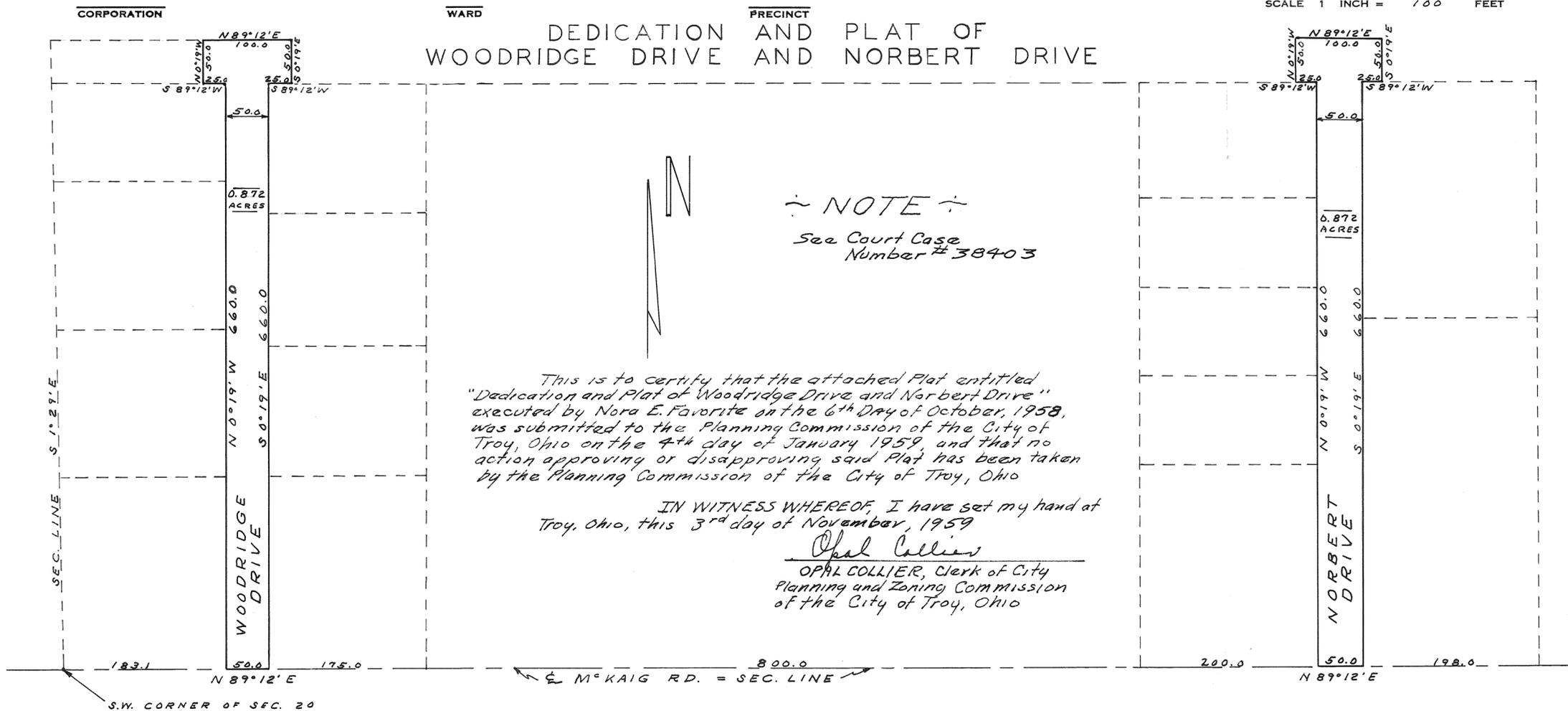
STATION	DISTANCE FROM ☐		TYPICAL DETAIL FOR LOCATION OF ☐ MONUMENTS
	LT.	RT.	
609+00	30	30	LOCATION OF ☐ MONUMENTS
617+00	30	30	☐ REFERENCE POINTS TO BE SET AFTER CONSTRUCTION.
621+00	30	42	FOR STA. & DISTANCE RT. & LT. SEE TABLE LEFT.



MIAMI COUNTY
 DATE 11-18-59
 VOL. 7
 PAGE 78

APPROVED Joe M. Bowen
 DATE 11-6-59
 RIGHT-OF-WAY ENGINEER - DIVISION N°7
 REGISTERED SURVEYOR N° 3128

DEDICATION AND PLAT OF
WOODRIDGE DRIVE AND NORBERT DRIVE



This is to certify that the attached Plat entitled "Dedication and Plat of Woodridge Drive and Norbert Drive" executed by Nora E. Favorite on the 6th Day of October, 1958, was submitted to the Planning Commission of the City of Troy, Ohio on the 4th day of January 1959, and that no action approving or disapproving said Plat has been taken by the Planning Commission of the City of Troy, Ohio

IN WITNESS WHEREOF, I have set my hand at Troy, Ohio, this 3rd day of November, 1959

Opal Collier
OPAL COLLIER, Clerk of City
Planning and Zoning Commission
of the City of Troy, Ohio

DESCRIPTION
WOODRIDGE DRIVE
BEING A PART OF THE S.W. QR. OF SEC. 20, T. 5, R. 6 E. IN CONCORD TWP., MIAMI CO., OHIO, AND DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE SOUTH LINE OF SEC. 20, WHICH POINT IS 183.1 FT. FROM THE S.W. CORNER OF SAID SEC.; THENCE N 0°19'W 660.0 FT.; THENCE S 89°12'W 25.0 FT.; THENCE N 0°19'W 50.0 FT.; THENCE N 89°12'E 100.0 FT.; THENCE S 0°19'E 50.0 FT.; THENCE S 89°12'W 25.0 FT.; THENCE S 0°19'E 660.0 FT. TO THE SOUTH LINE OF SEC. 20; THENCE ALONG SAID SEC. LINE S 89°12'W 50.0 FT. TO THE PLACE OF BEGINNING, CONTAINING 0.872 ACRES.

NORBERT DRIVE
BEING A PART OF THE S.W. QR. OF SEC. 20, T. 5, R. 6 E. IN CONCORD TWP., MIAMI CO., OHIO, AND DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE SOUTH LINE OF SEC. 20, WHICH POINT IS 1408.1 FT. FROM THE S.W. CORNER OF SAID SEC.; THENCE N 0°19'W 660.0 FT.; THENCE S 89°12'W 25.0 FT.; THENCE N 0°19'W 50.0 FT.; THENCE N 89°12'E 100.0 FT.; THENCE S 0°19'E 50.0 FT.; THENCE S 89°12'W 25.0 FT.; THENCE S 0°19'E 660.0 FT. TO THE SOUTH LINE OF SEC. 20; THENCE ALONG SAID SEC. LINE S 89°12'W 50.0 FT. TO THE PLACE OF BEGINNING, CONTAINING 0.872 ACRES

DEDICATION
I, THE OWNER OF THE ABOVE DESCRIBED LANDS, HEREBY DEDICATE THE SAME TO THE PUBLIC FOR ROAD AND OTHER PUBLIC PURPOSES CONSISTANT THERewith, CLEAR OF ALL OBSTRUCTIONS WHICH INTERFERE WITH THE IMPROVEMENT AND/OR MAINTAINANCE OF THE HIGHWAY AT THE TIME OF IMPROVEMENT.
I ALSO HEREBY RELEASE SAID COUNTY OF MIAMI, STATE OF OHIO, FROM ALL DAMAGES BY REASON OF THE LAYING OUT AND OPENING OF SAID HIGHWAY.

Daniel D. Turner
Frank E. Basler WITNESSES
Nora E. Favorite OWNER

STATE OF OHIO, MIAMI COUNTY, ss:
BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED NORA FAVORITE WHO ACKNOWLEDGED THE SIGNING OF THIS PLAT FOR THE PURPOSES MENTIONED TO BE HER VOLUNTARY ACT AND DEED. IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND SEAL THIS 6th DAY OF October, 1958.

Frank E. Basler
NOTARY PUBLIC

MY COMMISSION EXPIRES October 22, 1958

OFFICE OF COUNTY ENGINEER
APPROVED AND ACCEPTED BY ME
THIS DAY OF Oct 8 1958
L. G. Mulshour
MIAMI COUNTY ENGINEER

OFFICE OF COUNTY COMMISSIONERS
MIAMI COUNTY - OHIO
THIS PLAT HAS BEEN ACCEPTED AND APPROVED BY US THIS 4 DAY OF November 1959.
Richard Leidner
Luther Pike
Adam Wilgus
MIAMI COUNTY COMMISSIONERS

RECORDED IN COMMISSIONERS JOURNAL
VOL. 36 PAGE 35 8/19/60.

APPROVED BY MIAMI COUNTY PLANNING COMMISSION
Samuel S. Studwaker Chairman
John J. Brown Secy

APPROVED BY CITY OF TROY PLANNING COMMISSION THIS DAY OF 1958.
See Court Case No. #38403
Opal Collier PRESIDENT
SECRETARY

RECEIVED 9:45 Nov. 4 1959
RECORDED IN MISC. RECORD
VOL. 7 PAGE 77
FILE NO. 5078 FEE: \$
Horace C. Gomer
MIAMI COUNTY RECORDER

TRANSFERRED THIS 30th DAY OF November 1959
Nora E. Favorite
MIAMI COUNTY AUDITOR

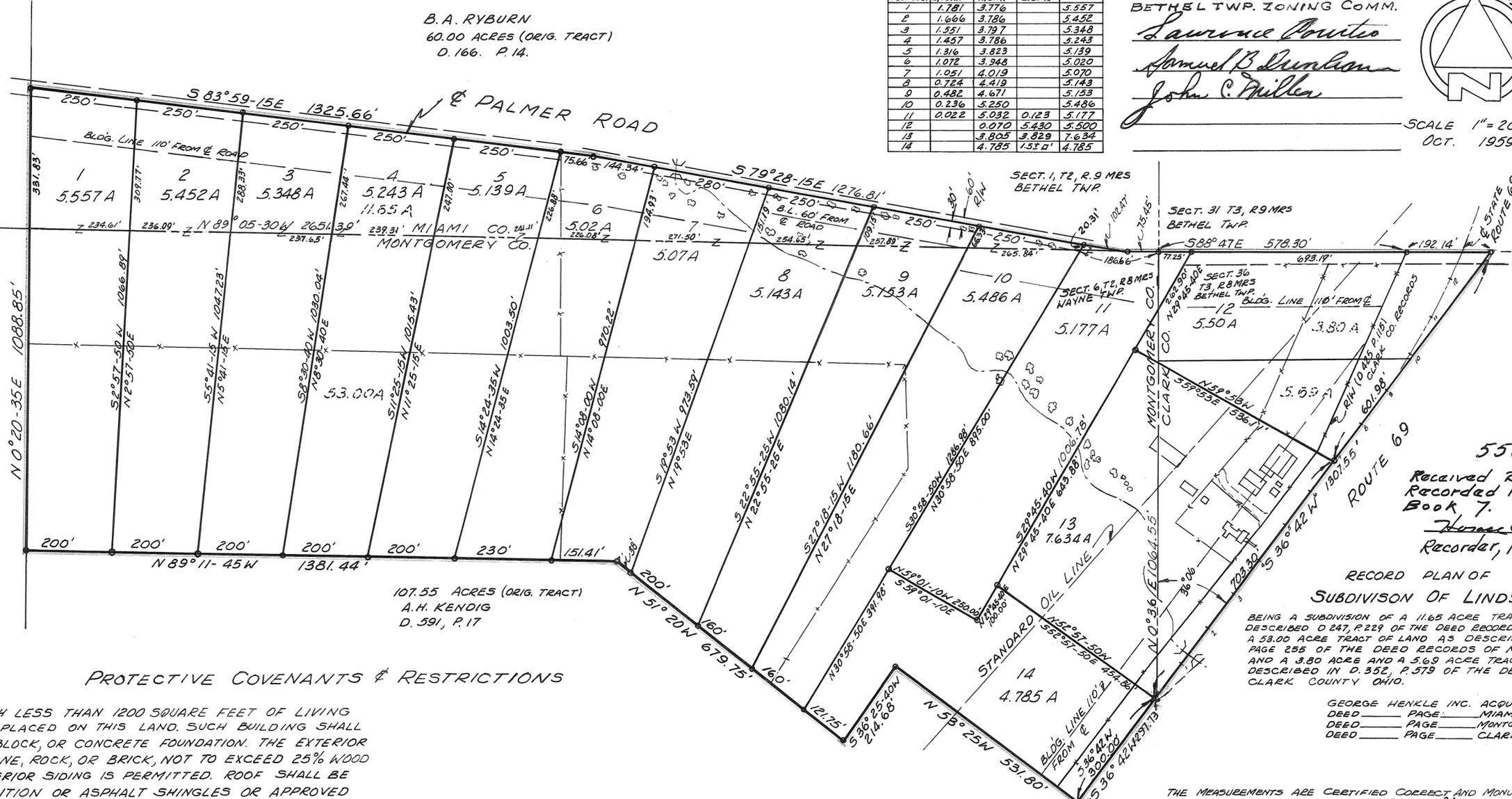
HARTSTEIN - ED		
TROY - OHIO		
C. C. CARPENTER, C. E. - TROY, OHIO OHIO REGISTRATION NO. 120		
DATE OCT. 1958	DRAWN BY D.T. TRACED BY D.T. CHECKED BY C. C. C.	SHEET NO. 1/1

C. C. Carpenter

Tract No.	MIAMI	MONT.	CLARK	Total
1	1.781	3.776		5.557
2	1.606	3.786		5.452
3	1.351	3.797		5.348
4	1.457	3.786		5.243
5	1.316	3.823		5.139
6	1.072	3.948		5.020
7	1.051	4.019		5.070
8	0.724	4.419		5.143
9	0.482	4.671		5.153
10	0.236	5.250		5.486
11	0.022	5.032	0.123	5.177
12		0.070	5.430	5.500
13		3.805	3.829	7.634
14		4.785	1.532	6.317

APPROVED Dec 9 1959 Miami Co. Engrs. Record of
 BETHEL TWP. ZONING COMM.
Lawrence Covito
Samuel B. Sullivan
John C. Miller
 SCALE 1" = 200'
 OCT. 1959

APPROVED Nov 30, 1959
 BETHEL TWP. TRUSTEES
Richard Clischild
Arthur P. De
Adam Wilgus
 900.20.1959 493
C. C. Fryburn



B.A. RYBURN
 60.00 ACRES (ORIG. TRACT)
 D. 166, P. 14.

79.28 ACRES
 B.A. RYBURN
 D. 1922, P. 82

107.55 ACRES (ORIG. TRACT)
 A.H. KENDIG
 D. 591, P. 17

PROTECTIVE COVENANTS & RESTRICTIONS

- 1) NO RESIDENCE BUILDING WITH LESS THAN 1200 SQUARE FEET OF LIVING AREA SHALL BE ERRECTED OR PLACED ON THIS LAND. SUCH BUILDING SHALL BE ON A SOLID STONE, BRICK, BLOCK, OR CONCRETE FOUNDATION. THE EXTERIOR SHALL BE COVERED WITH STONE, ROCK, OR BRICK, NOT TO EXCEED 25% WOOD TRIM. NO ASPHALT BASE EXTERIOR SIDING IS PERMITTED. ROOF SHALL BE COVERED WITH WOOD, COMPOSITION OR ASPHALT SHINGLES OR APPROVED BUILT UP ROOFING. ROLL ROOFING IS NOT PERMITTED. FRAME EXTERIOR SHALL BE STAINED, VARNISHED OR PAINTED WITH AT LEAST TWO COATS OF APPROVED LEAD AND OIL PAINT. ANY BUILDING SHALL BE FULLY COMPLETED WITHIN A PERIOD OF ONE YEAR FROM THE TIME OF BEGINNING. MUST BE OF CONVENTIONAL DESIGN AND IN HARMONY WITH THE NEIGHBORHOOD. CONCRETE BLOCK AND CINDER BLOCK HOUSES ARE NOT PERMITTED.
- 2) NO OUTBUILDING CAN BE MADE OF UNSIGHTLY MATERIAL AND MUST BE PAINTED.
- 3) ALL BUILDINGS SHALL BE PLACED AT LEAST ONE HUNDRED AND TEN FEET BACK FROM CENTER-LINE OF EXISTING ROAD, (PORCHES AND BAY WINDOWS EXCEPTED) AND NO NEARER THAN TEN FEET OF ANY SIDE PROPERTY LINE. EXCEPT TRACTS #8 AND #9, WHICH SET BACK SHALL BE SIXTY FEET FROM THE CENTERLINE OF PALMER ROAD.
- 4) NO TRAILER, DEFENSE CABIN, TENT OR SHACK IS PERMITTED ON THIS LAND, NOR IS ANY BASEMENT, GARAGE OR OTHER OUTBUILDING AT ANYTIME TO BE USED AS A TEMPORARY OR PERMANENT RESIDENCE.
- 5) EACH DWELLING ERRECTED SHALL HAVE A WELL AND A PRIVATE SENAGE DISPOSAL SYSTEM, THE LOCATION AND CONSTRUCTION OF WHICH SHALL BE APPROVED BY THE HEALTH AUTHORITY WITH JURISDICTION. NO OUTSIDE TOILETS PERMITTED.
- 6) NO UNUSED BUILDING MATERIAL, JUNK OR RUBBISH SHALL BE LEFT EXPOSED ON ANY TRACT EXCEPT DURING ACTUAL BUILDING.
- 7) NO WORN OUT AUTOMOBILES, MACHINERY OR VEHICLES OR PARTS THERE OF SHALL BE STORED ON ANY TRACT AND NO PART THEREOF SHALL BE USED FOR AUTOMOBILE JUNK PILES OR THE STORAGE OF ANY JUNK OR WASTE MATERIALS.
- 8) THE PREMISES MUST BE KEPT NEAT AND CLEAN, THE BUILDINGS WELL PAINTED AND WEEDS AND UNDERBRUSH MUST BE KEPT UNDER CONTROL AT ALL TIMES.
- 9) THE SELLER RESERVES THE RIGHT TO ENTER UPON SAID PREMISES FOR THE PURPOSE OF CUTTING GRASS, REMOVING DEBRIS OR FILLING IN FOR THE PURPOSE TO IMPROVE THE APPEARANCE OF SAID PREMISES AS IT MAY SEEM NECESSARY IN THE OPINION OF THE SELLER AND SO LONG AS LEGAL TITLE IS IN THE SELLER.

- 10) THE PRIVILEGE AND EASEMENT IS HEREBY RESERVED TO THE SELLER, ITS SUCCESSORS AND ASSIGNS TO ERECT LIGHT AND TELEPHONE POLES, WIRES AND SUITABLE EQUIPMENT FOR ANY OTHER UTILITIES AND TO LAY WATER MAINS ON, OVER, OR IN A TEN (10) FOOT UTILITY EASEMENT ALONG PROPERTY LINES TO GAIN ACCESS TO REPAIR, REMOVE, OR REPLACE POLES, WIRE, EQUIPMENT OR MAINS.
- 11) THESE COVENANTS AND RESTRICTIONS ARE TO RUN WITH THE LAND AND SHALL BE BINDING ON THE PARTIES AND ALL PERSONS CLAIMING UNDER THEM UNTIL JULY 1, 1977, AT WHICH TIME SAID COVENANTS SHALL BE AUTOMATICALLY EXTENDED FOR SUCCESSIVE PERIODS OF TEN (10) YEARS. AT ANY TIME THESE COVENANTS MAY BE AMENDED BY WRITTEN CONSENT OF SIXTY (60) PERCENT OF THE THEN OWNERS OF TRACTS, EACH OWNER HAVING ONE VOTE FOR EACH SEPARATE TRACT OWNED BY HIM.
- 12) IF THE PARTIES HERETO, OR ANY OF THEM OR THEIR HEIRS, SUCCESSORS OR ASSIGNS SHALL VIOLATE OR ATTEMPT TO VIOLATE ANY OF THE COVENANTS HEREIN, IT SHALL BE LAWFUL FOR ANY OTHER PERSON OR PERSONS OWNING REAL PROPERTY SITUATED IN SAID DEVELOPMENT OR SUBDIVISION DESCRIBED HEREIN, TO PROSECUTE ANY PROCEEDINGS AT LAW OR IN EQUITY AGAINST THE PERSON OR PERSONS VIOLATING OR ATTEMPTING TO VIOLATE ANY SUCH COVENANTS AND EITHER TO PREVENT HIM OR THEM FROM SO DOING OR TO RECOVER DAMAGES OR OTHER DUES FOR SUCH VIOLATIONS.
- 13) INVALIDATION OF ANY ONE OF THE COVENANTS BY JUDGMENT OR COURT ORDER SHALL IN NO WISE AFFECT ANY OF THE OTHER PROVISIONS WHICH SHALL REMAIN IN FULL FORCE AND EFFECT.
- 14) GEO. HENKLE, INC. GRANTOR HEREIN, RESERVES THE RIGHT TO APPROVE THE DESIGN, PLANS AND LOCATION OF ALL BUILDINGS TO BE ERRECTED IN ACCORDANCE WITH THESE RESTRICTIONS.
- 15) NO TRACT SHALL BE RE-SUBDIVIDED INTO MORE THAN ONE ADDITIONAL BUILDING LOT; THUS ALLOWING NO MORE THAN A MAXIMUM OF TWO DWELLINGS ON ANY OF THE ORIGINAL TRACTS HEREIN MENTIONED.
- 16) ALL LAND IN THIS SUBDIVISION SHALL BE KNOWN AND USED AS RESIDENTIAL HOMESITES.

5507
 Received 2:00 Clock P.M.
 Recorded Nov. 27, 1959
 Book 7, Page 81
James C. ...
 Recorder, Miami County
 Fee - \$4.30

RECORD PLAN OF
 SUBDIVISION OF LINDSEY FARM
 BEING A SUBDIVISION OF A 11.65 ACRE TRACT OF LAND AS DESCRIBED D 247, P 229 OF THE DEED RECORDS OF MIAMI COUNTY, OHIO. A 53.00 ACRE TRACT OF LAND AS DESCRIBED IN DEED BOOK 1037, PAGE 255 OF THE DEED RECORDS OF MONTGOMERY COUNTY, OHIO AND A 3.80 ACRE AND A 5.69 ACRE TRACT OF LAND, BOTH TRACTS DESCRIBED IN D. 352, P. 579 OF THE DEED RECORDS OF CLARK COUNTY OHIO.
 GEORGE HENKLE INC. ACQUIRED TITLE BY:
 DEED PAGE MIAMI COUNTY, OHIO.
 DEED PAGE MONTGOMERY COUNTY, OHIO.
 DEED PAGE CLARK COUNTY, OHIO.

THE MEASUREMENTS ARE CERTIFIED CORRECT AND MONUMENTS ARE SET AS SHOWN.
C. R. Alkire
 BY C. R. ALKIRE SURVEYOR REG. 4003

WE, THE UNDERSIGNED, BEING ALL OF THE OWNERS AND LIEN HOLDERS OF THE LANDS HEREIN PLATTED, DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF THE SAID PLAT.

SIGNED AND ACKNOWLEDGED
 IN THE PRESENCE OF:
Betty H. Johnson
Carl M. Johnson
 GEORGE HENKLE, INC.
George R. Henkle
Lois I. Henkle
 President
 Secretary

STATE OF OHIO, COUNTY OF WARREN, S.S.
 BE IT REMEMBERED THAT ON THIS DAY OF 1959, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY CAME GEORGE HENKLE, INC., BY GEORGE R. HENKLE, ITS PRESIDENT, AND LOIS I. HENKLE, ITS SECRETARY, TO ME KNOWN AND ACKNOWLEDGED THE SIGNING AND EXECUTION OF THE WITHIN PLAT TO BE THEIR VOLUNTARY ACT AND DEED.
 IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND NOTARY SEAL ON THE DAY AND DATE ABOVE WRITTEN.
Betty H. Johnson
 NOTARY PUBLIC IN AND FOR WARREN COUNTY, OHIO.
 MY COMMISSION EXPIRES Dec. 24, 1961

STATE OF OHIO, COUNTY OF WARREN, S.S.
 GEORGE R. HENKLE, BEING DULY SWORN, SAYS THAT ALL PERSONS AND CORPORATIONS TO THE BEST OF HIS KNOWLEDGE, INTERESTED IN THIS DEDICATION, EITHER AS OWNERS OR LIENHOLDERS HAVE UNITED IN ITS EXECUTION.
George R. Henkle
 IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND NOTARY SEAL ON THE DATE AND DATE ABOVE WRITTEN.
Betty H. Johnson
 NOTARY PUBLIC IN AND FOR WARREN COUNTY, OHIO.
 MY COMMISSION EXPIRES Dec. 21, 1961
 TRANSFERRED BY THE MIAMI COUNTY AUDITOR
Nov. 27 - 1959
 DATE
Ruth E. ...
 MIAMI COUNTY AUDITOR

WE HEREBY APPROVE AND ACCEPT THIS PLAT AND RECOMMEND THAT THE SAME BE RECORDED SUBJECT TO THE ABOVE AGREEMENT.
 SIGNED THIS DAY OF 1959
 BOARD OF MIAMI COUNTY COMMISSIONERS

Horace P. Casner
 RECORDER OF MIAMI COUNTY

REPLAT OF INLOTS 545, 672, 699, 700 & 701 IN
 THE VILLAGE OF COVINGTON, OHIO

REFERENCES

RECORDERS	PLAT BOOK	1	Pg.	526
"	"	"	2	36
"	"	"	2	155
"	"	"	2	212
LOT SURVEY	"	"	5	86

NOTE: THE OBJECT OF THIS REPLAT IS TO RESUBDIVIDE THE PRESENT 5 LOTS INTO 4 LOTS WITH EQUAL FRONTAGE

EXECUTION OF REPLAT AND DEDICATION
 WE, THE UNDERSIGNED BEING THE OWNERS & LEINHOLDERS OF THE LAND SHOWN HEREON AS BEING REPLATTED, DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF THIS REPLAT AND DEDICATE THE AREA SHOWN TO THE PUBLIC USE FOREVER FOR STREET PURPOSES THIS 30th DAY OF October 1959.

Paul Rounton Beau Hocker
Wilma Rounton Donald H. Cook
 WITNESS WITNESS

STATE OF OHIO - COUNTY OF MIAMI; S.S.:
 BE IT REMEMBERED THAT ON THIS 30th DAY OF OCTOBER 1959, BEFORE ME, A NOTARY PUBLIC IN AND FOR MIAMI COUNTY PERSONALLY APPEARED THE ABOVE SIGNED PARTIES WHO ACKNOWLEDGE THE SIGNING HEREON TO BE THEIR VOLUNTARY ACT AND DEED.

Donald H. Cook
 NOTARY PUBLIC
 MY COMMISSION EXPIRES _____

THIS REPLAT APPROVED BY THE PLANNING COMMISSION OF THE VILLAGE OF COVINGTON, OHIO, THIS 3rd DAY OF November 1959.

Lloyd Reak Ed R. Pearson
Arrest Whittles

THIS REPLAT APPROVED BY ORDINANCE NO. 0-44 OF COUNCIL OF THE VILLAGE OF COVINGTON, OHIO, THIS 3rd DAY OF November 1959

Mary W. Sawyer Red M. Drees
 VILLAGE CLERK MAYOR

NUMBERED TO DESIGNATE INLOTS AND TRANSFERRED THIS 10th DAY OF December 1959

Ruth E. Graham
 AUDITOR OF MIAMI COUNTY

I HEREBY CERTIFY THIS REPLAT TO BE CORRECT.

Richard W. Klockner

RICHARD W. KLOCKNER
 REGISTERED SURVEYOR #4370

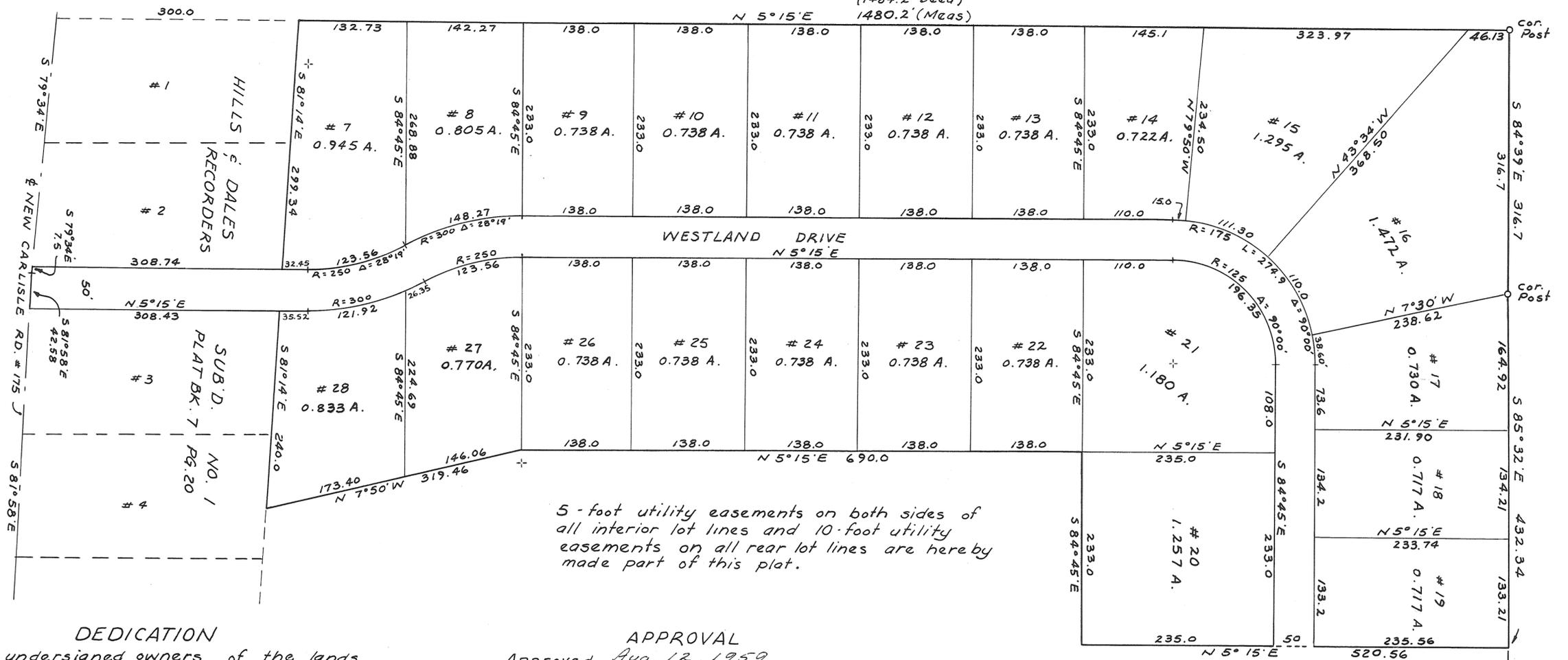


SEE AMENDMENT RECORDED IN
 MISC. BOOK 16 PAGE 671
 JUNE 19, 1969
 RECORDER - Mary B. Austin

SEE DEED OF DEDICATION FOR STREETS
 AND ROADS RECORDED IN DEED
 BOOK 426 PAGE 340 MARCH 18, 1966
 RECORDER - Mary B. Austin

HILLS AND DALES SUBDIVISION NO. 2
 21.108 ACRES

Thomas C. Cameron
 MIAMI COUNTY RECORDER



5-foot utility easements on both sides of all interior lot lines and 10-foot utility easements on all rear lot lines are hereby made part of this plat.

DEDICATION

We, the undersigned owners of the lands shown hereon do hereby voluntarily consent to the execution of this plat as shown hereon and dedicate the roads to the public forever this 11 day of August, 1959

Arthur D. Haddad John K. Bauman
 M. M. Russell Robert J. Wang
 Witnesses Bauman & Wang Bldg. Corp.

State of Ohio: County of Miami
 Before me, a Notary Public in and for Miami County, personally appeared the above signed parties who acknowledge the signing thereof to be their voluntary act and deed this 11 day of August 1959.

M. M. Russell
 Notary Public
 My Commission Expires Nov. 14, 1961

APPROVAL

Approved Aug. 12, 1959
 Miami County Planning Commission

Richard Gleisfried
 Luther Pike
 Adam Wilgus
 Plot No. 465

Approved Aug. 11, 1959
 Miami County Engineer
 H. C. Freshour

Approved Aug 3 1959
 Bethel Township Zoning Board

Sawanna Conner - Pres.
 [Signature]

ACCEPTANCE OF ROADS

Date Dec. 18, 1959

Richard Gleisfried
 Luther Pike
 Adam Wilgus
 Miami County Commissioners
 H. C. Freshour
 Miami County Engineer

Transferred this 18th day of December 1959
 L. E. Graham
 Miami County Auditor

18.823 Acres - 22 Lots
 2.285 Acres - Roads
 21.108 Acres - Total

I hereby certify this plat to be correct
 Arthur D. Haddad
 Arthur D. Haddad
 Reg. Surveyor # 4547

REC. BK. 7 PG 84

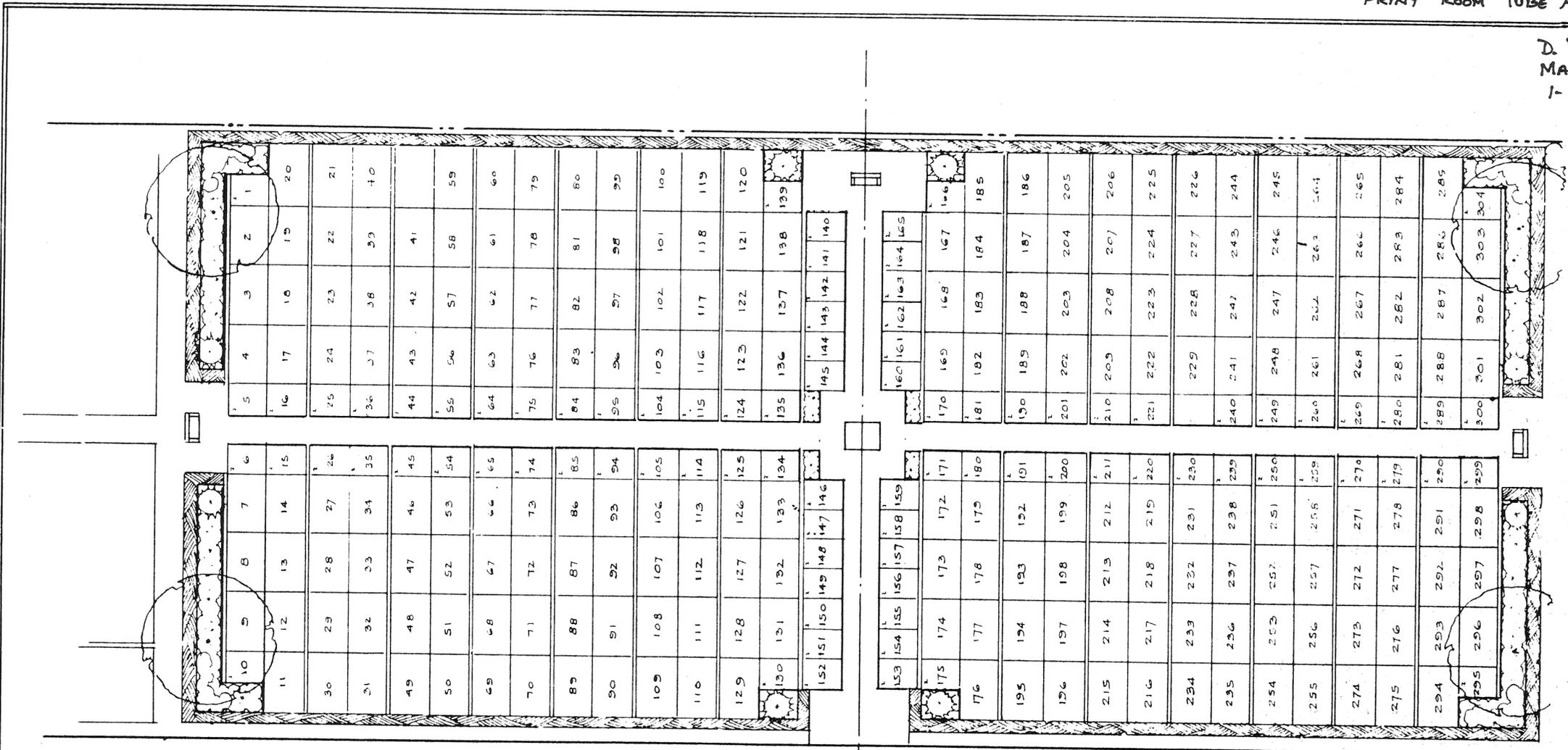
MIAMI MEMORIAL GARDENS
CEMETERY MAP -

ORIGINAL CAN NOT BE
FOUND.

D. VENTURA
MAP DEPT.
1-24-2000

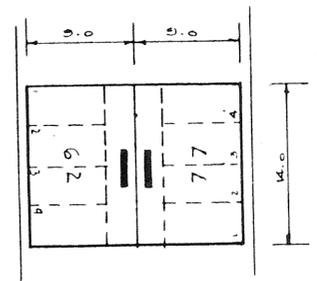
NOTE: ORIGINALS ARE IN MAP DEPT
PRINT ROOM TUBE FILES.

D. VENTURA
MAP DEPT
1-24-2000

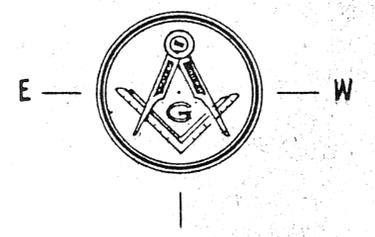


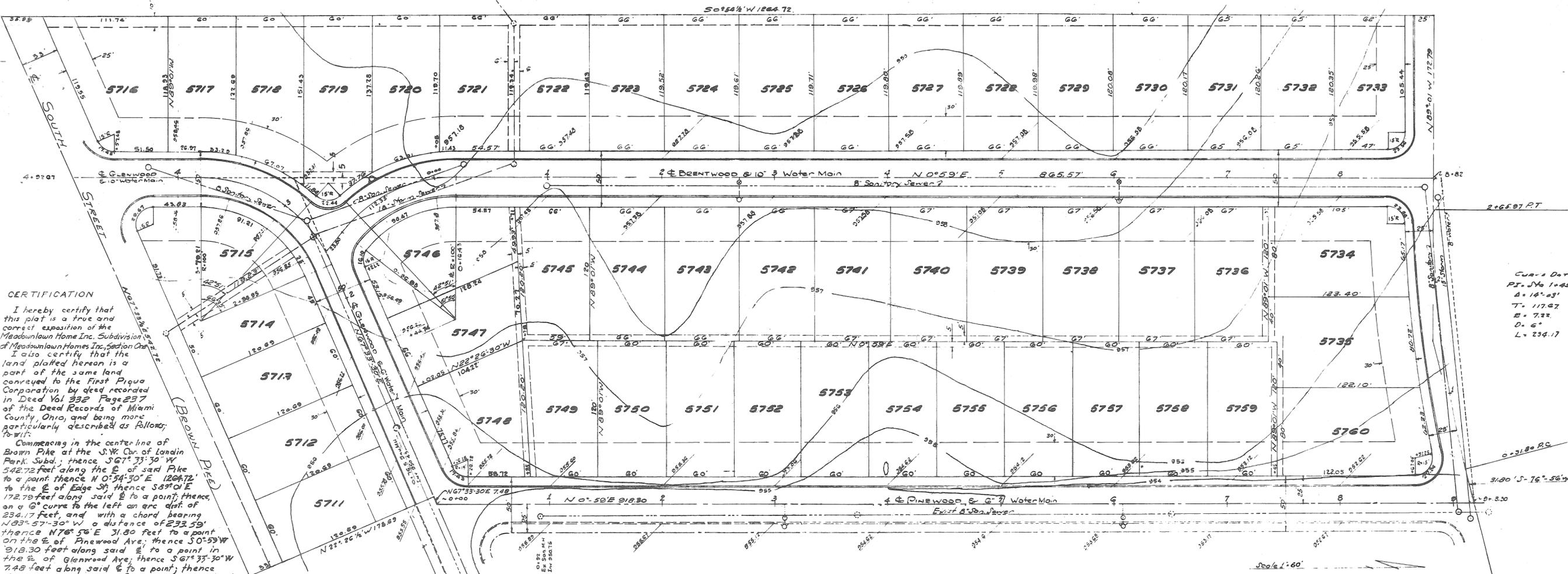
• MASONIC GARDEN •

• MIAMI MEMORIAL PARK •



SCALE 1" = 20'





CERTIFICATION
I hereby certify that this plat is a true and correct position of the Meadowlawn Home Inc. Subdivision of Meadowlawn Homes Inc. Section One of Meadowlawn Homes Inc. Subdivision of the same land conveyed to the First Piqua Corporation by deed recorded in Deed Vol 332 Page 237 of the Deed Records of Miami County, Ohio, and being more particularly described as follows:

Commencing in the center line of Brown Pike at the S.W. Cor. of Landin Park Subd.; thence S 67° 33' 30" W 542.72 feet along the E. of said Pike to a point; thence N 0° 54' 30" E 1204.72' to the E. of Edge St; thence S 83° 01' 17.79 feet along said E. to a point; thence on a 6° curve to the left an arc dist. of 234.17 feet, and with a chord bearing N 83° 57' 30" W a distance of 232.59'; thence N 76° 56' E 31.80 feet to a point on the E. of Pinewood Ave; thence S 0° 53' W 912.30 feet along said E. to a point in the E. of Glenwood Ave; thence S 67° 33' 30" W 748 feet along said E. to a point; thence S 22° 26' 30" E 178.69 feet to the point of beginning.

George P. Fernandez
Registered Surveyor #4079

PROTECTIVE COVENANTS

- All the lots in the within subdivision shall be known and described as single family residential lots.
- No structures shall be erected, altered, placed, or permitted to remain on any lot other than one detached single family dwelling not to exceed two and one half stories in height and a private garage for not more than two cars. The garage must conform as to design and materials with the dwelling being constructed of brick or wood, with gabled roof and may not be constructed of concrete block, metal or frame covered with composition siding.
- No lot shall hereafter be subdivided into parcels for additional residential purposes.
- No main structure shall be erected closer than six (6) feet to any side lot line, nor shall the sum of the side yard spaces be less than fourteen (14) feet and said structures shall not be erected nearer the front lot line than the indicated set back line shown hereon, nor nearer the rear lot line than forty (40) feet.
- No dwelling costing less than ten thousand (10,000) dollars shall be permitted in this plot. The ground floor area of the main structure, exclusive of one story open porches and garages, shall not be less than seven hundred fifty (750) square feet in case of one or one and one-half story structures, nor less than five hundred fifty (550) square feet in case of two or two and one-half story structures.
- No trailer, basement, tent, shack, garage, barn or other outbuilding erected in this plot shall at any time be used as a residence temporarily or permanently, nor shall any residence of a temporary character be permitted.
- No fence shall be erected on any lot nearer the front lot line than the front of the house, unless same shall be a hedge or shrub growths not to exceed four (4) feet in height.
- No sign or billboard except professional or "For Sale" signs shall be erected on any lot in this plot, and no barn, stable, or other outbuilding for housing domestic animals or poultry shall be erected upon the premises, nor shall any domestic animals or poultry except household pets be permitted.
- No noxious or offensive trade shall be carried on upon any lot, nor shall anything be done thereon which may be or may become an annoyance or nuisance to the neighborhood.
- These covenants and restrictions are to run with the land and shall be binding on all parties and all persons claiming under them until Jan 1, 1983, at which time said covenants and restrictions are automatically extended for successive ten (10) year periods, unless by a vote of a majority of the property owners in this plot, these covenants and restrictions are amended or terminated.
- These covenants and restrictions shall be enforceable by injunction and otherwise by the grantor, its successors or assigns.
- Invalidation of any one of these covenants and restrictions by judgment or court order shall in no way affect any of the other provisions which shall remain in full force and effect.

**RECORD PLAN
MEADOWLAWN SUBDIVISION
SECTION ONE**

Located in Sec 24, T-8, R-5E
PART O.L. 306, PIQUA, O.
Containing 11.910 Acres

Approved by The Piqua Planning Commission
this 9th day of September 1957
E. H. Bugh Chairman
John R. Morgan
Robert W. Brubaker Jr.
Walter R. Cook
Walter J. Gorman

Approved by The Piqua City Commission
this 2nd day of November 1959
Walter J. Gorman
Charles J. Cox
Samuel L. Williams
Charney Craft

Numbered to designate in lots and outlots, and transferred this 4th day of November 1959
Walter J. Gorman
Auditor, Miami Co.

File No. 6324
Received for Record Jan 19, 1960 @ 3:55 PM
Recorded in Plat Book 7
Page 86
James C. Barnes
Recorder, Miami Co.

We, the undersigned being all the owners and lienholders of the lands herein platted, do hereby dedicate the streets shown on the plat to the public use forever.

Easements shown on the plot are for the construction, maintenance, operation, repair, replacement or removal of water, sewer, gas, electric, telephone or other utility lines or services, and for the 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.

Signed and acknowledged in the presence of
Cathy M. Lass
Susan Mullard

FIRST PIQUA CORPORATION
Edwin W. Barnes President
William M. Williams Secretary

MEADOWLAWN HOMES INC.
Edwin W. Barnes President
William M. Williams Secretary

State of Ohio, County of Miami
Forrest Archer being duly sworn, says that all persons & corporations, to the best of his knowledge, interested in this dedication either as owners or lien holders have united in its execution.

In testimony whereof I have hereunto set my hand and notary seal the day and date above written.

Harold P. Earhart
Notary Public in and for Miami County, Ohio.
MY COMMISSION EXPIRES DEC 16, 1960

State of Ohio, County of Miami, ss.
Be it remembered that on this day of Oct., 1959, before me the undersigned a Notary Public in and for said county and state, personally came said First Piqua Corporation by E. E. Kurtz, the president and Roger Thyer, its secretary and Meadowlawn Homes Inc. by Edwin W. Barnes, the president and William Harrison, its secretary, to me known and acknowledged the signing and execution of this within plot to be their voluntary act and deed.

In testimony whereof I have here unto set my hand and notary seal on the day and date above written.

Harold P. Earhart
Notary Public in and for Miami County, Ohio
MY COMMISSION EXPIRES DEC. 16, 1960

Horace C. Conner
MIAMI COUNTY RECORDER

GREENBRIAR ACRES
SUBDIVISION NO. 2
12.369 ACRES

RESTRICTIVE COVENANTS

The title to all lots in this sub-division, with the exception of Lots No. 15 and 16, shall be subject to and have the benefit of the following restrictions and shall be binding upon the owners of all lots with the exception of Lots No. 15 and 16 in said sub-division, their heirs, executors, administrators, successors and assigns, and every other person who shall or may become the owner of or have any title derived immediately or remotely from, through, or under any owner or owners of said lots with the exception of Lots No. 15 and 16 located in said sub-division. Lots No. 15 and 16 are excepted from said restrictions and the use and occupancy thereof shall be subject to the approval of John A. Messler, Jr.

1. Said lots shall be used exclusively for residential purposes with not more than one residential dwelling per lot and no lots are to be subdivided.

2. There shall not be erected, placed, or suffered to remain on said premises any building or structure whatsoever, other than one private dwelling house designed and intended for the occupancy of not more than two families, with garage or garages and/or other outbuildings consistent and appurtenant thereto, and such dwelling house, garage and/or other outbuildings shall not be constructed, erected, placed, located or maintained nearer than thirty (30) feet to the front road or street line or nearer than ten (10) feet to any side lot line, except the corner lots which shall not be nearer than thirty (30) feet to any street line.

3. No single dwelling house shall be erected or maintained which has less than 960 square feet of ground floor space, exclusive of basement and no double dwelling house shall be erected or maintained which has less than 1920 square feet of ground floor space exclusive of basement. All measurements to be taken from outside exterior walls and shall be exclusive of garages and other outbuildings.

4. No garage or other outbuilding shall be erected or maintained which is less than 22 feet in length and 16 feet in width except garages attached to the dwelling house which shall not be less than 22 feet in length and 14 feet in width.

5. All buildings or dwellings shall have a gable or hip type roof with not less than a 4/12 pitch, and all materials used in said buildings shall be the same as now specified by the Montgomery County Building Code, with the exception that all exterior walls shall be brick or 8 inch or 10 inch bevel siding.

6. No sanitary installation shall be installed without approval of the Miami County Board of Health.

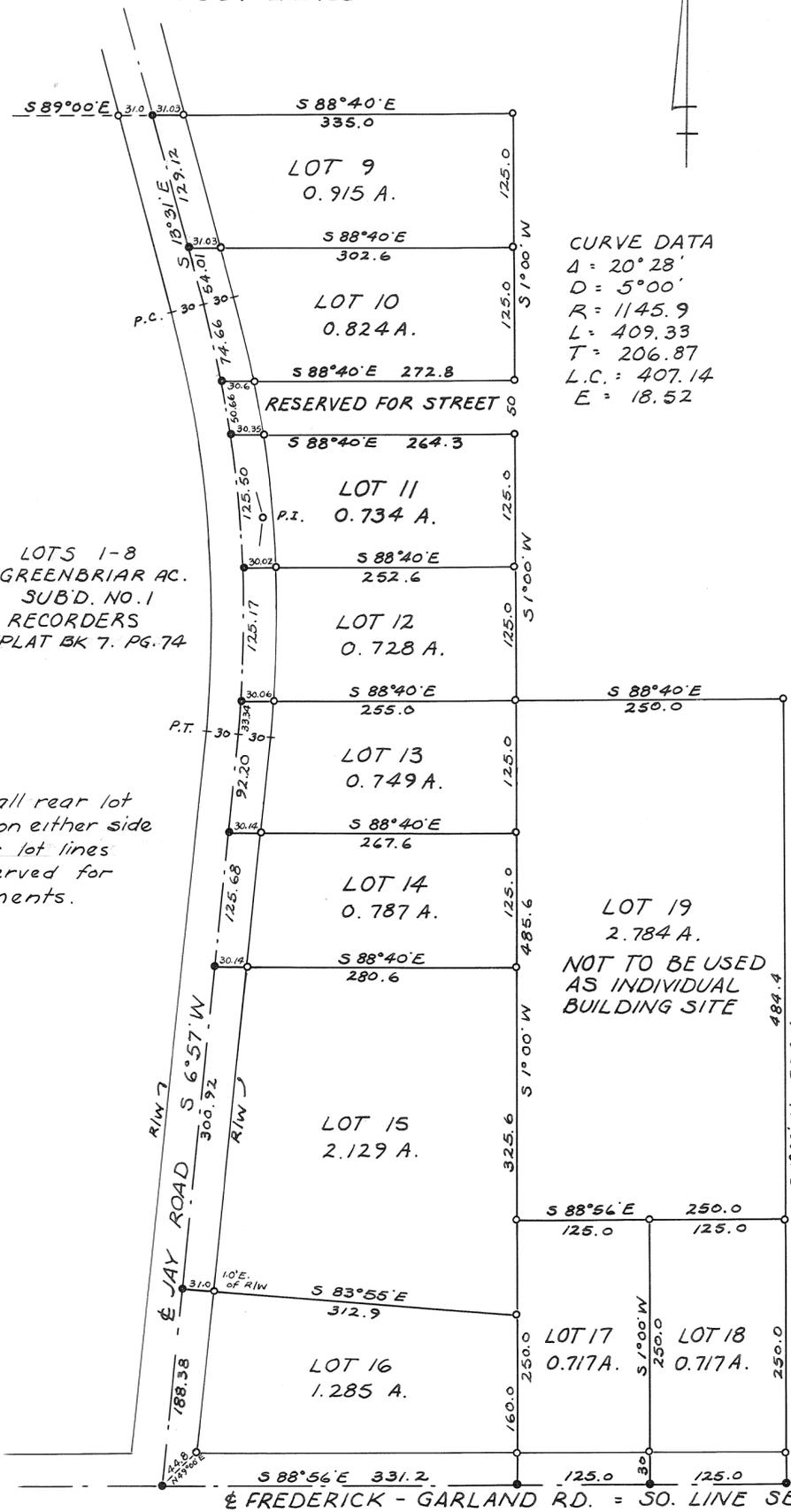
7. No noxious or offensive activity shall be carried on upon any lot or building site, and no junk or trash piles shall be permitted to accumulate, nor shall anything be done thereon which may be or may become an annoyance or nuisance to the neighborhood including, but not limited to, the erection or maintenance of old cars, trailers, traction or railroad cars, or any other building or structure which may be unsightly and inconsistent with residential purposes.

8. No trailer, basement, tent, shack, garage, barn, summer cottage or other outbuildings erected in this plat shall at any time be used as a residence either temporary or permanent, nor shall any dwelling of a temporary character be permitted.

9. The several covenants herein contained shall run with the land and shall be binding until the 1st day of January, 1990.

10. Enforcement of said covenants shall be by proceedings in law or in equity against any person or persons violating or attempting to violate any covenant, either to restrain violation or recover damages.

11. Invalidation of any of said covenants by judgment or court order shall in no wise affect any of the other provisions which shall remain in full force and effect.



Note: 10' on all rear lot lines and 5' on either side of all interior lot lines shall be reserved for utility easements.

WE THE OWNERS OF THE LANDS SHOWN ON THIS PLAT DO HEREBY CONSENT TO THE EXECUTION OF THIS PLAT THIS 19 DAY OF January 1960

John A. Messler, Sr.
Marion M. Messler
WITNESSES

John A. Messler, Jr.
Gertrude E. Messler

STATE OF OHIO: COUNTY OF MONTGOMERY
BEFORE ME A NOTARY PUBLIC IN AND FOR JOHN A. MESSLER, JR., PERSONALLY APPEARED THE ABOVE SIGNED PARTIES WHO ACKNOWLEDGE THE SIGNING THEREOF TO BE THEIR VOLUNTARY ACT AND DEED THIS 19th DAY OF JANUARY 1960

Wesley W. Starnes
NOTARY PUBLIC
MY COMMISSION EXPIRES 12-31-61

PLAT NO. 503
APPROVED Jan. 20 1960

T. C. Freshour
MIAMI COUNTY ENGINEER

APPROVED Jan. 20 1960

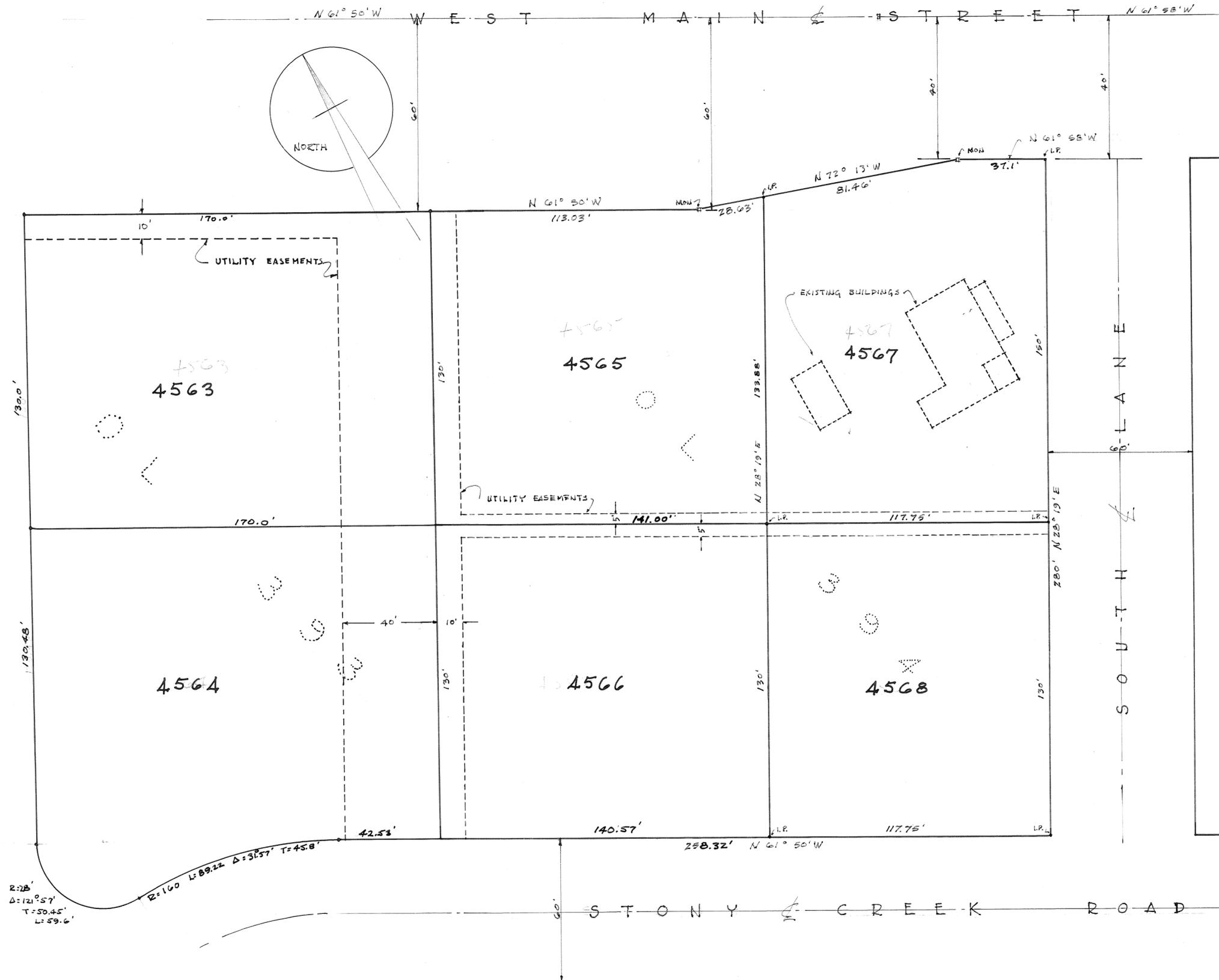
Luther Pike
Adams Wilgus
Richard Steinfeld
MIAMI COUNTY PLANNING COMMISSION

TRANSFERRED THIS 20th DAY OF January 1960
Luther E. Freshour
MIAMI COUNTY AUDITOR

• DENOTES IRON PIN
• DENOTES R. R. SPIKE
I HEREBY CERTIFY THIS PLAT TO BE CORRECT

Arthur D. Haddad
ARTHUR D. HADDAD
REGISTERED SURVEYOR # 4547

SE COR
SEC 29



REPLAT OF OUTLOTS 393 & 394

We, the undersigned, being all the owners and lienholders of the land in Outlots 393 & 394 in the City of Troy do voluntarily consent to the execution of this replat of said outlots.

The Troy Land Improvement Co.

Elex Galbraith president
W.C. Jenkins secretary
Robert Jones witness
Ralph Resder witness

State of Ohio, Miami County SS

Before me, a notary public in and for Miami County, Ohio, personally came The Troy Land Improvement Co. a corporation, by Elex Galbraith its president and W.C. Jenkins its secretary and acknowledged the signing of this plat to be their voluntary act and deed in witness whereof I hereunto set my hand and seal this 14 day of Dec 1959

Robert Jones
notary public in and for Miami County, Ohio
My commission expires Feb 27 1962

This plat approved by the Planning and Zoning Commission of the City of Troy this 12 day of Jan 1960.
L. N. Lindenbacht M.D. President
Norman E. Anderson Secy, Secretary

At a meeting of the Council of the City of Troy, Ohio held this 18 day of Jan 1960 this replat was accepted by ordinance no. 0-2-60
R. L. Stearnes Mayor
Edward Chase Pres. of Council
J. S. Sampson Clerk of Council

Numbered to designate lots and transferred this 21st day of January 1960.
Ruth E. Graham
Auditor of Miami County

Plat Book 8 Page 88
 Received for record this 21 day of Jan 1960.
 at 9:05 AM File No. 6363
Horace E. Cramer
 Recorder of Miami County

REPLAT OF OUTLOTS 393 & 394 FOR THE TROY LAND IMPROVEMENT CO.



GALBREATH 55 PLAT SECTION ONE

Recorder's Book

7-89A

Plate 2
of 2 Plates

RESTRICTIVE COVENANTS

The following restrictions are made a part of this plat for the benefit of the owners of the respective parcels, and shall be binding upon their heirs, administrators, executors and assigns of said respective owners until January 1, 1980. Such restrictions shall be incident to conveyance of title to any and all of said tracts therein.

1. Said tracts shall be used exclusively for residential purposes, excluding concrete block structure other than for basements, and there shall not be erected in any subdivision any residence, the actual completed value of which, exclusive of garage and out buildings, is less than sixteen thousand (\$16,000) dollars.
2. No residence or other buildings shall be placed on any of said tracts nearer than the minimum building setback line of the Plat, nor nearer than fifteen (15) feet to either of the side or property lines of any of said lots. All dwellings must comply with the City and County Zoning Regulations.
3. No live stock or poultry, other than pets, shall be raised or kept on any of the tracts shown on this plat.
4. The ground floor area of any residence, including breezeway or attached garage, shall not be less than 1000 square feet, and the minimum frontage of any residence, including breezeway or attached garage, shall be forty (40) feet.
5. Only one single-family or one two family modern dwelling may be built on any tract in this plat.
6. No trailer, garage or partially completed building may be used as a residence for a period longer than three months.
7. No bill board or other advertising device (excepting "For Sale" signs or professional signs not to exceed three Square Feet in area) may be erected or maintained on any tract in this plat.
8. Every building in this plat shall be completed within one (1) year after its construction is commenced, unless otherwise agreed in writing by the developer.
10. No part of this plat shall be used in such a manner as to prejudice the use of or endanger the health or safety or unreasonably disturb the quiet comfort of any occupant of this plat.
11. The developer may enforce these restrictions but shall be free from the duty of doing so.



RECORD PLAN
SECTION ONE
MARGENE MANOR
 LOCATED IN
 PIQUA, OHIO PT. O. L. 104
 MIAMI COUNTY OHIO
 CONTAINING 10.023 ACRES
 SCALE = 1" = 60'

APPROVED BY THE PIQUA PLANNING
 COMMISSION THIS 15th DAY OF JANUARY 1958

E. W. Beach Chm.
Robert B. Reed
John K. Mangan
Robert W. Stansel

APPROVED BY THE PIQUA CITY COMMISSION
 THIS 14th DAY OF JANUARY 1959.

Jack Wilson
Harvey Craft
Donald T. Stansel

THE WITHIN PLAT IS A SUBDIVISION OF 10.023 ACRES OUT OF
 LAND CONVEYED TO FLO-GENE CO. AS RECORDED IN BOOK 363
 PAGE 305 OF THE DEED OF RECORDS OF MIAMI COUNTY, OHIO.

THE MEASUREMENTS ARE CERTIFIED CORRECT AND MONUMENTS
 ARE SET AS SHOWN. CURVED DISTANCES ARE MEASURED ON THE ARC.

GORDON H. HILL AND ASSOCIATES
 By: *Gordon H. Hill*

- NOTE:
 1. INDICATES IRON PINS SET
 2. IRON PINS TO BE SET AT ALL LOT CORNERS

TRANSFERRED AND NUMBERED THIS 10th DAY OF February 1959

John E. Graham
 MIAMI COUNTY AUDITOR

FILE NO. 6552
 RECORDED THIS 3 DAY OF February 1960 AT 11:00 A.M.

Horace R. Comer
 MIAMI COUNTY RECORDER

Fee \$8.60

THIS INSTRUMENT PREPARED BY
GORDON H. HILL AND ASSOCIATES
 WEST MILTON, OHIO
 NOVEMBER 1959

PROTECTIVE COVENANTS

1. ALL LOTS IN THIS TRACT SHALL BE KNOWN AND DESCRIBED AS RESIDENTIAL. NO STRUCTURES SHALL BE ERECTED ON ANY RESIDENTIAL BUILDING PLOT OTHER THAN ONE DETACHED SINGLE-FAMILY DWELLING, NOT TO EXCEED TWO AND ONE-HALF STORIES IN HEIGHT AND A PRIVATE GARAGE FOR NOT MORE THAN (2) CARS.
2. NO LOT SHALL HEREAFTER BE SUBDIVIDED INTO PARCELS FOR ADDITIONAL RESIDENTIAL PURPOSES.
3. NO BUILDING SHALL BE LOCATED NEARER TO THE FRONT LOT LINE OR NEARER TO THE SIDE STREET LINE THAN THE BUILDING SETBACK LINES AS SHOWN ON THE RECORDED PLAT. NO BUILDING OR PART THERE OF SHALL BE ERECTED ON ANY LOT LESS THAN (30) FEET BACK FROM THE FRONT LOT LINE. ALL BUILDINGS ERECTED FOR DWELLING PURPOSES SHALL PROVIDE NOT LESS THAN (14) FEET OF SIDE YARD SPACE. SAID SIDE YARD SPACE MAY BE DIVIDED UNEVENLY, PROVIDED NO PORTION OF ANY BUILDING IS ERECTED CLOSER THAN (6) FEET TO ANY LOT LINE, OR (40) FEET TO REAR LOT LINE.
4. THE GROUND FLOOR AREA OF THE MAIN STRUCTURE, EXCLUSIVE OF ONE STORY OPEN PORCHES AND GARAGES, SHALL BE NOT LESS THAN (864) SQUARE FEET, IN THE CASE OF A ONE-STORY OR ONE AND ONE HALF STORY STRUCTURE OR (950) SQUARE FEET FOR TRI-LEVEL OR TWO STORY STRUCTURES.
5. NO BASEMENT, TRAILER, TENT, SHACK, GARAGE, BARN OR OTHER OUTBUILDING ERECTED IN THE TRACT SHALL AT ANY TIME BE USED AS A RESIDENCE, TEMPORARILY OR PERMANENTLY, NOR SHALL ANY STRUCTURE OF A TEMPORARY CHARACTER BE USED AS A RESIDENCE.
6. NO NOXIOUS OR OFFENSIVE TRADE SHALL BE CARRIED ON UPON ANY LOT NOR SHALL ANYTHING BE DONE THEREON WHICH MAY BE OR BECOME AN ANNOYANCE OR NUISANCE TO THE NEIGHBORHOOD.
7. NO SIGN OR BILLBOARD EXCEPT "FOR SALE" SIGNS SHALL BE ERECTED ON ANY LOT IN THIS SUBDIVISION.
8. NO BARN, STABLE OR OTHER OUTBUILDINGS FOR HOUSING OF DOMESTIC ANIMALS OR POULTRY SHALL BE ERECTED ON THE PREMISES, NOR SHALL ANY DOMESTIC ANIMALS OR POULTRY EXCEPT HOUSEHOLD PETS BE PERMITTED.
9. NO UNSIGHTLY FENCE SHALL BE ERECTED, NOR SHALL ANY FENCE BE ERECTED NEARER THE FRONT LOT LINE THAN (30) FEET UNLESS SAME SHALL BE A HEDGE OR SHRUB GROWTH NOT TO EXCEED (4) FEET IN HEIGHT.
10. THE PREMISES SHALL BE KEPT NEAT AND CLEAN, THE BUILDINGS WELL PAINTED AND WEEDS AND UNDERBRUSH SHALL BE KEPT UNDER CONTROL. NO OLD DISCARDED AUTOMOBILES, MACHINERY, VEHICLES OR PARTS THERE OF, JUNK, TRASH, BUILDING MATERIALS, OR REFUSE SHALL BE PERMITTED TO ACCUMULATE OR REMAIN ON ANY LOT.
11. THESE COVENANTS AND RESTRICTIONS ARE FOR THE BENEFIT OF ALL LOT OWNERS AND ARE TO RUN WITH THE LAND AND SHALL BE BINDING ON ALL PARTIES AND PERSONS CLAIMING UNDER THEM UNTIL JANUARY 1, 1985 AT WHICH TIME SAID COVENANTS SHALL BE AUTOMATICALLY EXTENDED FOR SUCCESSIVE PERIODS OF (10) YEARS, UNLESS BY VOTE OF A MAJORITY OF THE THEN OWNERS OF THE LOTS, IT IS AGREED TO CHANGE SAID COVENANTS IN WHOLE OR IN PART.
12. THESE COVENANTS SHALL BE ENFORCEABLE BY INJUNCTION AND OTHERWISE BY THE GRANTOR, ITS SUCCESSORS, OR ASSIGNS.
13. INVALIDATION OF ANY ONE OF THESE COVENANTS BY JUDGEMENT OR COURT ORDER SHALL IN NO WAY AFFECT ANY OF THE OTHER PROVISIONS WHICH SHALL REMAIN IN FULL FORCE AND EFFECT.
14. NO INDIVIDUAL WILL BE ALLOWED TO CHANGE GRADE FROM ESTABLISHED CONTOURS THAT WOULD IN ANY WAY DIVERT FLOW OF WATER OR RESTRICT FLOW OF WATER FROM CONTOURS SHOWN ON APPROVED DEVELOPMENT PLAN.

WE, THE UNDERSIGNED, BEING ALL THE OWNERS AND LIENHOLDERS OF THE LANDS HEREIN PLATTED, DO HEREBY DEDICATE THE STREETS SHOWN ON THE PLAT TO THE PUBLIC USE FOREVER.

EASEMENTS SHOWN ON THE PLAT ARE FOR THE CONSTRUCTION, OPERATION, REPAIR, MAINTENANCE, REPLACEMENT OR REMOVAL OF WATER, SEWER, GAS, ELECTRIC, TELEPHONE OR OTHER UTILITY LINES OR SERVICES, AND FOR THE EXPRESS PRIVILEGE OF REMOVING ANY AND ALL TREES OR OTHER OBSTRUCTIONS TO THE FREE USE OF SAID UTILITIES, AND FOR PROVIDING INGRESS AND EGRESS TO THE PROPERTY FOR SAID PURPOSES, AND ARE TO BE MAINTAINED AS SUCH FOREVER.

SIGNED AND ACKNOWLEDGED
 IN THE PRESENCE OF:-

Lydia M. Lotz
Ruth Groves

FLO-GENE CO.
 BY:- Eugene Kronenberg PRESIDENT
Florence Linthicum TREASURER

DATE January 15th 1960

STATE OF OHIO, COUNTY OF MIAMI S.S.
 EUGENE KRONENBERG BEING DULY SWORN, SAYS THAT ALL PERSONS AND CORPORATIONS, TO THE BEST OF HIS KNOWLEDGE, INTERESTED IN THIS DEDICATION EITHER AS OWNERS OR LIENHOLDERS, HAVE UNITED IN ITS EXECUTION.

Eugene Kronenberg

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND NOTARY SEAL ON THE DAY AND DATE ABOVE WRITTEN.

Lydia M. Lotz
 NOTARY PUBLIC IN AND FOR MIAMI COUNTY, OHIO
 LYDIA M. LOTZ
 COM. EXPIRES 8-15-61
 MIAMI COUNTY, OHIO

STATE OF OHIO, COUNTY OF MIAMI S.S.
 BE IT REMEMBERED THAT ON THIS 15 DAY OF January 1960 BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, PERSONALLY CAME FLO-GENE CO. BY EUGENE KRONENBERG, THE PRESIDENT AND FLORENCE LINTHICUM, ITS TREASURER, TO ME KNOWN AND ACKNOWLEDGED THE SIGNING AND EXECUTION OF THE WITHIN PLAT TO BE THERE VOLUNTARY ACK AND DEED.

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND NOTARY SEAL ON THE DAY AND DATE ABOVE WRITTEN.

Lydia M. Lotz
 NOTARY PUBLIC IN AND FOR MIAMI COUNTY, OHIO

LYDIA M. LOTZ,
 COM. EXPIRES 8-15-61
 MIAMI COUNTY, OHIO

**RECORD PLAN
 SECTION ONE
 MARGENE MANOR**

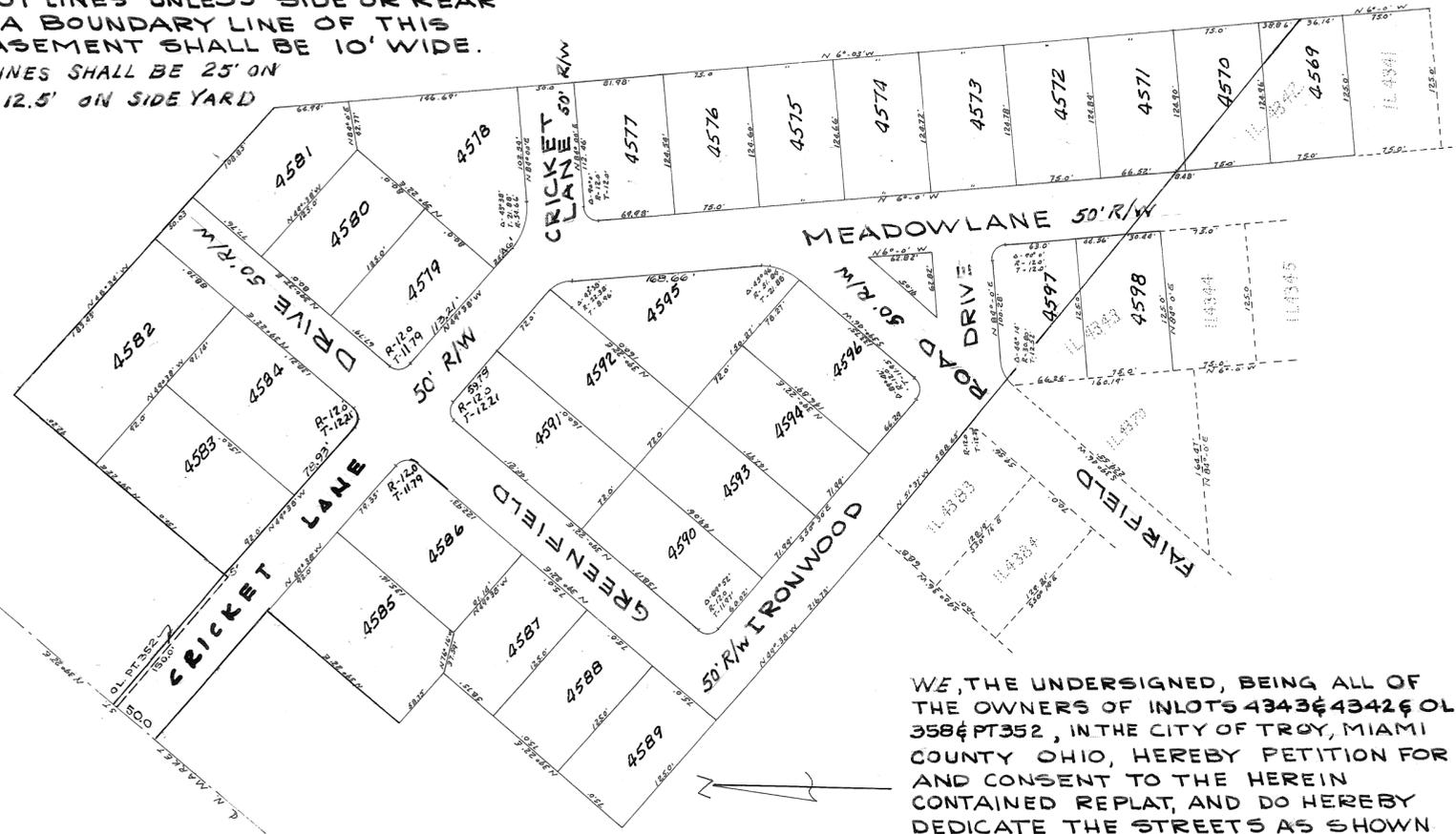
LOCATED IN
 PIQUA, OHIO PT. O.L. 104
 MIAMI COUNTY, OHIO
 CONTAINING 10.023 ACRES

THIS INSTRUMENT PREPARED BY
GORDON H. HILL AND ASSOCIATES
 WEST MILTON, OHIO
 NOVEMBER 1959

VOLUME # _____ PLAT# _____
MIAMI COUNTY ENGINEERS RECORD
OF SUBDIVISION PLATS
SCALE: 1" = 100'

MEADOWLAWN # 3
REPLATS OF INLOTS 4342 & 4343
AND OUTLOTS 358 & PT 352

NOTE
1. UTILITY EASEMENTS SHALL BE 5' WIDE ON ALL SIDE AND REAR LOT LINES UNLESS SIDE OR REAR LOT LINES ARE A BOUNDARY LINE OF THIS REPLAT, THEN EASEMENT SHALL BE 10' WIDE.
2. BLDG. SETBACK LINES SHALL BE 25' ON FRONT YARD AND 12.5' ON SIDE YARD



WE, THE UNDERSIGNED, BEING ALL OF THE OWNERS OF INLOTS 4343 & 4342 & OL 358 & PT 352, IN THE CITY OF TROY, MIAMI COUNTY OHIO, HEREBY PETITION FOR AND CONSENT TO THE HEREIN CONTAINED REPLAT, AND DO HEREBY DEDICATE THE STREETS AS SHOWN FOR PUBLIC USE AND ALSO DEDICATE UTILITY EASEMENTS AS NOTED
OWNER WITNESS

OL 358 & PT 352 Jalucha
PT 14342 Merle W. Melty G.L. Beaton
" " Ramon Alan Melty Nancy J. Koch
" " F.A. ARCHER DEV. CO. INC
Jalucha PRGS
William J. Jackson SEC. Edward Ducker
Edward Ducker

FILE NUMBER 6557
RECEIVED FOR RECORD THIS
3RD DAY OF FEB AT 1:30 P.M.
PLAT BOOK 7 PAGE 91
MIAMI COUNTY RECORDERS
PLAT RECORDS

Horace G. Cannon
MIAMI COUNTY RECORDER
FEE \$ 4.30

I HEREBY APPROVE THIS REPLAT AND NUMBERS TO BE PLACED HEREON DESIGNATING THE TRACTS SHOWN THIS 3RD DAY OF February 1960
Frank E. Graham
MIAMI COUNTY AUDITOR

AT A MEETING OF THE TROY CITY PLANNING AND ZONING COMMISSION HELD THIS 16 DAY OF January 1960 DO APPROVE THIS REPLAT
L. H. Lindeberg M.D.
PRESIDENT

Horace E. Cannon
ACTING SECRETARY

AT A MEETING OF THE CITY COUNCIL OF THE CITY OF TROY OHIO HELD THIS 15TH DAY OF FEBRUARY 1960 THIS REPLAT WAS APPROVED AND ACCEPTED BY ORDANANCE NO 0-7-60

R. D. Steiner
MAYOR

Edward Chase
PRESIDENT OF COUNCIL

J. H. Tomplin
CLERK OF COUNCIL

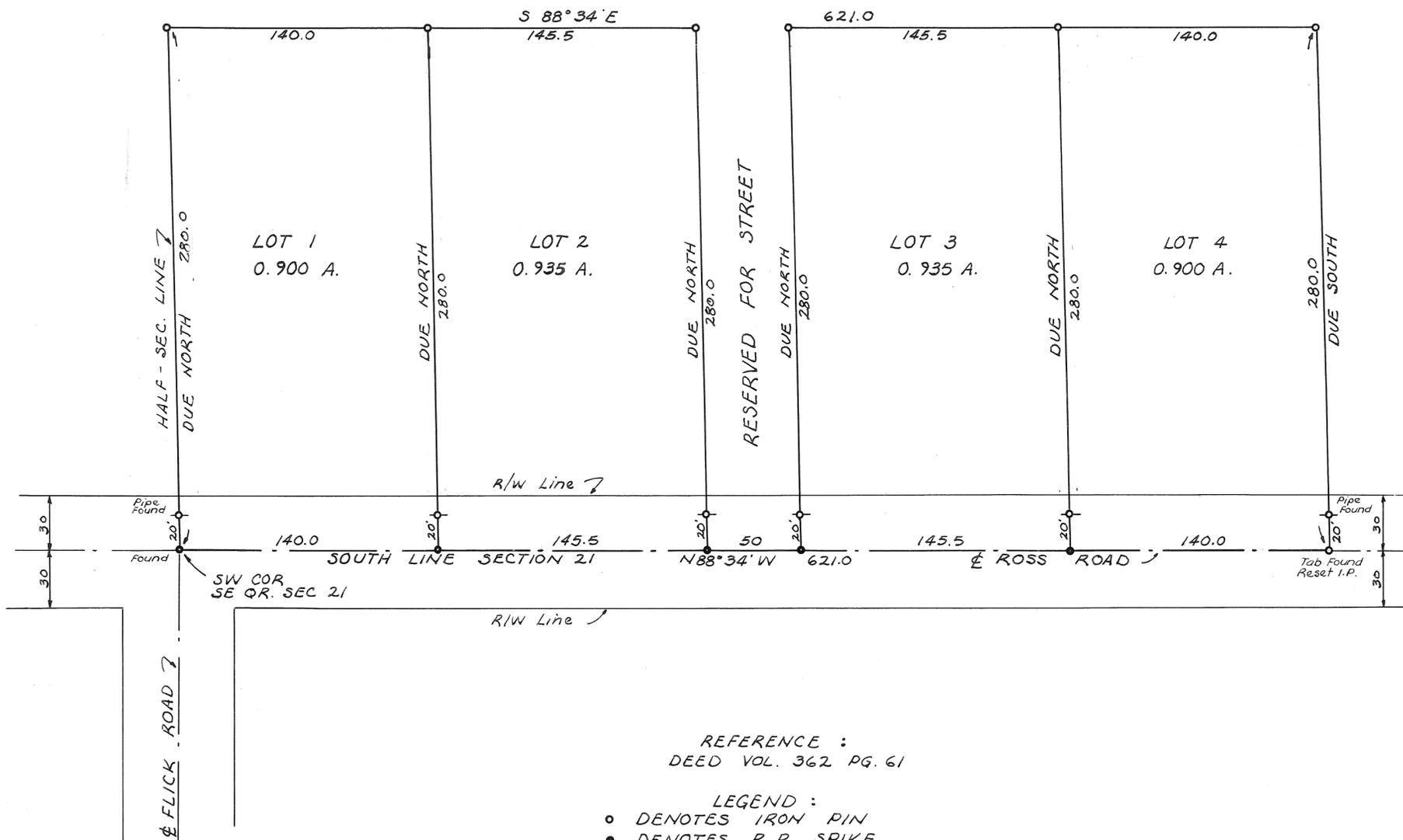
STATE OF OHIO - MIAMI COUNTY
PERSONALLY APPEARED BEFORE ME THE ABOVE SIGNED PARTIES AND ACKNOWLEDGE THE SIGNING THEREOF. SWORN TO AND SUBSCRIBED BEFORE ME THIS 11 DAY OF JANUARY 1960

NOTARY PUBLIC IN AND FOR COUNTY OF MIAMI
MY COMMISSION EXPIRES _____

I HEREBY CERTIFY THIS REPLAT TO BE CORRECT
Franklin D. Ruck
FRANKLIN D. RUCK
REG. SURV. # 3319
1316 E. MAIN ST.
TROY, OHIO C-116

Horace C. Palmer
MIAMI COUNTY RECORDER

WOODSDALE SUBDIVISION NO. 1



REFERENCE :
DEED VOL. 362 PG. 61

- LEGEND :
- DENOTES IRON PIN
 - DENOTES R.R. SPIKE

WE THE OWNERS OF THE LANDS SHOWN
ON THIS PLAT DO HEREBY CONSENT TO
THE EXECUTION OF THIS PLAT THIS
1st DAY OF February, 1960

Kenneth Cook Arthur H. Coates
M. M. Burrell Bessie M. Coates
WITNESSES

STATE OF OHIO : COUNTY OF MIAMI :
BEFORE ME, A NOTARY PUBLIC IN AND
FOR MIAMI COUNTY, PERSONALLY
APPEARED THE ABOVE SIGNED PARTIES
WHO ACKNOWLEDGE THE SIGNING THEREOF
TO BE THEIR VOLUNTARY ACT AND DEED
THIS 1st DAY OF February 1960

M. M. Burrell
NOTARY PUBLIC
MY COMMISSION EXPIRES Nov. 14, 1961

PLAT NO. 509
APPROVED Feb. 8, 1960

P. C. Freshour
MIAMI COUNTY ENGINEER

Luther R. Ke

Adlene Wilgus

Richard Cleiford

MIAMI COUNTY PLANNING COMMISSION

TRANSFERRED THIS 8th DAY OF February 1960

Luth. E. Graham
MIAMI COUNTY AUDITOR

CERTIFIED CORRECT

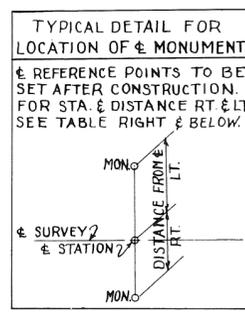
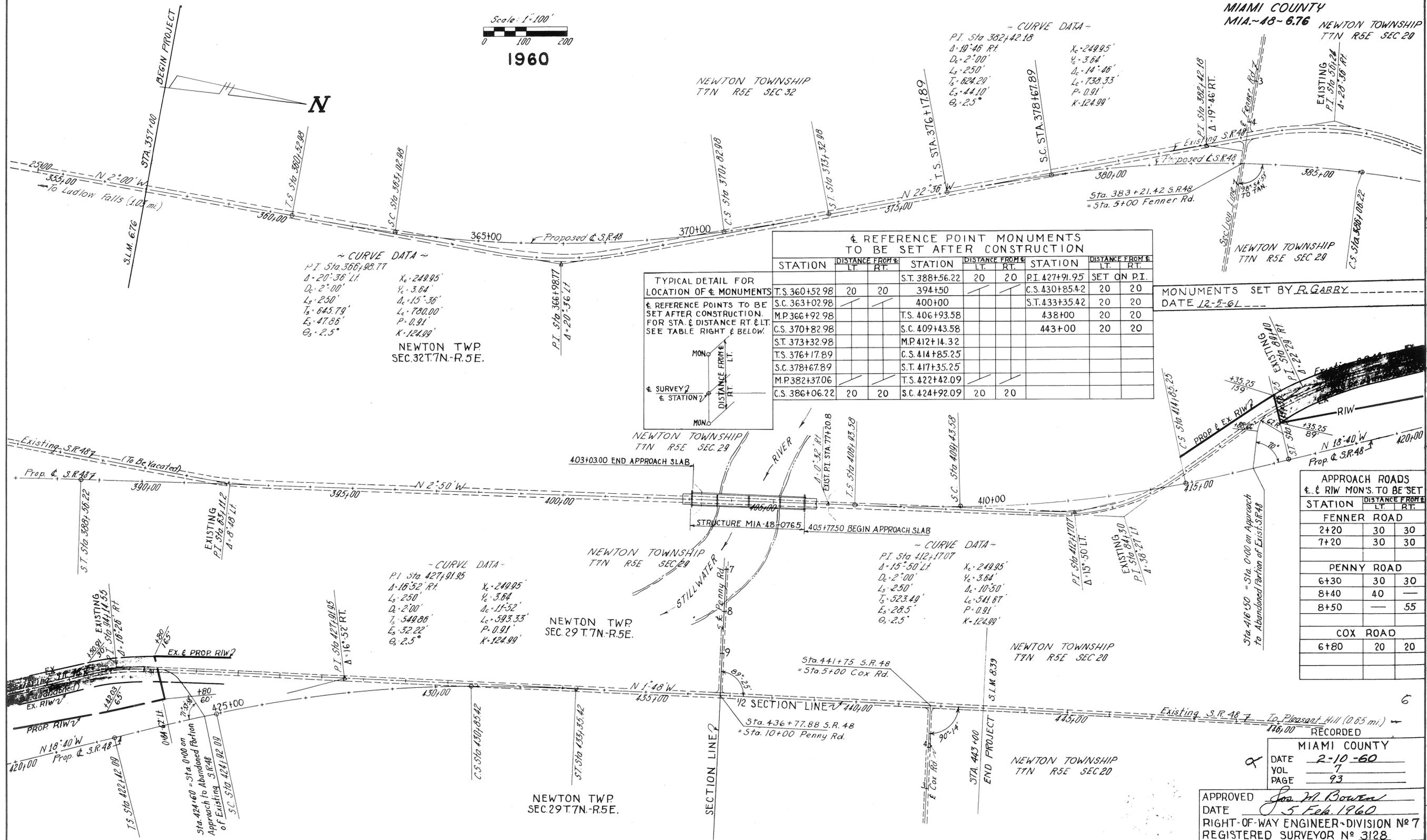
Arthur D. Haddad
ARTHUR D. HADDAD
REGISTERED SURVEYOR #4547

LOCATION PLAN



FED. RD. DIVISION	STATE	PROJECT
2	OHIO	

MIAMI COUNTY
 MIA-48-6.76 NEWTON TOWNSHIP
 T7N R5E SEC 29



STATION	DISTANCE FROM	STATION	DISTANCE FROM	STATION	DISTANCE FROM
	LT.	RT.	LT.	RT.	LT.
T.S. 360+52.98	20		20	S.T. 388+56.22	20
S.C. 363+02.98				394+50	
M.P. 366+92.98				T.S. 406+93.58	20
C.S. 370+82.98				S.C. 409+43.58	20
S.T. 373+32.98				M.P. 412+14.32	
T.S. 376+17.89				C.S. 414+85.25	
S.C. 378+67.89				S.T. 417+35.25	
M.P. 382+37.06				T.S. 422+42.09	
C.S. 386+06.22	20		20	S.C. 424+92.09	20

MONUMENTS SET BY R. GARRY
 DATE 12-5-61

STATION	DISTANCE FROM	STATION	DISTANCE FROM
	LT.	RT.	LT.
FENNER ROAD			
2+20	30	30	
7+20	30	30	
PENNY ROAD			
6+30	30	30	
8+40	40		
8+50		55	
COX ROAD			
6+80	20	20	

MIAMI COUNTY
 RECORDED
 DATE 2-10-60
 VOL 7
 PAGE 93

APPROVED *Jon M. Bowler*
 DATE 5 Feb. 1960
 RIGHT-OF-WAY ENGINEER-DIVISION No 7
 REGISTERED SURVEYOR No 3128

LOCATION PLAN

12

SPRINGBROOK SUBDIVISION NO. 1

A subdivision of 9.055 acres in the south-east quarter of Section 25-Town 1-Range 12-Springcreek Township, Miami County, Ohio.

Plat Volume
Miami County Engineer's Record of
Subdivision Surveys
Scale 1 inch = 100 feet
Record BK # 7 - pg. # 94
Miami Co. Recorder's Office.

Northwest corner
Southeast quarter

File No. 6801

Received for Record

2:42 P.M. Feb. 19, 1960

Recorded in Plat Record Book # 7

Page # 94

Horace C. Cramer
Miami County Recorder

Fee \$ 4.30

Transferred Feb. 19-1960

Ruth E. Graham
Miami County Auditor

5000' W 764.2
Blaney Road #14 x Section Line

:NOTE:
Set spikes at points marked ●.
Set iron pins at points marked ○.

Approved February 10, 1960.

T. C. Freshour
Miami County Engineer

Approved Feb. 19, 1960

Miami County Planning Commission

Luther Pike

Adam Wilgus

Richard Sheffield

Plat # 510

Approved FEBRUARY 8, 1960

Piqua Planning Commission

E. N. Brain, Chm.

John K. Mangum

Robert B. Reed

Robert M. Hancock

Ernest H. Hill

Secretary

State of Ohio, Miami County ss:

Fred A. Schulz, Lillian E. Schulz, James E. Schulz and Patricia A. Schulz, the grantors in the above plat, do hereby acknowledge the signing and execution of said plat for uses and purposes herein mentioned. Springbrook Lane and Shady Lane are hereby dedicated to public use forever.

Witnessed by us,

Ralph E. Luster

Jay D. O'Donnell

Fred A. Schulz

Lillian E. Schulz

James E. Schulz

Patricia A. Schulz

Be it be rembered that on the 8th day of February 1960, before me, the subscriber, a Notary Public, in and for said county personally came Fred A. Schulz, Lillian E. Schulz, James E. Schulz and Patricia A. Schulz, the grantors in the foregoing plat and acknowledge the signing of same to be their voluntary acts and deeds.

Jay D. O'Donnell
Notary Public, Miami County, Ohio.

My Commission expires

9 62

Acceptance of roads

Feb. 19, 1960.

Date Luther Pike

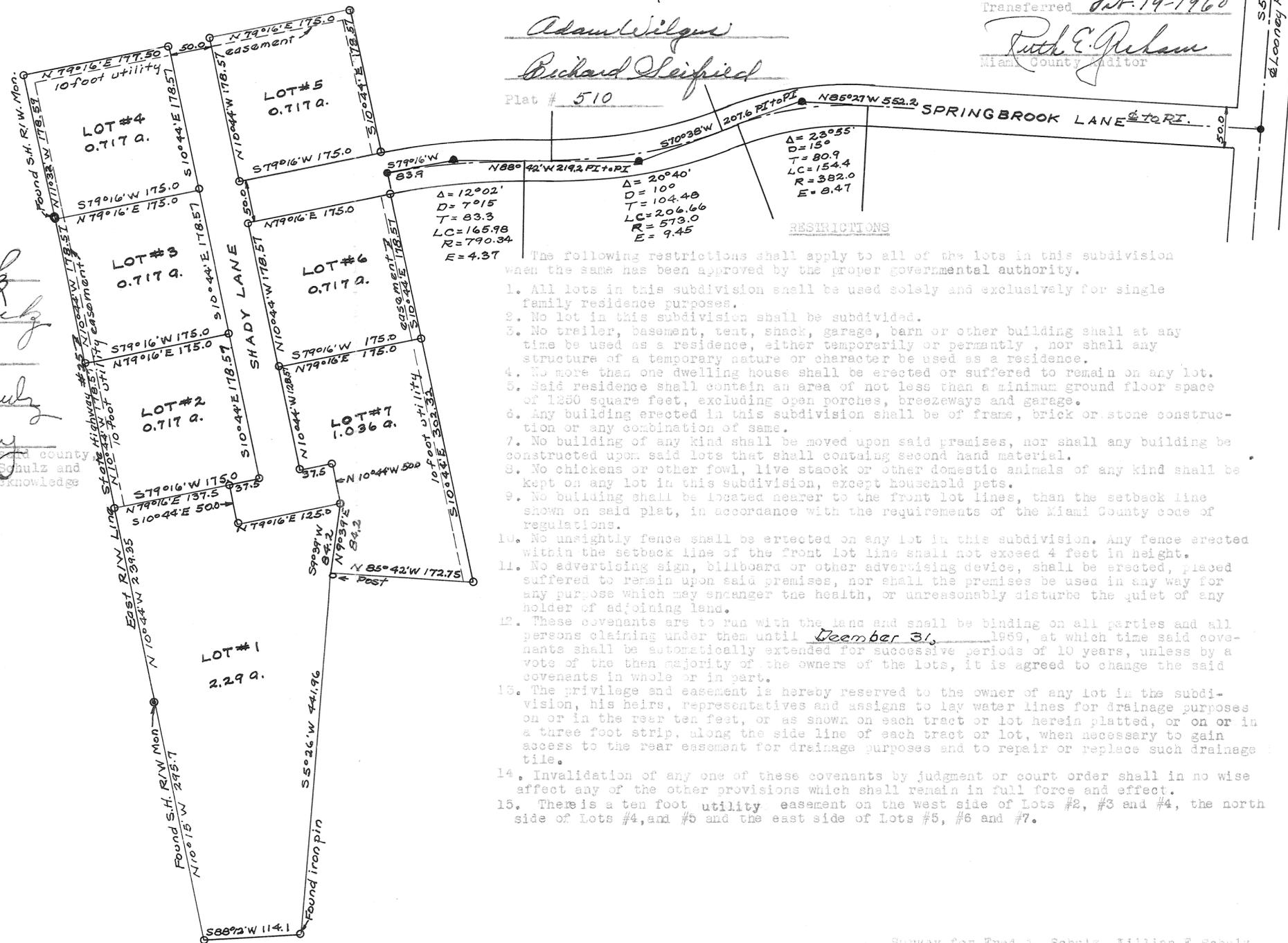
Adam Wilgus

Richard Sheffield

Miami County Commissioners

Feb. 19, 1960.

T. C. Freshour
County Engineer



Survey for Fred A. Schulz, Lillian E. Schulz, James E. Schulz and Patricia A. Schulz.

Harry A. Lewis Feb. 4, 1960.
Ohio Registry #3834.

Horace C. Palmer MIAMI COUNTY RECORDER FEE - \$4.30

REPLAT OF INLOTS 2586 THRU 2602 IN ELMWOOD PLAT - TROY, OHIO

WE, THE UNDERSIGNED, BEING ALL THE OWNERS AND LIENHOLDERS OF THE LANDS HEREIN SHOWN BEING REPLATTED, DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF THIS REPLAT.

RUDY LAND DEVELOPMENT CO.

Robert A. Rudy PRESIDENT Grace A. Rudy SECRETARY

Richard W. Klockner Witness Beverly B. Cole Witness

RUDY BUILDERS CO.

Robert A. Rudy PRESIDENT Grace A. Rudy SECRETARY

Richard W. Klockner Witness Beverly B. Cole Witness

STATE OF OHIO - COUNTY OF MIAMI BEFORE ME, A NOTARY PUBLIC, IN AND FOR THE STATE OF OHIO, PERSONALLY CAME ROBERT L. RUDY, PRESIDENT AND GRACE A. RUDY, SECRETARY OF RUDY LAND DEVELOPMENT CO. AND RUDY BUILDERS CO., RESPECTIVELY, BOTH BEING CORPORATIONS, AND ACKNOWLEDGE THE SIGNING OF THE FOREGOING REPLAT TO BE THEIR VOLUNTARY ACT AND DEED. IN WITNESS WHEREOF, I HERETO SET MY HAND AND SEAL THIS 25TH DAY OF FEBRUARY, 1960.

NOTARY PUBLIC IN AND FOR STATE OF OHIO MY COMMISSION EXPIRES 9-9-62

AT A MEETING OF THE TROY CITY PLANNING AND ZONING COMMISSION HELD THIS 15TH DAY OF MARCH 1960 THIS REPLAT WAS APPROVED.

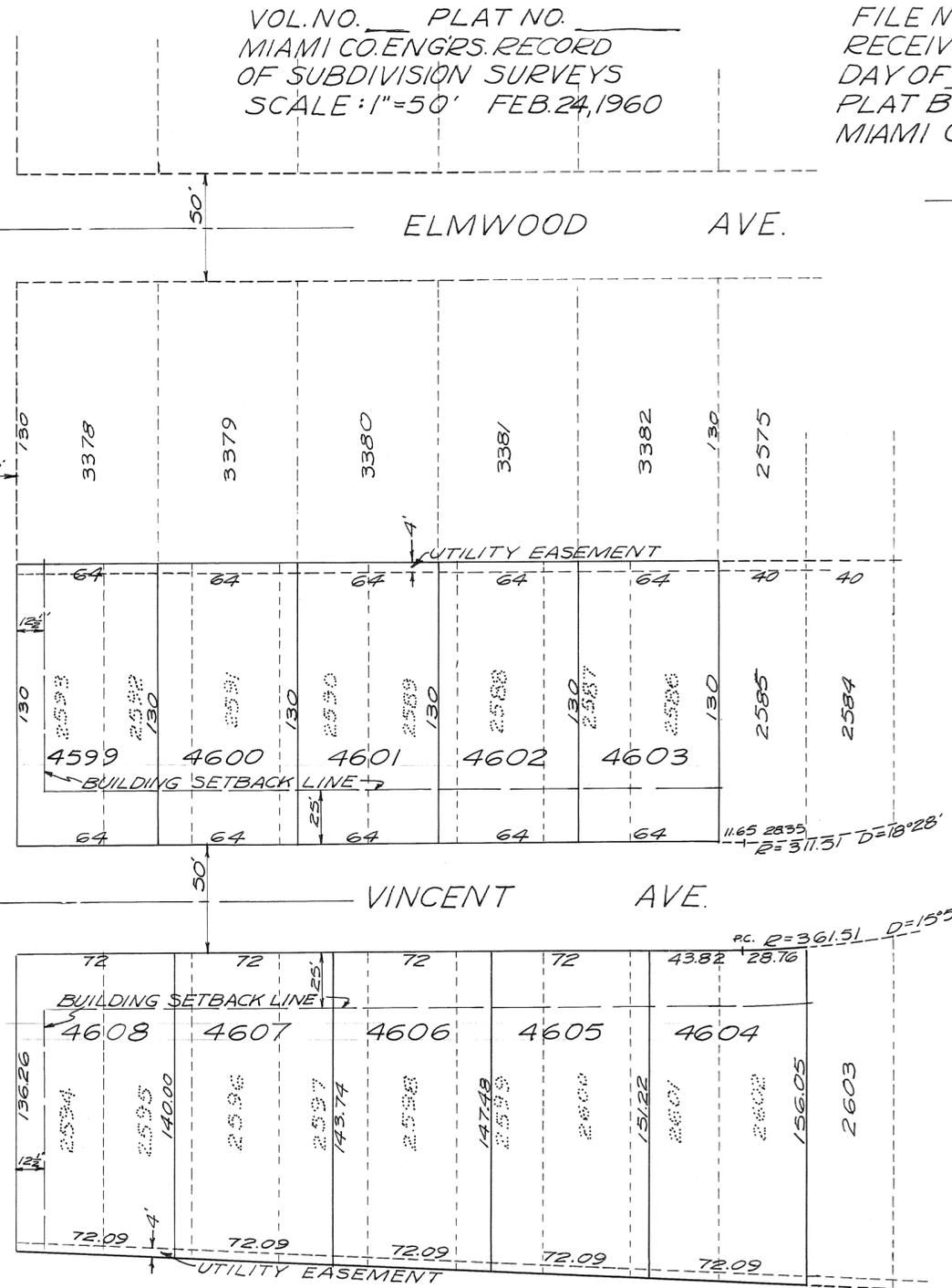
L. M. Lindenburgh M.D. PRESIDENT Opal B. Collins SECRETARY

AT A MEETING OF THE COUNCIL OF THE CITY OF TROY, OHIO HELD THIS 7TH DAY OF MARCH 1960, THIS REPLAT WAS ACCEPTED BY ORDINANCE 0-8-60

R. D. Starnes MAJOR Edward Chace PRES. OF COUNCIL J. J. S. Sampson CLERK OF COUNCIL

SOUTHVIEW ESTATES PLAT NO. 2 PLAT BOOK 7, PAGE 58

AMELIA AVE.



NOTE: EXISTING 4' UTILITY EASEMENTS ON REAR LOT LINES SHALL BE RETAINED ON REPLAT.

NUMBERED TO DESIGNATE INLOTS, AND TRANSFERRED THIS 9th DAY OF March 1960.

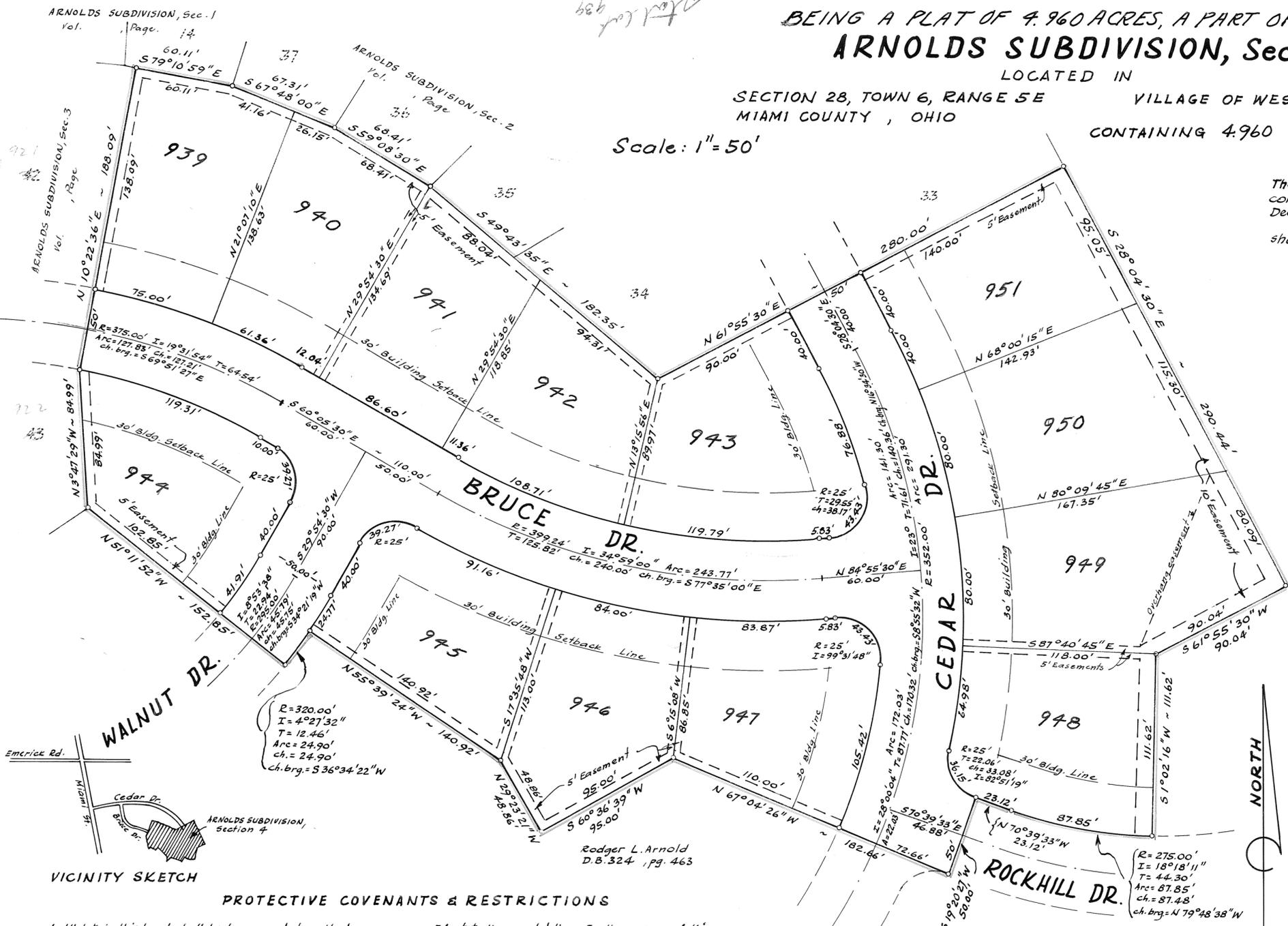
South E. Graham MIAMI COUNTY AUDITOR

I HEREBY CERTIFY THIS REPLAT TO BE CORRECT AS SHOWN.

Richard W. Klockner REGISTERED SURVEYOR #4370

BEING A PLAT OF 4.960 ACRES, A PART OF OUTLOT #163
ARNOLDS SUBDIVISION, Section 4
 LOCATED IN
 SECTION 28, TOWN 6, RANGE 5E VILLAGE OF WEST MILTON
 MIAMI COUNTY, OHIO
 CONTAINING 4.960 ACRES

Scale: 1" = 50'



The within plat is a subdivision of 4.960 acres a part of O.L. #163 conveyed to Rodger L. Arnold & Esther Arnold by deed recorded in Deed Book 324, page 463 of the Deed Records of Miami County, Ohio. The measurements are certified correct and monuments are set as shown. Curved distances are measured on the arc.

John W. Judge Engineering Co.
 By John W. Judge
 Registered Surveyor # 4211

We, the undersigned, being all the owners and lienholders of the lands herein platted, do hereby dedicate the streets shown on the plat to the public use forever.
 Easements shown on the plat are for the construction, operation, maintenance, repair, replacement or removal of water, gas, sewer, electric, telephone or other utility lines or services, and for the 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.

Signed and acknowledged in the presence of:
Nadine Hogan Witness
Lowell E. Coste Witness
Rodger L. Arnold Rodger L. Arnold
Esther Arnold Esther Arnold

State of Ohio, County of Miami, s.s.
 Be it remembered that on this 1st day of March 1960, before me, the undersigned, a notary public in and for said county and state, personally came the said Rodger L. Arnold and Esther Arnold, his wife, to me known and acknowledged the signing and execution of the within plat to be their voluntary act and deed.
 In testimony whereof, I have hereunto set my hand and notarial seal on the day and date above written.

Nadine Hogan
 Notary Public in and for Miami County
 My commission expires July 21, 1961

State of Ohio, County of Miami, s.s.
 Rodger L. Arnold, being duly sworn, says that all persons and corporations, to the best of his knowledge, interested in this dedication, either as owners or as lienholders, have united in its execution.

Rodger L. Arnold
 Rodger L. Arnold

In testimony whereof, I have hereunto set my hand and notarial seal on the day and date above written.

Nadine Hogan
 Notary Public in and for Miami County
 My commission expires July 21, 1961

Miami County Engineer's Records of Subdivision
 Records _____ Volume _____ Page _____

Transferred on this 15th day of March 1960
Lowell E. Coste
 County Auditor
 Miami County, Ohio

Recorded on this 15th day of March 1960
 at 11:45 AM Plat Book 7 Page 96
 No. 7209 Fee \$ 30

Harold Brown
 County Recorder
 Miami County, Ohio

This instrument was prepared by:
 JOHN W. JUDGE ENGINEERING CO.
 KETTERING, OHIO

PROTECTIVE COVENANTS & RESTRICTIONS

- All lots in this tract shall be known and described as residential lots. No structure shall be erected, altered, placed or permitted to remain on any residential building plot other than one detached single family dwelling not to exceed two and one half (2 1/2) stories in height and a private garage for not more than three (3) cars.
- No dwelling shall be permitted on any lot at a cost of less than \$13,500 based upon cost levels prevailing on the date these covenants are recorded, it being the intention and purpose of the covenant to assure that all dwellings shall be of a quality of workmanship and materials substantially the same or better than that which can be produced on the date these covenants are recorded at the minimum cost stated herein for the minimum permitted dwelling size. The ground floor area of the main structure, exclusive of one story open porches and garages, shall be not less than 950 square feet for a one-story dwelling.
- No building shall be located on any lot nearer to the front lot line or nearer to the side street line than the minimum building setback lines shown on the recorded plat. In any event no building shall be located on any lot nearer than 30 feet to the front lot line, or nearer than 25 feet to any side street line. No building shall be located nearer than 5 feet to any interior lot line, and each lot shall contain a total of 15 feet of side yard. No dwelling shall be located on any interior lot nearer than 5 feet to the rear lot line. For the purpose of this covenant, eaves, steps and open porches shall not be considered as a part of a building, provided, however, that this shall not be construed to permit any portion of a building, on a lot to encroach upon another lot.
- No lot shall be further subdivided into smaller lots or parcels for the purpose of providing additional building sites.
- No trailer, basement, tent, shack, garage, barn or other outbuilding erected in the tract shall at any time be used as a residence temporarily or permanently, nor shall any structure of a temporary character be used as a residence.
- No noxious or offensive trade shall be carried on upon any lot, nor shall anything be done thereon which may be or become an annoyance or nuisance to the neighborhood.
- No fence, wall, hedge or shrub planting which obstructs sight lines at elevations between 2 and 6 feet above the roadways shall be placed or permitted to remain on any corner lot within the triangular area formed by the street property lines and a line connecting them at points 25 feet from the intersection of the street lines, or in the case of a rounded property corner from the intersection of the street property lines extended. The same sight-line limitations shall apply on any lot within 10 feet from the intersection of a street property line with the edge of a driveway or alley pavement. No tree shall be permitted to remain within such distance of such intersections unless the foliage line is maintained at sufficient height to prevent obstruction of such sight lines.
- No sign of any kind shall be displayed to the public view on any lot except one professional sign of not more than one square foot, one sign of not more than 5 square feet advertising the property for sale or rent, or signs used by a builder to advertise the property during the construction of sales period.
- No animals, livestock, or poultry of any kind shall be raised, bred or kept on any lot, except that dogs, cats or other household pets may be kept provided that they are not kept, bred or maintained for any commercial purpose.
- These covenants and restrictions are for the benefit of all lot owners and are to run with the land and shall be binding on all parties and all persons claiming under them until January 1, 1980 at which time said covenants shall automatically extend for successive periods of ten (10) years unless by vote of a majority of the then owners of the lots, it is agreed to change said covenants in whole or in part.
- These covenants shall be enforceable by injunction and otherwise by the grantor, its successors or assigns. Invalidation of any one of these covenants by judgement or court order shall in no wise affect any of the other provisions which shall remain in full force and effect.

Approved on this 2 day of Feb. 1960 by
 the Planning Commission of the Village of West
 Milton, Ohio.

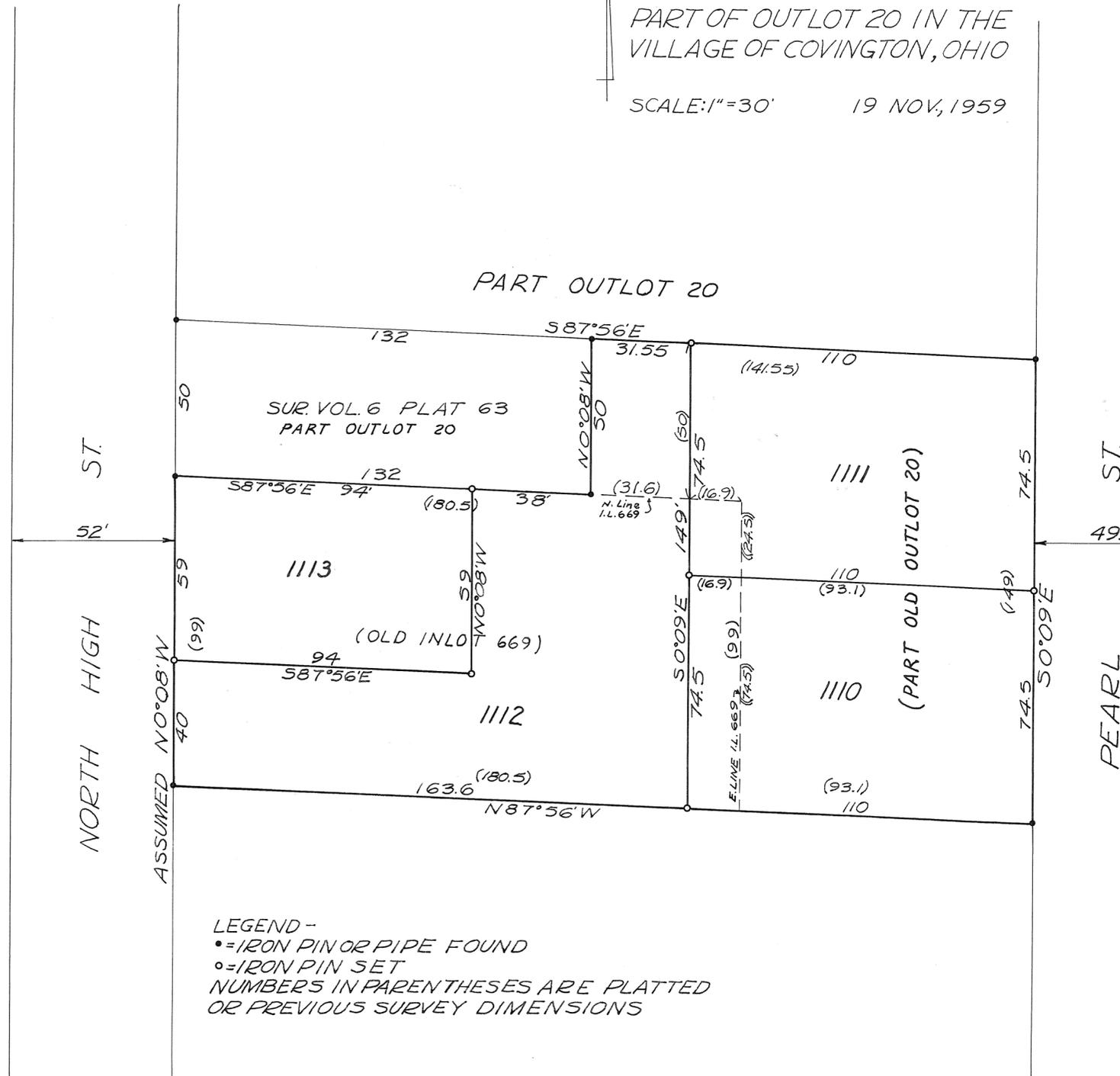
Walter H. Anderson Chairman
Robert Zimmerman Secretary

Approved on this 2 day of Feb. 1960 by
 the Council of the Village of West Milton, Ohio.

William H. ... Mayor
Georgia ... Clerk

REPLAT OF INLOT 669 AND
PART OF OUTLOT 20 IN THE
VILLAGE OF COVINGTON, OHIO

SCALE: 1"=30' 19 NOV, 1959



LEGEND -
•=IRON PIN OR PIPE FOUND
○=IRON PIN SET
NUMBERS IN PARENTHESES ARE PLATTED
OR PREVIOUS SURVEY DIMENSIONS

SURVEY REFERENCES:
LOT SURVEY VOL. 1 PLAT 111
" " VOL. 6 PLAT 63
" " VOL. 6 PLAT 139
DEED REFERENCE:
DEED BOOK 365 PAGE 642

Thomas C. Croner FEE \$4.30
RECORDER OF MIAMI COUNTY
EXECUTION OF REPLAT

WE, THE UNDERSIGNED, BEING THE OWNERS &
LEINHOLDERS OF THE LAND SHOWN HEREON
AS BEING REPLATTED, DO HEREBY VOLUNTARILY
CONSENT TO THE EXECUTION OF THIS RE-
PLAT THIS 26 DAY OF November 1959.
-OWNERS-

Mrs. Faith Van Dusen Marguerite Giffin
Ray. Clarence Williams John L. Giffin
Frederick Eng Warren Shorb
WITNESS
Helen Eng Harriet L. Miller
WITNESS

STATE OF OHIO - COUNTY OF MIAMI, S.S.:
BE IT REMEMBERED THAT ON THIS 26th DAY
OF November 1959, BEFORE ME, A NOTARY
PUBLIC IN AND FOR Miami County, Ohio
PERSONALLY CAME THE ABOVE SIGNED PART-
IES WHO ACKNOWLEDGE THE SIGNING HEREON
TO BE THEIR VOLUNTARY ACT AND DEED.

Harriet L. Miller
NOTARY PUBLIC
MY COMMISSION EXPIRES _____
HARRIET L. MILLER, Notary Public
in and for Miami County, Ohio
My Commission Expires June 13, 1962

THIS REPLAT APPROVED BY THE PLANNING
COMMISSION OF THE VILLAGE OF COVINGTON,
OHIO THIS 30 DAY OF November 1959.

Wm. R. Brown
Lloyd Beck James Jones

THIS REPLAT APPROVED BY ORDINANCE NO.
0-45 OF COUNCIL OF THE VILLAGE OF
COVINGTON, OHIO, THIS 19th DAY OF
January 1960.

Med M. Moore MAYOR
Mary W. Hayes VILLAGE CLERK

NUMBERED TO DESIGNATE INLOTS AND
TRANSFERRED THIS 17th DAY OF
March 1960.

Ruth E. Graham
AUDITOR OF MIAMI COUNTY

SURVEY & SUBDIVISION OF I.L.669
& PART OF O.L. 20 IN COVINGTON, O.
FOR MARGUERITE GIFFIN

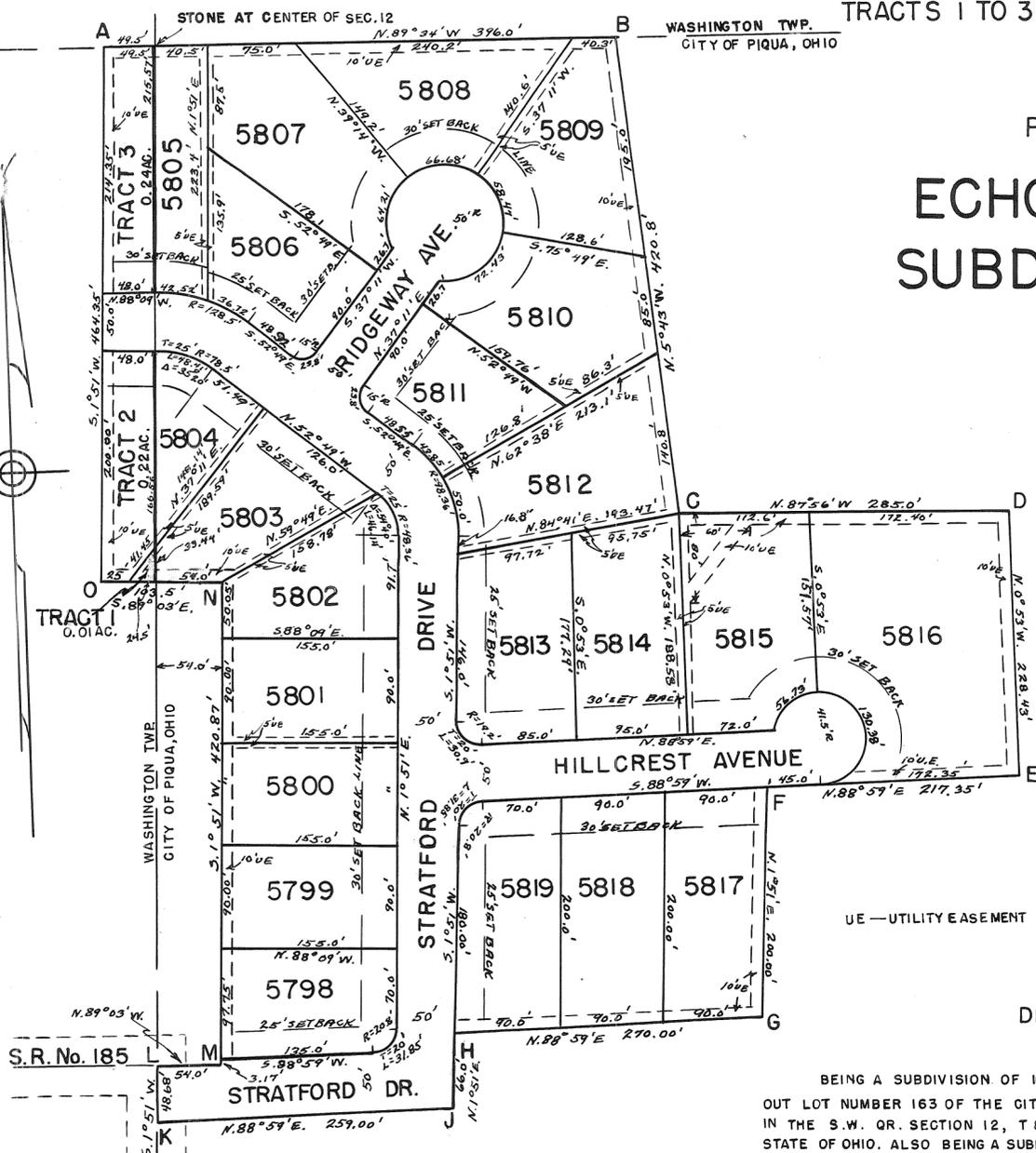
Richard W. Klockner

RICHARD W. KLOCKNER
REGISTERED SURVEYOR #4370

IN LOTS 5798 TO 5819 INCL. - CITY OF PIQUA, OHIO
TRACTS 1 TO 3 INCL. - T 8 R 5 S.W. Qr. Sec. 12 WASHINGTON TWP.

PLAT OF ECHO HILLS SUBDIVISION

RESTRICTIVE COVENANTS



WE HEREBY ACCEPT THE DEDICATION OF 49.5' OF 50' WIDE ROADWAY IN WASHINGTON TWP.

BOARD OF MIAMI COUNTY COMMISSIONERS
Suther Pike
Adams Wilgus
Richard Seifried

I HEREBY APPROVE THIS PLAT.

M. C. Freshner
MIAMI COUNTY ENGINEER

DESCRIPTION

BEING A SUBDIVISION OF 10.97 ACRES OF WHICH 10.44 ACRES ARE PART OF OUT LOT NUMBER 163 OF THE CITY OF PIQUA, OHIO AND 0.53 ACRES ARE SITUATED IN THE S.W. QR. SECTION 12, T 8, R 5, TWP. OF WASHINGTON, COUNTY OF MIAMI, STATE OF OHIO. ALSO BEING A SUBDIVISION OF THE PROPERTY CONVEYED TO HAMPSHIRE CONST. COMPANY INC. BY CURTIS H. LIBBEE. THE SUBDIVISION IS BOUNDED BY LETTERS A B C D E F G H J K L M N O AS SHOWN HEREON. THE ROADWAYS CONTAIN 1.93 ACRES.

DEDICATION

WE, THE UNDER SIGNED, DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF THIS PLAT AND TO THE DEDICATION OF THE ROADWAYS.
THIS 16TH DAY OF MARCH, 1960

WITNESS: *Martha L. Benhardt* SIGNED: *Donald F. Fambell* PRES.
Richard Seifried SIGNED: *Robert L. Klosterman* TREAS.
HAMPSHIRE DEVELOPMENT COMPANY

TRANSFER ON THIS 18th DAY OF MARCH, 1960.

FILE NO: 7257
RECEIVED: 1:55 P.M.
RECORDED: March 18, 1960
BOOK 7, PAGE 98
PLAT RECORD, MIAMI COUNTY, OHIO.
FEE 4.30

APPROVAL

APPROVED: DATE SIGNED: DATE SIGNED:
Mar. 7, 1960 *Jack Wilson* MARCH 5, 1960 *E. N. Beach*
CITY COMMISSIONER, PIQUA, O. PLANNING COMMISSIONER
Mar. 7, 1960 *Donald F. Fambell*
CITY COMMISSIONER, PIQUA, O.
Mar. 7, 1960 *Samuel H. Johnson*
CITY COMMISSIONER, PIQUA, O.
Mar. 7, 1960 *John H. Mansour*
CITY COMMISSIONER, PIQUA, O.
Mar. 7, 1960 *C. Harvey Craft*
CITY COMMISSIONER, PIQUA, O.

ACKNOWLEDGEMENT

STATE OF OHIO, COUNTY OF MIAMI SS
BE IT REMEMBERED THAT ON THIS 16TH DAY OF MARCH, 1960, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY, PERSONALLY CAME DONALD F. HAMPSHIRE PRESIDENT AND ROBERT L. KLOSTERMAN, TREASURER WHO ACKNOWLEDGED THE SIGNING AND EXECUTION OF THIS PLAT TO BE THE VOLUNTARY ACT AND DEED OF SAID CORPORATION, AND THE FREE ACT AND DEED OF EACH OF THEM PERSONALLY AND AS SUCH OFFICERS, NOTARY PUBLIC, IN AND FOR MIAMI COUNTY, OHIO.
MY COMMISSION EXPIRES 10-25-1961

I HEREBY CERTIFY THIS PLAT TO BE CORRECT.
ALL LOT CORNERS ARE TO MARKED WITH IRON PIPE.

Roger F. Borchers
REGISTERED SURVEYOR 4585

Horace R. Ramey
MIAMI COUNTY RECORDER

NOTE: ORIGINALS ARE IN
MAP DEPT. PRINT ROOM TUBE FILES

D. VENTURA
MAP DEPT
1-24-2000

MIAMI MEMORIAL GARDEN
CEMETERY MAP

NOTE: ORIGINALS ARE IN
MAP DEPT. PRINT ROOM TUBE FILES

D. VENTURA
MAP DEPT
1-24-2000

MIAMI MEMORIAL GARDEN
CEMETERY MAP

**YENNEY SUBDIVISION
SECTION ONE**

DESCRIPTION
BEING A PLAT OF 4.874 ACRES, SITUATED IN THE NORTHEAST QUARTER OF SECTION 12, TOWN 8, RANGE 5 EAST, WASHINGTON TOWNSHIP, MIAMI COUNTY, OHIO. AS RECORDED IN DEED BOOK 233 PAGE 853 OF THE DEED RECORDS OF MIAMI COUNTY, OHIO. THE LOTS ARE NUMBERED 1 TO 6 INCLUSIVE AS SHOWN.

DEDICATION
WE, THE UNDERSIGNED, BEING ALL THE OWNERS AND LIENHOLDERS OF THE LANDS HEREIN PLATTED DO HEREBY VOLUNTARY CONSENT TO THE EXECUTION OF THE SAID PLAT.
EASEMENTS SHOWN ON THIS PLAT ARE FOR THE CONSTRUCTION, OPERATION, MAINTENANCE, REPAIR, REPLACEMENT, OR REMOVAL OF WATER, SEWER, GAS, ELECTRIC, TELEPHONE OR OTHER UTILITY LINES OR SERVICES, AND FOR THE EXPRESS PRIVILEGE OF REMOVING ANY AND ALL TREES OR OTHER OBSTRUCTIONS TO THE FREE USE OF SAID UTILITIES AND FOR PROVIDING INGRESS AND EGRESS TO THE PROPERTY FOR SAID PURPOSES AND ARE TO BE MAINTAINED AS SUCH FOREVER.

Christy A. Sanders
WITNESS
William J. Mullett
WITNESS

Newell E. Yenney
NEWELL E. YENNEY
Mildred I. Yenney
MILDRED I. YENNEY

STATE OF OHIO, MIAMI COUNTY SS:
BE IT REMEMBERED THAT ON THIS 3 DAY OF APRIL, 1958, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY CAME NEWELL E. YENNEY AND MILDRED I. YENNEY, HIS WIFE, AND 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 ABOVE WRITTEN.

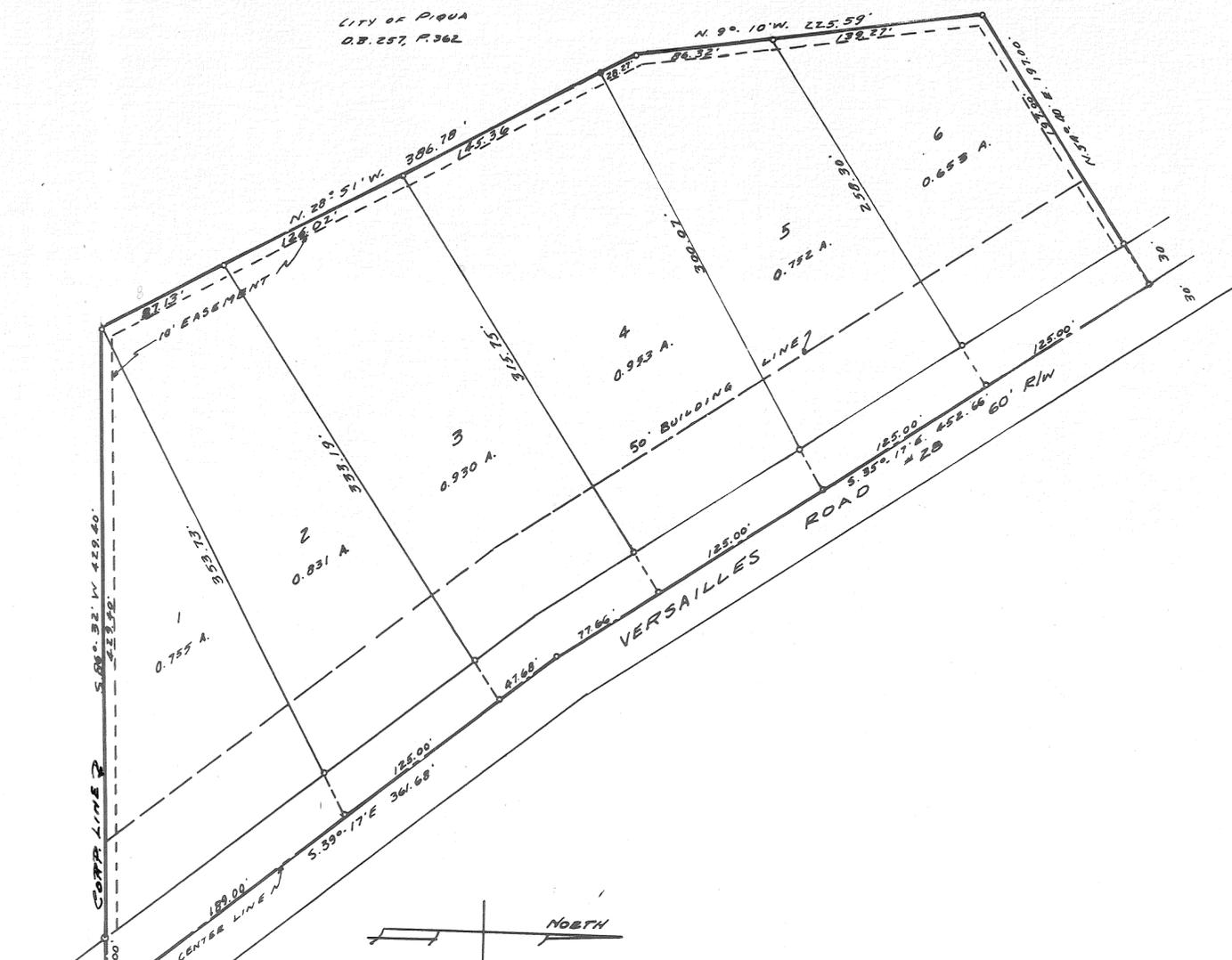
William J. Mullett
NOTARY PUBLIC IN AND FOR
MIAMI COUNTY, OHIO.

STATE OF OHIO, MIAMI COUNTY SS:
NEWELL E. YENNEY, BEING FIRST DULY SWORN, DEPOSES AND SAYS THAT THE WITHIN PLAT IS SIGNED, EXECUTION THEREOF ACKNOWLEDGED BY ALL PARTIES OWNING OR HAVING ANY INTEREST IN OR LIEN UPON THE REAL ESTATE HEREIN DESCRIBED

Newell E. Yenney
NEWELL E. YENNEY

SWORN TO BEFORE ME AND SUBSCRIBED IN MY PRESENCE BY THE SAID NEWELL E. YENNEY THIS 3 DAY OF April, 1958.

William J. Mullett
NOTARY PUBLIC IN AND FOR
MIAMI COUNTY, OHIO.



PROTECTIVE COVENANTS

1. ALL LOTS IN THIS TRACT SHALL BE KNOWN AND DESCRIBED AS RESIDENTIAL LOTS. NO STRUCTURES SHALL BE ERECTED ON ANY LOT OTHER THAN A ONE DETACHED SINGLE FAMILY DWELLING, NOT TO EXCEED TWO STORIES IN HEIGHT AND A PRIVATE GARAGE FOR NOT MORE THAN 2 CARS.
2. NO LOT SHALL HEREAFTER BE SUBDIVIDED INTO PARCELS FOR ADDITIONAL RESIDENTIAL PURPOSES.
3. NO BUILDING SHALL BE LOCATED NEARER TO THE FRONT LOT LINE THAN THE BUILDING SETBACK LINE. ALL BUILDINGS ERECTED FOR DWELLING PURPOSES SHALL PROVIDE NOT LESS THAN 30 FEET SIDE YARD SPACE. NO BUILDING SHALL BE ERECTED CLOSER THAN 15 FEET TO ANY LOT LINE.
4. THE GROUND FLOOR AREA OF THE MAIN STRUCTURE, EXCLUSIVE OF ONE STORY OPEN PORCHES AND PORCHES SHALL BE NOT LESS THAN 1250 SQ. FT. IN THE CASE OF A ONE-STORY OR A ONE AND ONE-HALF STORY STRUCTURE OR 1000 SQ. FT. FOR A TWO-STORY STRUCTURE.
5. NO BASEMENT, TRAILER, TENT, SHACK, GARAGE, BARN OR OTHER OUTBUILDING ERECTED IN THE TRACT SHALL AT NO TIME BE USED AS A RESIDENCE.
6. NO NOXIOUS OR OFFENSIVE TRADE SHALL BE CARRIED ON UPON ANY LOT NOR SHALL ANYTHING BE DONE THEREON WHICH MAY BE OR BECOME A NUISANCE TO THE NEIGHBORHOOD.
7. NO SIGNS OR BILLBOARDS SHALL BE ERECTED ON ANY LOT IN THIS SUBDIVISION.
8. NO BARN, STABLE OR OTHER OUTBUILDING FOR THE HOUSING OF DOMESTIC ANIMALS OR POULTRY SHALL BE ERECTED ON THE PREMISES. HOUSEHOLD PETS EXCEPTED.
9. NO FENCE SHALL BE ERECTED NEARER TO THE FRONT LOT LINE THAN THE BUILDING SET BACK LINE, UNLESS SAME SHALL BE A HEDGE OR SHRUB, GROWTH NOT TO EXCEED 4 FEET.
10. THESE COVENANTS AND RESTRICTIONS ARE FOR THE BENEFIT OF ALL LOT OWNERS AND ARE TO RUN WITH THE LAND AND SHALL BE BINDING ON ALL PARTIES AND PERSONS CLAIMING UNDER THEM UNTIL JANUARY 1, 1977, AT WHICH TIME THEY SHALL AUTOMATICALLY BE EXTENDED FOR SUCCESSIVE 10 YEAR PERIODS, UNLESS BY VOTE OF A MAJORITY OF THE THEN LOT OWNERS, IT IS AGREED TO CHANGE SAID COVENANTS.
11. THESE COVENANTS SHALL BE ENFORCEABLE BY INJUNCTION AND OTHERWISE BY THE GRANTEE, ITS HEIRS OR ASSIGNS.
12. INVALIDATION OF ANY ONE OF THESE COVENANTS BY JUDGEMENT OR COURT ORDER SHALL IN NO WAY AFFECT ANY OF THE OTHER PROVISIONS WHICH SHALL REMAIN IN FULL FORCE AND EFFECT.
13. UNTIL SUCH TIME AS A SANITARY SEWER SYSTEM HAS BEEN CONSTRUCTED TO SERVE THIS SUBDIVISION, A SEWAGE DISPOSAL SYSTEM CONSTRUCTED IN ACCORDANCE WITH THE REQUIREMENTS OF THE COUNTY BOARD OF HEALTH SHALL BE INSTALLED TO SERVE EACH DWELLING. THE EFFLUENT FROM SEPTIC TANKS SHALL NOT BE PERMITTED TO DISCHARGE INTO A STREAM, STORM SEWER OR OPEN DITCH.
14. UNTIL SUCH TIME AS A PUBLIC WATER SUPPLY SYSTEM IS AVAILABLE TO SERVE THIS SUBDIVISION, WATER SHALL BE SUPPLIED FROM INDIVIDUAL WELLS DRILLED FOR EACH DWELLING ERECTED IN THE AREA IN ACCORDANCE WITH THE REQUIREMENTS OF THE COUNTY BOARD OF HEALTH.

APPROVED April 29, 1958
C. Anderson
MIAMI COUNTY ENGINEER
APPROVED May 2, 1958
MIAMI COUNTY PLANNING COMMISSION
Adams Wilgus
Richard O'Connell

APPROVED BY THE PIQUA PLANNING COMMISSION
THIS 26 DAY OF August, 1958
Robert C. Schaefer
Robert C. Schaefer

PLAT No. 350
TRANSFERRED THIS 31 DAY OF March, 1960
Robert C. Schaefer
AUDITOR OF MIAMI COUNTY
FILE No. 1432
RECEIVED FOR RECORD 2:56 P.M. MAR. 31, 1960
RECORDED IN PLAT BOOK No. 7 PAGE 101
Robert C. Schaefer
RECORDER OF MIAMI COUNTY

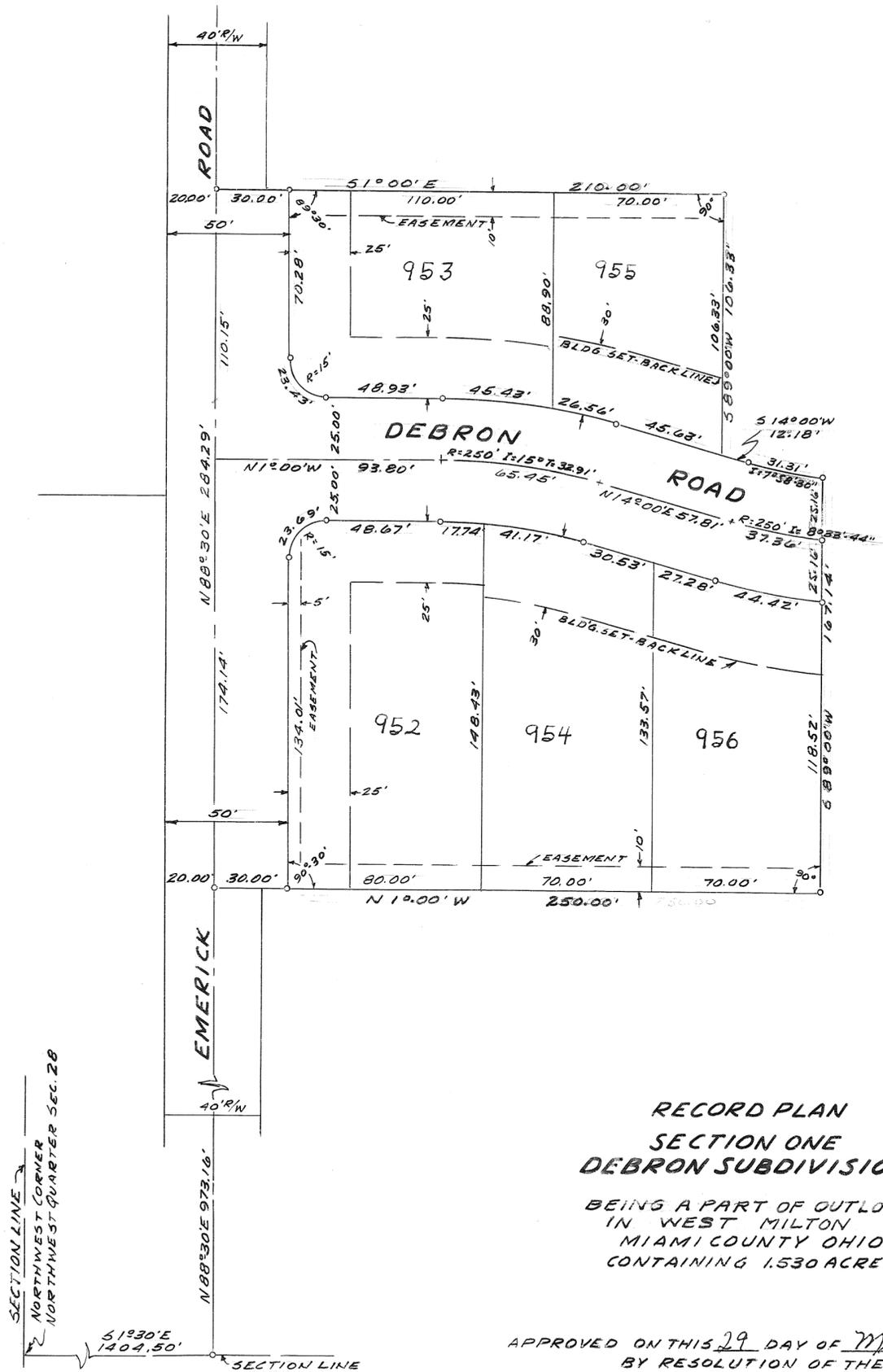
APPROVED May 2, 1958
MIAMI COUNTY COMMISSIONERS
Adams Wilgus
Robert C. Schaefer
Richard O'Connell

I HEREBY CERTIFY THAT THIS MAP IS A TRUE AND CORRECT SURVEY, AND THAT ALL MONUMENTS ARE SET AS SHOWN.
Robert C. Schaefer

GORDON H. HILL
AND ASSOCIATES
WEST MILTON, OHIO
SCALE 1"=50' MARCH 1958

SOUTH EAST
CORNER
NORTHEAST QUARTER

Plat # Vol. #
Miami Co. Engrs. Record of Sub-divisions
Scale 1 inch = 40 feet



**RECORD PLAN
SECTION ONE
DEBRON SUBDIVISION**

BEING A PART OF OUTLOT #148
IN WEST MILTON
MIAMI COUNTY OHIO
CONTAINING 1.530 ACRES

APPROVED ON THIS 29 DAY OF March 1956 60.
BY RESOLUTION OF THE COUNCIL OF
VILLAGE OF WEST MILTON, OHIO

C. H. Minnick MAYOR
Margia Lyons CLERK

APPROVED ON THIS 29 DAY OF March 1956 60
BY THE PLANNING COMMISSION OF
VILLAGE OF WEST MILTON, OHIO

Walter H. Anderson CHAIRMAN
Robert Zimmerman SECRETARY
John W. Proctor VILLAGE ENGINEER

THE WITHIN PLAT IS A SUBDIVISION OF 1.530 ACRES OUT OF
LAND CONVEYED TO EMANUEL A. YATES AND COLETTA V. YATES AS
RECORDED IN BOOK 259 PAGE 20 OF THE DEED RECORDS OF
MIAMI COUNTY OHIO.

THE MEASUREMENTS ARE CERTIFIED CORRECT AND MONUMENTS
ARE SET AS SHOWN. CURVED DISTANCES ARE MEASURED ON THE ARC.

GORDON H. HILL AND ASSOCIATES
BY: Gordon H. Hill

- NOTE:
1. INDICATES IRON PINS SET.
 2. IRON PINS TO BE SET AT ALL LOT CORNERS.

TRANSFERRED AND NUMBERED THIS 4th DAY OF April 1959

Ruth E. Graham
MIAMI COUNTY AUDITOR

FILE NO. 7476
RECORDED THIS 4th DAY OF April 1960 AT 11:30 A.M.

Horace C. Cannon
MIAMI COUNTY RECORDER

Fig # 4.30

THIS INSTRUMENT PREPARED BY
GORDON H. HILL AND ASSOCIATES
WEST MILTON OHIO

PROTECTIVE COVENANTS

1. ALL LOTS IN THIS TRACT SHALL BE KNOWN AND DESCRIBED AS RESIDENTIAL. NO STRUCTURES SHALL BE ERECTED ON ANY RESIDENTIAL BUILDING PLOT OTHER THAN ONE DETACHED SINGLE-FAMILY DWELLING, NOT TO EXCEED TWO AND ONE-HALF STORIES IN HEIGHT AND A PRIVATE GARAGE FOR NOT MORE THAN (3) CARS.
2. NO LOT SHALL HEREAFTER BE SUBDIVIDED INTO PARCELS FOR ADDITIONAL RESIDENTIAL PURPOSES.
3. NO BUILDING SHALL BE LOCATED NEARER TO THE FRONT LOT LINE OR NEARER TO THE SIDE STREET LINE THAN THE BUILDING SETBACK LINES AS SHOWN ON THE RECORDED PLAT. NO BUILDING OR PART THEREOF SHALL BE ERECTED ON ANY LOT LESS THAN (25) FEET BACK FROM THE FRONT LOT LINE. ALL BUILDINGS ERECTED FOR DWELLING PURPOSES SHALL PROVIDE NOT LESS THAN (15) FEET OF SIDE YARD SPACE. SAID SIDE YARD SPACE MAY BE DIVIDED UNEVENLY, PROVIDED NO PORTION OF ANY BUILDING IS ERECTED CLOSER THAN (5) FEET TO ANY LOT LINE, OR (25) FEET TO REAR LOT LINE.
4. THE GROUND FLOOR AREA OF THE MAIN STRUCTURE, EXCLUSIVE OF ONE STORY OPEN PORCHES AND GARAGES SHALL BE NOT LESS THAN (940) SQUARE FEET IN THE CASE OF A ONE-STORY OR ONE AND ONE HALF STORY STRUCTURE OR (800) SQUARE FEET FOR TRI-LEVEL OR TWO STORY STRUCTURES.
5. NO BASEMENT, TRAILER, TENT, SHACK, GARAGE, BARN OR OTHER OUTBUILDING ERECTED IN THE TRACT SHALL AT ANY TIME BE USED AS A RESIDENCE, TEMPORARILY OR PERMANENTLY, NOR SHALL ANY STRUCTURE OF A TEMPORARY CHARACTER BE USED AS A RESIDENCE.
6. NO NOXIOUS OR OFFENSIVE TRADE SHALL BE CARRIED ON UPON ANY LOT NOR SHALL ANYTHING BE DONE THEREON WHICH MAY BE OR BECOME AN ANNOYANCE OR NUISANCE TO THE NEIGHBORHOOD.
7. NO SIGN OR BILLBOARD EXCEPT "FOR SALE" SIGNS SHALL BE ERECTED ON ANY LOT IN THIS SUBDIVISION.
8. THESE COVENANTS AND RESTRICTIONS ARE FOR THE BENEFIT OF ALL LOT OWNERS AND ARE TO RUN WITH THE LAND AND SHALL BE BINDING ON ALL PARTIES AND PERSONS CLAIMING UNDER THEM UNTIL JANUARY 1, 1984 AT WHICH TIME SAID COVENANTS SHALL BE AUTOMATICALLY EXTENDED FOR SUCCESSIVE PERIODS OF (10) YEARS, UNLESS BY VOTE OF A MAJORITY OF THE THEN OWNERS OF THE LOTS, IT IS AGREED TO CHANGE SAID COVENANTS IN WHOLE OR IN PART.
9. THESE COVENANTS SHALL BE ENFORCEABLE BY INJUNCTION AND OTHERWISE BY THE GRANTOR, ITS SUCCESSORS, OR ASSIGNS.
10. INVALIDATION OF ANY ONE OF THESE COVENANTS BY JUDGEMENT OR COURT ORDER SHALL IN NO WAY AFFECT ANY OF THE OTHER PROVISIONS WHICH SHALL REMAIN IN FULL FORCE AND EFFECT.
11. NO BARN, STABLE OR OTHER OUTBUILDINGS FOR HOUSING OF DOMESTIC ANIMALS OR POULTRY SHALL BE ERECTED ON THE PREMISES, NOR SHALL ANY DOMESTIC ANIMALS OR POULTRY EXCEPT HOUSEHOLD PETS BE PERMITTED.
12. NO UNSIGHTLY FENCE SHALL BE ERECTED, NOR SHALL ANY FENCE BE ERECTED NEARER THE FRONT LOT LINE THAN (30) FEET UNLESS SAME SHALL BE A HEDGE OR SHRUB GROWTH NOT TO EXCEED (4) FEET IN HEIGHT.
13. THE PREMISES SHALL BE KEPT NEAT AND CLEAN, THE BUILDINGS WELL PAINTED AND WEEDS AND UNDERBRUSH SHALL BE KEPT UNDER CONTROL. NO OLD DISCARDED AUTOMOBILES, MACHINERY, VEHICLES OR PARTS THEREOF, JUNK, TRASH, BUILDING MATERIALS, OR REFUSE SHALL BE PERMITTED TO ACCUMULATE OR REMAIN ON ANY LOT.

WE, THE UNDERSIGNED, BEING ALL THE OWNERS AND LIENHOLDERS OF THE LANDS HEREIN PLATTED, DO HEREBY DEDICATE THE STREETS SHOWN ON THE PLAT TO THE PUBLIC USE FOREVER.

EASEMENTS SHOWN ON THE PLAT ARE FOR THE CONSTRUCTION, OPERATION, REPAIR, MAINTENANCE, REPLACEMENT OR REMOVAL OF WATER, SEWER, GAS, ELECTRIC, TELEPHONE OR OTHER UTILITY LINES OR SERVICES, AND FOR THE EXPRESS PRIVILEGE OF REMOVING ANY AND ALL TREES OR OTHER OBSTRUCTIONS TO THE FREE USE OF SAID UTILITIES, AND FOR PROVIDING INGRESS AND EGRESS TO THE PROPERTY FOR SAID PURPOSES, AND ARE TO BE MAINTAINED AS SUCH FOREVER.

SIGNED AND ACKNOWLEDGED
 IN THE PRESENCE OF:-

Gordon H. Hill
William Yates

By: Emanuel A. Yates
 HUSBAND

Colette V. Yates
 WIFE

John W. Clark

Virginia L. Clark

CITIZENS NATIONAL BANK
 COVINGTON, OHIO

By: D. E. Stade
 PRESIDENT

Kathleen O'Rourke
 ASST. CASHIER

SIGNED AND ACKNOWLEDGED
 IN THE PRESENCE OF:-

Betty J. Minnich
Jean Westfall

DATE JANUARY 20, 1959

STATE OF OHIO, COUNTY OF MIAMI S.S.

EMANUELA YATES, BEING DULY SWORN, SAYS THAT ALL PERSONS AND CORPORATIONS TO THE BEST OF HIS KNOWLEDGE, INTERESTED IN THIS DEDICATION EITHER AS OWNERS OR LIENHOLDERS, HAVE UNITED IN ITS EXECUTION.

Emanuel A. Yates

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND NOTARY SEAL ON THE DAY AND DATE ABOVE WRITTEN.

Bryan D. Jones
 NOTARY PUBLIC IN AND FOR MIAMI COUNTY, OHIO
 MY COMMISSION EXPIRES SEPT. 18, 1960

STATE OF OHIO, MIAMI CO. S.S.

BE IT REMEMBERED THAT ON THIS 20 DAY OF JANUARY 1959 BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, PERSONALLY CAME EMANUEL A. YATES AND COLETTA V. YATES, TO ME PERSONALLY KNOWN, AND ACKNOWLEDGED THE SIGNING AND EXECUTION OF THE WITHIN PLAT TO BE THEIR VOLUNTARY ACT AND DEED.

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND NOTARY SEAL ON THE DAY AND DATE ABOVE WRITTEN.

Bryan D. Jones
 NOTARY PUBLIC IN AND FOR MIAMI COUNTY, OHIO
 MY COMMISSION EXPIRES SEPT. 18, 1960

STATE OF OHIO, MIAMI CO. S.S.

BE IT REMEMBERED THAT ON THIS 10 DAY OF JANUARY 1959 BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, PERSONALLY CAME CITIZENS NATIONAL BANK OF COVINGTON, OHIO BY K.E. STADE, ITS PRESIDENT AND KATHLEEN O'ROURKE, ITS ASSISTANT CASHIER, TO ME PERSONALLY KNOWN, AND ACKNOWLEDGED THE SIGNING AND EXECUTION OF THE WITHIN PLAT TO BE THEIR VOLUNTARY ACT AND DEED.

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND NOTARY SEAL ON THE DAY AND DATE ABOVE WRITTEN.

Harold W. Cook
 NOTARY PUBLIC IN AND FOR MIAMI COUNTY, OHIO
 MY COMMISSION EXPIRES SEPT. 11, 1960

RECORD PLAN
DEBRON SUBDIVISION
SECTION ONE

BEING A PART OF OUTLOT #148
 IN WEST MILTON
 MIAMI COUNTY OHIO
 CONTAINING 4.486 ACRES

THIS INSTRUMENT PREPARED BY
 GORDON H. HILL AND ASSOCIATES
 WEST MILTON, OHIO
 JANUARY 1959

9
TOWN

4
RANGE

PTS. of 14 F 23
SECTION

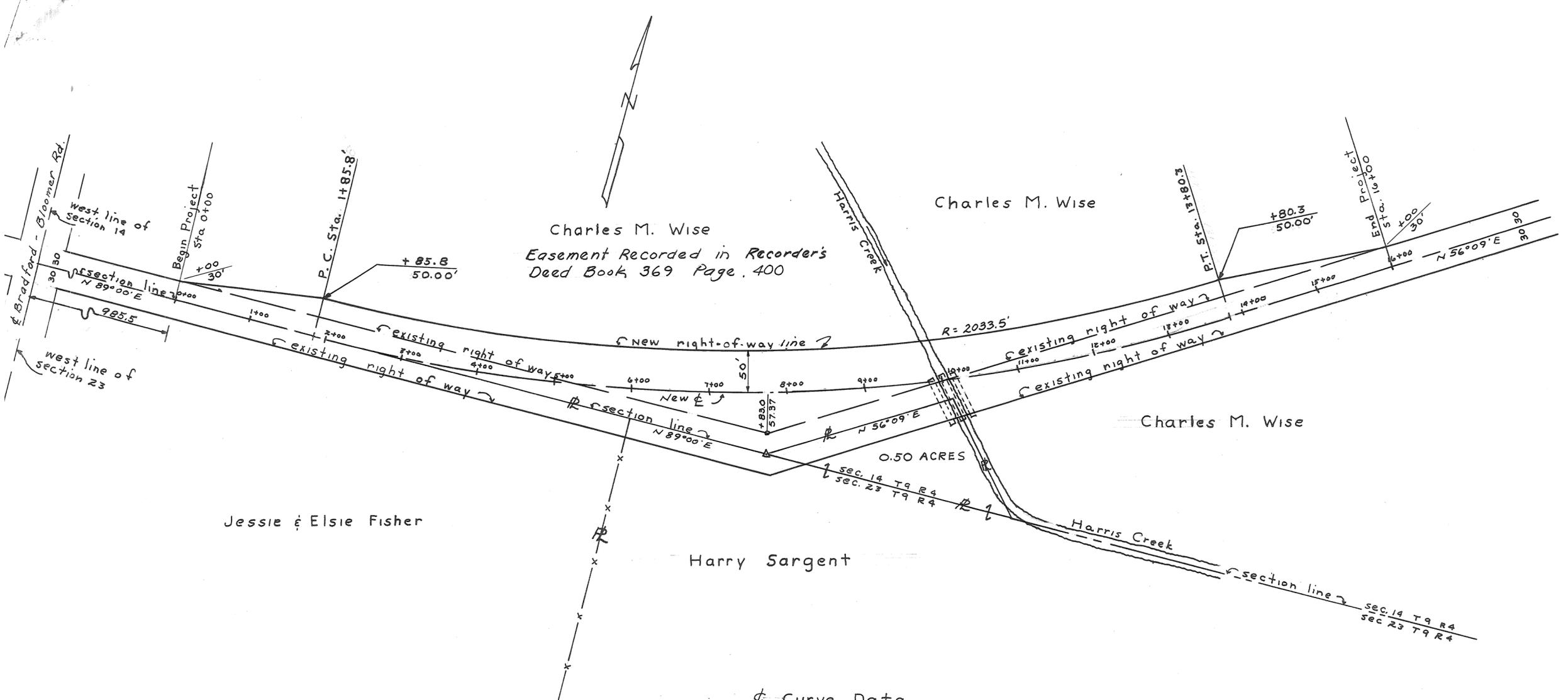
NEWBERRY
TOWNSHIP

Plat no. ___ Volume no. ___
Miami County Engineer's Record of
Road Surveys
Miami County Recorders plat bk. 7 pg. 103
received this 7th day of April 1960
at 10:30 A.M.
file no. 7535 fee \$0.00

LOCATION PLAN FOR THE PARTIAL
RELOCATION OF THE KLINGER ROAD
NUMBER # 89

Horace Cramer miami co. recorder

scale 1" = 100'



Curve Data

D = 2°-45'	P.C. - sta. 1+85.8
T = 614.18'	P.I. - sta. 8+00
E = 88.64'	P.T. - sta. 13+80.3
Δ = 32°-51'	L = 1194.5'
R = 2,083.5'	

Approved Apr. 6 1960
H.C. Freshour
Miami County Engineer

Approved Apr. 6 1960
Suther Pike
Adams Wilgus
Richard Cheifried
Commissioners of Miami County

Proceedings Recorded in Commissioners
Journal 35 Pgs. 528 & 529

WEYMER SUBDIVISION NO. 4

A subdivision of 12.789 acres in the northwest quarter of Section 17 - T 1 - R - 11, Springcreek Township, Miami County, Ohio.

County Recorder's Plat Book # 7 - pg # 104

Plat # Vol. #
Miami Co. Engr's Record of Subdivision Surveys.
Scale 1 inch = 80 feet

Iron pins set at points marked o.

RESTRICTIONS

- Said premises shall be used for residences purposes only and such uses as are frequently or customarily incident thereto.
- No part of any dwelling house, excluding open porches and stoops or outbuildings shall be erected on said premises, placed or suffered to remain on said premises within seventy-five feet of the center line of the street or highway upon which said premises abut, nor within ten feet of any side lot line, nor within fifty feet of the center line of any street or highway adjacent to a side lot line.
- No dwelling or other structure shall be erected upon a building site consisting of a part of a lot or adjacent parts of two lots unless such building site has a frontage of not less than one hundred twenty-five feet on a public street or highway and a depth of not less than two hundred fifty feet.
- No outside toilets or cesspools shall be constructed or permitted to remain on said premises. Facilities for the disposal of sewage shall be sanitary and constructed and located in accordance with the rules and regulations of the Miami County Board of Health in effect at the time of construction.
- No cattle, hogs, goats or other obnoxious animals shall be kept or permitted to remain on said premises; and in the event other domestic animals are kept thereon, they shall be kept in such manner as not to endanger the health or unreasonably disturb the quiet of any occupant of adjacent or neighboring premises.
- No dwelling shall be erected on said premises having less than nine hundred sixty square feet of area on the first floor, exclusive of stoops and porch porches.
- No trailer, basement, tent, shack, garage, barn or other out-building erected on said premises shall at any time be used as a residence either temporarily or permanently; nor shall any structure of a temporary character be used as a residence.
- The elevation of the top of the foundation of any residence erected on the above described premises shall not be less than 1.5 feet above the elevation of the center line of the street or road in front of said premises.
- The several covenants and agreements herein before contained in paragraphs 1 to 8, inclusive, shall run with the land hereby conveyed and shall be binding upon the grantees, their heirs, executors, administrators and assigns, and upon persons claiming under them, until April 12th, 1970, and thereafter said restrictions shall be renewed for successive periods of five years unless the owners of a majority of the lots agree to terminate said restrictions and file notice thereof in the office of the Recorder of Miami County, Ohio.

State of Ohio, Miami County ss:

Raleigh Alexander and Ida T. Alexander, the grantors in the foregoing plat, do hereby acknowledge the signing and execution of said plat for uses and purposes herein mentioned. Alexander Drive is hereby dedicated for public use forever.

Witnessed by us

Alice J. Jurell

Raleigh Alexander

Regina Anne Martin

Ida T. Alexander

Be it be remembered that on the 9th day of April, 1960, before me, the subscriber, a Notary Public, in and for said County, personally came Raleigh Alexander and Ida T. Alexander, the grantors in the foregoing plat and acknowledged the signing of same to be their voluntary act and deed.

Regina Anne Martin
Notary Public, Miami County, Ohio.

My commission expires November 13, 1962

Approved April 11, 1960

Approved April 13, 1960.

Pique Planning Commission

T. C. Freshour
Miami County Engineer

E. N. Beach

Approved April 15, 1960

Carlton H. Hill

Miami County Planning Commission

Robert M. Wenzel

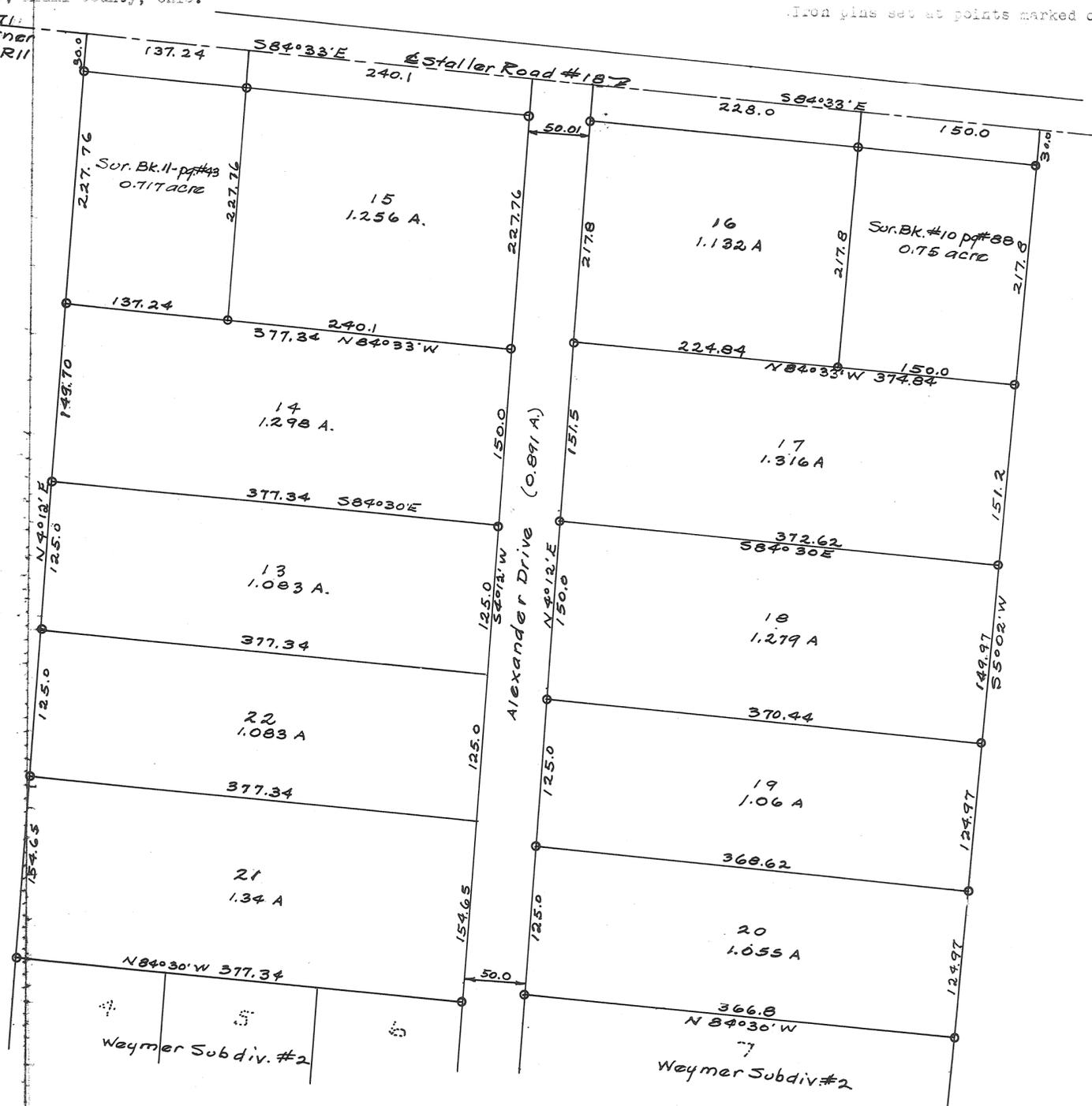
Luther P. Pike

Robert R. Reed

Adam Wilgus

Richard Seifried

Plat # 518



File # 7672

Received for Record

9:08 AM April 15, 1960

Recorded in Plat Record Book # 7

Page # 104

Howard C. Rouse
Miami County Recorder

Fee \$ 4.30

Transferred Apr. 15, 1960

Ruth E. Graham
Miami County Auditor

Acceptance of Roads April 13, 1960.

T. C. Freshour
Miami County Engineer

Miami County Commissioners

Luther P. Pike

Adam Wilgus

Richard Seifried

Survey for Raleigh & Ida T. Alexander

Harold A. Davis April 9, 1960

DEDICATION

WE, THE UNDERSIGNED, BEING ALL OF THE OWNER'S AND LIENHOLDERS OF THE LAND WITHIN THIS PLAT, VOLUNTARILY CONSENT TO THE DEDICATION OF SAID PLAT AND DEDICATE THE STREETS SHOWN TO PUBLIC USE FOREVER.

BROOKVILLE DEVELOPMENT CO.

J.T. Carson President

Witness

D.C. Ward Secretary

Betty D. Prasi Witness

STATE OF OHIO SS BEFORE ME, A NOTARY PUBLIC IN AND FOR THE STATE OF OHIO, PERSONALLY CAME "BROOKVILLE DEVELOPMENT CO.", A CORPORATION, BY J.T. Carson ITS PRESIDENT AND D.C. Ward ITS SECRETARY AND ACKNOWLEDGED THE SIGNING OF THIS PLAT TO BE THEIR VOLUNTARY ACT AND DEED IN WITNESS WHEREOF I HEREBY SET MY HAND AND SEAL THIS 12th DAY OF April 1960.

Notary Public in and for the State of Ohio My commission expires 5/30/60

APPROVAL

THIS PLAT APPROVED BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF TROY THIS 12 DAY OF April 1960.

L.N. Funderburgh M.D. President
Herman E. Anderson Asst. Secretary

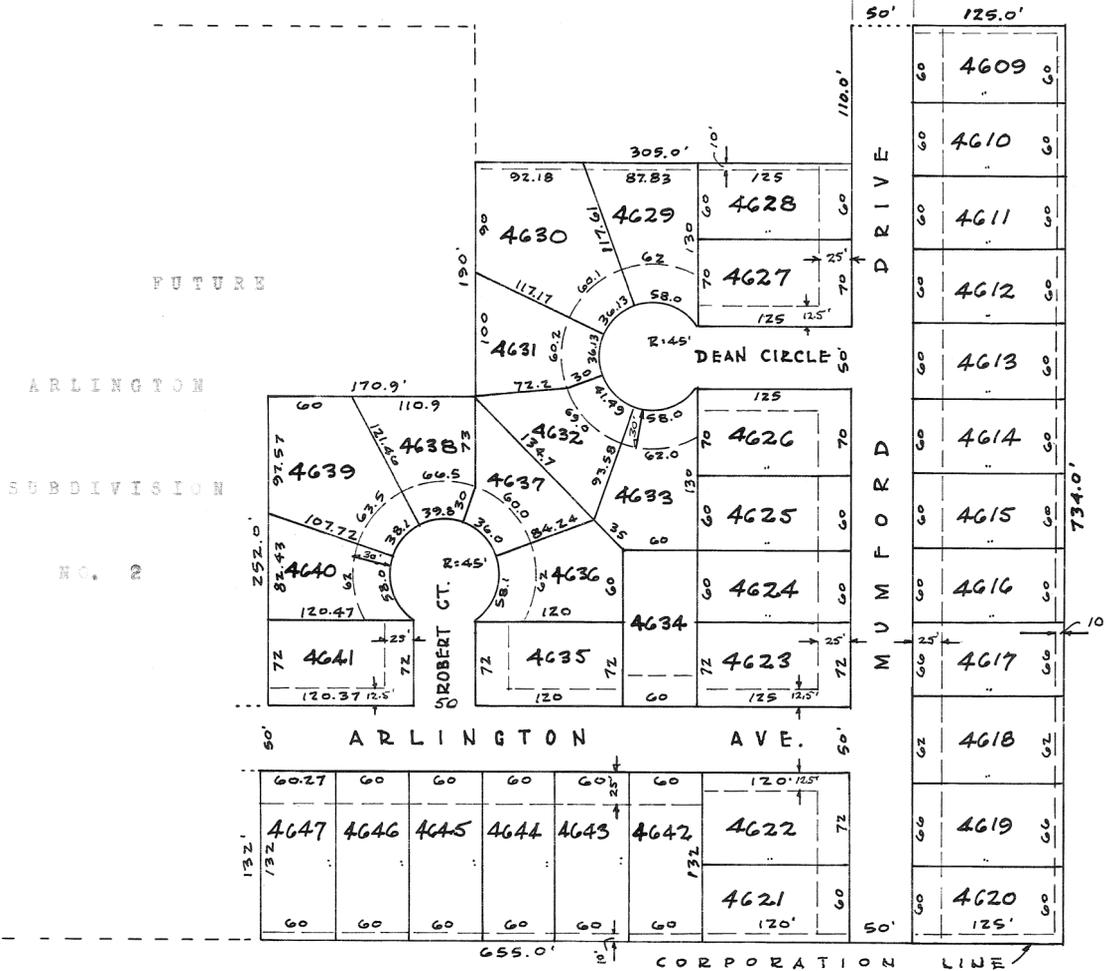
AT A MEETING OF THE COUNCIL OF THE CITY OF TROY, OHIO HELD THIS 18th DAY OF APRIL 1960 PLAT SHOWN HEREON WAS ACCEPTED BY ORDINANCE NO. 0-14-60

R.D. Stummel Mayor
Edward Chase Pres. of Council
J.S.V. Tamplin Clerk of Council

NUMBERED TO DESIGNATE LOTS AND TRANSFERRED THIS 19th DAY OF April 1960

Ruth E. Graham Auditor of Miami County

MCKAIG AVE 40'



Utility Easements are as Follows: ---

- 1. Around the perimeter of the plat as shown - A 10' easement.
2. On each side of each interior lot line in the plat - A 5' easement (This also applies to lots abutting future Arlington Subdivision No. 2.

Minimum Building Setbacks are as Follows: ---

- 1. At Cul - de Sacs --- 30' minimum plus sufficient to gain 60' lot width at the building line.
2. On lots facing street --- 25'.
3. On corner lots --- 25' facing main streets - 12.5' on side streets as shown hereon.

ARLINGTON SUBDIVISION No 1

Scale --- 1" = 100'

containing 9.038 acres out of O.L. 404

PLAT BOOK 7 PAGE 105

RECEIVED FOR RECORD THIS 19th DAY OF APRIL 1960.

AT 2:09 PM FILE NO. 7741

Horace C. Cramer Recorder of Miami County

REPLAT OF OUTLOT 401 AND SUBDIVISION THEREOF FOR BROOKVILLE DEVELOPMENT CO.

Official stamps and signatures including 'Glen G. McConnell, Jr. Engr. Surveyor' and 'State of Ohio'.

Sheet 2 of the Plat of Arlington Subdivision No. 1, Troy, Ohio

COVENANTS & RESTRICTIONS

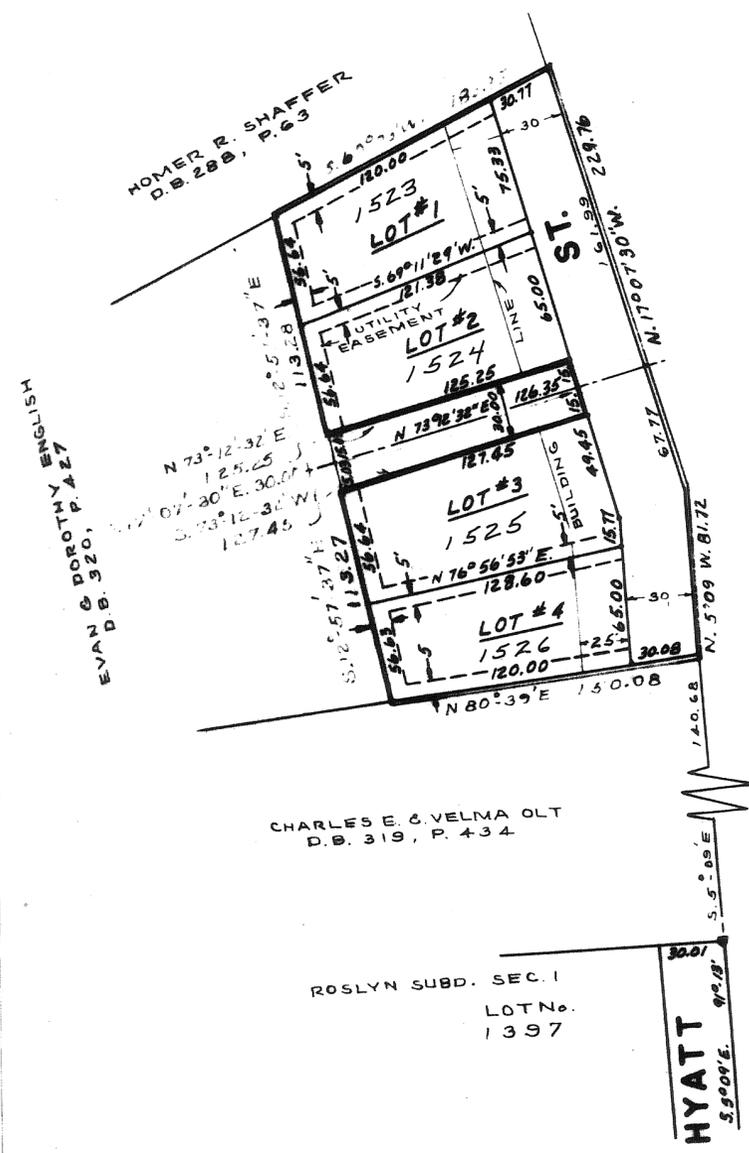
1. All lots in this tract shall be known and described as residential lots. No structures shall be erected, altered, placed or permitted to remain on any residential building plot other than one detached single family dwelling, not to exceed two and one half stories in height and a private garage for not more than two (2) cars.
2. No lot shall be hereafter subdivided into parcels for additional residential purposes.
3. No building shall be located nearer to the front lot line or nearer to the side street line than the building setback lines shown on the recorded plat. (No building or part thereof, shall be erected on any lot less than 25 feet back from the front lot line, nor nearer than 25 feet to any side street line.) All buildings erected for dwelling purposes shall provide a total of not less than 10 feet of side yard space said side yard space may be divided unevenly provided no portion of any building is erected closer than 5 feet to any lot line.
4. The ground floor area of the main structure exclusive of one-story open porches and garages, shall be not less than 900 sq. ft. in the case of a one, or one and one half story structure, not less than 750 sq. ft. in the case of two or two and one half story structure.
5. No trailer, basement, tent, shack, garage, barn or any other outbuilding erected in the tract shall at any time be used as a residence temporarily or permanently, nor shall any structure of a temporary character be used as a residence.
6. No noxious or offensive trade shall be carried on upon any lot, nor shall anything be done thereon which may be or become any annoyance or nuisance to the neighborhood.
7. No fence, wall hedge or mass planting shall be permitted to extend nearer to any street than the minimum building setback line.
8. No sign of any kind shall be displayed to the public view on any lot except one professional sign of not more than one square foot, one sign of not more than five square feet advertising the property for sale or rent, or signs used by a builder to advertise the property during the construction and sales period.
9. Easements affecting lots shown on the recorded plat are dedicated for utility installation and maintenance and for drainage facilities.
10. These covenants and restrictions are for the benefit of all lot owners and are to run with the land and shall be binding on all parties and all persons claiming under them for a period of 25 years from the time these covenants are recorded, at which time said covenants shall be automatically extended for successive periods of 10 years unless by vote of a majority of the then owners of the lots, it is agreed to change said covenants in whole or in part.
11. These covenants shall be enforceable by injunction and other wise by the grantor, its successors or assigns.
12. Invalidation of any one of these covenants by judgement or court order shall in no wise affect any of the other provisions which shall remain in full force and effect.
13. No building shall be erected, placed, or altered on any building plot in this subdivision until the building plans, specifications and plot plans showing the location of such building have been approved in writing as to conformity in design, with other structures in the subdivision, by the subdivider, his representative or by a committee composed of three (3) lot owners as designated by a majority of the owners.
14. No animals, livestock or poultry of any kind shall be raised, bred or kept on any lot, except that dogs, cats or other household pets may be kept provided that they are not kept, bred or maintained for any commercial purpose.
15. A public sidewalk of 5 ft. minimum width shall be provided on each lot in this subdivision.

Sheet 2

Arlington Subdivision No. 1

Glen G. McConell, Jr., Reg. Surveyor
1710 Peters St., Troy, Ohio

- 1- NO STRUCTURE OF A TEMPORARY CHARACTER, TRAILER, BASEMENT, TENT, SHACK, GARAGE, BARN OR OTHER OUTBUILDING SHALL BE USED ON ANY LOT AT ANY TIME AS A RESIDENCE EITHER TEMPORARILY OR PERMANENTLY.
- 2- NO BUILDING SHALL BE ERRECTED, PLACED OR ALTERED ON ANY LOT IN THIS SUBDIVISION UNTIL THE BUILDING PLANS, SPECIFICATIONS AND PLOT PLAN SHOWING THE LOCATION OF SUCH BUILDING HAVE BEEN APPROVED IN WRITING BY EVAN ENGLISH OR THEIR AUTHORIZED REPRESENTATIVE.
- 3- NO BUILDING SHALL BE LOCATED ON ANY LOT NEARER TO THE FRONT LINE OR SIDE STREET LINE THAN THE MINIMUM SETBACK LINES SHOWN ON THE RECORDED PLAT. NO BUILDING SHALL BE LOCATED NEARER THAN (5) FEET TO ANY INTERIOR BUILDING SITE LINE.
- 4- AN EASEMENT OF FIVE (5) FEET IN WIDTH IS RESERVED ON ALL INNER LINES ON EVERY BUILDING SITE, SO THAT THE TOTAL EASEMENT ALONG ALL BUILDING SITES SHALL BE TEN (10) FEET. THIS EASEMENT IS FOR THE PURPOSE OF AFFORDING LOCATION FOR TELEPHONE, ELECTRIC, LIGHT, GAS, WATER AND SEWER LINES OR ANY OTHER UTILITY PURPOSES. EACH BUILDING SITE IS SUBJECT TO AN EASEMENT FOR THE CONSTRUCTION AND MAINTENANCE OF SUCH UTILITY.
- 5- ANY BUILDING SHALL BE COMPLETED WITHIN A PERIOD OF TWELVE (12) MONTHS FROM BEGINNING OF CONSTRUCTION.
- 6- NO NOXIOUS OR OFFENSIVE ODOR OR ACTIVITY SHALL BE CARRIED ON UPON ANY LOT NOR SHALL ANYTHING BE DONE THEREON WHICH MAY BE OR BECOME AN ANNOYANCE OR NUISANCE TO THE NEIGHBORHOOD.
- 7- NO ANIMALS, LIVESTOCK, POULTRY OF ANY KIND BE RAISED, BRED OR KEPT ON ANY LOT, EXCEPT DOGS, CATS OR OTHER HOUSEHOLD PETS PROVIDED THEY ARE NOT KEPT, BRED OR MAINTAINED FOR ANY COMMERCIAL PURPOSES.
- 8- THE RESTRICTIONS AND COVENANTS ARE TO RUN WITH THE LAND AND SHALL BE BINDING ON ALL PERSONS AND PARTIES CLAIMING UNDER THEM. AT ANYTIME THESE COVENANTS MAY BE AMENDED BY WRITTEN CONSENT OF ALL THE OWNERS OF ALL THE TRACTS, EACH OWNER HAVING ONE VOICE VOTE FOR EACH SEPARATE TRACT.
- 9- INVALIDATION OF ANY ONE OF THESE COVENANTS BY JUDGEMENT OR COURT ORDER SHALL IN NO WAY AFFECT ANY OF THE OTHER PROVISIONS WHICH SHALL REMAIN IN FULL FORCE AND EFFECT.



CHARLES E. & VELMA OLT
D.B. 319, P. 434

ROSLYN SUBD. SEC. 1
LOT No.
1397

HYATT
S. 500' E.

ENGLISH PLAT

BEING A SUBDIVISION OF 0.915 ACRES, BEING PART OF OUT LOT 77, MONROE TWP. VILLAGE OF TIPP CITY, MIAMI COUNTY, OHIO AND BEING A PART OF THE 2.807 ACRE TRACT AS CONVEYED TO EVAN AND DOROTHY ENGLISH AND RECORDED IN DEED BOOK 320, PAGE 427 OF THE MIAMI COUNTY DEED RECORDS.
SCALE 1"=60' APRIL 1960

ALL UTILITY EASEMENTS SHOWN, TO BE FIVE (5) FEET OFF EACH SIDE OF PROPERTY LINE, UNLESS OTHERWISE SHOWN.

I HEREBY HAVE CAUSED THE INLOTS NUMBER TO BE PLACED HEREON DESIGNATING THE TRACTS SHOWN AND HAVE TRANSFERRED SAME
DATE April 28, 1960
Ruth E. Graham
MIAMI, COUNTY AUDITOR

FILE NUMBER 7880 RECEIVED
TIME 3:30 PM DATE April 28, 1960
RECORDED IN PLAT RECORD
BOOK NUMBER 7 PAGE NUMBER 106
Horace C. Connor
MIAMI, COUNTY RECORDER
PEE

DEDICATION

WE, THE UNDERSIGNED, BEING ALL THE OWNERS AND LIEN-HOLDERS OF THE LANDS HERE IN PLATTED, DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF THE SAID PLAT AND TO DEDICATE THE STREETS, PARKS, OR PUBLIC GROUNDS AS SHOWN HEREIN TO THE PUBLIC USE FOREVER.

EASEMENTS SHOWN ON THIS PLAT ARE FOR THE CONSTRUCTION, OPERATION, MAINTENANCE, REPAIR, REPLACEMENT OR REMOVAL OF WATER, SEWER, GAS, ELECTRIC, TELEPHONE OR OTHER UTILITY LINES OR SERVICES, AND FOR THE EXPRESS PRIVILEGE OF REMOVING ANY ALL TREES OR OTHER OBSTRUCTIONS TO THE FREE USE OF SAID UTILITIES AND FOR PROVIDING INGRESS AND EGRESS TO THE PROPERTY FOR SAID PURPOSES AND ARE TO BE MAINTAINED AS SUCH FOREVER.

OWNER	WITNESS	WITNESS
PEOPLES BUILDING AND SAVINGS ASSOCIATION <u>Evan W. English</u> <u>Dorothy M. English</u>	<u>Catharine E. Dooley</u> <u>Dorothy E. Wilspole</u>	

STATE OF OHIO, MIAMI COUNTY, S.S.
BE IT REMEMBERED THAT ON THIS 7th DAY OF APRIL, 1960, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY CAME, EVAN W. ENGLISH AND DOROTHY M. ENGLISH HIS WIFE AND JOSEPH BRADY DUNGAN SPOUSE V. E. P. RESIDENT AND HUSBAND SECRETARY FOR ID IN BEHALF OF THE PEOPLES BUILDING AND SAVINGS ASSN AND 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 ABOVE WRITTEN.

NOTARY PUBLIC IN AND FOR MIAMI COUNTY, OHIO Catharine E. Dooley CATHARINE E. DOOLEY

STATE OF OHIO, MIAMI COUNTY, S.S.
BEING DULY SWORN, SAYS THAT ALL PERSONS AND CORPORATIONS, TO THE BEST OF HIS KNOWLEDGE, INTERESTED IN THIS DEDICATION EITHER AS OWNERS OR LIEN-HOLDERS, HAVE UNITED IN ITS EXECUTION.
Evan W. English Dorothy M. English

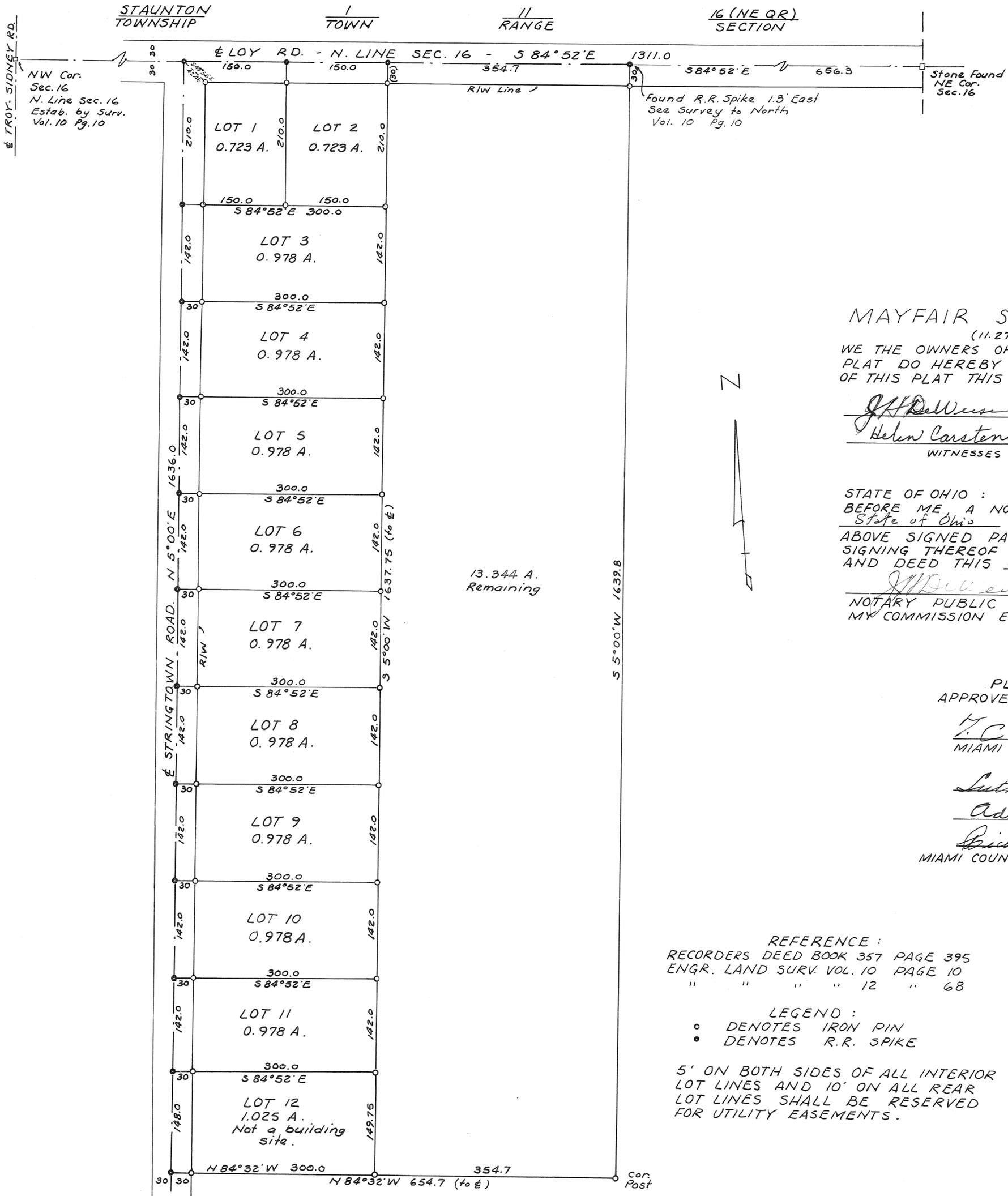
IN TESTIMONY WHEREOF, I HAVE SET MY HAND AND NOTARY SEAL ON THE DAY AND DATE ABOVE WRITTEN.

NOTARY PUBLIC IN AND FOR MIAMI COUNTY, OHIO Catharine E. Dooley CATHARINE E. DOOLEY

THIS INSTRUMENT WAS PREPARED BY: Harold R. McClure
I, HEREBY CERTIFY THAT THIS MAP IS A TRUE AND COMPLETE SURVEY MADE UNDER MY SUPERVISION IN APRIL, 1960. THAT ALL MONUMENTS ARE SET AS SHOWN (⊙) - IRON PINS.

REGISTERED SURVEYOR Harold R. McClure
HAROLD R. MC CLURE - ENGINEERING CO.
3601 S. DIXIE HIGHWAY - AX-3-4108
DAYTON - 39 - OHIO

APPROVED & ACCEPTED BY THE COUNCIL OF TIPP CITY, MIAMI COUNTY, OHIO MAYOR <u>Russell Schuman</u> CLERK <u>John L. Tressman</u> DATE <u>April 4, 1960</u>	APPROVED BY THE CITY PLANNING BOARD OF TIPP CITY, MIAMI COUNTY, OHIO. CHAIRMAN <u>Thomas G. Thompson</u> DATE <u>February 16, 1960</u>
---	--



RECORDERS PLAT BOOK 7 PAGE 107
 VOLUME NO. - PAGE NO.
 MIAMI COUNTY ENGINEERS
 RECORD OF SUBDIVISION SURVEYS
 SCALE: 1" = 100'
 PLAT BOOK 7 PAGE 107
 MIAMI COUNTY RECORDERS
 RECORDS OF PLATS
 RECEIVED FOR RECORD THIS 4th
 DAY OF May 1960 AT 10:06 A.M.
 FILE NO. 7979 FEE \$4.30
Horace C. Cramer
 MIAMI COUNTY RECORDER

MAYFAIR SUBDIVISION NO. 1

(11.273 A.)
 WE THE OWNERS OF THE LANDS SHOWN ON THIS PLAT DO HEREBY CONSENT TO THE EXECUTION OF THIS PLAT THIS 3rd DAY OF May 1960.

J. H. DeWiese
Helin Carstensen
 WITNESSES
Chester E. Hopkins
Anna La Veron Hopkins

STATE OF OHIO : COUNTY OF MIAMI :
 BEFORE ME, A NOTARY PUBLIC IN AND FOR
 State of Ohio, PERSONALLY APPEARED THE
 ABOVE SIGNED PARTIES WHO ACKNOWLEDGE THE
 SIGNING THEREOF TO BE THEIR VOLUNTARY ACT
 AND DEED THIS 3rd DAY OF May 1960.

J. H. DeWiese
 NOTARY PUBLIC
 MY COMMISSION EXPIRES Aug. 6, 1962

PLAT NO. 525
 APPROVED May 4 1960

T. C. Freshour
 MIAMI COUNTY ENGINEER

Luther Pike

Adam Wilquist

Richard Seifried
 MIAMI COUNTY PLANNING COMMISSION

REFERENCE :
 RECORDERS DEED BOOK 357 PAGE 395
 ENGR. LAND SURV. VOL. 10 PAGE 10
 " " " " 12 " 68

LEGEND :
 • DENOTES IRON PIN
 • DENOTES R.R. SPIKE

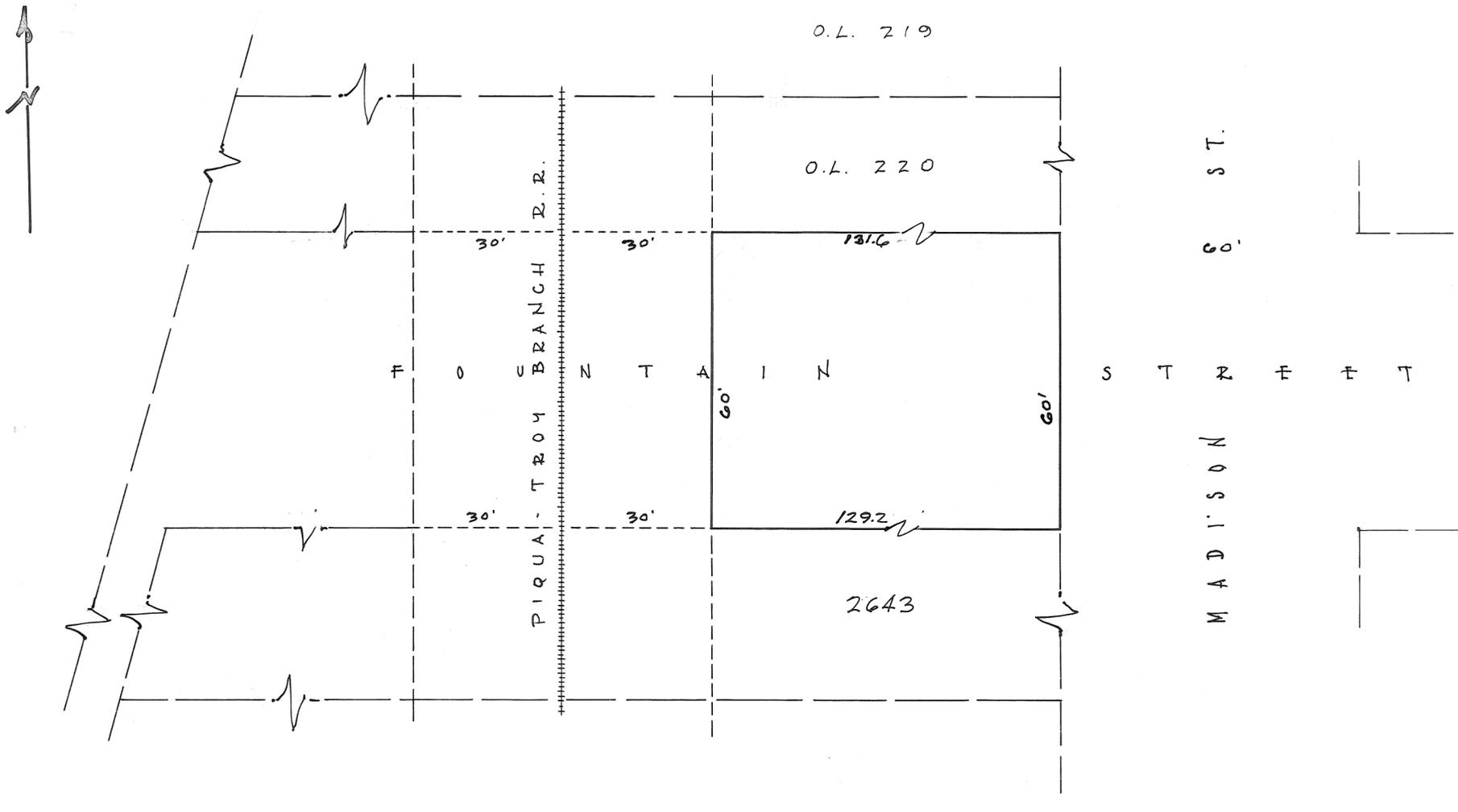
5' ON BOTH SIDES OF ALL INTERIOR
 LOT LINES AND 10' ON ALL REAR
 LOT LINES SHALL BE RESERVED
 FOR UTILITY EASEMENTS.

TRANSFERRED THIS 4th DAY OF May 1960
Ruth E. Graham
 MIAMI COUNTY AUDITOR

CERTIFIED CORRECT
Arthur D. Haddad
 ARTHUR D. HADDAD
 REGISTERED SURVEYOR #4547

Horace C. Cromer
MIAMI COUNTY RECORDER J.C.

PLAT OF VACATED PORTION OF FOUNTAIN STREET
BETWEEN P & T BRANCH RAILROAD RIGHT-OF-WAY
AND MADISON STREET



WE THE UNDERSIGNED OWNERS OF THE LANDS SHOWN ON THIS PLAT DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF THIS PLAT THIS 9th DAY OF May, 1960

Mrs. Mattie Huggins Wilson *Protest*
 Graduate Huggins Edith *Protest*
 Leo H. Faust William *Protest*
 Witness Witness

State of Ohio, County of Miami, S S:
Personally appeared before me a Notary Public in and for Miami Co., Ohio, the above signed parties who acknowledge the signing thereof to be their voluntary act and deed this 9th day of May, 1960

Leo H. Faust
Notary Public
My Commission Expires June 7 - 1962

At a meeting of the Troy City Planning and Zoning Commission held this 10 day of May, 1960 this plat was approved

L.M. Siederberg M.D. President
 Opal Collier Secretary

I hereby approve this plat and have caused the index number to be placed hereon designating the tract. This 17th day of May, 1960

Ruth E. Graham
Miami County Auditor



AT A MEETING OF THE CITY COUNCIL OF THE CITY OF TROY, OHIO HELD THIS 16th DAY OF May, 1960. THIS PLAT WAS APPROVED AND ACCEPTED BY ORDINANCE NO. 0-17-60

R. D. Stearnes
Mayor

Edward Blum
Pres. of Council

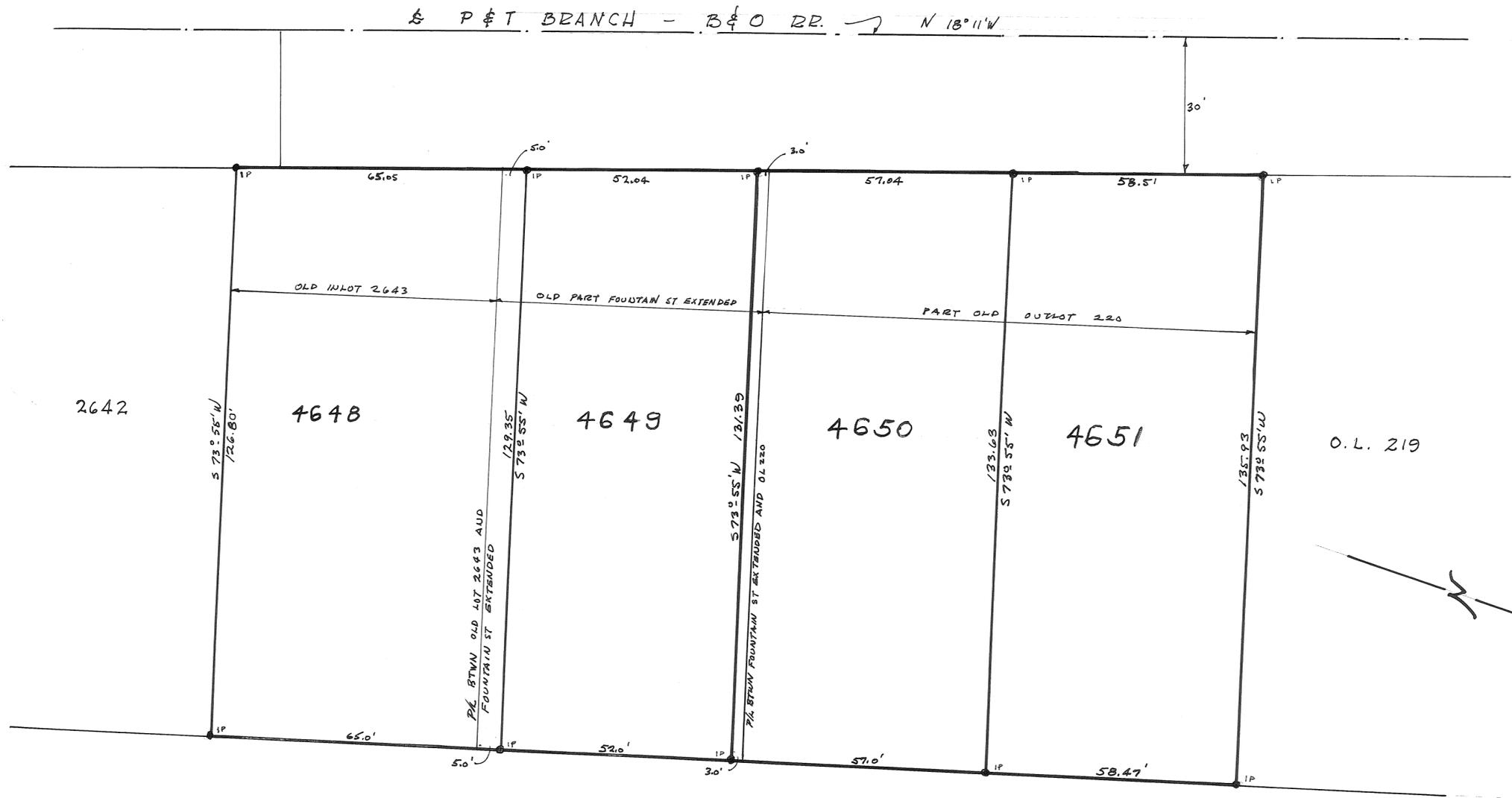
J. S. H. Tompkins
Clerk of Council

I hereby certify this plat to be correct

Glen G. McConnell, Jr.
Glen G. McConnell, Jr. Reg. Surveyor # 3614

TROY CORPORATION WARD 2 PRECINCT A REPLAT OF INLOT 2643 PART OF OUTLOT 220 AND THE VACATED PORTION OF FOUNTAIN ST.

VOL _____ FLAT _____
MIAMI COUNTY ENGRS RECORD ^{Sub Div.} ~~OF~~ ~~ST~~ SURVEYS
SCALE 1" = 20' May 1960



MADISON STREET 60' S 16° 0' E

WE THE UNDERSIGNED BEING ALL THE OWNERS AND LIENHOLDERS OF THE LAND DESCRIBED IN THE WITHIN PLAT, VOLUNTARILY CONSENT TO THE EXECUTION OF SAID PLAT.

Wilson Trustel William J. Huggins Witness
Edith Trustel Ly. H. Faust Witness
Matie Huggins Ernest Huggins Witness

STATE OF OHIO - COUNTY OF MIAMI
 BEFORE ME A NOTARY PUBLIC IN AND FOR MIAMI COUNTY, OHIO
 PERSONALLY CAME Wilson Trustel - Edith Trustel - Matie Huggins
 AND ACKNOWLEDGED THE SIGNING OF THIS PLAT TO BE THEIR
 VOLUNTARY ACT AND DEED IN WITNESS WHEREOF I HEREUNTO SET MY
 HAND AND SEAL THIS 13 DAY OF May 1960.

Ly. H. Faust
 NOTARY PUBLIC - MIAMI COUNTY, OHIO - MY COMMISSION EXPIRES June 7-1962

THIS PLAT APPROVED BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF TROY THIS 16 DAY OF May 1960.
L. J. Lieberman M.D. President
Opal Collier Secretary

AT A MEETING OF THE COUNCIL OF THE CITY OF TROY, OHIO HELD THIS 16 DAY OF MAY 1960 THIS REPLAT WAS ACCEPTED BY ORDINANCE NUMBER 0-19-60
R. D. Stearns Mayor
Edward O'Leary Pres. of Council
J. J. Tompkins Clerk of Council

NUMBERED TO DESIGNATE LOTS AND TRANSFERRED THIS 14 DAY OF May 1960.
Fritz E. Graham Auditor of Miami County

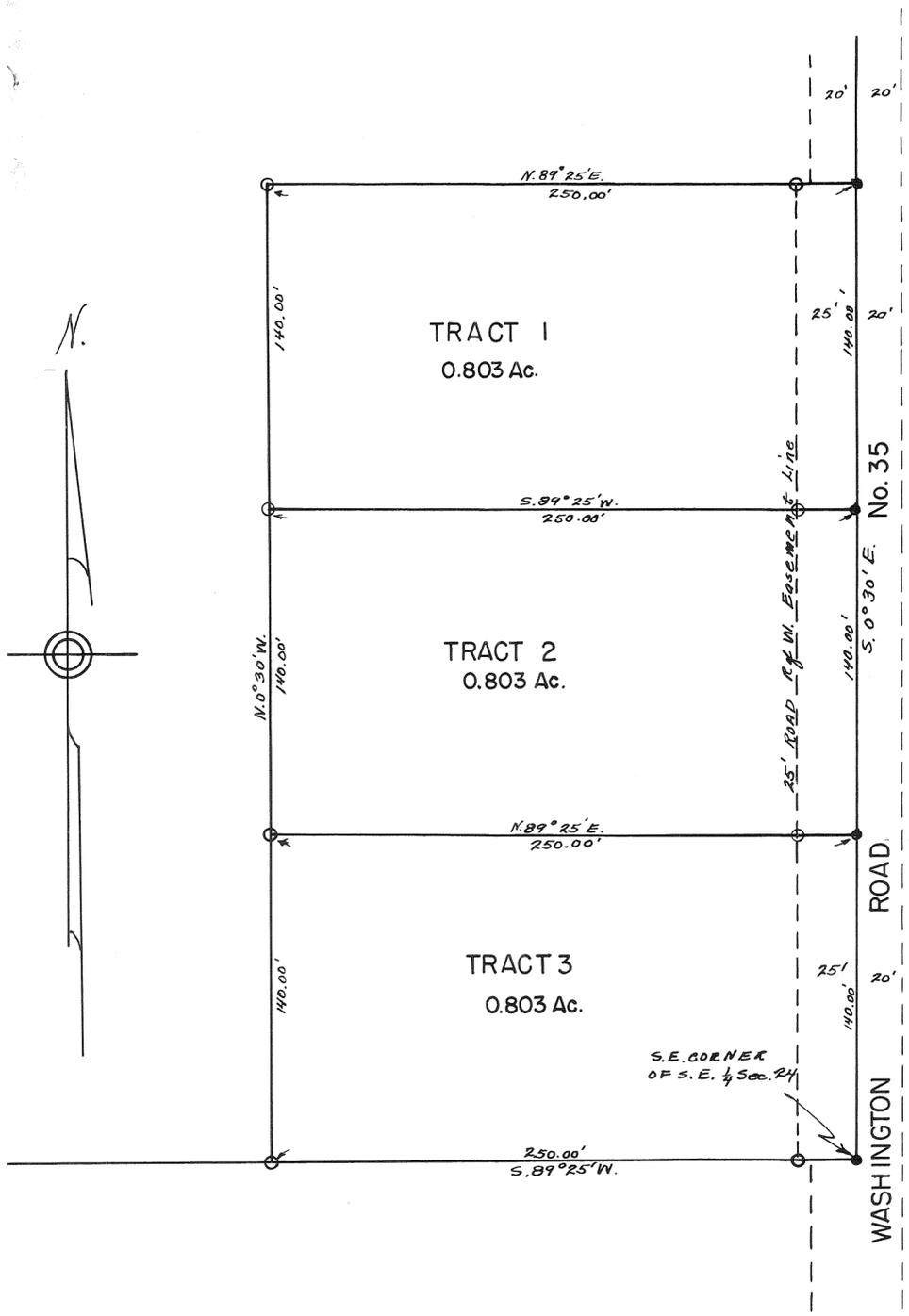
PLAT BOOK 7 PAGE NO. 109
 RECEIVED FOR RECORD THIS 17 DAY OF May AT 11:55 A.M. FILE NO. 8249

FEE \$ 4.30
Horace C. Cromer Miami County Recorder

REPLAT OF INLOT 2643 PART OF OUTLOT 220 AND THE VACATED PORTION OF FOUNTAIN ST.



Glen G. McConnell, Jr.
 GLEN G. MC CONNELL, JR.
 REG. SURVEYOR #3614



THE WILLIAM L. STUMP PLAT
WASHINGTON TWP. MIAMI COUNTY, OHIO

Approved by Planning Commission of
City of Piqua, Ohio, this 9th day of
May, 1960.

E. N. Beach Chm.
George H. Hill
John M. Hauer Jr.
John K. Mangum
Robert B. Reed

I hereby certify this plat to be correct.

Roger F. Borchers
Registered Surveyor 4585

DESCRIPTION

Situated in the S.E. Qr. Sec. 24, T8, R 5, Twp. of Washington, County of Miami, State of Ohio; and being a subdivision of 2.41 Acres of land, which was part of a 100.0 Acre tract transferred by deed from Howard L. Stump to Wm. L. Stump and Alma Stump, and recorded in Vol. 232, Page 478, Deed Records of Miami County, Ohio. The plat is bounded by letters ABCDA as shown hereon.

I, the undersigned, do hereby voluntarily consent to the execution of this plat. Date April 25, 1960.

Witness: Ruth F. Utterback Signed: Alma Stump
Clifford M. Utterback

STATE OF OHIO
COUNTY OF MIAMI SS
Before me, a Notary Public, in and for said County personally came Alma Stump who acknowledged their signatures to be their voluntary act and deed for the use and purpose here in specified.

Ruth F. Utterback
Notary Public, Miami County, Ohio

My Commission Expires June 13, 1961.

Transferred this 18th day of May, 1960.

Ruth E. Graham
Auditor of Miami County

File No. 8267

Received for Recorded May 18, 1960 at 3:31 P.M.

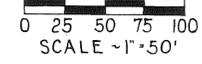
Recorded in Plat Recorded Book No. 7 Page 110

Harace C. Cromer J.C.
Recorder of Miami County

APPROVED MIAMI COUNTY PLANNING COMMISSION
Luther Roke
Odene Wilgus
Richard Deified
May 13, 1960 5-32
J.C. Freshour
APPROVED MIAMI COUNTY ENGINEER

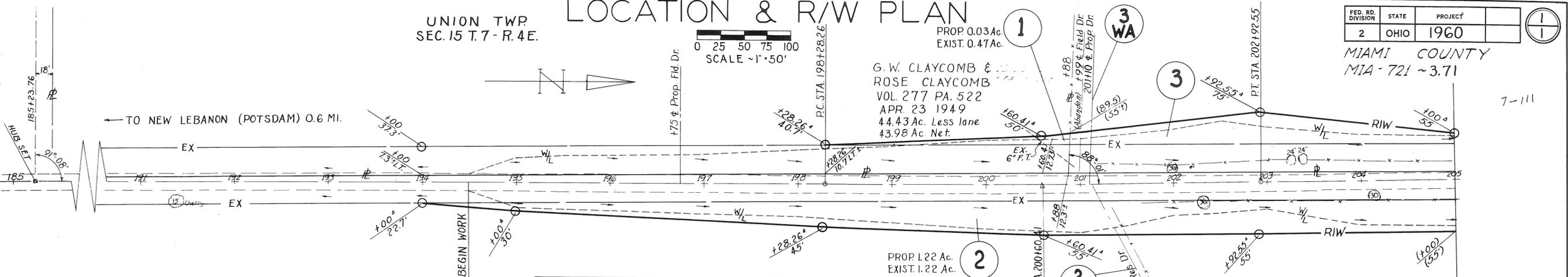
LOCATION & R/W PLAN

UNION TWP
 SEC. 15 T.7 - R.4E.



FED. RD. DIVISION	STATE	PROJECT
2	OHIO	1960

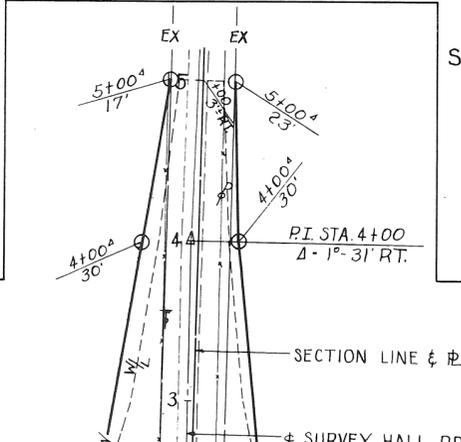
MIAMI COUNTY
 MIA-721-3.71



TYPICAL DETAIL FOR LOCATION OF MONUMENTS

FOR STA. & DISTANCE SEE TABLE RIGHT

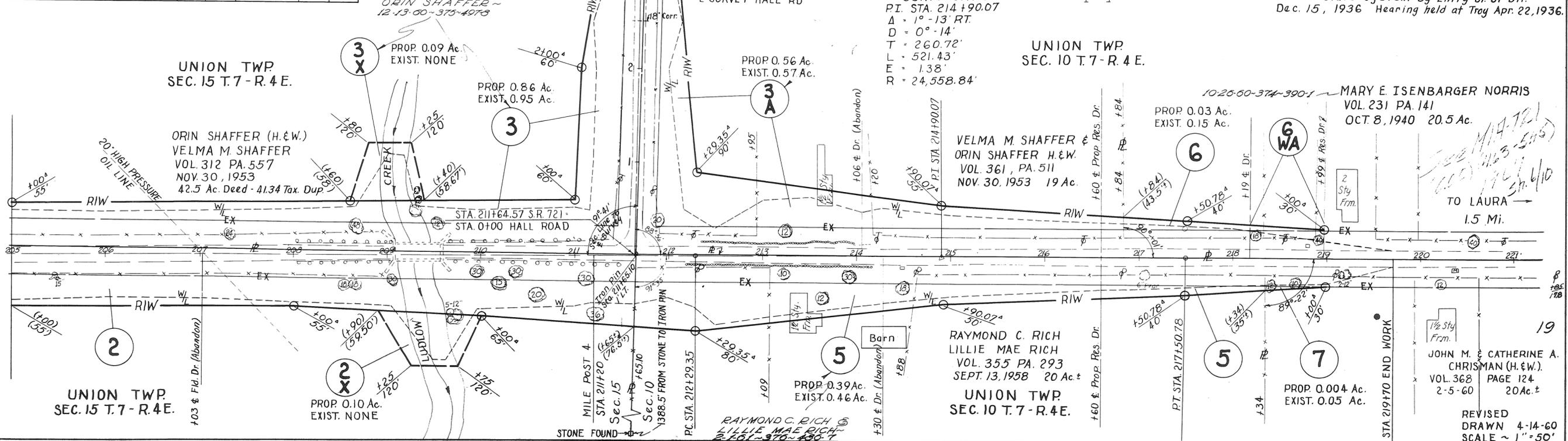
STATION	DIST. FROM		STATION	DIST. FROM	
	LT.	RT.		LT.	RT.
194+00	37.3	22.7	PT. 217+50.78	40	40
P.C. 198+28.26	40.7	4.5	219+00	30	30
M.P. 200+60.41	50	5.5			
PT. 202+92.55	75	5.5			
208+00	-	5.5			
208+60	58	-			
P.C. 212+29.35	90	80			
M.P. 214+90.07	55	50			



CURVE DATA
 P.I. STA. 200+60.41
 $\Delta = 1^\circ - 05' \text{ LT.}$
 $D = 0^\circ - 14'$
 $T = 232.15'$
 $L = 464.29'$
 $E = 1.11'$
 $R = 24,558.84'$

RECORDED MIAMI COUNTY DATE 5-23-60 VOL 7 PAGE 111
 APPROVED DATE 15 April 1960 REGISTERED SURVEYOR N^o 3128

Georgetown-Laura Road beginning at S.R. 49 north to S.R. 71 northwest of Laura Estb. 1837 Vol. R3 Pa. 36 - 60 Ft. wide. Now a part of SH 862 Sec. F (S.R. 721) the New Lebanon - Bradford Road, added to the State System by Entry Jr. of Dir. Dec. 15, 1936 Hearing held at Troy Apr. 22, 1936.



CURVE DATA
 P.I. STA. 214+90.07
 $\Delta = 1^\circ - 13' \text{ RT.}$
 $D = 0^\circ - 14'$
 $T = 260.72'$
 $L = 521.43'$
 $E = 1.38'$
 $R = 24,558.84'$

RAYMOND C. RICH & LILLIE MAE RICH
 VOL. 355 PA. 293
 SEPT. 13, 1958 20 Ac. ±

JOHN M. & CATHERINE A. CHRISMAN (H. & W.)
 VOL. 368 PAGE 124
 2-5-60 20 Ac. ±

REVISED DRAWN 4-14-60 SCALE ~ 1" = 50'

NORMANDY PLAT NO. 1

Being a sub-division of 5.243 acres in the northwest quarter and 0.785 acre in the northeast quarter of Section 12-Town 1-Range 10-Staunton Township, Miami County, Ohio.

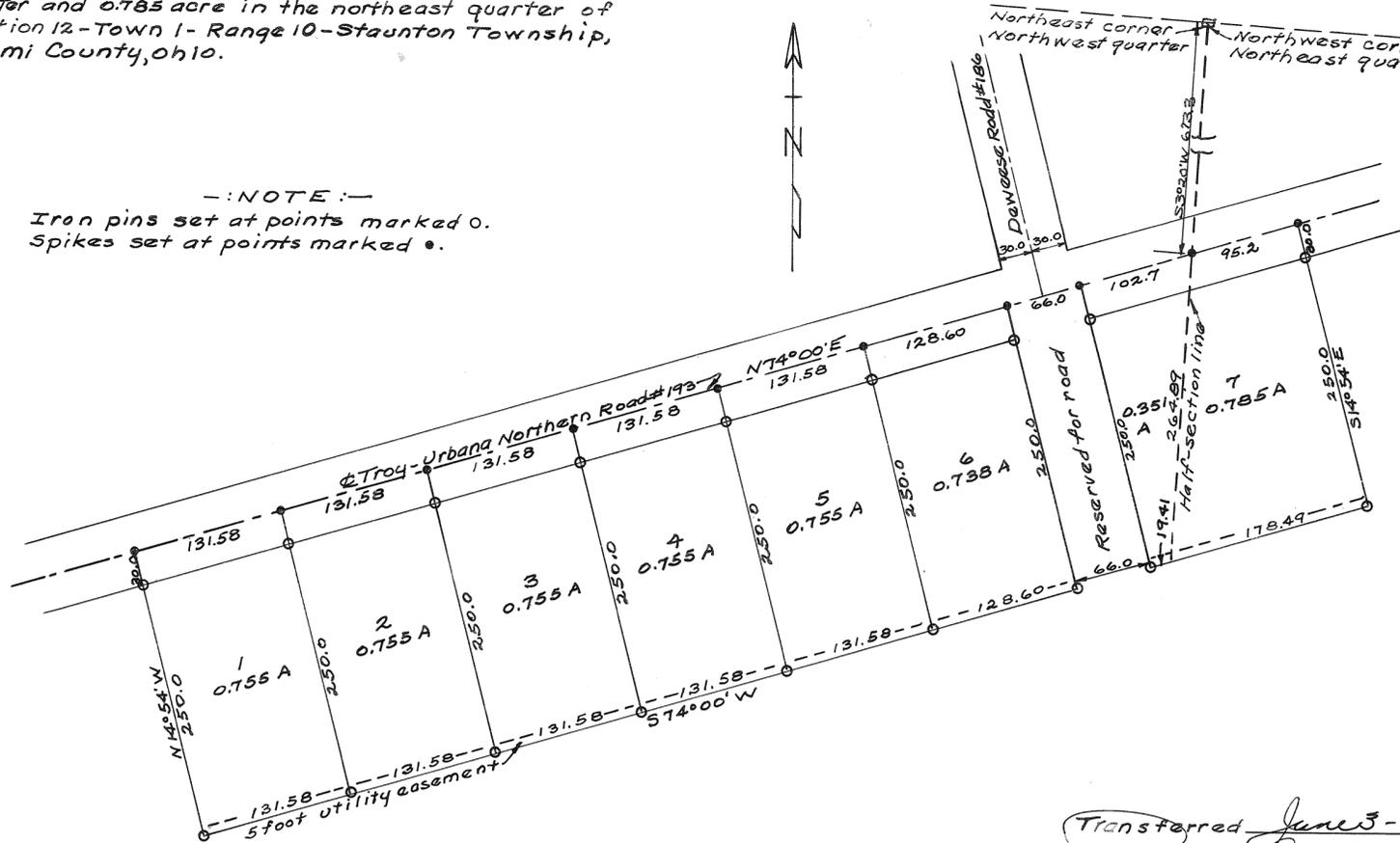
Book # 7 Page # 112 Miami Co. Recorder's Plat Records

Miami Co. Engr's Record of Subdivision Surveys
Scale 1 inch = 100 feet

RESTRICTIONS

- Said premises shall be used for residential purposes only and such uses as are frequently or customarily incident thereto.
- No part of any dwelling house, excluding open porches and stoops or outbuildings shall be erected on said premises, placed or suffered to remain on said premises within seventy-five feet of the center of the street or highway upon which said premises abut, nor within ten feet of any side lot line.
- No cattle, hogs, goats or other obnoxious animals shall be kept or permitted to remain on said premises; and in the event other domestic animals are kept thereon, they shall be kept in such manner as not to endanger the health or unreasonably disturb the quiet of any occupant of adjacent or neighboring premises.
- No trailer, basement, tent, shack, garage, barn or other outbuilding erected on said premises shall at any time be used as a residence, either temporarily or permanently; nor shall any structure of a temporary character be used as a residence.
- A single house to be erected on each lot, with a minimum value of \$15,000.00
- No buildings other than a house and a garage to be erected on each lot.
- No animals other than dogs or cats are to be kept on these premises.
- Restricted to the Caucasian race.

NOTE:-
Iron pins set at points marked O.
Spikes set at points marked *.



State of Ohio, Miami County ss:

Norman D. Deeter and Miriam J. Deeter, the grantors in the foregoing plat, do hereby acknowledge the signing and execution of said plat for uses and purposes herein mentioned. A perpetual, non-revocable right and easement to the public for road purposes is hereby granted in and to the entire area shown as "reserved for road."

Witnessed by us.

Louise Anne Lutz Norman D. Deeter
Esther M. Ross Miriam J. Deeter

Be it be remembered that on the 20th day of May, 1960, before me, the subscriber, a Notary Public, in and for said County, personally came Norman D. Deeter and Miriam J. Deeter, the grantors in the foregoing plat and acknowledged the signing of the same to be their voluntary act and deed.

Esther M. Ross
Notary Public, Miami County, Ohio.
ESTHER M. ROSS

My commission expires Oct. 17, 1960

Approved by the Planning Commission,

City of Troy, Ohio May 24, 1960

L. M. Suidenberger M.D. Chas. B. Cochran
President Secretary

Transferred June 3, 1960
Ruth E. Pabean
Miami County Auditor

File # 8558
Received for Record 3:30 P.M. June 3, 1960
Recorded in Plat Record Book # 7
Page # 112

Horace C. Comer
Miami County Recorder
Fee # 4.30

Approved May 25, 1960
H. P. Freshour
Miami Co. Engineer
Approved May 25, 1960
Miami County Planning Commission

Luther Pike
Adam Wilgus
Richard Cleiford
Plat # 538

Survey for Norman D. + Miriam J. Deeter
Harvey A. Lewis May 9, 1960.
Ohio Realstru #3834

ANNEXATION OF TERRITORY IN UNION TOWNSHIP, SECTION 20, TO VILLAGE OF WEST MILTON, OHIO

C E R T I F I C A T I O N

Woodrow Johnston, et al, Petitioners

ACCEPTANCE OF PETITION - HEARING DATE SET

(Sections 709.02, 707.05 R. C.)

IN THE MATTER OF ANNEXING CERTAIN TERRITORY IN SECTION 20, TOWN 6, RANGE 5E, UNION TOWNSHIP, TO THE VILLAGE OF WEST MILTON, OHIO:

Woodrow Johnston et al, Petitioners

I, Mary F. Boyd, Clerk to the Board of Miami County Commissioners, Troy, Ohio, do hereby certify that the attached "PETITION", the original map and the amended plat map, and the "AFFIDAVIT" of the Agent, Kenneth O. Wright regarding the publication and posting, and letter received from Kenneth O. Wright, are the originals thereof; and the "PROOF OF PUBLICATION" filed in the above matter is a true and correct photostat copy thereof.

I further certify that the typewritten copies of the resolutions, "ACCEPTANCE OF PETITION-HEARING DATE SET", "PUBLIC HEARING HELD - HEARING ADJOURNED", and the photostat copy of resolution, "FINAL RESOLUTION - PETITION GRANTED WITH DELETING OF TERRITORY" are true and correct copies of such resolutions and action taken by the Board of Miami County Commissioners on dates of November 16, 1959, January 15, 1960 and February 17, 1960, as recorded in Commissioners' Journal No. 35, Pages 411 and 412; 463 and 464; 487 and 488 respectively.

Mary F. Boyd
Mary F. Boyd, Clerk to the Board of Miami County Commissioners, Troy, Ohio

Dated: Feb. 20, 1960

Filed Nov. 16, 1959

PETITION OF ANNEX TERRITORY To Village of West Milton, Ohio

To The Commissioners of Miami County, State of Ohio:

The undersigned, being a majority of the adult free-holders residing on the following described territory situated in the County of Miami and adjacent to the Village of West Milton, towit:

Situated in Section 20, Town 6, Range 5E, Union Township, Miami County, Ohio, bounded and being more particularly described as follows:

Beginning at a point on the West line of Haskett Road, a 40-foot right-of-way, and the North line of Hamilton Street, a 50-foot right-of-way, as recorded in the Springview Addition of the Plat Records of Miami County, Ohio; thence from said point of beginning N 89° 17' 33" E with the North right-of-way line of Hamilton Street a distance of 1017.50 feet to the Southwest corner of lot No. 365 in the village of West Milton, said point also being on the West corporation line of said village; thence S 0° 30' E with the corporation line a distance of 1560.23 feet to the Southwest corner of Lot No. 783 in the Locust Hill Plat Section II as recorded in the Plat Records of Miami County; thence S 89° 46' 17" W with the South line of the Kenneth Wright 13.473 acre tract, the W. W. and C.L. Johnston 10.00 acre tract and the Nellie Lowry 6.00 acre tract, a distance of 1049.18 feet to a stone; thence N 1° 02' 19" E with the West line of the Lowry 6.00 acre tract a distance of 1247.02 feet to a point at the Southwest corner of said Springview addition; thence N 0° 50' 26" W with the West line of Haskett Road a distance of 305.00 feet to the place of beginning containing 36.766 acres more or less.

an accurate map of which territory is hereto attached, respectfully petition that the said above described territory may be annexed to the said Village of West Milton, Ohio.

And Kenneth Wright residing at 249 West Hamilton Street, West Milton, Ohio is hereby authorized to act as agent of the petitioners herein in securing such annexation.

Further petitioners sayeth not.

Annexation to Village of West Milton, Ohio

Table with 3 columns: Signatures of Resident Freeholders as written of deed, Vol. & Page of Deed, Acreage. Lists names like Catherine L. Johnston, Woodrow W. Johnston, David L. Huffaker, Marcia L. Huffaker, Gail P. Cross, Betty R. Cross, Esther Longenecker, Esta C. Longenecker, James F. Plummer, Joyce Plummer with corresponding deed references and acreages.

Mr. Rike introduced the following resolution and moved that it be adopted;

Whereas, a petition signed by Woodrow Johnston, et al has been presented to the Board of Miami County Commissioners asking for annexation of certain territory located in Section 20, Town 6, Range 5E, Union Township, Miami County, Ohio, to the Village of West Milton, Ohio; such territory being adjacent to the West Corporation line of such village, containing 36.766 acres, more or less, and being more particularly described in the petition and accompanying plat map being filed under the provisions of Section 709.02 of the Revised Code of Ohio, now therefore be it

RESOLVED, by the Board of Miami County Commissioners that said petition be filed in the office of the Auditor of Miami County where it shall be subject to the inspection of any person interested and shall be for hearing on the 15th day of January, 1960, at ten o'clock A. M., in the office of the Miami County Commissioners, Court House, Troy, Ohio, and be it further

RESOLVED, that the agent for the petitioners, Kenneth Wright, 249 West Hamilton Street, West Milton, Ohio, as designated in the petition shall be notified by the Clerk of the Board of Miami County Commissioners, of such hearing date so that he may give notice as required by law.

The motion to adopt the resolution was seconded by Mr. Wilgus, with the Board voting as follows: Mr. Seifried, yea; Mr. Wilgus, yea; and Mr. Rike, yea.

(Taken from Commissioners' Journal No. 35, Page 411 and 412, under date of November 16, 1959)

VILLAGE OF WEST MILTON, OHIO ANNEXATION OF APPROXIMATELY 36.766 ACRES.

Kenneth Wright of 249 West Hamilton Street, West Milton, Ohio states that he is agent for petitioners for annexation of approximately 36.766 acres to the Village of West Milton, Ohio as shown on map attached to petition by Engineer, John W. Judge of Kettering, Ohio

That said petition contains the signatures of more than a majority of the resident free-holders within said territory sought to be annexed;

That publication of notice of said petition for annexation has been published in the West Milton Record, a newspaper of English language, being the only newspaper published and of general circulation in said Village, and is of general circulation in said County, for six weeks as required by law, the affidavit of the publisher pertaining to said publication having been filed with Miami County Commissioners herein;

That affiant has caused notice of the filing of said petition, and a copy of said petition to be posted in the area to be annexed as required by law on the 25th day of November 1959, for the period required by law towit: from said date to the date of this affidavit for six weeks or more. Said notice and copy of petition were posted at pole in front of Home of Catherine & Woodrow Johnston on Hamilton Street within the area petitioned to be annexed. Further affiant sayeth not.

Kenneth O. Wright
Agent for Petitioners

STATE OF OHIO) SS. MIAMI COUNTY)

Kenneth Wright, agent being first duly sworn states that he is agent for petitioners for annexation of approximately 36.766 acres to the Village of West Milton, Ohio and that the facts set forth in the foregoing affidavit are true as he verily believes.

Kenneth O. Wright

Sworn to before me and subscribed in my presence this 14th day of January 1960.

SEAL WINFRED L. MARTINDALE, Notary Public In and for The State of Ohio My Commission Expires Dec. 4, 1962

Winfred L. Martindale

PROOF OF PUBLICATION

NOTICE OF PETITION FOR ANNEXATION

January 28, 1960

Notice is hereby given that petition has been filed on Monday, November 16, 1959, with the Commissioners of Miami County, Court House, Troy, Ohio, requesting annexation to the Village of West Milton, Ohio, of certain territory as follows:

Situate in Section 20, Town 6, Range 5 E., Union Township, Miami County, Ohio bounded and being more particularly described as follows:

Beginning at a point on the west line of Hasket Road, a 40-foot right-of-way, and the north line of Hamilton Street a 50-foot right-of-way, as recorded in the Springview Addition of the Plat Records of Miami County, Ohio; thence from said point of beginning N. 80° 17' 33" E with the north right-of-way line of Hamilton Street a distance of 1017.50 feet to the southwest corner of lot No. 365 in the Village of West Milton, said point also being on the west corporation line of said village; thence S. 0° 30' E., with the corporation line a distance of 1560.23 feet to the southwest corner of Lot No. 783 in the Locust Hill Plat, Section II as recorded in the Plate Records of Miami County; thence S. 89° 46' 17" W., with the south line of the Kenneth Wright 13.473 acre tract, the W. W. and C. L. Johnston 18.00 acre tract and the Nellie Lowry 6.00 acre tract a distance of 1049.18 feet to a stone; thence N. 1° 02' 19" E. with the west line of the Lowry 6.00 acre tract a distance of 1247.02 feet to a point at the southwest corner of said Springview Addition; then N 0° 50' 26" W. with the west line of Hasket Road a distance of 305.00 feet to the place of beginning containing 36.766 acres more or less.

An accurate map of the territory herein sought to be annexed has been filed with said petition.

That said petition has been set for hearing before said County Commissioners at their office in said Court House on Friday, the 15th day of January, 1960 at 10 o'clock a. m.

Kenneth Wright, Agent for Petitioners

First publication Nov. 25, 1959

6w

THE STATE OF OHIO) SS: MIAMI COUNTY)

I Mary L. Gordon do solemnly swear that I am Member of the firm of Record Printing Co., publishers of THE WEST MILTON RECORD a newspaper printed and published and of general circulation throughout Miami County, Ohio; and that the original notice, a true copy of which is hereto annexed, was published in said newspaper for a period of six consecutive weeks, commencing on the 25th day of November A.D. 1959.

Mary L. Gordon

Sworn to before me and subscribed in my presence, this 14th day of January A.D. 1960.

Retta Mae Elleman

SEAL RETTA MAE ELLEMAN nee Retta Mae Schwartz, Notary Public In and for Miami County, Ohio My Commission Expires Aug. 13, 1960

ANNEXATION OF TERRITORY IN UNION TOWNSHIP, SECTION 20, TO VILLAGE OF WEST MILTON, OHIO

Woodrow Johnston et al, Petitioners

PUBLIC HEARING HELD - HEARING ADJOURNED

The following resolution was introduced by Mr. Wilgus who also moved that it be adopted:

WHEREAS, pursuant to action taken by the Board of Miami County Commissioners on November 16, 1959, a public hearing was held in the Commissioner's office, Court House, Troy, Ohio, this day, January 15, 1960, at ten o'clock A. M. on the petition of Woodrow Johnston et al, requesting that certain territory located in Section 20, Town 6, Range 5E, Union Township, Miami County, Ohio, lying adjacent to the West corporation line of the Village of West Milton, Ohio, containing 36.966 acres, more or less, be annexed to said Village of West Milton, Ohio, and

WHEREAS, said petition was publicly read at such hearing; and such petition and accompanying plat map of land to be annexed has been on file in the Miami County Auditor's office for public inspection since November 16, 1959, and

WHEREAS, the required legal notice of said petition and hearing has been given by publication and posting as required by law, and as appears from the affidavit and proof of publication submitted this date, and

WHEREAS, all interested persons appearing at such hearing either in person or by attorney were given an opportunity to express their opinions either for or against the granting of the prayer of the petition, and

WHEREAS, it was determined by the Board that more time was needed by them to view the territory to be annexed, and to consider the merits of the annexation, therefore be it

RESOLVED, that pursuant to Section 707.06 of the Revised Code of Ohio, this hearing be adjourned to a future date to allow sufficient time for the Board of Miami County Commissioners to make a decision in the matter.

The motion to adopt the resolution was seconded by Mr. Seifried, with the Board voting as follows: Mr. Rike, yea; Mr. Wilgus, yea; and Mrs. Seifried, yea.

* * * * *

(Taken from Commissioners' Journal No. 35, Pages 463 and 464, under date of January 15, 1960)

County Commissioners Miami County Troy, Ohio

Re: Kenneth Wright Annexation to Village of West Milton, Ohio

Gentlemen:

Transmitted herewith is map for annexation to Village of West Milton revised in accordance with requirements of the Commissioners that lands of Mrs. Lowry be omitted if annexation is to be approved by them; also new description of territory to be annexed and description of territory omitted from the description as originally filed being lands owned by Mrs. Lowry and a portion of Hamilton Street and a portion of Hasket Road but more accurately given in the said descriptions all as prepared by John W. Judge licensed engineer and surveyor.

The Undersigned, Kenneth Wright, as agent for the petitioners asks that the Commissioners act favorably on the petition for annexation as amended by the above mentioned documents.

Yours very truly, Kenneth O. Wright

Kenneth Wright as agent for annexation petitioners

MEETING - BOARD OF COMMISSIONERS - MIAMI COUNTY

The Board of Miami County Commissioners met this day pursuant to adjournment on Monday, February 15, 1960.

The meeting was called to order by the President of the Board with all members attending as follows: Luther Rike, Richard Seifried, and Adam Wilgus.

The minutes of the previous meeting held on Monday, February 15, 1960 were read and approved.

ANNEXATION OF TERRITORY IN UNION TOWNSHIP, SECTION 20, TO VILLAGE OF WEST MILTON, OHIO

Woodrow Johnston et al, Petitioners

FINAL RESOLUTION - PETITION GRANTED WITH DELETING OF TERRITORY

Mr. Seifried introduced the following resolution and moved that it be adopted:

WHEREAS, the Board of Miami County Commissioners having heard either in person or by legal representative, all interested property owners expressing their opinions for or against the granting of the petition in these annexation proceedings at a public hearing held on January 15, 1960, adjourned such hearing to a future date, and

WHEREAS, said Board has since made an actual view of the territory proposed to be annexed, and has received a letter from the Agent of the petitioners, Kenneth Wright, enclosing an amended plat which excludes a 6-acre tract and Lot No. 21 owned by Mrs. Nellie Lowry and such letter asks that the new plat map be approved to take the place of the original map filed with the petition, and

WHEREAS, since Mrs. Lowry objects to the annexing of such tracts of land which she owns to the Village of West Milton, Ohio, be it

RESOLVED, that the following described territory which is not owned or occupied by the petitioners, be deleted from the territory originally proposed to have been annexed, and as shown by the amended plat map being filed:

Situate in Section 20, Town 6, Range 5E, Union Township, Miami County, Ohio, and being more particularly described as follows:

Being all of Lot No. 21, in the Spring View Addition and also the following described tract: Beginning at the Southwest corner of said Spring View Addition as recorded in the Plat Records of Miami County, Ohio, said point also being on the West right-of-way line of Hasket Road at its Southern terminus as dedicated in said Spring View Addition; thence from said point of beginning N 89° 06' 06" E a distance of 209.47 feet to a point; thence S 1° 02' 19" W a distance of 1249.25 feet to a point; thence S 89° 46' 17" W a distance of 209.41 feet to a point; thence N 1° 02' 19" E a distance of 1246.83 feet to the place of beginning with the latter described tract containing 6.000 acres more or less, subject however to all legal highways and easements of record.

And further be it,

RESOLVED, that:

- (1) The petition of Woodrow Johnston et al, contains all the matters required by law;
(2) That the statements in the petition are true;
(3) That the map of the territory attached to the petition is accurate, and that the amended map submitted by the Agent is also accurate;
(4) That the persons whose names are subscribed to the petition are a majority of the adult freeholders residing in the territory sought to be annexed;
(5) That the legal notice and posting has been given as required by law.

(6) That it is right that the prayer of the petition be granted after deleting the portion of land hereinbefore described and that such territory remaining to be annexed is adjacent to the Village of West Milton, Ohio:

(7) That the petition of Woodrow Johnston, et al, to annex the following described land in Union Township after the above mentioned deletion is made, be and it is hereby granted; and it is hereby ordered that the description in the petition be and the same is hereby amended to conform with the new plat map as follows:

Situate in Section 20, Town 6, Range 5E, Union Township, Miami County, Ohio, and being more particularly described as follows:

Beginning at a point on the existing West corporation line in the Village of West Milton, said point being the intersection of the East right-of-way line of Poplar Street and the North right-of-way line of Hamilton Street, said point also being the Southwest corner of Inlot 352; thence from said point of beginning S 0° 30' E a distance of 1560.23 feet to a point; thence S 89° 46' 17" W a distance of 839.77 feet to a point; thence N 1° 02' 19" E a distance of 1249.25 feet to a point on the South line of Lot No. 21 in the Springview Addition; thence N 89° 06' 06" E a distance of 6.23 feet to a point; thence N 0° 30' 10" W a distance of 304.50 feet to the North right-of-way line of Hamilton Street; thence N 89° 17' 33" E a distance of 800.00 feet to the place of beginning, containing 29.252 acres more or less.

(8) That said land, as described above, subject to approval of the Council of the Village of West Milton, Ohio, be and it is hereby annexed to said Village of West Milton, Ohio.

(9) That the Clerk of the Miami County Commissioners be, and she is authorized to certify to the Clerk of the Council of West Milton, a transcript of these proceedings, including a copy of the petition and maps attached hereto.

The motion for the adoption of the resolution was seconded by Mr. Wilgus, with the Board voting as follows: Mr. Rike, yea; Mr. Seifried, yea; and Mr. Wilgus, yea.

* * * * *

Ordinance No. 921 Passed May 17 1960

ACCEPTING PETITION FOR ANNEXATION OF TERRITORY

Be it ordained by the Council of the Village of West Milton, Miami County, Ohio:

Section 1: That the petition for annexation of Catherine L. Johnston and Woodrow W. Johnston and others, who have designated Kenneth Wright as their agent for securing the annexation of the following described territory situated in the State of Ohio, in the County of Miami and adjacent to the Village of West Milton, to wit:

Situate in Section 20, Town 6, Range 5E, Union Township, Miami County, Ohio, and being more particularly described as follows:

Beginning at a point on the existing West corporation line in the Village of West Milton, said point being the intersection of the East right-of-way line of Poplar Street and the North right-of-way line of Hamilton Street, said point also being the Southwest corner of Inlot 352; thence from said point of beginning S 0° 30' E a distance of 1560.23 feet to a point; thence S 89° 46' 17" W a distance of 839.77 feet to a point; thence N 1° 02' 19" E a distance of 1249.25 feet to a point on the South line of Lot No. 21 in the Springview Addition; thence N 89° 06' 06" E a distance of 6.23 feet to a point; thence N 0° 30' 10" W a distance of 304.50 feet to the North right-of-way line of Hamilton Street; thence N 89° 17' 33" E a distance of 800.00 feet to the place of beginning, containing 29.252 acres more of less.

an accurate map of which territory together with the petition for its annexation and other papers relating thereto, and a certified transcript of the proceedings of the county commissioners in relation thereto are and have been for more than sixty (60) days on file with the clerk of council of said village be and the same is hereby accepted.

Section 2: This ordinance shall take effect and be in force from and after the earliest period allowed by law.

Passed this 17 day of May 1960 by vote of 5 of the six members of council.

C. H. Minnich
Mayor

L A
L G
I E
V SEAL
WEST MILTON OHIO
C K
L R Georgia Lyons
E Clerk

CLERK'S CERTIFICATE

May 27 1960

I, Georgia Lyons, Clerk of Council of the Village of West Milton, Ohio, do hereby certify that the foregoing ordinance was published in The West Milton Records, a newspaper in English language, the only newspaper published and of general circulation in said Village for two successive weeks on the same day of each week beginning May 25th 1960.

Georgia Lyons
Georgia Lyons, Clerk of Council of
the Village of West Milton, Ohio

CLERK'S CERTIFICATE
(Ohio R.C. 709.06)

1 June 1960

I, Georgia Lyons, Clerk of the Village of West Milton, Ohio herewith certify that the attached papers pertaining to petition for annexation of Kenneth Wright agent for petitioners, of certain lands in (Section) 20, Town 6, Range 5E) Union Township, Miami County, Ohio, are true and correct copies pertaining thereto, to wit:

- (a) petition for annexation,
- (b) maps of area annexed,
- (c) proof of publication of notice of petition for annexations,
- (d) affidavit of publication and posting,
- (e) acceptance of petition for annexation by Board of County Commissioners of Miami County, Ohio;
- (f) proceedings of County Commissioners of Miami County, Ohio granting said petition for annexation, as amended,
- (g) certification by Clerk of said Commissioners,
- (h) ordinance no. 921 of the Village of West Milton accepting and approving said petition for annexation, as amended.

that the transcript of said proceedings were deposited in my hands and filed in the records of my office more than sixty days before passage of said ordinance, and that same with accompanying map were laid before council at the next regular session thereafter and passed as set forth in copy of ordinance hereto attached as required by law.

Georgia Lyons
Georgia Lyons, Clerk of the Council
of the Village of West Milton, Ohio

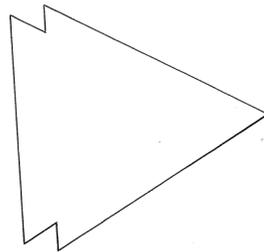
L A
L G
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V SEAL
WEST MILTON, OHIO
C K
L R
E

Received June 6, 1960
Recorded June 6, 1960
Number 8584
Fee for Proceeding \$4.30
Horace C. Cromer, Recorder
Thay B. Austin Deputy
Plat Book 7, Pages 113, 113A, 113B, 113C

APPROVED BY THE CITY OF TROY PLANNING COMMISSION THIS 14 DAY OF June 1960

L. M. Lindenberger M.D. President

Opal B. Callier Secretary



AT A MEETING OF THE CITY COUNCIL OF THE CITY OF TROY, OHIO HELD THIS 20TH DAY OF JUNE 1960, THIS VACATION PLAT WAS APPROVED BY ORDINANCE NO. 0-24-60

R. H. Starnes Mayor
Edward Chase Pres. of Council
H. J. Tompkins Clark of Council

APPROVED AND TRANSFERRED THIS 22ND DAY OF June 1960

Ruth E. Graham
MIAMI COUNTY AUDITOR

GARFIELD AVE.



LINCOLN AVE.

PLAT BOOK 7 PAGE 114
MIAMI COUNTY RECORDERS PLAT RECORDS
RECEIVED FOR RECORD THIS 22 DAY OF
June 1960, AT 12:50 P.M.
FILE NO. 8885 FEE \$ 4.80
Hazel C. Romer
MIAMI COUNTY RECORDER

We the undersigned hereby petition and consent to the vacation of the alley as shown on the above plat

William A. Johnson The Troy Sunshade Company
James Street by Carl W. Boese Pres. & Secy. 2091.
Witness
and Paul C. Buchanan Secy.

State of Ohio
County of Miami
Personally appeared before me, a Notary Public in and for the State of Ohio, the above signed parties who acknowledge the signing thereof to be their voluntary act and deed this 25th day of May 1960.
James Street
Notary Public in and for State of Ohio
My Commission Expires Feb. 28, 1963

VACATION PLAN
OF THE
ALLEY
EAST OF
GARFIELD ST.
FROM S.L. LOTS 1109 & 1123 TO S.L. VAC. RAPER ST.
AND
FROM N.L. VAC. RAPER ST. TO S.L. HYDRAULIC AV.
ERNEST O. BROWN
REG. CIVIL ENG. & SURVEYOR MAY 25, 1960.
1516 EMMONS AV
DAYTON, OHIO.

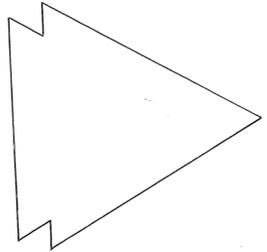
TROY CORPORATION

PRECINCT

RECORDER'S PLAT BOOK 7 PLAT NO. 115
PLAT NO 154 VOL 7 MIAMI CO. ENGR'S
RECORD OF LOT SURVEYS.
SCALE 1"=50'

APPROVED BY THE CITY OF TROY PLANNING COMMISSION THIS 14 DAY OF June 1960

L. N. Friedenberg M.D. President
Opal B. Callies Secretary



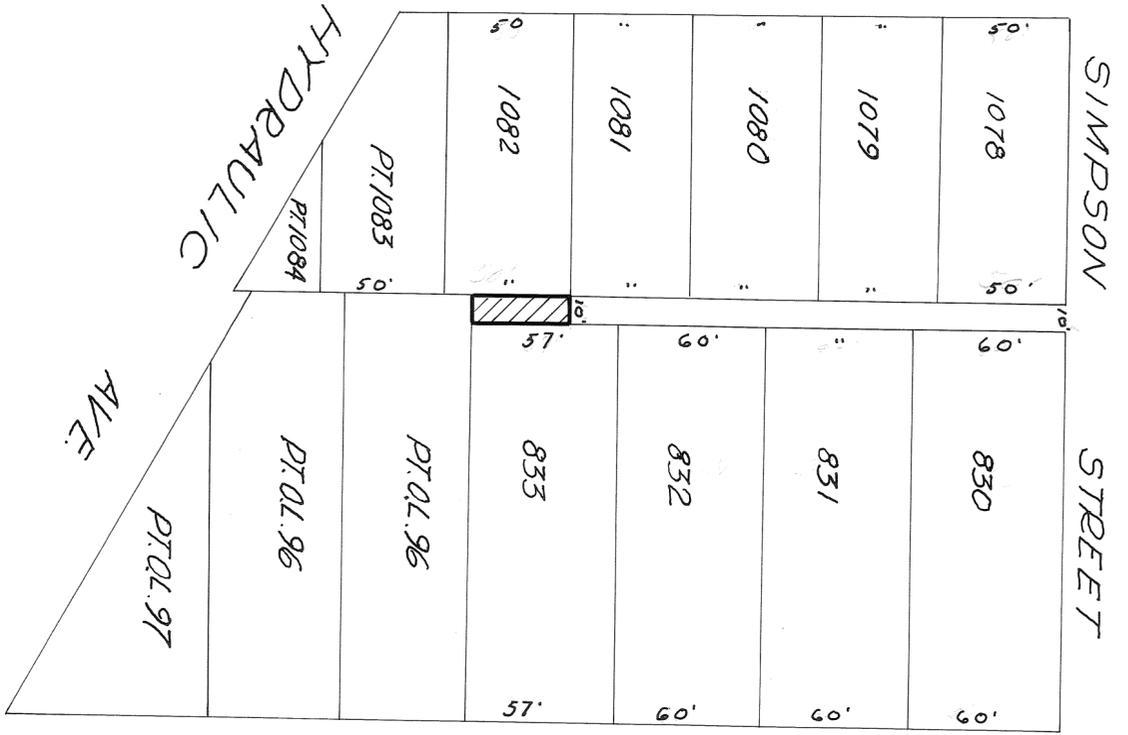
AT A MEETING OF THE CITY COUNCIL OF THE CITY OF TROY, OHIO HELD THIS 20TH DAY OF JUNE 1960, THIS VACATION PLAT WAS APPROVED BY ORDINANCE NO. 0-24-60

R. W. Steumer Mayor
Edward R. Lane Pres of Council
J. J. Tomlin Clerk of Council

PLAT BOOK 7 PAGE 115
MIAMI COUNTY RECORDERS PLAT RECORDS RECEIVED FOR RECORD THIS 22 DAY OF June 1960, AT 12:52 P.M.
FILE NO. 8886 FEE \$ 4.30
Wm. C. Palmer
MIAMI COUNTY RECORDER

APPROVED AND TRANSFERRED THIS 22nd DAY OF June 1960
Paul E. Graham
MIAMI COUNTY AUDITOR

LINCOLN AVE.



GRANT ST.

We the undersigned hereby petition and consent to the vacation of the alley as shown on the above plat

William D. Keiper The Troy Sunshade Company
James Stuecht by Carl W. Boese
Witness Pres. & Man. Mgr.
and Paul C. Chapman
Secy.

State of Ohio
County of Miami
Personally appeared before me, a Notary Public in and for the State of Ohio, the above signed parties who acknowledge the signing thereof to be their voluntary act and deed this 25th day of May 1960
James Stuecht
Notary Public in and for State of Ohio
My Commission Expires Feb. 28, 1963

VACATION PLAN
OF PART
ALLEY
EAST OF
LINCOLN ST.
FROM S.L. LOT NO. 1081 TO THE N.L. O.L. 96

ERNEST O. BROWN
REG. CIVIL ENG. & SURVEYOR
1516 EMMONS AV.
DAYTON, OHIO. MAY 25, 1960.

FILE NUMBER- 8975 RECEIVED FOR RECORD THIS 27 DAY OF JUNE 1960 AT 1-46 PM. PLAT BOOK NO. 7 PAGE 116

SCALE: 1"=200'

MIAMI COUNTY RECORDER FEE - \$4.30

I THE UNDERSIGNED, A RESIDENT FREEHOLDER REQUEST ANNEXATION OF THIS AREA TO THE CITY OF TROY, MIAMI COUNTY, OHIO, AND ACKNOWLEDGE THE SIGNING THEREOF TO BE MY VOLUNTARY ACT AND DEED.

Clara R. Howell OWNER Carl B. Good WITNESS

STATE OF OHIO - MIAMI COUNTY PERSONALLY APPEARED BEFORE ME THE ABOVE SIGNED PARTIES AND ACKNOWLEDGE THE SIGNING THEREOF. SWORN TO AND SUBSCRIBED BEFORE ME THIS 16 DAY OF January 1960.

Frank C. Bagler NOTARY PUBLIC IN AND FOR COUNTY OF MIAMI MY COMMISSION EXPIRES 10-22-61.

I HEREBY APPROVE THIS AREA THIS 10th DAY OF FEBRUARY 1960.

T. C. Freshour MIAMI COUNTY ENGINEER

THE FOREGOING AREA APPROVED BY THE BOARD OF COMMISSIONERS OF MIAMI COUNTY OHIO. April 18, 1960

Luther Pike Adam Wilgus Richard Shepfield

I HEREBY APPROVE THIS AREA AND NUMBERS TO BE PLACED HEREON DESIGNATING THE TRACT SHOWN. THIS 27th DAY OF June 1960.

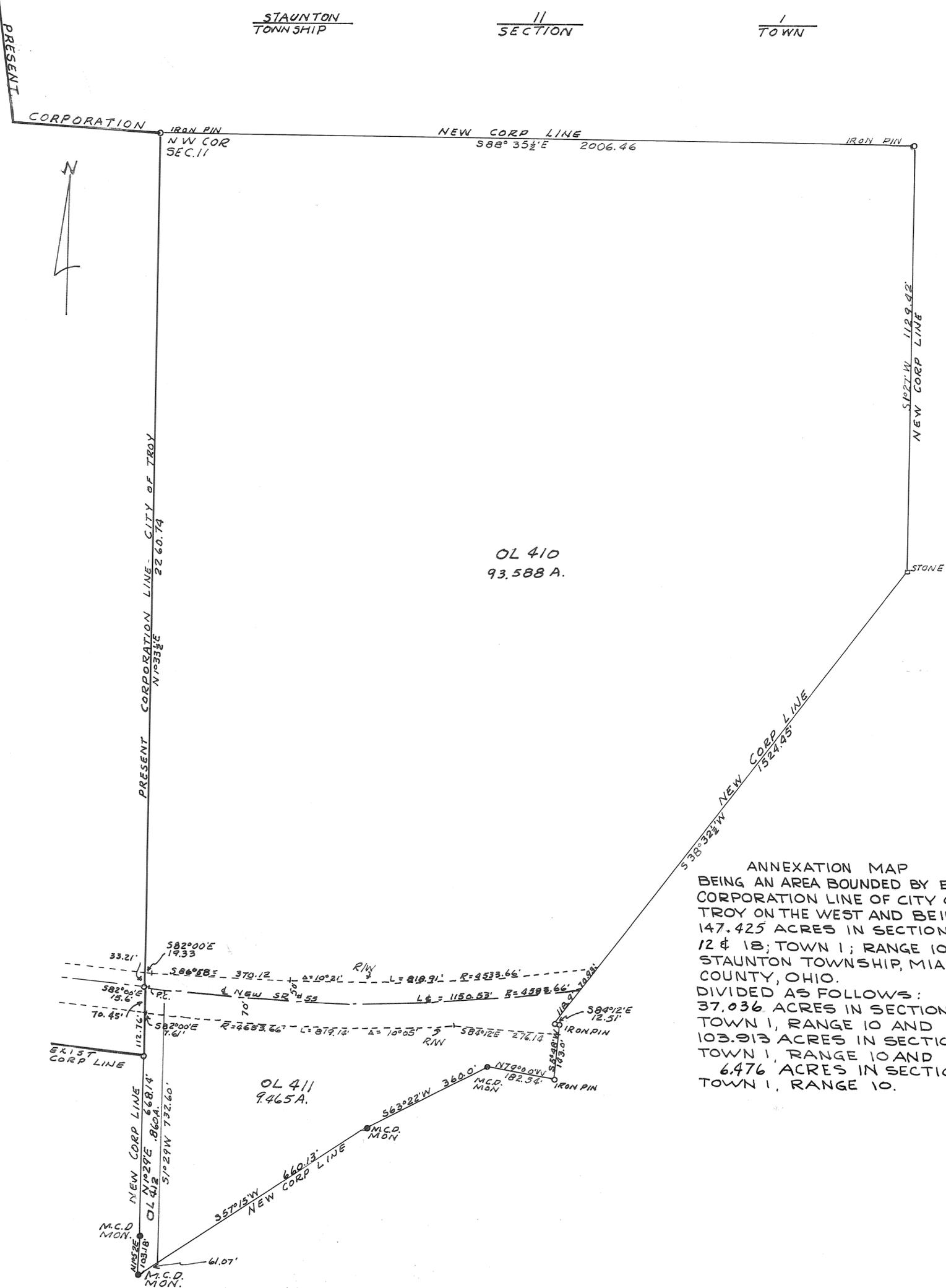
Ruth C. Graham MIAMI COUNTY AUDITOR

ATA MEETING OF THE CITY COUNCIL OF THE CITY OF TROY, OHIO HELD THIS 20th DAY OF JUNE 1960. THIS ANNEXATION PLAT WAS ACCEPTED BY ORDINANCE NO. 0-21-60

R. H. Stearns MAYOR Edward Chase PRES. OF COUNCIL W. W. Tompkins CLERK OF COUNCIL

I HEREBY CERTIFY THIS PLAT TO BE CORRECT.

Franklin D. Ruck FRANKLIN D. RUCK

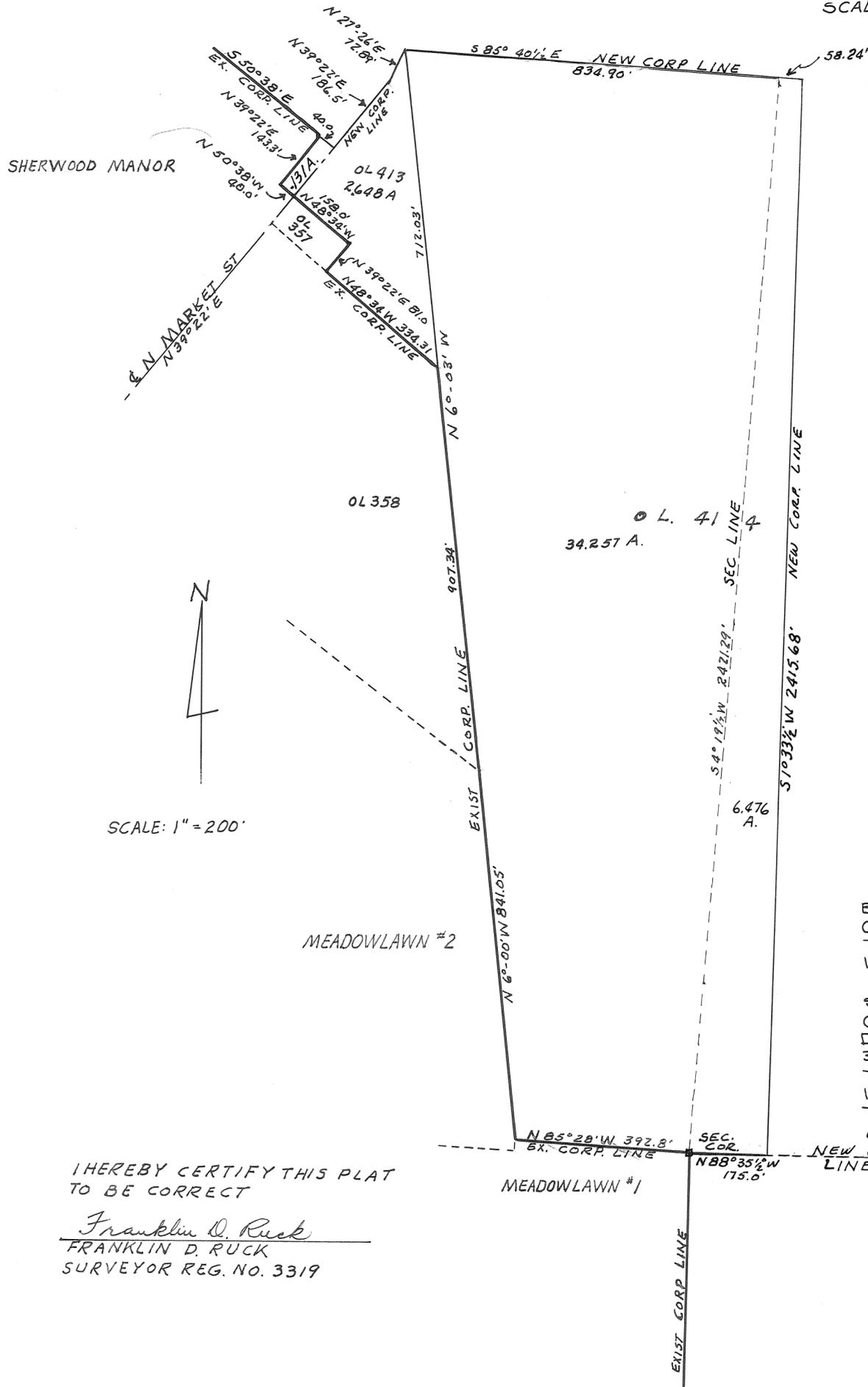


ANNEXATION MAP BEING AN AREA BOUNDED BY EAST CORPORATION LINE OF CITY OF TROY ON THE WEST AND BEING 147.425 ACRES IN SECTION 11, 12 & 13; TOWN 1; RANGE 10 STAUNTON TOWNSHIP, MIAMI COUNTY, OHIO. DIVIDED AS FOLLOWS: 37.036 ACRES IN SECTION 13, TOWN 1, RANGE 10 AND 103.913 ACRES IN SECTION 11, TOWN 1, RANGE 10 AND 6.476 ACRES IN SECTION 12 TOWN 1, RANGE 10.

FILE NUMBER - 8976 RECEIVED FOR RECORD THIS 27 DAY OF JUNE 1960 AT 1:42 P.M. PLAT BOOK NO. 7 PAGE 117

SCALE: 1"=200'

MIAMI COUNTY RECORDER FEE - 74.30



I THE UNDERSIGNED, A RESIDENT FREEHOLDER REQUEST ANNEXATION OF THIS AREA TO THE CITY OF TROY, MIAMI COUNTY OHIO AND ACKNOWLEDGE THE SIGNING THEREOF TO BE MY VOLUNTARY ACT AND DEED.

Clara R. Howell OWNER Carl B. Good WITNESS

STATE OF OHIO - MIAMI COUNTY PERSONALLY APPEARED BEFORE ME THE ABOVE SIGNED PARTIES AND ACKNOWLEDGE THE SIGNING THEREOF SWORN TO AND SUBSCRIBED BEFORE ME THIS 16 DAY OF January 1960.

Frank Barber NOTARY PUBLIC IN AND FOR COUNTY OF MIAMI MY COMMISSION EXPIRES 10-22-61

I HEREBY APPROVE THIS AREA THIS 10th DAY OF FEBRUARY 1960

J.C. Freshour MIAMI COUNTY ENGINEER

THE FOREGOING AREA APPROVED BY THE BOARD OF COMMISSIONERS OF MIAMI COUNTY OHIO. April 18, 1960

Luther Pike Adam Wilgus Richard Heifried

I HEREBY APPROVE THIS AREA AND NUMBERS TO BE PLACED HEREON DESIGNATING THE TRACT SHOWN THIS 27th DAY OF June 1960

Ruth E. Graham MIAMI COUNTY AUDITOR

ATA MEETING OF THE CITY COUNCIL OF THE CITY OF TROY, OHIO HELD THIS 20th DAY OF JUNE 1960 THIS ANNEXATION PLAT WAS ACCEPTED BY ORDINANCE NO. 0-21-60

Richard Stearns MAYOR Edward Olare PRES OF COUNCIL H.H. Tomplin CLERK OF COUNCIL

ANNEXATION MAP BEING AN AREA BOUNDED BY EAST CORPORATION LINE OF CITY OF TROY ON THE WEST AND BEING 147.425 ACRES IN SECTION 11, 12 & 18; TOWN 1; RANGE 10 STAUNTON TOWNSHIP, MIAMI COUNTY, OHIO. DIVIDED AS FOLLOWS: 37.036 ACRES IN SECTION 18, TOWN 1, RANGE 10 AND 103.913 ACRES IN SECTION 11, TOWN 1, RANGE 10. 6.476 ACRES IN SECTION 12 TOWN 1, RANGE 10.

I HEREBY CERTIFY THIS PLAT TO BE CORRECT Franklin D. Ruck FRANKLIN D. RUCK SURVEYOR REG. NO. 3319

ANNEXATION
of

FERRITORY IN SECTIONS 18, 12, and 11, STAUNTON TOWNSHIP

TROY-OHIO

THE STATE OF OHIO
DEPARTMENT OF STATE

This will acknowledge receipt of the filing for annexation of territory for the City of Troy, Miami County, Ohio.
The check in the amount of \$5.00 for filing has been received.

The SEAL
OF THE SECRETARY OF
STATE OF OHIO

WITNESS my hand and official seal at Columbus, Ohio this 18th day of July, A.D. 1960

Ted W Brown
Ted W. Brown Secretary of State

C E R T I F I C A T I O N

Extract from Minutes of the Council of the City of Troy, Ohio on June 20 1960 concerning annexation of territory in Section 11, 12 and 18 Staunton Township to City of Troy, Miami County, Ohio.

June 20 1960

ORDINANCE No. 0 - 21 - 60 AUTHORIZING THE ANNEXATION OF 147,525 ACRES OF LAND ADJACENT TO THE CITY OF TROY, LOCATED IN SECTIONS 18, 12, and 11, TOWN 1, RANGE 10, STAUNTON TOWNSHIP, MIAMI COUNTY, OHIO. Terrell moved, seconded by Kolter the rule requiring three readings be suspended. Vote: Yeas: Le Fevre, McConnell, Terrell, Barnett, Groff, Jenkins, Kolter. Nays: None. On Motion of Barnett, duly seconded by Kolter the Ordinance was adopted on the following roll call; Yeas: Le Fevre, McConnell, Terrell, Barnett, Groff, Jenkins, Kolter. ORDINANCE ADOPTED.

Troy, Ohio July 8 1960

In the matter of annexation to the City of Troy, Ohio of territory in Sections 11, 12 and 18 Staunton Township consisting of 147,525 acres of land adjacent to said City of Troy, Ohio. I, the undersigned H.H. Tamplin, Clerk of Council and Auditor of the City of Troy, Ohio hereby certify the above is a true copy of the Minutes as pertaining to said annexation, of a meeting of Council of the City of Troy, Ohio held on the 20th day of June 1960

SEAL
City of Troy, Ohio

H. H. Tamplin
Clerk of Council and City Auditor
of the City of Troy, Ohio

dated July 8, 1960.

C E R T I F I C A T I O N

IN THE MATTER OF ANNEXING TERRITORY IN SECTIONS 11, 12 & 18, STAUNTON TOWNSHIP TO CITY OF TROY, OHIO.-

Clara R. Howell, Petitioner.

I, H. H. Tamplin, Clerk of Council and City Auditor of the City of Troy, Miami County, Ohio do hereby certify that the attached is a true copy of Ordinance 0 - 21 - 60 "Ordinance authorizing the annexation of 147.425 acres of land adjacent to the City of Troy, located in sections 18, 12 and 11, Town 1, Range 10, Staunton Township, Miami County, Ohio." Said Ordinance being adopted and approved by Council and the Mayor on June 20 1960.

I further certify that the attached certified Proof of Publication of Ordinance 0 -21-60 on June 24 and July 1, 1960 is true and correct. Maps attached hereto are true copies of the original maps of the territory annexed. The original maps covering the territory described in Ordinance 0 - 21 - 60 have been approved by the County Auditor and filed with the Recorder of Miami County, Ohio.

Dated July 8 1960

SEAL
City of Troy Ohio

H. H. Tamplin
Clerk of Council and City Auditor
of
The City of Troy, Miami County, Ohio

PROOF OF PUBLICATION

The State of Ohio)
Miami County) ss:

ROBERT C. GREULICH, being first duly sworn, says that he is General Manager of THE TROY DAILY NEWS, INC. Publisher of Troy Daily News

a newspaper printed, and of general circulation, in said county, and that a notice of which the annexed is a true copy, was published in said paper on Friday of each week for two weeks, beginning on the 24th day of June, 1960

Sworn to and subscribed before this 2nd day of July, 1960

Robert C. Greulich
Naomi Kinsinger
Naomi Kinsinger, Notary Public
My Commission Expires Feb. 18, 1962

Printer's Fee \$33.75
Notary's Fee \$
Total \$33.75

ORDINANCE AUTHORIZING THE ANNEXATION OF 147.425 ACRES OF LAND ADJACENT TO THE CITY OF TROY, LOCATED IN SECTIONS 18, 12 AND 11, TOWN 1, RANGE 10, STAUNTON TOWNSHIP, MIAMI COUNTY, OHIO. BE IT ORDAINED by the Council of the City of Troy, Ohio, a majority of the members duly elected thereto concurring: SECTION I. That, in accordance with the petition of Clara R. Howell, the annexation of the following described territory in the County of Miami and adjacent to the City of Troy be and the same is hereby authorized and approved.

TRACT A:
Situatd in the Township of Staunton County of Miami and State of Ohio, and being in the Southeast Quarter of Section 18, and the Southwest quarter of Section 12, Town 1, Range 10, and bounded and described as follows:

Starting at the Southeast corner of Section 18, Town 1, Range 10, witnessed by iron pin found, same being place of beginning; thence along the existing corporation line of City of Troy N. 85 deg. 28 min. W. 392.8 feet to an iron pin found; thence N. 6 deg. 00 min. W. 1748.39 feet to a fence post; thence N. 48 deg. 34 min. W. 334.31 feet to an iron pin found; thence N. 39 deg. 22 min. E. 81.00 feet to an iron pin found; thence N. 48 deg. 34 min. W. 158.00 feet to a point on centerline of N. Market Street extended; thence N. 50 deg. 38 min. W. 40.00 feet to a point; thence N. 39 deg. 22 min. E. 143.3 feet to a point; all bearing and distance given now will be the proposed corporate limits of the City of Troy; thence S. 50 deg. 38 min. E. 40.0 feet to a point on centerline of North Market Street extended; thence along centerline of North Market Street extended N. 39 deg. 22 min. E, 186.5 feet to a point; thence along same centerline N. 27 deg. 26 min. E. 72.89 feet to a point; thence S. 85 deg. 40 1/2 min. E. 893.14 feet to a point; thence S. 1 deg. 33 1/2 min. W. 2415.68 feet to a point; thence N. 88 deg. 35 1/2 min. W. 175.00 feet to place of beginning, containing 43.512 acres, more or less.

TRACT B
Situatd in the Township of Staunton, County of Miami and State of Ohio, and being in the Northwest Quarter of Section 11, Town 1, Range 10, and bounded and described as follows: Starting at the Northwest corner of Section 11, Town 1, Range 10, witnessed by iron pin found same being place of beginning; thence along the proposed corporate limits of the City of Troy, S. 88 deg. 35 1/2 min. E. 2006.46 feet to an iron pipe found; thence S. 1 deg. 27 min. W. 1129.42 feet to a stone found; thence S. 38 deg 32 1/2 min. W. 1524.45 feet to an iron pin found; thence S. 84 deg. 12 min. R. 12.51 feet to an iron pin found; thence S. 5 deg. 48 min. W. 182.54 feet to Miami Conservancy District monument found; thence S. 63 deg. 22min. W. 360 feet to a Miami Conservancy District monument found; thence S. 57 deg. 15 min. W. 721.20 feet to a Miami Conservancy District monument found; thence N. 1 deg. 52 min. E. 103.18 feet to a Miami Conservancy District monument found; thence N. 1 deg. 29 min. E. 484.93 feet to an iron pin found. All bearings and distance given now will be existing corporate limits of City of Troy; thence N. 1 deg. 29 min. E. 183.21 feet to iron pin found; thence N. 1 deg. 33 1/2 min. E. 2260.74 feet to place of beginning, containing 103.913 acres, more or less, subject to all highway rights of way;

in accordance with the map of such territory to be annexed, submitted with the petition and transcript as approved by the Commissioners of Miami County, Ohio.

SECTION II. That the petitioners are hereby authorized and instructed upon approval of the signatures of the necessary city officials, to file with the Recorder of Miami County, the annexation plat and necessary proceeding thereto.
SECTION III. That a certified copy of this Ordinance be forwarded to the Auditor of Miami County by the Clerk of this Council
SECTION IV. That this Ordinance shall take effect and be in full force from and at the earliest day allowed by law.
Adopted June 20, 1960

EDWARD CHASE
President of Council
Approved June 20, 1960
RAYMOND D. STEINMETZ
Mayor
Attest H. H. Tamplin
Clerk of Council
June 24, July 1

ORDINANCE NO. 0-21-60

ORDINANCE AUTHORIZING THE ANNEXATION OF 147,425 ACRES OF LAND ADJACENT TO THE CITY OF TROY, LOCATED IN SECTIONS 18, 12 AND 11, TOWN 1, RANGE 10, STAUNTON TOWNSHIP, MIAMI COUNTY, OHIO.

BE IT ORDAINED by the Council of the City of Troy, Ohio, a majority of the members duly elected thereto concurring:

SECTION I. That, in accordance with the petition of Clara R. Howell, the annexation of the following described territory in the County of Miami and adjacent to the City of Troy be and the same is hereby authorized and approved.

TRACT A:
Situatd in the Township of Staunton, County of Miami and State of Ohio, and being in the Southeast Quarter of Section 18, and the Southwest quarter of Section 12, Town 1, Range 10, and bounded and described as follows: Starting at the Southeast corner of Section 18, Town 1, Range 10, witnessed by iron pin found, same being place of beginning; thence along the existing corporation line of City of Troy N. 85 deg. 28 min. W. 392.8 feet to an iron pin found; thence N. 6 deg. 00 min. W. 1748.39 feet to a fence post; thence N. 48 deg. 34 min. W. 334.31 feet to an iron pin found; thence N. 39 deg. 22 min. E. 81.00 feet to an iron pin found; thence N. 48 deg. 34 min. W. 158.00 feet to a point on centerline of N. Market Street extended; thence N. 50 deg. 38 min. W. 40.00 feet to a point; thence N. 39 deg. 22 min. E. 143.3 feet to a point; all bearings and distances given now will be the proposed corporate limits of the City of Troy; thence S. 50 deg. 38 min. E. 40.0 feet to a point on centerline of North Market Street extended; thence along centerline of North Market Street extended N. 39 deg. 22 min. E. 186.5 feet to a point; thence along same centerline N. 27 deg. 26 min. E. 72.89 feet to a point; thence S. 85 deg. 40 1/2 min. E. 893.14 feet to a point; thence S. 1 deg. 33 1/2 min. W. 2415.68 feet to a point; thence N. 88 deg. 35 1/2 min. W. 175.00 feet to place of beginning, containing 43. 512 acres, more or less.

February 10, 1960

TRACT B:

Situate in the Township of Staunton, County of Miami and State of Ohio, and being in the Northwest Quarter of Section 11, Town 1, Range 10, and Bounded and described as follows:

Starting at the Northwest corner of Section 11, Town 1, Range 10, witnessed by iron pin found same being place of beginning; thence along the proposed corporate limits of the City of Troy S. 88 deg. 35 1/2 min. E. 2006.46 feet to an iron pipe found; thence S. 1 deg. 27 min. W. 1129.42 feet to a stone found; thence S. 38 deg. 32 1/2 min. W. 1524.45 feet to an iron pin found; thence S. 84 deg. 12 min. E. 12.51 feet to an iron pin found; thence S. 5 deg. 48 min. W. 143.00 feet to an iron pin found; thence N. 79 deg. 00 min. W. 182.54 feet to Miami Conservancy District monument found; thence S. 63 deg. 22 min. W. 360 feet to a Miami Conservancy District monument found; thence S. 57 deg. 15 min. W. 721.20 feet to a Miami Conservancy District monument found; thence N. 1 deg. 52 min. E. 103.18 feet to a Miami Conservancy District monument found; thence N. 1 deg. 29 min. E. 484.93 feet to an iron pin found. All bearing and distances given now will be existing corporate limits of City of Troy; thence N. 1 deg. 29 min. E. 183.21 feet to iron pin found; thence N. 1 deg. 33 1/2 min. E. 2260.74 feet to place of beginning, containing 103.913 acres, more or less, subject to all highway rights of way;

in accordance with the map of such territory to be annexed, submitted with the petition and transcript as approved by the Commissioners of Miami County, Ohio.

SECTION II. That the petitioners are hereby authorized and instructed, upon approval of the signatures of the necessary city officials, to file with the Recorder of Miami County, the annexation plat and necessary proceedings thereto.

SECTION III. That a certified copy of this Ordinance be forwarded to the Auditor of Miami County by the Clerk of this Council.

SECTION IV. That this Ordinance shall take effect and be in full force from and at the earliest day allowed by law.

Adopted June 20, 1960

Edward Chase
President of Council

Approved June 20, 1960

Raymond D. Steinmetz
Mayor

Attest H. H. Tamplin
Clerk of Council

M A P

C E R T I F I C A T I O N

IN THE MATTER OF ANNEXING TERRITORY IN SECTION II, 12 & 18, STAUNTON TOWNSHIP TO CITY OF TROY, OHIO -

Clara R. Howell, Petitioner

I, H. H. Tamplin, Clerk of Council and City Auditor of the City of Troy, Miami County, Ohio, do hereby certify that the attached is a true copy of Transcript of proceedings in the matter of annexing territory in Sections 11, 12 and 18 Staunton Township to the City of Troy, Ohio and filed with me as City Auditor and Clerk of Council of the City of Troy, County of Miami, by the Board of Commissioners of Miami County, Ohio on April 20 1960.

Dated July 8 1960

H. H. Tamplin
Clerk of Council and City Auditor
of the City of Troy, Miami County Ohio

SEAL
City of Troy, Ohio

C E R T I F I C A T I O N

IN THE MATTER OF ANNEXING TERRITORY IN SECTIONS 11, 12 AND 18, STAUNTON TOWNSHIP TO CITY OF TROY, OHIO -

Clara R. Howell, Petitioner

I, Mary F. Boyd, Clerk of the Board of Miami County Commissioners, Troy, Ohio, do hereby certify that the attached "PETITION" and accompanying plat maps, and the "PROOF OF PUBLICATION" from the Troy Daily News, Troy, Ohio, are the originals thereof filed in this matter; and that the photostat copy of "AFFIDAVIT" of the agent, F. A. Archer, as to the publication and posting of notice is a true and correct copy of such item filed in these proceedings.

I further certify that the attached typewritten copy of resolution, "ACCEPTANCE OF PETITION- HEARING DATE SET", and the photostat copy of resolution, "PUBLIC HEARING HELD - PETITION GRANTED" are true and correct copies of the action taken by the Board of Miami County Commissioner' on dates of February 10, 1960, and April 13, 1960, as recorded in Commissioners' Journal No. 35, pages 482 and 536 respectively.

Dated: April 19, 1960

Mary F. Boyd
Clerk, Board of Miami County
Commissioners

FILED
IN THE
Office of City Auditor
Apr 20 1960
..H..H..Tamplin.
City Auditor

PETITION BY RESIDENT FREEHOLDERS FOR ANNEXATION

TO THE COMMISSIONERS OF Miami County, Ohio:

The undersigned, being a majority of the adult freeholders residing on the following described territory situate in the County of Miami, and adjacent to the city of Troy, towit:

TRACT A:

Situate in the Township of Staunton, County of Miami and State of Ohio, and being in the Southeast Quarter of Section 18, and the Southwest quarter of Section 12, Town 1, Range 10 and bounded and described as follows:

Starting at the Southeast corner of Section 18, Town 1, Range 10, witnessed by iron pin found, same being place of beginning; thence along the existing corporation line of City of Troy N. 85 deg. 28 min. W. 392.8 feet to an iron pin found; thence N. 6 deg. 00 min. W. 1748.39 feet to a fence post; thence N. 48 deg. 34 min. W. 334.31 feet to an iron pin found; thence N. 39 deg. 22 min. E. 81.00 feet to an iron pin found; thence N. 48 deg. 34 min. W. 158.00 feet to a point on centerline of N. Market Street extended; thence N. 50 deg. 38 min. W. 40.00 feet to a point; thence N. 39 deg. 22 min. E. 143.3 feet to a point; all bearings and distances given now will be the proposed corporate limits of the City of Troy; thence S. 50 deg. 38 min. E. 40.0 feet to a point on centerline of North Market Street extended; thence along centerline of North Market Street extended N. 39 deg. 22 min. E. 186.5 feet to a point; thence along same centerline N. 27 deg. 26 min. E. 72.89 feet to a point; thence S 85 deg. 40 1/2 min. E. 893.14 feet to a point; thence S. 1 deg. 33 1/2 min. W. 2415.68 feet to a point; thence N. 88 deg. 35 1/2 min. W. 175.00 feet to place of beginning, containing 43.512 acres, more or less.

TRACT B:

Situate in the Township of Staunton, County of Miami and State of Ohio, and being in the Northwest Quarter of Section 11, Town 1, Range 10, and bounded and described as follows:

Starting at the Northwest corner of Section 11, Town 1, Range 10, witnessed by iron pin found same being place of beginning; thence along the proposed corporate limits of the City of Troy S. 88 deg. 35 1/2 min. E. 2006.46 feet to an iron pipe found; thence S. 1 deg. 27 min. W. 1129.42 feet to a stone found; thence S. 38 deg. 32 1/2 min. W. 1524.45 feet to an iron pin found; thence S. 84 deg. 12 min. E. 12.51 feet to an iron pin found, thence S. 5 deg. 48 min. W. 143.00 feet to an iron pin found; thence N. 79 deg. 00 min. W. 182.54 feet to Miami Conservancy District monument found; thence S. 63 deg. 22 min. W. 360 feet to a Miami Conservancy District monument found; thence S. 57 deg. 15 min. W. 721.20 feet to a Miami Conservancy District monument found; thence N. 1 deg. 52 min. E. 103.18 feet to a Miami Conservancy District monument found; thence N. 1 deg. 29 min. E. 484.93 feet to an iron pin found. All bearing and distances given now will be existing corporate limits of City of Troy; thence N. 1 deg. 29 min. E. 183.21 feet to iron pin found; thence N. 1 deg. 33 1/2 min. E. 2260.74 feet to place of beginning, containing 103.913 acres, more or less, subject to all highway rights of way.

An accurate map of which territory is hereto attached.

Petitioners respectfully petition that the said above described territory be annexed to the City of Troy, Ohio.

Petitioners further states that F. A. Archer is hereby authorized to act as agent for the petitioners in securing such annexation.

Clara R. Howell

M A P

PROOF OF PUBLICATION

The State of Ohio)
Miami County) ss:

Robert C. Greulich, being first duly sworn, says that he is General Manager of

THE TROY DAILY NEWS, INC.
Publishers of
Troy Daily News

a newspaper printed, and of general circulation, in said county, and that a notice of which the annexed is a true copy, was published in said paper on Thursday of each week for 6 weeks, beginning on the 18th day of February, 1960

Robert C. Greulich

Sworn to and subscribed before me this 25th day of March, 1960.

Printer's Fee \$ 66.68
Notary's Fee \$.80
Total \$ 67.48

Naomi Kinsinger
Notary Public, Miami County, Ohio
Naomi Kinsinger, Notary Public SEAL
My Commission Expires Feb. 19, 1962

LEGAL NOTICE

Notice is hereby given that on the 10th day February, 1960, there was presented to the Board of Commissioners of Miami County, Ohio, a petition signed by a majority of the adult freeholders residing on the following described territory, situated in the county of Miami and adjacent to the City of Troy, towit:

TRACT A:

Situate in the Township of Staunton, County of Miami and State of Ohio, and being in the Southeast Quarter of Section 18, and the Southwest quarter of Section 12, Town 1, Range 10, and bounded and described as follows: Starting at the Southeast corner of Section 18, Town 1, Range 10, witnessed by iron pin found, same being place of beginning; thence along the existing corporation line of City of Troy N. 85 deg. 28 min. W. 392.8 feet to an iron pin found; thence N 6 deg. 00 min. W. 1748.39 feet to a fence post; thence N. 48 deg. 34 min. W. 334.31 feet to an iron pin found; thence N. 39 deg. 22 min. E. 81.00 feet to an iron pin found; thence N. 39 deg. 22 min. E. 81.00 feet to an iron pin found; thence N. 48 deg. 34 min. W. 158.00 feet to a point on Centerline of N. Market Street extended; thence N. 50 deg. 38 min. W. 40.00 feet to a point; thence N. 39 deg. 22 min. E. 143.3 feet to a point; all bearings and distances given now will be the proposed corporate limits of the City of Troy; thence S. 50 deg. 38 min. E. 40.0 feet to a point on centerline of North Market Street extended; thence along centerline of North Market Street extended N. 39 deg. 22 min. E. 186.5 feet to a point; thence along same centerline N. 27 deg. 26 min. E. 72.89 feet to a point; thence S. 85 deg. 40 1/2 min. E. 893.14 feet to a point; thence 1 deg. 33 1/2 min. W. 2415.68 feet to a point; thence N. 88 deg. 35 1/2 min. W. 175.00 feet to place of beginning, containing 43.512 acres more or less.

TRACT B

Situate in the Township of Staunton, County of Miami and State of Ohio, and being in the Northwest Quarter of Section 11, Town 1, Range 10, and bounded and described as follows: Starting at the Northwest corner of Section 11, Town 1, Range 10, witnessed by iron pin found same being place of beginning; thence along the proposed corporate limits of the City of Troy S. 88 deg. 35 1/2 min. E. 2006.46 feet to an iron pipe found; thence S. 1 deg. 27 min. W. 1129.42 feet to a stone found; thence S. 38 deg. 32 1/2 min. W. 1524.45 feet to an iron pin found; thence S. 84 deg. 12 min. E. 12.51 feet to an iron pin found; thence N. 79 deg. 00 min. W. 182.54 feet to Miami Conservancy District monument found; thence S. 63 deg. 22 min. W. 360 feet to a Miami Conservancy District monument found; thence S. 57 deg. 15 min. W. 721.20 feet to a Miami Conservancy District monument found; thence N. 1 deg. 52 min. E. 103.18 feet to a Miami Conservancy District monument found; thence N. 1 deg. 29 min. E. 484.93 feet to an iron pin found. All bearing and distances given will be existing corporate limits of City of Troy; thence N. 1 deg. 29 min. E. 183.21 feet to iron pin found; thence N. 1 deg. 33 1/2 min E. 2260.74 feet to place of beginning, containing 103.913 acres; more or less, subject to all highway rights of way.

Praying therein that said territory be annexed to the City of Troy in the manner provided by law and designating the undersigned their agent in securing such annexation. The said Board of Commissioners has fixed Wednesday, April 13, 1960, at 10 o'clock A.M. as the time for hearing said petition at the office of the Commissioners in Miami County, Court House Building, Troy, Ohio

F. A. Archer, Agent for the Petitioners Feb. 18, 25, March 3, 10, 17, 24

A F F I D A V I T

STATE OF OHIO, COUNTY OF MIAMI, SS:

Now comes F. A. Archer, the duly constituted and appointed agent for the petitioners for annexation of territory to the City of Troy and after being first duly cautioned and sworn states that he duly posted two notices upon the property to be annexed and as described in said notice a copy of which is hereto attached and marked "Exhibit A" for a period in excess of six weeks prior to the hearing of said commissioners on Wednesday, April 13, 1960.

Affiant further states that the notice hereto attached is an exact copy of the notice posted upon said premises. Further affiant saith not.

F. A. Archer F. A. Archer

Sworn to before me and subscribed in my presence this 28th day of March, 1960.

William M. Harrelson Notary Public

SEAL

Exhibit "A"

LEGAL NOTICE

Notice is hereby given that on the 10th day of February, 1960, there was presented to the Board of Commissioners of Miami County, Ohio, a petition signed by a majority of the adult freeholders residing on the following described territory, situated in the County of Miami and adjacent to the City of Troy, towit:

TRACT A:

Situate in the Township of Staunton, County of Miami and State of Ohio, and being in the Southeast Quarter of Section 18, and the Southwest quarter of Section 12, Town 1, Range 10 and bounded and described as follows:

Starting at the Southeast corner of Section 18, Town 1, Range 10, witnessed by iron pin found, same being place of beginning; thence along the existing corporation line of City of Troy N. 85 deg. 28 min. W. 392.8 feet to an iron pin found; thence N. 6 deg. 00 min. W. 1748.39 feet to a fence post; thence N. 48 deg. 34 min. W. 334.31 feet to an iron pin found; thence N. 48 deg. 34 min. W. 158.00 feet to a point on centerline of N. Market Street extended; thence N. 50 deg. 38 min. W. 40.00 feet to a point; thence N. 39 deg. 22 min. E. 143.3 feet to a point; all bearings and distances given now will be the proposed corporate limits of the City of Troy; thence S. 50 deg. 38 min. E. 40.0 feet to a point on centerline of North Market Street extended; thence along centerline of North Market Street extended N. 39 deg. 22 min. N. 186.5 feet to a point; thence along same centerline N. 27 deg. 26 min. E. 72.89 feet to a point; thence S. 85 deg. 40 1/2 min. E. 893.14 feet to a point; thence S. 1 deg. 33 1/2 min. W. 2415.68 feet to a point; thence N. 88 deg. 35 1/2 min. W. 175.00 feet to place of beginning, containing 43.512 acres, more or less.

TRACT B.

Situate in the Township of Staunton, County of Miami and State of Ohio, and being in the Northwest Quarter of Section of Section 11, Town 1, Range 10, and bounded and described as follows:

Starting at the Northwest corner of Section 11, Town 1, Range 10, witnessed by iron pin found same being place of beginning; thence along the proposed corporate limits of the City of Troy S. 88 deg. 35 1/2 min. E. 2006.46 feet to an iron pipe found; thence S. 1 deg. 27 min. W. 1129.42 feet to a stone found; thence S. 38 deg. 32 1/2 min. W. 1524.45 feet to an iron pin found; thence S. 84 deg. 12 min. E. 12.51 feet to an iron pin found; thence N. 79 deg. 00 min. W. 182.54 feet to Miami Conservancy District monument found; thence S. 63 deg. 22 min. W. 360 feet to a Miami Conservancy District monument found; thence S. 57 deg. 15 min. W. 721.20 feet to a Miami Conservancy District monument found; thence N. 1 deg. 52 min. E. 103.18 feet to a Miami Conservancy District monument found; thence N. 1 deg. 29 min. E. 484.93 feet to an iron pin found. All bearings and distances given now will be existing corporate limits of City of Troy; thence N. 1 deg. 29 min. E. 183.21 feet to iron pin found; thence N. 1 deg. 33 1/2 min. E. 2260.74 feet to place of beginning, containing 103.913 acres; more or less, subject to all highway rights of way.

Praying therein that said territory be annexed to the City of Troy in the manner provided by law and designating the undersign their agent in securing such an annexation.

The said board of Commissioners has fixed Wednesday, April 13 1960, at 10 o'clock A. M. the time for hearing said petition at the office of the Commissioners in Miami County Court Building, Troy, Ohio.

F. A. Archer agent for the Petitioners.

ANNEXATION OF TERRITORY IN STAUNTON TOWNSHIP, SECTIONS 11, 12 AND 18, TO CITY OF TROY, OHIO

Clara R. Howell, Petitioner ACCEPTANCE OF PETITION HEARING DATE SET (Sections 709.02, 707.05 R. C.)

Mr. Seifried introduced the following resolution and moved that it be adopted:

WHEREAS, a petition signed by Clara R. Howell, has been presented to the Board of Miami County Commissioners asking for annexation of certain territory designated as Tract A, located in Section 12 and 18, Town 1, Range 10; and Tract B, located in Section 11, Town 1, Range 10, both in Staunton Township, Miami County, Ohio, to the City of Troy, Ohio; such territory being adjacent to the Northeast Corporation line of Troy, containing 147.425 acres, more or less, and being more particularly described in the petition and accompanying plat map being filed under the provisions of Section 709.02 of the Revised Code of Ohio, now therefore be it

RESOLVED, by the Board of Miami County Commissioners that said petition be filed in the office of the Auditor of Miami County where it shall be subject to the inspection of any person interested and shall be for hearing on the 13th day of April, 1960, at ten o'clock A. M. in the office of the Miami County Commissioners, Court House, Troy, Ohio, and be it further,

RESOLVED, that the agent for the petitioners, F. A. Archer, Troy, Ohio, as designated in the petition shall be notified by the Clerk of the Board of Miami County Commissioners of such hearing date so that he may give notice as required by law.

The motion to adopt the resolution was seconded by Mr. Wilgus, with the Board voting as follows: Mr. Rike, yea; Mr. Wilgus, yea; and Mr. Seifried, yea.

* * * * *

(Taken from Commissioners's Journal No. 35, Page 482, under date of February 10, 1960)

WEDNESDAY, APRIL 13, 1960

MEETING - BOARD OF COMMISSIONERS - MIAMI COUNTY

The Board of Miami County Commissioners met this day pursuant to adjournment on Monday, April 11, 1960.

The meeting was called to order by the President of the Board with all members attending as follows: Luther Rike, Adam Wilgus, and Richard Seifried.

The minutes of the previous meeting held on Monday, April 11, 1960, were read and approved.

ANNEXATION OF TERRITORY IN STAUNTON TOWNSHIP, SECTIONS 11, 12, and 18, TO CITY OF TROY, OHIO Clara R. Howell, Petitioner (Sections 707.06, 707.07 R. C.)

PUBLIC HEARING HELD - PETITION GRANTED

The following resolution was introduced by Mr. Seifried, who also moved that it be adopted:

WHEREAS, pursuant to action taken by the Board of Miami County commissioners on February 10, 1960, a public hearing was held in the Commissioners' office, Court House, Troy, Ohio, on the 13th day of April, 1960, at ten o'clock A. M. on the petition of Clara R. Howell, requesting that certain territory designated as Tract A, located in Section 18 and 12, Town 1, Range 10; and Tract B, located in Section 11, Town 1, Range 10, both in Staunton Township, Miami County, Ohio, being adjacent to the Northeast corporation line of Troy, Ohio, containing 147.425 acres, more or less, be annexed to said City of Troy, Ohio, and

WHEREAS, said petition and accompanying plat maps of land to be annexed have been on file in the Auditor's office for public inspection since February 10, 1960, and

WHEREAS, the required legal notice of said petition and hearing has been given by publication as required by law, and as shown by proof of publication submitted, and by posting of copy of such notice in a conspicuous place within the limits of the proposed territory to be annexed for six consecutive weeks preceding the time fixed for the hearing held this day, as stated in the affidavit filed by the Agent, F. A. Archer, and

WHEREAS, the petition in the matter was publicly read at this hearing, and no interested party or property owner appeared at the hearing to object to the granting of the petition, and no affidavits were filed against the prayer of the petition; therefore be it,

RESOLVED, by the Board of Miami County Commissioners, State of Ohio, that:

- (1) The petition of Clara R. Howell, contains all the matters required by law;
- (2) That the statements in the petition are true;
- (3) That the maps, or plats are accurate;
- (4) That the person whose name is subscribed to the petition is a majority, or the only freeholder residing in the territory sought to be annexed;
- (5) That the legal notice and posting has been given as required by law;
- (6) That the territory to be annexed is adjacent to the City of Troy, Ohio;
- (7) That it is right that the prayer of the petition be granted;
- (8) That the petition of Clara R. Howell to annex the land herein described in Staunton Township to the City of Troy, Ohio, be and it is hereby granted;
- (9) That said land, subject to approval of the Council of Troy, Ohio, be and it is hereby annexed to said City of Troy;
- (10) That the Clerk of the Miami County Commissioners be, and she is authorized and directed to certify to the Auditor of the City of Troy, Ohio, a transcript of these proceedings, including a copy of the petition and map attached hereto.

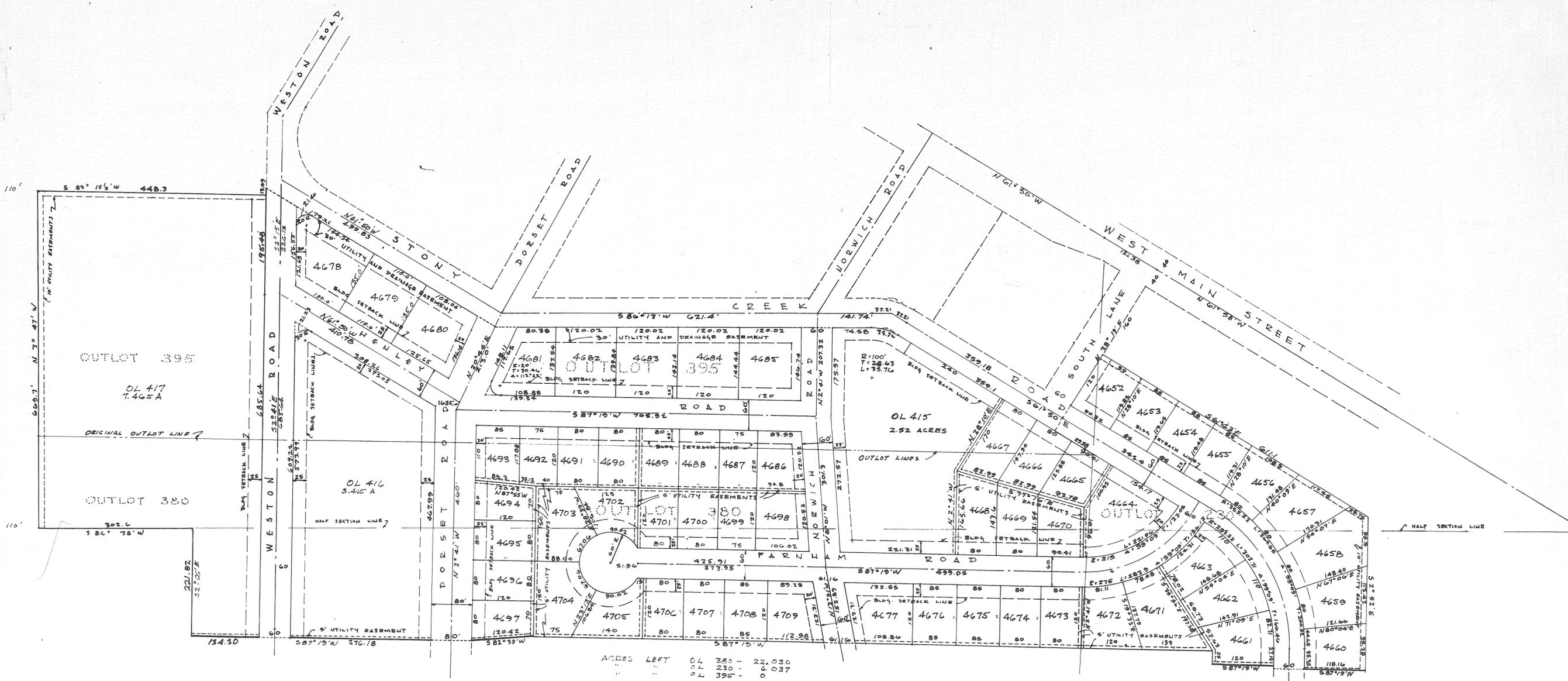
The motion for the adoption of the resolution was seconded by Mr. Wilgus, with the Board voting as follows: Mr. Rike, yea; Mr. Wilgus, yea; and Mr. Seifried, yea.

* * * * *

Received: June 27, 1960
 Recorded: July 30, 1960
 Filing Time: 1:46 and 1:47 P.M.
 Numbers: 8975 and 8976
 Fee for Plats: \$8.60
 Proceeding Fee: \$12.00
 Horace C. Cromer, Recorder
 Mary B. Gustin, deputy

Mary B. Gustin
 Emily McNeal, Deputy *Emily McNeal*
 Plat Book 7, Pages 116 and 117 A-B-C-D

US ROUTE 25



ACRES LEFT	OL 380 -	22.030
	OL 230 -	6.037
	OL 395 -	0

SOUTHBROOK SUBDIVISION NO. I BEING A REPLAT OF OUTLOT 395 AND PARTS OF OUTLOTS 380 & 230

WE THE UNDERSIGNED BEING ALL THE OWNERS AND LIEN-HOLDERS OF THE LAND DESCRIBED IN THE WITHIN PLAT, VOLUNTARILY CONSENT TO THE EXECUTION OF SAID PLAT AND DEDICATE THE STREETS SHOWN TO THE PUBLIC USE FOREVER.

THE TROY LAND IMPROVEMENT CO.
President: E. G. Salas
Secretary: R. B. Brown
Witness: J. B. Otha

THIS PLAT APPROVED BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF TROY THIS 14 DAY OF JUNE 1960.

L. N. Linderburg, M.D. President
Opal Collins Secretary

AT A MEETING OF THE COUNCIL OF THE CITY OF TROY, OHIO HELD THIS 20th DAY OF JUNE 1960 THIS REPLAT WAS ACCEPTED BY ORDINANCE NUMBER 0-23-60

R. D. Starnes Mayor
Edward Lane Pres. of Council
H. H. Tompkins Clerk of Council

NUMBERED TO DESIGNATE OUTLOTS AND TRANSFERRED THIS 27th DAY OF JUNE 1960.

Frank E. Graham Auditor of Miami County

PLAT BOOK 7 PAGE NO. 118 RECEIVED FOR RECORD THIS 29 DAY OF JUNE 1960 AT 1:24 P.M. FILE NO. 9017 FEB 5 1960 James P. Cannon Miami County Recorder

STATE OF OHIO - COUNTY OF MIAMI BEFORE ME A NOTARY PUBLIC IN AND FOR MIAMI COUNTY, OHIO PERSONALLY CAME THE TROY LAND IMPROVEMENT COMPANY A CORPORATION BY E.G. SALAS ITS PRESIDENT AND R. B. BROWN ITS SECRETARY AND ACKNOWLEDGED THE SIGNING OF THIS PLAT TO BE THEIR VOLUNTARY ACT AND DEED IN WITNESS WHEREOF I HERETO SET MY HAND AND SEAL THIS 10 DAY OF MAY 1960.

NOTARY PUBLIC MIAMI COUNTY, OHIO MY COMMISSION EXPIRES JUNE 29, 1961

SHEET 1 OF 2 SHEETS REPLAT AND SUBDIVISION OF OUTLOT 395 AND PARTS OF OUTLOTS 380 AND 230 FOR THE TROY LAND IMPROVEMENT CO.

Handwritten signature

GLEN G. MC CONNELL, JR. REG. SURVEYOR # 3614



SOUTHBROOK SUBDIVISION NO. 1
RESTRICTIVE COVENANTS

THESE COVENANTS ARE TO RUN WITH THE LAND AND SHALL BE BINDING ON ALL PARTIES AND PERSONS CLAIMING UNDER THEM UNTIL JULY 1, 1980, AT WHICH TIME SAID COVENANTS SHALL AUTOMATICALLY BE EXTENDED FOR SUCCESSIVE PERIODS OF TEN YEARS, UNLESS, BY VOTE OF THE MAJORITY OF THE THEN OWNERS OF THE LOTS, IT IS AGREED TO CHANGE SAID COVENANTS IN WHOLE OR PART.

IF THE PARTIES HERETO, OR ANY OF THEM, OR THEIR HEIRS OR ASSIGNS, SHALL VIOLATE ANY OF THE COVENANTS HEREIN, IT SHALL BE LAWFUL FOR ANY OTHER PERSON OR PERSONS OWNING REAL ESTATE SITUATED IN SAID SUBDIVISION TO PROSECUTE ANY PROCEEDINGS AT LAW OR IN EQUITY AGAINST THE PERSON OR PERSONS VIOLATING OR ATTEMPTING TO VIOLATE ANY SUCH COVENANTS AND EITHER TO PREVENT HIM OR THEM FROM SO DOING OR TO RECOVER DAMAGES OR OTHER DUE FOR SUCH VIOLATIONS.

INVALIDATION OF ANY ONE OF THESE COVENANTS BY JUDGEMENT OR COURT ORDER SHALL IN NO WISE AFFECT ANY OF THE OTHER PROVISIONS WHICH SHALL REMAIN IN FULL FORCE AND EFFECT.

1. ALL INLOTS IN THIS TRACT SHALL BE KNOWN AND DESCRIBED AS RESIDENTIAL LOTS EXCEPT THOSE LYING ON EITHER SIDE OF HENLEY ROAD WEST OF NORWICH ROAD WHICH SHALL BE APARTMENT LOTS. OUTLOTS AS SHOWN SHALL BE AS ZONED BY THE CITY OF TROY. NO STRUCTURES SHALL BE ERECTED, ALTERED, PLACED OR PERMITTED TO REMAIN ON ANY RESIDENTIAL LOT OTHER THAN ONE DETACHED 1 OR 2 FAMILY DWELLING NOT TO EXCEED TWO AND ONE-HALF STORIES IN HEIGHT AND A PRIVATE GARAGE FOR NOT MORE THAN TWO CARS.

2. NO BUILDING SHALL BE LOCATED NEARER TO THE FRONT LOT LINE OR NEARER TO THE SIDE STREET LINE THAN THE BUILDING SETBACK LINE SHOWN ON THE RECORDED PLAT. NO RESIDENCE SHALL BE LOCATED NEARER THAN 10 FEET TO ANY SIDE LOT LINE EXCEPT IN THE CASE OF ATTACHED GARAGES IN WHICH CASE THE GARAGE SIDE OF THE RESIDENCE MAY BE 5 FEET FROM THE SIDE LOT LINE. DETACHED GARAGES SHALL BE LOCATED AT LEAST 60 FEET FROM THE FRONT LOT LINE AND NOT NEARER THAN 5 FEET FROM ANY SIDE OR REAR LOT LINE. TREES SHALL BE LOCATED NOT NEARER THAN 15 FEET FROM ANY LOT LINE ON WHICH THERE ARE UTILITY EASEMENTS.

3. NO SINGLE INLOTS SHALL HEREAFTER BE SUBDIVIDED INTO PARCELS FOR ADDITIONAL RESIDENTIAL BUILDING.

4. NO NOXIOUS OR OFFENSIVE TRADE SHALL BE CARRIED ON UPON ANY LOT NOR SHALL ANYTHING BE DONE THEREON WHICH MAY BE OR MAY BECOME A NUISANCE OR ANNOYANCE TO THE NEIGHBORHOOD.

5. NO TRAILER, BASEMENT, TENT, OR SHACK, OR BARN, OR OTHER OUT-BUILDING ERECTED ON THIS PLAT SHALL AT ANY TIME BE USED AS A RESIDENCE TEMPORARILY, NOR SHALL ANY STRUCTURE OF A TEMPORARY NATURE BE USED AS A RESIDENCE.

6. NO DWELLING COSTING LESS THAN \$16,000 SHALL BE ERECTED ON ANY LOT IN THIS PLAT. THE GROUND FLOOR AREA OF THE MAIN STRUCTURE, EXCLUSIVE OF ONE STORY OPEN PORCHES AND GARAGES, SHALL NOT BE LESS THAN 950 SQUARE FEET: IN THE CASE OF A ONE AND ONE-HALF STORY STRUCTURE, NOR LESS THAN 820 SQUARE FEET IN THE CASE OF A TWO AND ONE-HALF STORY STRUCTURE.

7. EASEMENTS AFFECTING LOTS SHOWN ON THE RECORDED PLAT ARE DEDICATED FOR UTILITY INSTALLATION AND MAINTENANCE.

8. NO PERMANENT SIGN OR BILLBOARD SHALL BE ERECTED ON ANY LOT IN THIS PLAT.

9. IN THE EVENT ANY RESTRICTIONS HAVE BEEN OMITTED HEREIN, WHICH OMITTED RESTRICTIONS ARE ALREADY A PART OF THE ZONING ORDINANCE OF THE CITY OF TROY, OHIO, SUCH ZONING ORDINANCE SHALL APPLY.

10. NO BUILDING SHALL BE ERECTED IN THIS PLAT NOR SHALL GRADING AROUND ANY BUILDING BE DONE IN SUCH A MANNER AS TO PREVENT NORMAL AND NATURAL DRAINAGE OF STORM WATER FROM THE REAR OF EACH LOT TO THE NEAREST AND OR LOWEST STREET OR NATURAL DRAINAGE LINE. SLOPE OF DRAINAGE SWALES BETWEEN RESIDENCES OR APARTMENTS SHALL FALL TOWARDS THE STREET OR NATURAL DRAIN AT A MINIMUM GRADE OF 0.5% AND SHALL BE SO ARRANGED AS TO PROVIDE POSITIVE DRAINAGE OF ALL YARD AREAS AND ESPECIALLY REAR YARD AREAS.

SHEET 2 OF SOUTHBROOK NO. 1



NOTE: ORIGINALS ARE IN
MAP DEPT. PRINT ROOM TUBE FILES

D. VENTURA
MAP DEPT
1-24-2000

MIAMI MEMORIAL GARDEN
CEMETERY MAP

COVENANTS & RESTRICTIONS

- 1- NO LOT SHALL BE USED EXCEPT FOR RESIDENTIAL PURPOSES AND ONLY ONE RESIDENTIAL STRUCTURE SHALL BE ALLOWED ON ANY ONE LOT. NONE CAN BE MORE THAN ONE FAMILY DWELLING.
- 2- NO STRUCTURE OF A TEMPORARY CHARACTER, TRAILER, BASEMENT, TENT, SHACK, GARAGE, BARN OR OTHER OUTBUILDING SHALL BE USED ON ANY LOT AT ANY TIME AS A RESIDENCE EITHER TEMPORARILY OR PERMANENTLY.
- 3- NO DWELLING SHALL BE PERMITTED ON ANY LOT AT A COST OF LESS THAN NINETY FIVE HUNDRED (\$9,500), BASED UPON COST PREVAILING AT THE DATE THESE COVENANTS ARE RECORDED.
- 4- THE GROUND FLOOR AREA OF THE MAIN STRUCTURE, EXCLUSIVE ONE STORY OPEN PORCHES AND GARAGES SHALL BE NOT LESS THAN 800 SQ. FT. FOR A ONE STORY DWELLING AND NOT LESS THAN 768 SQ. FT. FOR A DWELLING OF ONE AND ONE-HALF STORIES. NO TWO OR MORE STORY DWELLINGS SHALL BE ALLOWED.
- 5- NO BUILDING SHALL BE ERECTED, PLACED OR ALTERED ON ANY LOT IN THIS SUBDIVISION UNTIL THE BUILDING PLANS, SPECIFICATIONS AND PLOT PLAN SHOWING THE LOCATION OF SUCH BUILDING HAVE BEEN APPROVED IN WRITING BY THE BORCHERS CONSTRUCTION Co. OR THEIR AUTHORIZED REPRESENTATIVE.
- 6- NO BUILDING SHALL BE LOCATED ON ANY LOT NEARER TO THE FRONT LINE OR SIDE STREET LINE THAN THE MINIMUM SETBACK LINES SHOWN ON THE RECORDED PLAT. NO BUILDING SHALL BE LOCATED NEARER THAN (3) FEET TO ANY INTERIOR BUILDING SITE LINE.
- 7- AN EASEMENT OF FIVE (5) FEET IN WIDTH IS RESERVED ON ALL INNER LINES ON EVERY BUILDING SITE, SO THAT THE TOTAL EASEMENT ALONG ALL BUILDING SITES SHALL BE TEN (10) FEET. THIS EASEMENT IS FOR THE PURPOSE OF AFFORDING LOCATION FOR TELEPHONE, ELECTRIC, LIGHT, WATER, GAS AND SEWER LINES OR ANY OTHER UTILITY PURPOSES. EACH BUILDING SITE IS SUBJECT TO AN EASEMENT FOR THE CONSTRUCTION FOR THE CONSTRUCTION AND MAINTENANCE OF SUCH UTILITY.
- 8- ANY BUILDING SHALL BE COMPLETED WITHIN A PERIOD OF TWELVE (12) MONTHS FROM BEGINNING OF CONSTRUCTION.
- 9- NO NOXIOUS OR OFFENSIVE ODOR OR ACTIVITY SHALL BE CARRIED ON OPON ANY LOT NOR SHALL ANY THING BE DONE THEREON WHICH MAY BE OR BECOME AN ANNOYANCE OR NUISANCE TO THE NEIGHBORHOOD.
- 10- NO ANIMALS, LIVE STOCK, POULTRY OF ANY KIND BE RAISED, BRED OR KEPT ON ANY LOT, EXCEPT DOGS, CATS OR OTHER HOUSEHOLD PETS PROVIDED THEY ARE NOT KEPT, BRED OR MAINTAINED FOR ANY COMMERCIAL PURPOSES.
- 11- THE RESTRICTIONS AND COVENANTS ARE TO RUN WITH THE LAND AND SHALL BE BINDING ON ALL PERSONS AND PARTIES CLAIMING UNDER THEM. AT ANY TIME THESE COVENANTS MAY BE AMENDED BY WRITTEN CONSENT OF ALL THE OWNERS OF ALL THE TRACTS. EACH OWNER HAVING ONE VOICE VOTE FOR EACH SEPARATE TRACT.
- 12- INVALIDATION OF ANY ONE OF THESE COVENANTS BY JUDGEMENT OR COURT ORDER SHALL IN NO WAY AFFECT ANY OF THE OTHER PROVISIONS WHICH SHALL REMAIN IN FULL FORCE AND EFFECT.

DEDICATION

WE, THE UNDERSIGNED, BEING ALL THE OWNERS AND LIEN-HOLDERS OF THE LANDS HEREIN PLATTED, DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF THE SAID PLAT AND TO DEDICATE THE STREETS, PARKS OR PUBLIC GROUNDS AS SHOWN HEREIN TO THE PUBLIC USE FOREVER.

EASEMENTS SHOWN ON THIS PLAT ARE FOR THE CONSTRUCTION, OPERATION, MAINTENANCE, REPAIR, REPLACEMENT OR REMOVAL OF WATER, SEWER, GAS, ELECTRIC, TELEPHONE OR OTHER UTILITY LINES OR SERVICES, AND FOR THE EXPRESS PRIVILEGE OF REMOVING ANY AND ALL TREES OR OTHER OBSTRUCTIONS TO THE FREE USE OF SAID UTILITIES AND FOR PROVIDING INGRESS AND EGRESS TO THE PROPERTY FOR SAID PURPOSES AND ARE TO BE MAINTAINED AS SUCH FOREVER.

OWNER	WITNESS	WITNESS
<i>Borchers Construction Co.</i>	<i>Harold E. Handley</i>	
<i>Nelson C. Borchers President</i>	<i>Harold R. McClure</i>	
<i>Charles W. Slizer Secretary</i>	<i>Irvin H. Harlan</i>	

STATE OF OHIO, MIAMI COUNTY, S.S. BE IT REMEMBERED THAT ON THIS 14TH DAY OF FEB 1960, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY CAME, NELSON C. BORCHERS, ITS PRESIDENT, AND CHARLES W. SLIZER, ITS SECRETARY AND 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 ABOVE WRITTEN.

NOTARY PUBLIC IN AND FOR THE STATE OF OHIO *Irvin H. Harlan* COMMISSION EXPIRES DEC 3, 1961

STATE OF OHIO, MIAMI COUNTY, S.S. NELSON C. BORCHERS, PRES. BEING DULY SWORN, SAYS THAT ALL PERSONS AND CORPORATIONS, TO THE BEST OF HIS KNOWLEDGE, INTERESTED IN THIS DEDICATION EITHER AS OWNERS OR LIEN-HOLDERS, HAVE UNITED IN ITS EXECUTION. *Nelson C. Borchers*

IN TESTIMONY WHEREOF, I HAVE SET MY HAND AND NOTARY SEAL ON THE DAY AND DATE ABOVE WRITTEN.

NOTARY PUBLIC IN AND FOR THE STATE OF OHIO *Irvin H. Harlan* COMMISSION EXPIRES DEC 3, 1961

THIS INSTRUMENT WAS PREPARED BY: *Harold R. McClure*

I, HEREBY CERTIFY THAT THIS MAP IS A TRUE AND COMPLETE SURVEY MADE UNDER MY SUPERVISION IN FEBRUARY, 1960. THAT ALL MONUMENTS ARE SET AS SHOWN. (*) = IRON PINS.

REGISTERED SURVEYOR *Harold R. McClure* HAROLD R. MCCLURE - ENGINEERING Co. 3601 S. DIXIE HIGHWAY AX3-4108 DAYTON 39 OHIO

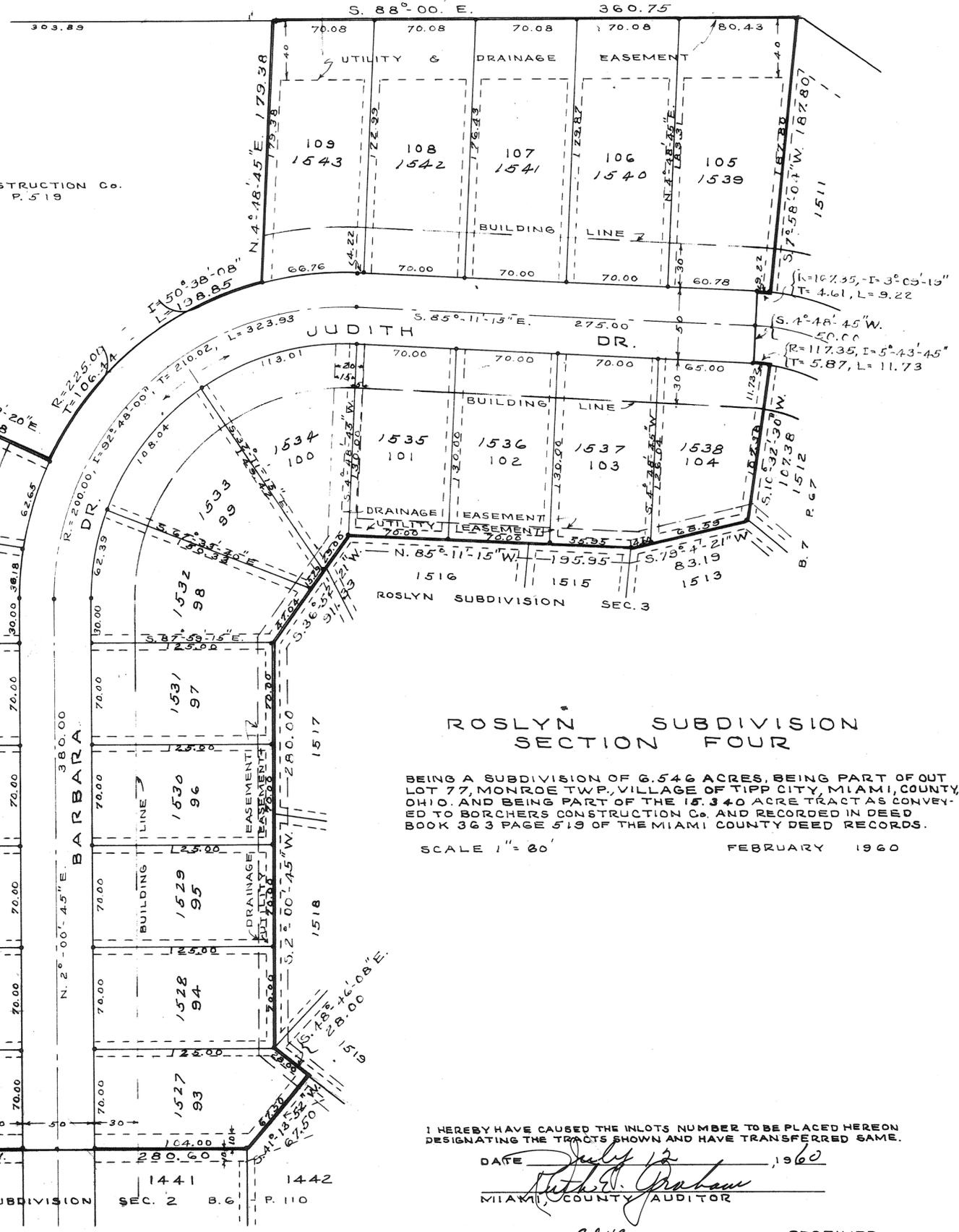
APPROVED & ACCEPTED BY THE COUNCIL OF TIPP CITY, MIAMI COUNTY, OHIO. *David Lehman* MAYOR

APPROVED BY THE CITY PLANNING BOARD OF TIPP CITY, MIAMI COUNTY, OHIO. *James A. Thompson* CHAIRMAN

CLERK *Phyllis Gissman* DATE *July 5, 1960*



HELEN C. TIMMER D.B. 244, P. 109



BEING A SUBDIVISION OF 6.546 ACRES, BEING PART OF OUT LOT 77, MONROE TWP, VILLAGE OF TIPP CITY, MIAMI COUNTY, OHIO. AND BEING PART OF THE 15.340 ACRE TRACT AS CONVEYED TO BORCHERS CONSTRUCTION Co. AND RECORDED IN DEED BOOK 363 PAGE 519 OF THE MIAMI COUNTY DEED RECORDS.

SCALE 1" = 20' FEBRUARY 1960

I HEREBY HAVE CAUSED THE INLOTS NUMBER TO BE PLACED HEREON DESIGNATING THE TRACTS SHOWN AND HAVE TRANSFERRED SAME. DATE *July 12*, 1960 *Arthur W. Graham* MIAMI COUNTY AUDITOR

FILE NUMBER *9249* RECEIVED

TIME *10:25 AM* DATE *July 12*, 1960 RECORDED IN PLAT RECORD

BOOK NUMBER *7* PAGE NUMBER *120* *Horace C. Emur* MIAMI COUNTY RECORDER FEE *\$ 4.30*

ALL UTILITY EASEMENTS SHOWN, TO BE FIVE (5) FEET OFF EACH SIDE OF PROPERTY LINE, UNLESS OTHERWISE SHOWN.

ALL DRAINAGE EASEMENTS SHOWN, TO BE TEN (10) FEET OFF EACH SIDE OF PROPERTY LINE, UNLESS OTHERWISE SHOWN.

ROBERT R. & WILDA H. ROHRER

BORCHERS CONSTRUCTION Co. D.B. 363 - P. 519

BETHEL
TOWNSHIP

2
TOWN

9
RANGE

10 (SE. 1/4)
SECTION

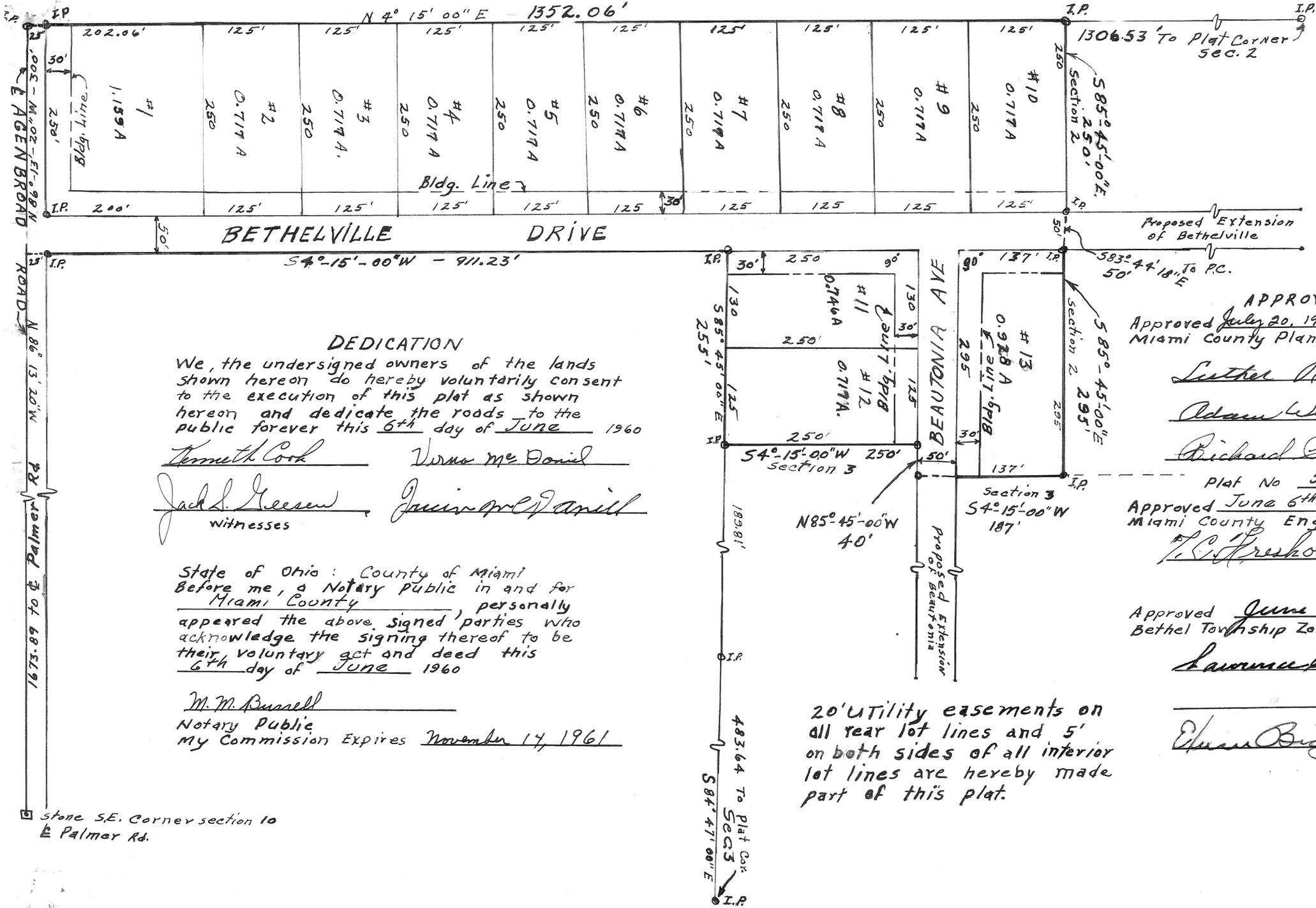
VOLUME NO _____ PAGE NO _____
MIAMI COUNTY ENGINEERS
RECORD OF SUBDIVISION SURVEYS
SCALE: 1" = 100'

PLAT BOOK 7 PAGE 122
MIAMI COUNTY RECORDERS
PLAT RECORDS
RECEIVED FOR RECORD THIS
22nd DAY OF July 1960 AT 1:45 PM.
FILE NO 9483 FEE \$4.30

Harold C. Cramer
MIAMI COUNTY RECORDER

BEAUTILAWN ACRES SUBDIVISION NO. 1

SECTION NO. 1 11.861 ACRES



Indicates
Iron Pins

10.002 Acres - 13 Lots
1.859 Acres - Roads
11.861 Acres - Total
I hereby certify this
plat to be correct
E. F. Hansberry
Reg. Surveyor #1315-Ohio

DEDICATION
We, the undersigned owners of the lands shown hereon do hereby voluntarily consent to the execution of this plat as shown hereon and dedicate the roads to the public forever this 6th day of June 1960

Thomas Cook Norma McDaniel
Jack L. Keenan Jacquin McDaniel
witnesses

State of Ohio: County of Miami
Before me, a Notary Public in and for Miami County, personally appeared the above signed parties who acknowledge the signing thereof to be their voluntary act and deed this 6th day of June 1960

M. M. Russell
Notary Public
My Commission Expires November 17, 1961

APPROVAL
Approved July 20, 1960
Miami County Planning Commission

Luther Pike
Adam Wilgus
Richard Cleifried
Plat No 590
Approved June 6th 1960
Miami County Engineer
T. C. Freshour

Approved June 6th 1960
Bethel Township Zoning Board

Lawrence Austin
Elmer Biggs Chairman
6-13-60

ACCEPTANCE OF ROADS
Date July 22, 1960
Luther Pike
Adam Wilgus
Richard Cleifried
Miami County Commissioners
T. C. Freshour
Miami County Engineer

Transferred this 22nd day
of July 1960
Ruth E. Pugh
Miami County Auditor

20' utility easements on
all rear lot lines and 5'
on both sides of all interior
lot lines are hereby made
part of this plat.

Stone S.E. Corner section to
E Palmer Rd.

DESCRIPTION

SITUATED IN N.E. QR. SEC. 4, T-4, R-6, TWP. OF CONCORD, COUNTY OF MIAMI, STATE OF OHIO. BEING A SUBDIVISION OF 30.912 ACRES OF A 37.330 ACRES TRACT OF LAND TRANSFERRED BY DEED FROM MYRTLE EMMA HINES TO STANLEY AND ELLA LOUISE KEGLEY, RECORDED IN VOL. 365, PAGE 40, DEED RECORDS OF MIAMI COUNTY, OHIO. THIS PLAT IS BOUNDED BY LETTERS A B C D E F G H J K L M N O P Q R AS SHOWN HEREON. THE ROADWAYS CONTAIN 4.39 ACRES. THE LOTS CONTAIN 26.522 ACRES.

DEDICATION

WE, THE UNDERSIGNED, BEING THE OWNERS OF THE LAND DESCRIBED IN THIS PLAT DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF THIS PLAT AND TO THE DEDICATION OF THE STREETS AND TRACT NO. 34 AS SHOWN HEREON TO THE PUBLIC USE FOREVER,

DATE: 7-12-60

Clyde Adkins
Suzanne Vogler
WITNESSES

Stanley Kegley
Ella Louise Kegley
OWNERS

VOLUME NO. _____ PAGE NO. _____
MIAMI COUNTY ENGINEER'S
RECORD OF SUB-DIVISION SURVEYS
SCALE 1"=100' JULY 5, 1960.

FILE NO. 9626 VOLUME 7 PAGE 123
REC'D ON Jul 30, 1960 MIAMI CO. RECORDER'S
RECORDED Jul 30, 1960 PLAT RECORDS
FEE \$3.30

Horace C. Gamm
MIAMI COUNTY RECORDER

ACKNOWLEDGEMENT

STATE OF OHIO, COUNTY OF MIAMI S.S.
BE IT REMEMBERED THAT ON THIS 12th DAY OF July, 1960 BEFORE ME A NOTARY PUBLIC IN AND FOR MIAMI COUNTY PERSONALLY CAME THE ABOVE, WHO ACKNOWLEDGE THE SIGNING AND EXECUTION OF THIS PLAT TO BE THEIR VOLUNTARY ACT AND DEED.

Kochym Theppan
NOTARY PUBLIC, IN AND FOR MIAMI COUNTY

MY COMMISSION EXPIRES July 8, 1962

WILLIAM HEFFNER, Notary Public
in and for Miami County, Ohio
Commission Expires 7/8/62

APPROVED CITY OF TROY PLANNING
AND ZONING COMMISSION

L. N. Lindenberger, M.D.
PRES.

Opal Bellis
SECY.

DATE: July 12, 1960

APPROVED MIAMI COUNTY
PLANNING COMMISSION

Luther Pike

Adam Wilgus

Richard Cleiford

DATE: 7/27/60 NO. 556

APPROVED MIAMI COUNTY
ENGINEER

T. C. Freshour

DATE: 7-27-60

APPROVED MIAMI COUNTY
BOARD OF COMMISSIONERS

Luther Pike

Adam Wilgus

Richard Cleiford

DATE: 7/27/60

TRANSFERRED: MIAMI COUNTY
AUDITOR

Ruth E. Graham

DATE: July 29, 1960

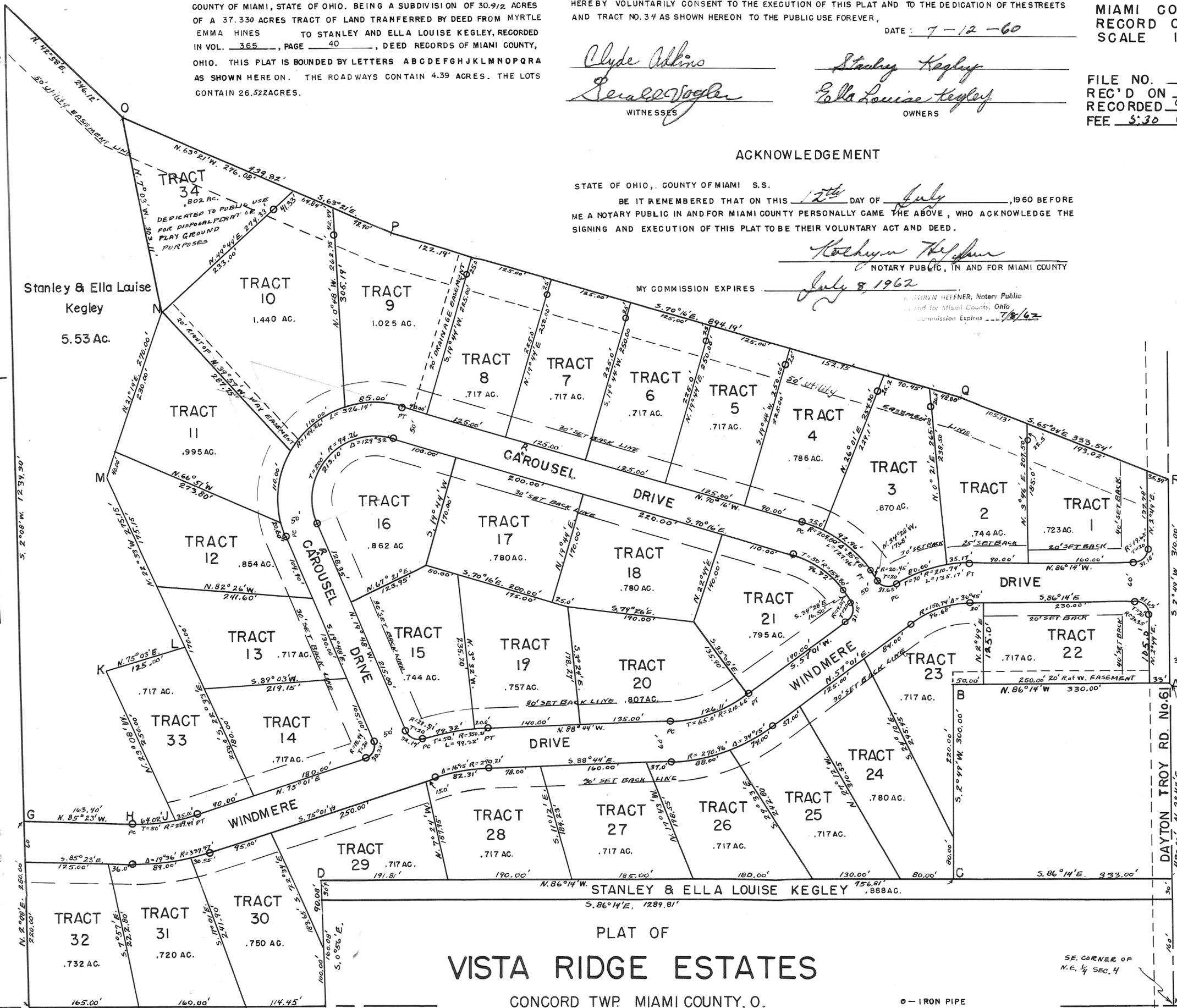
I HEREBY CERTIFY THIS PLAT TO BE CORRECT.
ALL TRACT CORNERS ARE MARKED WITH IRON PIPE
IN ADDITION TO IRON PIPE SHOWN HEREON.

DATE: July 5, 1960

Roger J. Borchers
REGISTERED SURVEYOR 4585

PLAT OF
VISTA RIDGE ESTATES

CONCORD TWP. MIAMI COUNTY, O.



○ - IRON PIPE

UTILITY EASEMENTS ARE RESERVED
10' ALONG REAR LOT LINE AND 5' ALONG
EACH SIDE OF INTERIOR SIDE LOT LINES.

SE. CORNER OF
N.E. 1/4 SEC. 4

PROTECTIVE COVENANTS AND RESTRICTIONS
GOVERNING ALL TRACTS EXCEPT 1, 3, AND 22

1. ALL NUMBERED HOMESITES OR BUILDING TRACTS IN THIS SUBDIVISION SHALL BE KNOWN AND USED AS SINGLE RESIDENTIAL HOMESITES. NO TRACT SHALL BE RESUBDIVIDED INTO SMALLER TRACTS FOR THE PURPOSE OF ADDITIONAL RESIDENCES. ONLY ONE RESIDENCE MAY BE BUILT OR "PLACED" ON ANY TRACT.
2. NO RESIDENCE BUILDING WITH LESS THAN 1,000 SQUARE FEET OF FIRST FLOOR SPACE OR 800 SQUARE FEET FOR 1½ OR 2 STORY SHALL BE ERECTED OR PLACED ON ANY TRACT IN THIS ADDITION. THE EXTERIOR SHALL BE COVERED WITH WOOD SIDING, BRICK, OR STONE. NO CONCRETE OR CINDER BLOCK HOUSES WILL BE PERMITTED. NO ASPHALT BASE EXTERIOR SIDING IS PERMITTED. ANY BUILDING SHALL BE FULLY COMPLETED WITHIN A PERIOD OF ONE YEAR FROM DATE OF BEGINNING.
3. ANY OUTBUILDING SHALL HAVE SAME QUALITY FINISH AND ROOF AS USED FOR THE RESIDENCE. NO SUCH BUILDING CAN BE MADE OF UNSIGHTLY MATERIAL OR BOXES OR SIMILAR LUMBER.
4. ALL BUILDINGS SHALL BE PLACED BACK OF SET-BACK LINE AS SHOWN ON THE RECORDED PLAT, AND NO NEARER THAN TEN FEET OF ANY SIDE PROPERTY LINE. HOUSES SHALL BE CENTERED ON EACH TRACT.
5. NO TRAILER, DEFENCE CABIN, TENT OR SHACK IS PERMITTED ON THIS LAND, NOR IS ANY BASEMENT, GARAGE OR OUTBUILDING AT ANY TIME TO BE USED AS A TEMPORARY OR PERMANENT RESIDENCE.
6. UNTIL SUCH A TIME AS A PUBLIC WATER SUPPLY AND A PUBLIC SANITARY SEWAGE SYSTEM ARE AVAILABLE, EACH DWELLING ERECTED IN THIS SUBDIVISION SHALL HAVE A WELL AND A PRIVATE SEWAGE SYSTEM, THE LOCATION AND CONSTRUCTION OF WHICH SHALL BE APPROVED BY THE PROPER HEALTH AUTHORITIES. NO OUTSIDE TOILETS ARE PERMITTED EXCEPT DURING THE PERIOD OF CONSTRUCTION.
7. NO BUSINESS IS PERMITTED. NO NOXIOUS OR OFFENSIVE TRADE SHALL BE CARRIED ON UPON THIS LAND, NOR SHALL ANYTHING BE DONE THEREIN WHICH MAY BE OR BECOME AN ANNOYANCE OR NUISANCE TO THE NEIGHBORHOOD.
8. NO UNUSED BUILDING MATERIAL, JUNK, OR RUBBISH SHALL BE LEFT EXPOSED ON ANY TRACT EXCEPT DURING ACTUAL BUILDING OPERATIONS.
9. NO WORN OUT OR DISCARDED AUTOMOBILES, MACHINERY OR VEHICLES OR PARTS THERE OF SHALL BE STORED ON ANY TRACT IN THIS ADDITION, AND NO PORTION THEREOF SHALL BE USED FOR AUTOMOBILE JUNK PILE OR THE STORAGE OF ANY KIND OF JUNK OR WASTE MATERIAL.
10. THE PREMISES MUST BE KEPT NEAT AND CLEAN, THE BUILDINGS WELL PAINTED AND THE WEEDS AND UNDERBRUSH MUST BE KEPT UNDER CONTROL AT ALL TIMES.
11. THE PRIVILEGE AND EASEMENT IS HEREBY RESERVED TO THE SELLER, HIS HEIRS, REPRESENTATIVES AND ASSIGNS TO ERECT LIGHT AND TELEPHONE POLES AND SUITABLE EQUIPMENT FOR ANY OTHER UTILITIES AND TO LAY WATER LINES AND TO CONSTRUCT DRAINAGE DITCHES IN OR ON THE REAR TEN FEET, OR AS SHOWN, OF EACH TRACT HEREIN PLATTED, OR ON OR IN A FIVE FOOT STRIP ALONG THE SIDELINE OF EACH TRACT WHEN NECESSARY TO GAIN ACCESS TO THE REAR LINE EASEMENT FOR UTILITY PURPOSES AND TO REPAIR OR REPLACE POLES, EQUIPMENT OR MAINS OR CONSTRUCT DITCHES.
12. THESE COVENANTS AND RESTRICTIONS ARE TO RUN WITH THE LAND AND SHALL BE BINDING ON THE PARTIES AND ALL PERSONS CLAIMING UNDER THEM, UNTIL JULY, 1980, AT WHICH TIME SAID COVENANTS SHALL BE AUTOMATICALLY EXTENDED FOR SUCCESSIONAL PERIODS OF TEN YEARS. AT ANY TIME THESE COVENANTS MAY BE AMENDED BY WRITTEN CONSENT OF SIXTY PERCENT OF THE THEN OWNERS OF TRACTS, EACH OWNER HAVING ONE VOTE FOR EACH SEPARATE TRACT OWNED BY HIM.
13. IF THE PARTIES HERETO, OR ANY OF THEM OR THEIR HEIRS OR ASSIGNS SHALL VIOLATE OR ATTEMPT TO VIOLATE ANY OF THESE COVENANTS HEREIN, IT SHALL BE LAWFUL FOR ANY OTHER PERSON OR PERSONS OWNING ANY REAL PROPERTY SITUATED IN SAID DEVELOPMENT OF SUBDIVISION DESCRIBED HEREON, TO PROSECUTE ANY PROCEEDINGS AT LAW OR IN EQUITY AGAINST THE PERSON OR PERSONS VIOLATING OR ATTEMPTING TO VIOLATE ANY SUCH COVENANTS, AND EITHER TO PREVENT HIM OR THEM FROM SO DOING OR TO RECOVER DAMAGES OR OTHER DUES FOR SUCH VIOLATIONS.
14. IN VALIDATION OF ANY OF THESE COVENANTS BY JUDGMENT OR COURT ORDER SHALL IN NO WISE AFFECT ANY OF THE PROVISIONS WHICH SHALL REMAIN IN FORCE AND EFFECT.
15. WRITTEN APPROVAL OF DESIGN, PLANS AND LOCATION OF ALL BUILDINGS TO BE ERECTED IN ACCORDANCE WITH THESE RESTRICTIONS, SHALL BE OBTAINED FROM THE OWNERS OF SAID SUBDIVISION, NAMELY STANLEY KEGLEY & ELLA LOUISE KEGLEY OR THEIR AGENTS. EACH OWNER MUST FURNISH A COMPLETE SET OF HOUSE PLANS WHICH WILL BE RETAINED BY THEM.

PRAIRIE PARK SUBDIVISION NO. 1

A SUBDIVISION OF 18.116 ACRES IN THE SOUTHEAST QUARTER OF SECTION 5 TOWN-1, RANGE-10 IN STAUNTON TOWNSHIP, MIAMI COUNTY, OHIO.

Horace E. Cramer MIAMI COUNTY RECORDER

WE THE UNDERSIGNED OWNERS OF THE LANDS SHOWN ON THIS PLAT DO HEREBY CONSENT TO THE EXECUTION OF THIS PLAT AND DO ALSO HEREBY GRANT AN ADDITIONAL EASEMENT, FOR FUTURE ROAD REALIGNMENT, AS REQUIRED BY THE TROY CITY PLANNING COMMISSION. THIS ADDITIONAL EASEMENT, SHOWN SHADED ON THIS PLAT, IS GRANTED FOR THE PUBLIC USE FOREVER WITH THE RIGHT OF INGRESS AND EGRESS TO SAID FUTURE RELOCATED ROAD, SHOULD SAME EVER BE CONSTRUCTED, FROM ANY ADJACENT PROPERTY OVER SAID ADDITIONAL EASEMENT AREA.

Witness signatures: Howard E. Cramer, Martin Ledwidge

Witness signatures: Mary J. Shaffer, Morris R. Ledwidge

STATE OF OHIO - COUNTY OF MIAMI BEFORE ME, A NOTARY PUBLIC IN AND FOR STATE OF OHIO PERSONALLY APPEARED THE ABOVE SIGNED PARTIES WHO ACKNOWLEDGE THE SIGNING THEREOF TO BE THEIR VOLUNTARY ACT AND DEED THIS 18th DAY OF July 1960.

Notary Public signature: Howard E. Cramer MY COMMISSION EXPIRES May 3, 1963 PLAT NO. 560 - APPROVED August 12, 1960

T. C. Frushour MIAMI COUNTY ENGINEER

THIS PLAT APPROVED BY MIAMI COUNTY PLANNING COMMISSION August 12 1960.

Signature: Luther Pike

Signature: Adam Wilgus

Signature: Richard Heifried

AT A MEETING OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF TROY, OHIO HELD THIS 9 DAY OF August 1960, THIS PLAT WAS APPROVED.

L. J. Siederburg M.D. PRESIDENT

Opal Bellis SECRETARY

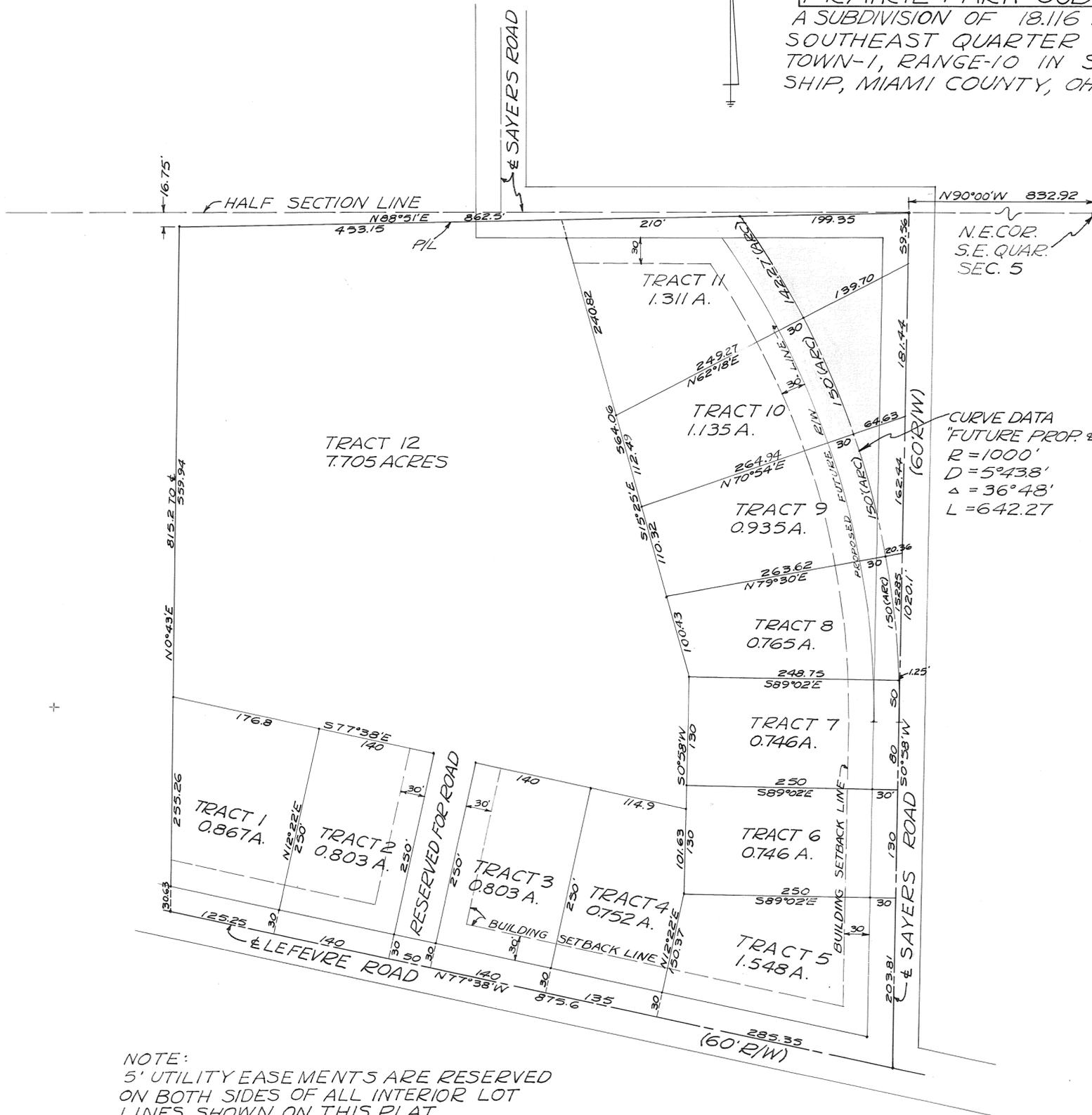
TRANSFERRED THIS 12th DAY OF August 1960

Richard E. Graham MIAMI COUNTY AUDITOR

I HEREBY CERTIFY THIS PLAT TO BE CORRECT

Signature: Richard W. Klockner

RICHARD W. KLOCKNER REGISTERED SURVEYOR #4370



NOTE: 5' UTILITY EASEMENTS ARE RESERVED ON BOTH SIDES OF ALL INTERIOR LOT LINES SHOWN ON THIS PLAT.

NOTE: ORIGINALS ARE IN
MAP DEPT. PRINT ROOM TUBE FILES

D. VENTURA
MAP DEPT
1-24-2000

MIAMI MEMORIAL GARDEN
CEMETERY MAP

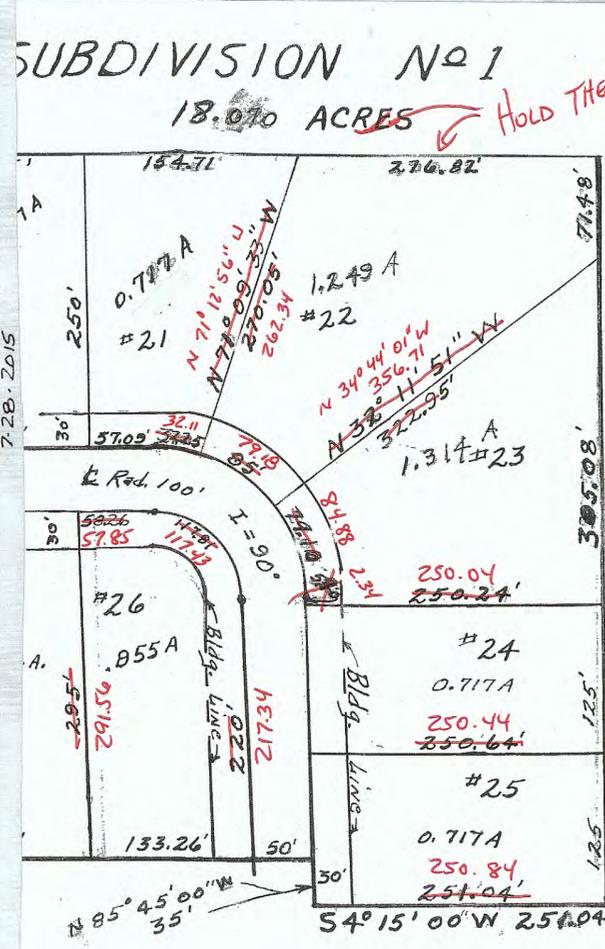
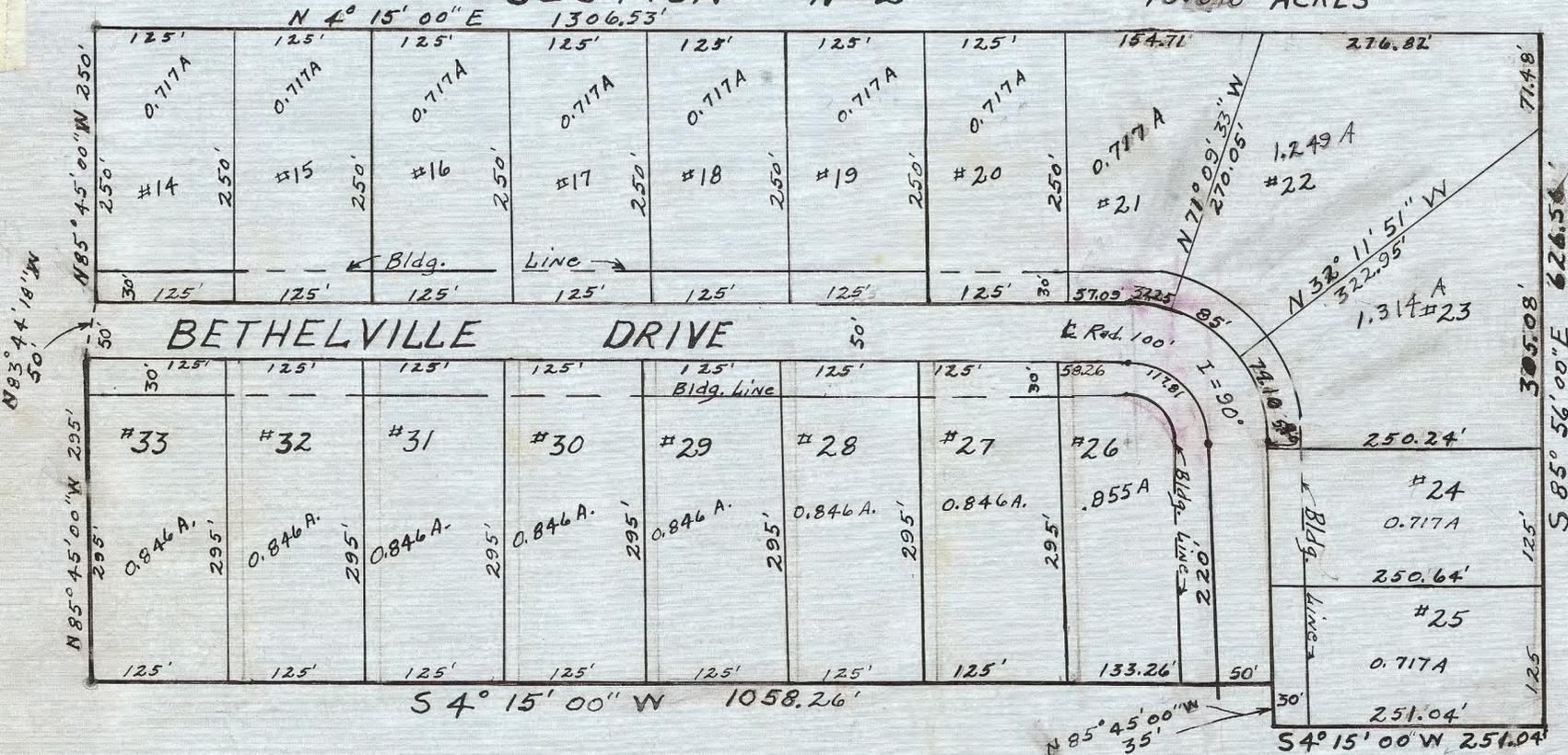
NOTE: ORIGINALS ARE IN
MAP DEPT. PRINT ROOM TUBE FILES

D. VENTURA
MAP DEPT
1-24-2000

MIAMI MEMORIAL GARDEN
CEMETERY MAP

Horace C. ... MIAMI COUNTY RECORDER

BEAUTILAWN ACRES SUBDIVISION No 1 SECTION No 2 18.070 ACRES



NOTE: ERRORS ON LOTS 21 THRU 26 - THIS IS ONE OF MANY POSSIBLE SOLUTIONS D. VENTURA - DEP. ENG. 7-28-2015

DEDICATION

We, the undersigned owners of the lands shown hereon do hereby voluntarily consent to the execution of this plat as shown hereon and dedicate the roads to the public forever this 22nd day of July, 1960

Jack Heesen Verna McDaniel M.M. Bussell Janice McDaniel witnesses

APPROVAL

Approved July 22, 1960 Miami County Planning Commission

Luther Pike Adam Wilgus Richard Seifried Plat No 534

Approved July 22, 1960 Miami County Engineer

J.C. Freshour

Approved 8/1/60 Bethel Township Zoning Board

Laura Couette Willard J. Shaw

Roland Senseman

APPROVED - Bethel Township Trustees AUG 8, 1960. Edwin Bergus Earl F. Houser Chester Wanner

ACCEPTANCE OF ROADS

Date Sept 7-1960

Luther Pike Adam Wilgus Richard Seifried Miami County Commissioners

J.C. Freshour Miami County Engineer

5-foot utility easements on both sides of all interior lot lines and 20' utility easements on all year lot lines are hereby made part of this plat.

16.610 Acres Lots 1.460 Acres Roads 18.070 Acres Total

I hereby certify this plat to be correct E. F. Stansberry Reg. Surveyor #1315



SPRINGBROOK SUBDIVISION NO.2

A subdivision of 5.105 acres in the southeast quarter of Section 25-T1-R12, Springcreek Township, Miami County, Ohio.

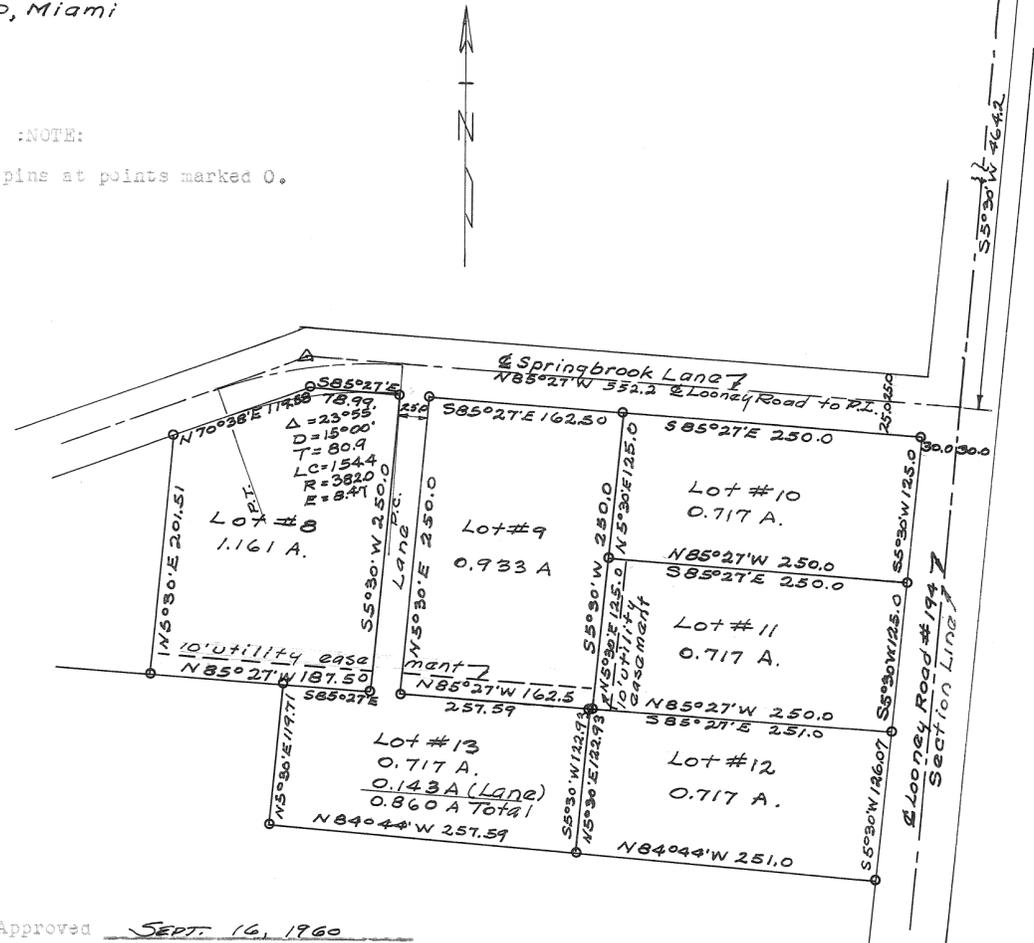
Plat Record Book 7, page # 120
Miami County Recorder's Office.
Plat # _____ Volume _____
Miami County Engineer's Record of
Subdivision Surveys. N.E. corner
Scale 1 inch = 100 feet S.E. 1/4

RESTRICTIONS

The following restrictions shall apply to all of the lots in this subdivision when the same has been approved by the proper governmental authority.

- All lots in this subdivision shall be used solely and exclusively for single family residence purposes.
- No lot in this subdivision shall be subdivided.
- No trailer, basement, tent, shack, garage, barn or other building shall at any time be used as a residence, either temporarily or permanently, nor shall any structure of a temporary nature or character be used as a residence.
- No more than one dwelling house shall be erected or suffered to remain on any lot.
- Said residence shall contain an area of not less than a minimum ground floor space of 1250 square feet, excluding open porches, breezeways and garage.
- Any building erected in this subdivision shall be of frame, brick and stone construction or any combination of same.
- No building of any kind shall be moved upon said premises, nor shall any building be constructed upon said lots that shall contain second hand material.
- No chickens or other fowl, live stock or other domestic animals of any kind shall be kept on any lot in this subdivision, except household pets.
- No building shall be located nearer to the front lot lines, than the setback line shown on said plat, in accordance with the requirements of the Miami County code of regulations.
- No unsightly fence shall be erected on any lot in this subdivision. Any fence erected within the setback line of the front lot line shall not exceed 4 feet in height.
- No advertising sign, billboard or other advertising device, shall be erected, placed, or suffered to remain upon said premises, nor shall the premises be used in any way for any purpose which may endanger the health, or unreasonably disturb the quiet of any holder of adjoining land.
- These covenants are to run with the land and shall be binding on all parties and all persons claiming under them until September 19, 1970, at which time said covenants shall be automatically extended for successive periods of 10 years, unless by a vote of the then majority of the owners of the lots, it is agreed to change the said covenants in whole or in part.
- The privilege and easement is hereby reserved to the owner of any lot in the subdivision, his heirs, representatives and assigns to lay water lines for drainage purposes on or in the rear ten feet, or as shown on each tract or lot platted, or on a three foot strip, along the side line of each tract or lot, when necessary to gain access to the rear easement for drainage purposes and to repair and replace such drainage tile.
- Invalidation of any one of these covenants by judgment or court order shall in no wise affect any of the other provisions which shall remain in full force and effect.
- There is a ten foot utility easement on the south side of Lots #8 and #9 and on the west side of Lot #11.

NOTE:
Set iron pins at points marked O.



State of Ohio, Miami County ss:

Fred A. Schulz and Lillian E. Schulz the grantors
in the above plat, do hereby acknowledge the signing and execution of said plat for uses and purposes herein mentioned.

Witnessed by us:
W.R. Jobe
Sandra Ingle

Fred A. Schulz
Lillian E. Schulz

Approved SEPT. 16, 1960
Piqua Planning Commission
E. V. Beach
John K. Mangan
Robert Reed
Robert McHane Jr.
Julian H. Hill

Transferred Sept. 19-1960
Ruth E. Graham
Miami County Auditor

Approved Sept 19, 1960
T.C. Freshour per K. Cook Dep
Miami County Engineer

File # 10549
Received for Record 1:50 PM, Sept 19, 1960.
Honore C. Cramer
Miami County Recorder
Fee \$4.30

Approved Sept 19, 1960
Miami County Planning Commission
Luther Pike
Adam Wilgus
Richard Seifried
Plat # 579

Be it remembered that on the 19th day of SEPT. 1960, before me, the subscriber, a Notary Public, in and for said county, personally came Fred A. Schulz and Lillian E. Schulz, the grantors in the foregoing plat and acknowledged the signing of same to be their voluntary acts and deeds.

Raymond K. Stubb
Notary Public, Miami County, Ohio.

My commission expires _____
Notary Public, Miami County, Ohio.

Survey for Fred A. Schulz, Lillian E. Schulz.
Harry A. Lewis Sept. 13, 1960.
Ohio Registry #3834.

DESCRIPTION

BEING A SUBDIVISION OF 3.217 ACRES, SITUATED IN THE N.W. QR. SEC. 25, T-2, R-9, TWP. OF BETHEL, COUNTY OF MIAMI STATE OF OHIO, AND BEING PART OF ~~36.705~~ ACRE TRACT OF LAND CONVEYED BY ALTHA K. KENDIG TO DAVID W. AND PATTIE S. DINSMORE AND RECORDED IN VOL. 284, PAGE 514, DEED RECORDS, MIAMI COUNTY, OHIO. THE SUBDIVISION IS BOUNDED BY LETTERS ABCDEFA AS SHOWN HEREON. THE LOTS ARE NUMBERED FROM 9 TO 11 INCLUSIVE AS SHOWN. 0.967 ACRES IN ROADWAYS.

DEDICATION

WE, THE UNDERSIGNED, DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF THIS PLAT AND TO THE DEDICATION OF THE ROADWAYS SHOWN HEREON TO THE PUBLIC USE FOREVER. DATE: August 8, 1960

WITNESS: General C. Gorman SIGNED: David W. Dinsmore
Merle R. Gorman Pattie S. Dinsmore

ACKNOWLEDGEMENT

STATE OF OHIO, MIAMI COUNTY, SS
 BE IT REMEMBERED THAT ON THIS 8 DAY OF August, 1960, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY, PERSONALLY CAME DAVID W. DINSMORE AND PATTIE S. DINSMORE, WHO ACKNOWLEDGED THE SIGNING AND EXECUTION OF THIS PLAT TO BE THEIR VOLUNTARY ACT AND DEED.

MY COMMISSION EXPIRES May 7, 1961 Merle R. Gorman
 NOTARY PUBLIC IN AND FOR MIAMI COUNTY, OHIO.

TRANSFERRED ON THIS 28th DAY OF September, 1960.

Ruth E. Pashaw
 MIAMI COUNTY AUDITOR

WE HEREBY RECOMMEND THIS PLAT BE APPROVED AND ACCEPTED FOR RECORD.
 THIS _____ DAY OF _____, 1960.

BOARD OF MIAMI COUNTY COMMISSIONERS
Luther Pike
Adam Wilgus
Richard Seifried

APPROVED: THIS 28th DAY OF September, 1960.
H. C. Freshour
 MIAMI COUNTY ENGINEER

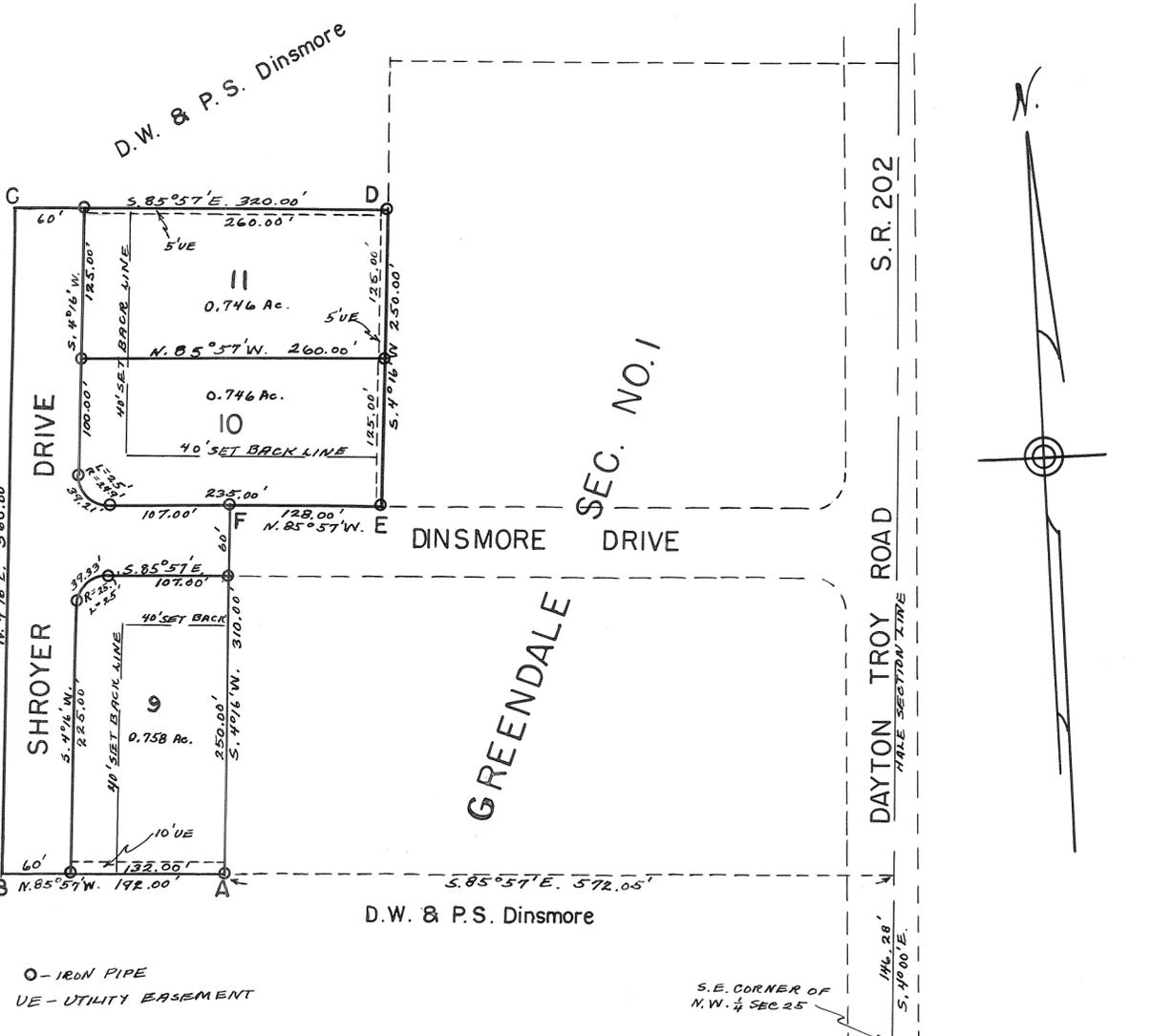
FILE NO: 10734
 RECEIVED: 9-28-1960
 RECORDED: 9-28-1960
 BOOK 7, PAGE 129
 PLAT RECORDS, MIAMI COUNTY, OHIO.
 FEE \$4.30

Horace C. Conner
 MIAMI COUNTY RECORDER

APPROVED: DATE Aug. 17, 1960
 MIAMI COUNTY PLANNING COMMISSION

Luther Pike
Adam Wilgus
Richard Seifried
 COMMITTEE ON APPROVAL
 PLAT NO. 566

I HEREBY CERTIFY THIS PLAT TO BE CORRECT.
 DATE July 30, 1960
Roger F. Borchers
 REGISTERED SURVEYOR 4585



PLAT OF
 GREENDALE SEC. No.2

RESTRICTIVE COVENANTS

THE RESTRICTIVE COVENANTS SHOWN ON THE PLAT OF GREENDALE SEC. NO. 1 ARE BINDING ON ALL PARTY OR PARTIES CLAIMING UNDER THIS PLAT.

WE, THE UNDERSIGNED OWNERS OF LANDS SHOWN ON THIS PLAT ACCEPT AND APPROVE THIS REPLAT AND ACKNOWLEDGE THE SIGNING THEREOF TO BE OUR VOLUNTARY ACT AND DEED

GARDNERS PLAT

FILE NUMBER 10744
RECEIVED FOR RECORD THIS 28TH DAY OF SEPT. 1960. AT 1:40 P.M.
PLAT BOOK 7 PAGE 130
MIAMI COUNTY RECORDERS PLAT RECORD

Raymond Gardner OWNER
Lula Gardner OWNER
[Witness Signatures]

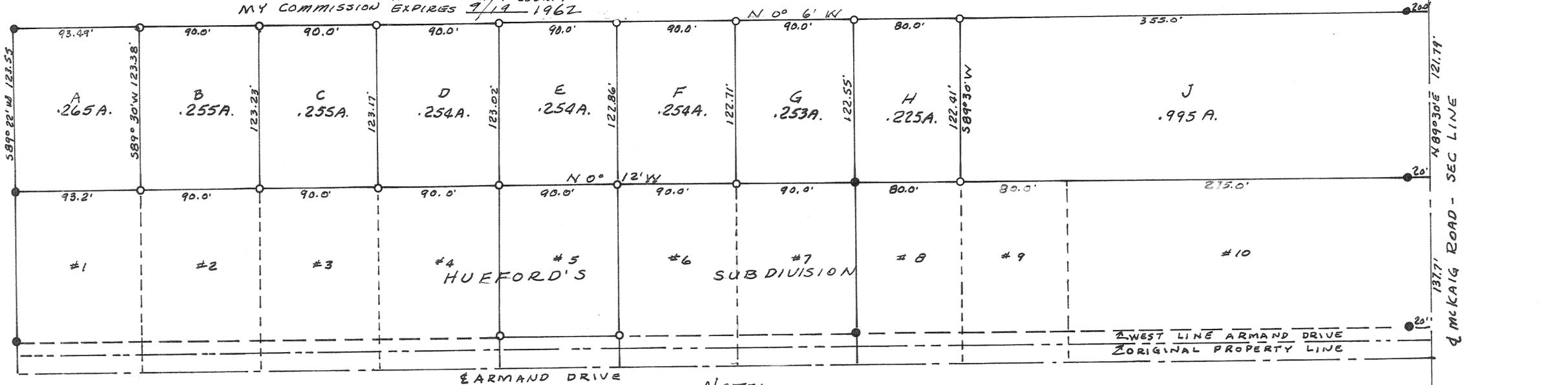
Home [Signature]
MIAMI COUNTY RECORDER
FEE \$4.30

STATE OF OHIO - MIAMI COUNTY
PERSONALLY APPEARED BEFORE THE ABOVE SIGNED PARTIES AND ACKNOWLEDGE THE SIGNING THEREOF.
SWORN TO AND SUBSCRIBED BEFORE ME THIS 22ND DAY OF SEPT. 1960

I HEREBY APPROVE THIS REPLAT AND LETTERS TO BE PLACED HEREON DESIGNATING THE TRACTS SHOWN THIS 28TH DAY OF SEPT. 1960

[Signature]
MIAMI COUNTY AUDITOR

Edwin M. Barnes
NOTARY PUBLIC IN AND FOR MIAMI COUNTY
MY COMMISSION EXPIRES 7/19 1962



NOTE:-
LOTS "A" THRU "H" ARE NOT FOR BLDG. SITES
LOT "J" MEETS REQUIREMENTS.

● - IRON PIN FOUND
○ - " " SET
REFERENCES:-
M.C. ENG. REC. LAND SUR. 7 P. 198
" " " " " 5 P. 176
" " " " " 12 P. 65

PLAT # 584
APPROVED: AUG. 31, 1960

[Signature]
MIAMI COUNTY ENGINEER

APPROVED: 1960
MIAMI COUNTY PLANNING COMMISSION

AT A MEETING OF THE TROY CITY
PLANNING AND ZONING COMMISSION
HELD THIS 27TH DAY OF SEPT. 1960
DO APPROVE THIS PLAT

[Signature] M.D.
PRESIDENT
[Signature]
SECRETARY

[Signature]
[Signature]
[Signature]

RAYMOND GARDNER		
TROY OHIO		
FRANKLIN RUCK		
1316 E. MAIN ST. TROY, OHIO		
P. E. NO. 8496 SURVEYOR NO. 3319		
DATE	DRAWN BY	SHEET NO.
8/2/60	FR	1/1
	TRACED BY	
	FR	
	CHECKED BY	
	FR	

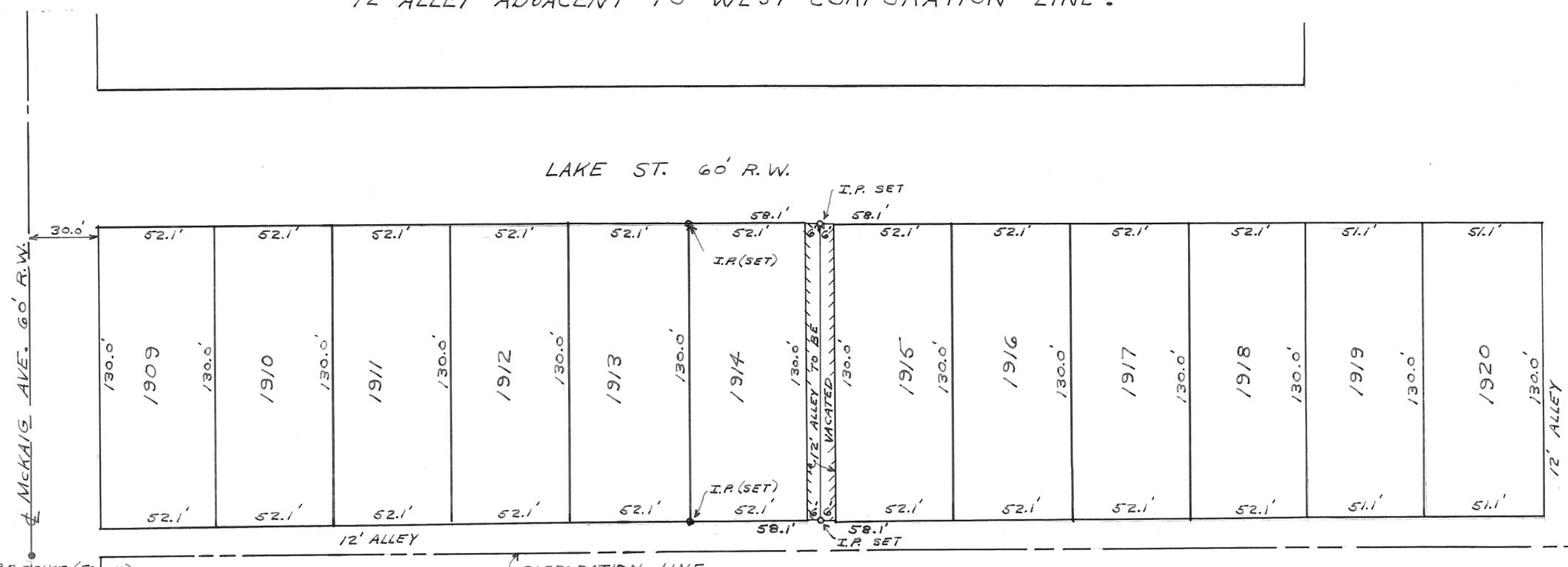
FILE NO. #10850 RECEIVED FOR RECORD THIS 4th DAY OF October 1960. RECORDED IN PLAT RECORD VOL. NO. 7 PLAT NO. 131

Harold Connor MIAMI CO. RECORDER

FEE \$4.30

APPROVED AND TRANSFERRED THIS 4th DAY OF October 1960 Ruth E. Graham MIAMI CO. AUDITOR

SURVEY AND VACATION PLAT OF DEDICATED 12' ALLEY LYING BETWEEN INLOTS NO. 1914 AND 1915, AND EXTENDING FROM WEST LINE OF LAKE ST. TO 12' ALLEY ADJACENT TO WEST CORPORATION LINE.



WE THE UNDERSIGNED HEREBY PETITION AND CONSENT TO THE VACATION OF THE ALLEY AS SHOWN ON THE ABOVE PLAT.

William J. Boram Mabel Catherine Boram Mrs. Bessie Boram

Carl H. Nyman James C. Nyman (WITNESS)

AT A MEETING OF THE TROY CITY PLANNING AND ZONING COMMISSION HELD THIS 27th DAY OF SEPTEMBER 1960. THIS PLAT WAS APPROVED.

L.M. Linden Lutz M.D. PRESIDENT Opal B. Callier SECRETARY

STATE OF OHIO - MIAMI COUNTY PERSONALLY APPEARED BEFORE ME THE ABOVE SIGNED PARTIES AND ACKNOWLEDGED THE SIGNING THEREOF. TO BE THEIR VOLUNTARY ACT AND DEED. SWORN TO AND SUBSCRIBED BEFORE ME THIS 9th DAY OF SEPT. 1960.

Bruce S. Cole

NOTARY PUBLIC IN AND FOR MIAMI COUNTY, OHIO MY COMMISSION EXPIRES 2/20/63

AT A MEETING OF THE COUNCIL OF THE CITY OF TROY, OHIO HELD THIS 3RD DAY OF OCTOBER 1960 THIS VACATION PLAT WAS APPROVED BY ORDINANCE NUMBER

Raymond H. Starnes MAYOR Edward Chase PRES. OF COUNCIL J.H.L. Tomplin CLERK OF COUNCIL

I HEREBY CERTIFY TH TO BE CORRECT.

Marlin N. Ho MARLIN N. REG. CIVIL REG. SUR. SEPT. 7,

CEDAR RIDGE SUBDIVISION - SEC. 1

SECTION 32 • TOWN 5 • RANGE 6E - CONCORD TOWNSHIP
MIAMI COUNTY - OHIO

DESCRIPTION

LOTS = 25.539 ACRES
ROADS = 5.932 ACRES

Being a subdivision of 31.471 acres of a 31.489 acre tract conveyed to Trojan Development Co. by deed recorded in Vol. 366 Page 515 of the Miami Co. Deed Records.

DEDICATION

We, the undersigned, being all the owners and lien holders of the land herein platted, do hereby accept and approve this plat and restrictions and dedicate the streets and an area reserved for future sanitary disposal plant to public use forever. Easements shown on this plat are for the construction, operation, maintenance, replacement, or removal of water, sewer, gas, electric, telephone or other utility lines or services, and for the express privilege of removing any and all trees or other obstructions to the free use of said utilities and for providing ingress and egress to the property for said purposes and are to be maintained as such forever.

TROJAN DEVELOPMENT CO.

Aaron P. Cable
WITNESS

Richard W. Goodall
RICHARD W. GOODALL - PRESIDENT

Fred A. Lines
WITNESS

James W. Goodall
JAMES W. GOODALL - SECRETARY

Mildred Weaver
WITNESS

THE PETER KUNTZ CO.

Richard Kuntz
RICHARD KUNTZ - VICE PRESIDENT

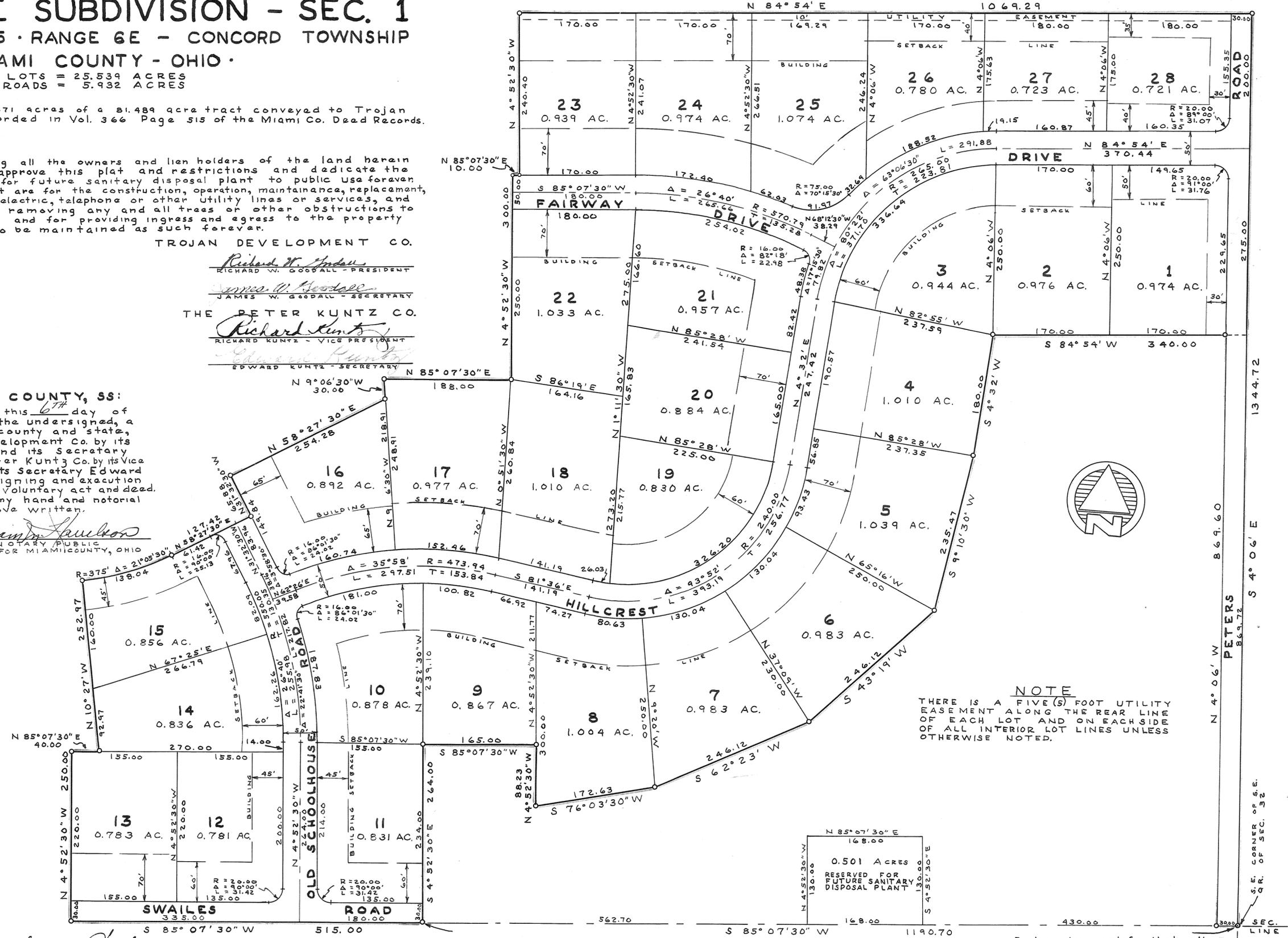
Neil Steves
WITNESS

Edward Kuntz
EDWARD KUNTZ - SECRETARY

STATE OF OHIO, MIAMI COUNTY, SS:

Be it remembered that on this 6th day of August, 1960, before me the undersigned, a notary public in and for said county and state, personally came Trojan Development Co. by its President Richard W. Goodall and its Secretary James W. Goodall, and The Peter Kuntz Co. by its Vice President Richard Kuntz and its Secretary Edward Kuntz, 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 notarial seal on the day and date above written.

William J. Saubers
NOTARY PUBLIC
IN AND FOR MIAMI COUNTY, OHIO



NOTE
THERE IS A FIVE (5) FOOT UTILITY EASEMENT ALONG THE REAR LINE OF EACH LOT AND ON EACH SIDE OF ALL INTERIOR LOT LINES UNLESS OTHERWISE NOTED.

Approved and transferred this 6th day of October, 1960.

Ruth E. Graham
MIAMI COUNTY AUDITOR

At a meeting of the City of Troy Planning Commission held this 7 day of August, 1960, this plat and restrictions were approved.

L. T. Lindenburger, M.D.
CHAIRMAN
Opal Bellis
SECRETARY

Approved by Miami County Planning Commission

Luther Pike
Adam Wilgus
Richard Sheffield

Date August 24, 1960 No. 570
H. C. Freshour
MIAMI COUNTY ENGINEER

File No. 10888

Received for record 3:54 P.M. October 5, 1960.

Recorded in Plat Record Book no. 7 Page no. 132-132A

Fee: \$ 8.60

Horace C. Comer
MIAMI COUNTY RECORDER

Approved by Miami County Commissioners.

Adam Wilgus
Richard Sheffield

I hereby certify that all measurements are correct and monuments set as shown. Curved distances are measured on the arc.
Engene R. Brown
REGISTERED SURVEYOR NO. 4213

TROJAN DEVELOPMENT CO. TROY - OHIO		
CEDAR RIDGE SUBDIVISION SEC. 1		
AUGUST 1960	DRAWN BY: D.T. CHECKED BY: D.T.	SHEET NO. 1/2
SCALE: 1" = 100'		

CEDAR RIDGE SUBDIVISION - SEC. 1

RESTRICTIONS

THESE RESTRICTIONS APPLY TO EVERY LOT IN THIS PLAT AS SHOWN HEREIN.

1. **LAND USE AND BUILDING TYPE.**
No lot shall be used except for residential purposes. No buildings shall be erected, altered, placed or permitted to remain on any lot other than one (1) single family dwelling. No commercial enterprise of any nature shall be entered into by the owners and/or occupants of property in this subdivision.
2. **DWELLING SIZE.**
Floor area of the main structure exclusive of open porches, garages, car ports or patios shall not be less than 1600 square feet for a one - floor plan design; 2000 square feet for split level design and 1200 square feet on first floor of two story or one and one-half story structures.
3. **BUILDING LOCATION.**
No building shall be located on any lot nearer to the front, rear or side property line than the minimum setback provided on the recorded plat of said subdivision. No building shall be located nearer than twenty (20) feet to any interior lot line.
4. **DIVISION OF LOTS.**
No lot or lots shall be hereafter subdivided into additional lot or lots.
5. **OTHER BUILDINGS.**
No trailers, basement, camp shack, garage, barn or other outbuildings shall at any time be used as a residence temporarily or permanently upon said property nor shall any structure of a temporary character be used as a residence.
6. **FENCES.**
Any fencing or hedges that may be erected or planted must be of an attractive and durable material. No fence or hedge greater than four (4) feet in height shall be put in or allowed to remain nearer the street than the minimum building setback line or lines. No barbed wire, field fencing or similar types of fencing may be used upon the property at any location except along the north property line of said plat.
7. **GRADE.**
The grade of any residential structure shall be shown on a plot plan and approved by the developer and the plat engineer before any construction may begin. All houses shall front on a street as shown on the recorded plat.
8. **NUISANCES.**
No noxious nor offensive activities shall be carried on upon any residential lot nor shall anything be done thereon which may be or become an annoyance or nuisance in the neighborhood.
9. **TEMPORARY STRUCTURES.**
No structure of a temporary character may be permitted on any premises except during the active period of construction of buildings.
10. **SIGNS.**
No sign of any kind shall be placed for public view on any lot except one (1) sign of not more than five (5) square feet advertising property for sale or for rent, or signs used by a builder to advertise the property during construction.
11. **LIVE STOCK AND POULTRY.**
No animal, live stock or poultry of any kind shall be raised, bred or kept on any lot, except dogs, cats or other household pets may be kept, provided they are not kept, bred or maintained for commercial purposes.
12. **GARBAGE AND REFUSE DISPOSAL.**
No lot shall be used or maintained as a dumping ground for rubbish. Trash, garbage or other waste shall not be kept except in sanitary containers. All incinerators or other equipment for storage or disposal of such materials shall be kept in an attractive, clean and sanitary manner.
13. **METERS AND UTILITY SERVICE BOXES.**
No exposed utility service boxes or utility service meters shall be permitted in any front yard area.
14. **TIME OF COVENANTS AND RESTRICTIONS.**
These covenants and restrictions are for the benefit of all lot owners and are to run with the land and shall be binding on all parties and all persons claiming under them until August 1, 1985, at which time said covenants shall be automatically extended for successive periods of ten (10) years unless by a vote of a majority of the then owners of the lots, it is agreed to change said covenants.
15. **INVALIDATION OF COVENANTS.**
Invalidation of any one of these covenants by judgement or court order shall in no way affect any of the other provisions which shall remain in full force and effect.
16. **ENFORCEMENT OF COVENANTS.**
These covenants shall be enforceable by injunction and otherwise by the grantor, its successors and assigns.

TROJAN DEVELOPMENT CO. TROY - OHIO		
CEDAR RIDGE SUBDIVISION SEC. 1		
AUGUST 1960	DRAWN BY : CHECKED BY :	D.T. D.T. SHEET NO. 2/2

WESTEDGE SUBDIVISION ~ SEC. 6

.. PART OF O.L. 81 .. TIPP CITY · OHIO ·
15.536 ACRES

WE THE UNDERSIGNED OFFICERS OF TIPP CITY LAND DEVELOPMENT, INCORPORATED, OWNER OF LANDS SHOWN ON THIS PLAT, ACCEPT AND APPROVE THIS PLAT AND RESTRICTIONS AND DEDICATE THE STREETS AS SHOWN HEREON TO PUBLIC USE FOREVER, AND DO ACKNOWLEDGE THE SIGNING THEREOF TO BE OUR VOLUNTARY ACT AND DEED.

Carl H. Moerk
WITNESS
Mary D. Langman
WITNESS

John H. Holtvoigt
PRESIDENT
Mildred Holtvoigt
SECRETARY

STATE OF OHIO, MIAMI COUNTY, ss:

PERSONALLY APPEARED BEFORE ME THE ABOVE NAMED JOHN H. HOLTVOIGT AS PRESIDENT AND MILDRED HOLTVOIGT AS SECRETARY OF SAID CORPORATION AND ACKNOWLEDGED THE SIGNING THEREOF TO BE THEIR VOLUNTARY ACT AND DEED IN BEHALF OF SAID CORPORATION.

ACKNOWLEDGED AND SUBSCRIBED BEFORE ME THIS 12th DAY OF September, 1960.

Phyllis Gieseman
NOTARY PUBLIC IN AND FOR
MIAMI COUNTY - OHIO

MY COMMISSION EXPIRES July 23, 1960

AT A MEETING OF THE TIPP CITY PLANNING COMMISSION HELD THIS 13th DAY OF September, 1960, THIS PLAT AND RESTRICTIONS WERE APPROVED.

Thomas G. Thompson
CHAIRMAN

Phyllis Gieseman
SECRETARY

AT A MEETING OF THE COUNCIL OF THE VILLAGE OF TIPP CITY, OHIO, HELD THIS 14th DAY OF September, 1960, THIS PLAT AND RESTRICTIONS WERE APPROVED BY ORDINANCE NO. 944

Russell Schuman
MAYOR

PRESIDENT OF COUNCIL

Phyllis Gieseman
CLERK OF COUNCIL

I HEREBY HAVE CAUSED THE INLOT NUMBERS TO BE PLACED HEREON DESIGNATING THE TRACTS SHOWN AND HAVE TRANSFERRED SAME.

Oct. 22 1960
DATE

Ruth E. Graham
MIAMI COUNTY AUDITOR

FILE NO. # 11208

RECEIVED FOR RECORD 11:30 A.M. October 22, 1960.

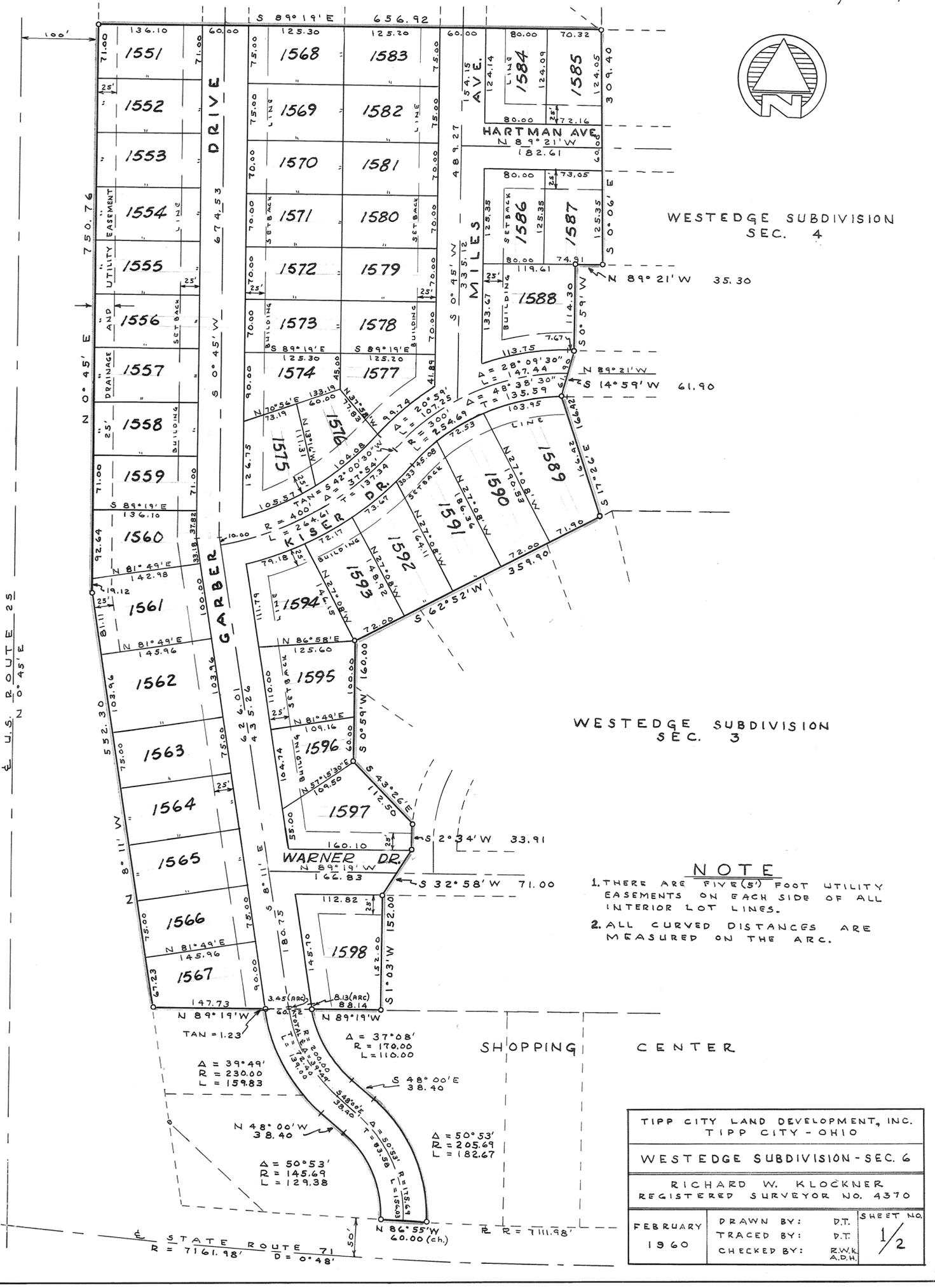
RECORDED IN PLAT RECORD BOOK NO. 7 PAGE NO. 133-133A

FEE: \$ 8.60

Horace C. Cromer, Jr.
MIAMI COUNTY RECORDER

I HEREBY CERTIFY THIS PLAT TO BE CORRECT.

Richard W. Klockner
RICHARD W. KLOCKNER
REGISTERED SURVEYOR NO. 4370



TIPP CITY LAND DEVELOPMENT, INC. TIPP CITY - OHIO			
WESTEDGE SUBDIVISION - SEC. 6			
RICHARD W. KLOCKNER REGISTERED SURVEYOR NO. 4370			
FEBRUARY 1960	DRAWN BY: TRACED BY: CHECKED BY:	D.T. D.T. R.W.K. A.D.H.	SHEET NO. 1/2

TIPP CITY CORPORATION

WARD

PRECINCT

RESTRICTIONS

In addition to any zoning laws and ordinances lawfully promulgated, now or hereafter, the title to all lots in this subdivision is subject to and has the benefit of the following restrictions. These restrictions are of the date of Sept. 19, 1960, and all of the lots now belong to Tipp City Land Development, Inc.

1. To give assurance to the owners of the lots contained in this subdivision, the platting corporation states that the additional land owned by the dedicant as shown by plat attached to annexation proceeding, of October 20, 1952, when platted shall contain restrictions similar to the restrictions herein set forth excepting insofar as such dedication may relate to commercial use, civil, church, school, parks, and other similar uses and purposes.
2. None of said lots or building sites may be improved, used or occupied for other than private residence purposes and no residence shall be ever used for more than two families.
3. No building shall be erected, altered, placed or permitted to remain on any lot or building site other than one detached dwelling not to exceed one and one-half (1-1/2) stories in height and a private garage of not more than two (2) cars.
4. Not more than one (1) residential structure shall be permitted on any building site. "Building site" shall mean any lot or portions of any two or more contiguous lots upon which a building may be erected in conformity with these requirements and such building site shall not comprise less than sixty-five (65) foot frontage at 25 foot set back line. Such building site shall comprise not less than 6800 square feet.
5. No building shall be erected, placed or altered until the construction plans and specifications and plans showing elevation and location of the structure upon the buildin site have been approved by the Architectural Control Committee as to the quality of workmanship and materials, harmony of external design with existing structures, and as to the location with respect to topography and finish-grade elevation. No fence or wall shall be erected, placed or altered on any lot nearer to the street line than the minimum building set-back line unless similarly approved. Approval shall be as provided in Paragraph Nos. 13 and 14.
6. No dwelling shall be permitted on any lot at a cost of less than \$9,500.00, based upon cost levels prevailing on the date these covenants are recorded; it being the intention and purpose of the covenant to assure that all dwellings shall be of a substantial workmanship and materials substantially the same or better than that which can be produced on the date these covenants are recorded at a minimum cost stated herein for the minimum permitted dwelling size. The ground floor area of the main structure, exclusive of one-story open porches and garages, shall be not less than 800 square feet, for a one-story dwelling and such ground floor area to be not less than 720 square feet for a dwelling of one and one-half (1-1/2) stories.
7. No building shall be located on any building site nearer to the front lot line or nearer to the side street line than the minimum building set-back lines as shown on the recorded plat. In any event, no building shall be located on any lot nearer than twenty-five (25) feet to the front line nor nearer than twenty-five (25) feet to any side street line. No building shall be located nearer than five (5) feet to any interior building site line. For the purpose of this covenant, eaves, steps and open porches shall not be considered as part of a building, provided, however, this shall not be construed to permit any portion of a building on a building site to encroach within five (5) feet of the interior lot line. In addition the builder must comply with the zoning ordinance of The Village of Tipp City, Ohio.
8. An easement of five (5) feet in width is reserved on all inner lines on every building site, so that the total easement along all building sites shall be ten (10) feet. Lot lines not abutting another lot shall have a ten (10) foot easement. This easement is for the purpose of affording location for telephone, electric light, water and sewer lines and any other utility purposes, and each building site is subject to an easement for the construction and maintenance of such utility.
9. No noxious or offensive activity shall be carried on upon any lot or building site, nor shall anything be done thereon which may be or may become an annoyance or nuisance to the neighborhood.
10. No uncompleted dwelling nor any structure of a temporary character, trailer, basement, tent, shack, garage or other out-building shall be used on any lot at any time as a residence, either temporarily or permanently.
11. No sign of any kind shall be displayed to the public view on any lot except one professional sign of not more than one square foot, one sign of not more than five square feet advertising the property for sale or for rent, or signs used by a builder to advertize the property during the construction and sale period.
12. No animals, livestock or poultry of any kind shall be raised, bred or kept on any lot, except that dogs, cats or other household pets may be kept provided that they are not kept, bred, or maintained for any commercial purpose, so as not to violate the provisions of Section 9.
13. The Architectural Control Committee is composed of John H. Holtvoigt, Thomas C. Timmer and H. H. Chaffee. A majority of the committee may designate a representative to act for it. In the event of the death or resignation of any member of the Committee, the remaining members have full authority to designate

a successor. Neither the members of the Committee nor its designated representative shall be entitled to any compensation for services performed pursuant to this covenant. At any time, the then record owners of a majority of the lots shall have the power through a duly recorded written instrument to change the membership of the Committee or to withdraw from the Committee or restore to it any of its powers or duties.

14. The Architectural Control Committee's approval or disapproval, as required in these covenants, shall be in writing. In the event the Committee or its designated representative fails to approve or disapprove within thirty (30) days after plans and specifications have been submitted to it, or, if no suit to enjoin the construction has been commenced prior to the completion thereof, the approval will not be required and the related covenants shall be deemed to have been fully complied with.

15. These covenants are to run with the land and shall be binding to all parties and all persons claiming under them for a period of twenty-five (25) years from the date these covenants are recorded, after which time such covenants shall be automatically extended for successive periods of ten (10) years unless an instrument signed by a majority of the then owners of the building sites within this plat have been recorded agreeing to change said covenants in whole or in part.

16. The enforcement shall be by proceedings at law or in equity against any person or persons violating or attempting to violate any covenant, either to restrain violation or recover damages.

17. Invalidation of any of these covenants by judgement or court order shall in no wise affect any of the other provisions, which shall remain in full force and effect.

IN WITNESS WHEREOF, The Tipp City Land Development, Inc. by its duly authorized officers, have hereunto caused their names and seal to be affixed to these restrictions this 19 day of Sept 1960

WITNESSED IN PRESENCE OF:

TIPP CITY LAND DEVELOPMENT, INC.

J. E. Wells
Helena L. Faye

By John H. Holtvoigt
Its President
And Mildred Holtvoigt
Its Secretary

STATE OF OHIO, COUNTY OF MIAMI, ss:

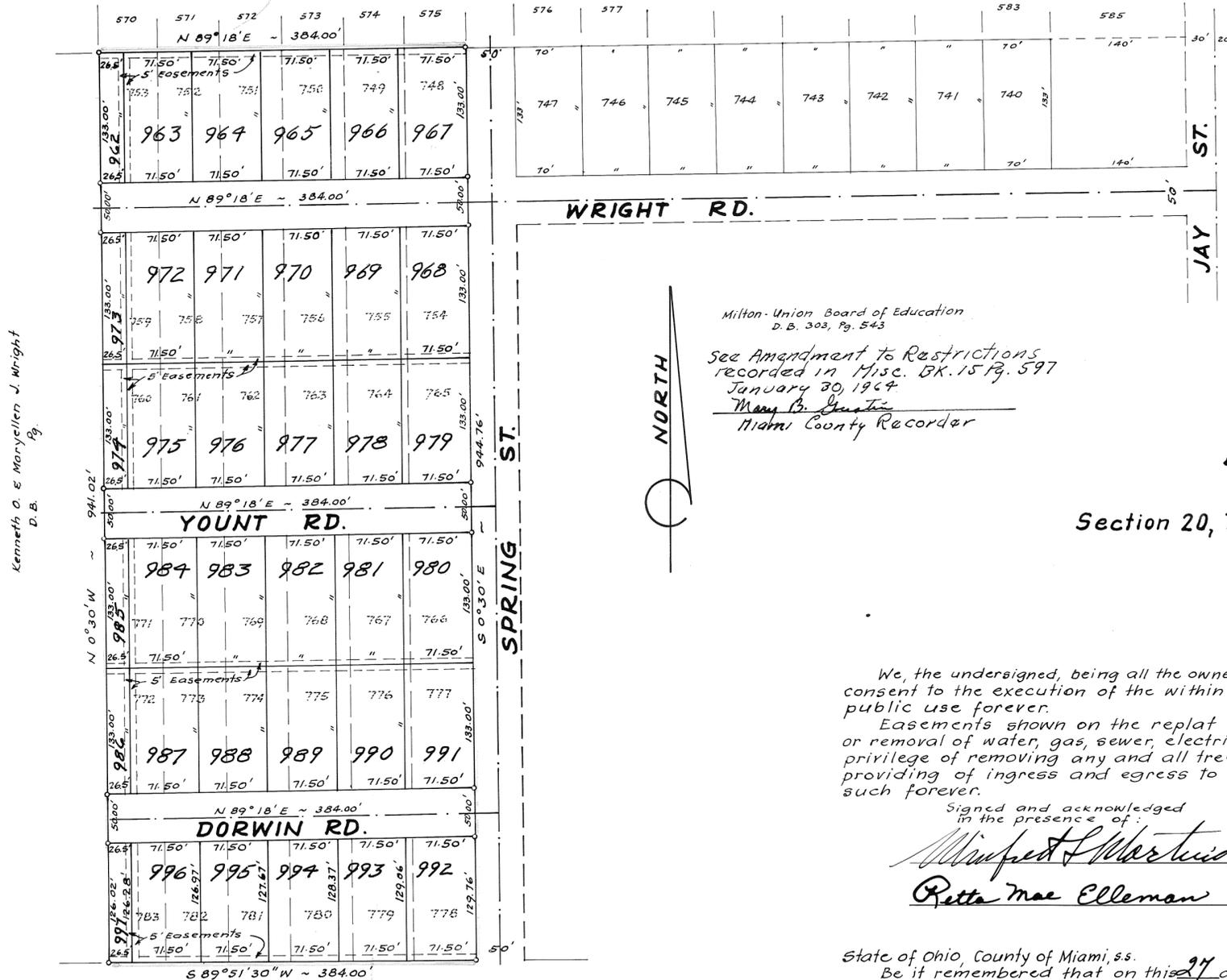
Before me, a Notary Public, in and for said county, personally appeared John H. Holtvoigt, President, and Mildred Holtvoigt, Secretary, of Tipp City Land Development, Inc., who acknowledge that the seals affixed to said instrument is the corporate seal of said corporation and that they did sign and seal said instrument as such president and secretary of Tipp City Land Development, Inc., on behalf of said corporation and by the authority of the Boards of Directors and that said instrument is their own free act and deed individually and the free and corporate act and deed of Tipp City Land Development, Inc.

IN TESTIMONY WHEREOF, I have hereunto subscribed my name and affixed my official seal at Tipp City, Ohio, this 19 day of Sept, 1960

Phyllis Timmerman

PHYLLIS TIMMERMAN, Notary Public
in and for Miami County, Ohio
My Commission Expires July 23, 1963

Locust Hill Plat
Pl. Bk. 5, Pg. 42



Kenneth O. E. Maryellen J. Wright
D.B.
Pg.

Frank Vore

This instrument was prepared by:
JOHN W. JUDGE ENGINEERING CO.
KETERING, OHIO

The measurements are certified correct and monuments
set as shown. Curved distances are measured on the arc.

John W. Judge Engineering Co.

By: John W. Judge
Registered Surveyor #4211

REPLAT OF
LOTS 748 THROUGH 783
LOCUST HILL PLAT, Sec. 2

LOCATED IN
Section 20, Town 6, Range 5E · VILLAGE of WEST MILTON
MIAMI COUNTY, OHIO
Scale: 1"=100'

Milton-Union Board of Education
D. B. 303, Pg. 543
See Amendment to Restrictions
recorded in Misc. Bk. 15 Pg. 597
January 30, 1964
Mary B. Justice
Miami County Recorder

We, the undersigned, being all the owners and lienholders of the lands herein replatted, do hereby voluntarily consent to the execution of the within replat, and do hereby dedicate the streets shown thereon to the public use forever.

Easements shown on the replat are for the construction, operation, maintenance, repair, replacement or removal of water, gas, sewer, electric, telephone or other utility lines or services, and for the 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.

Signed and acknowledged
in the presence of:

Winifred L. Martindale Witness
Petta Mae Elleman Witness

Kenneth O. Wright Kenneth O. Wright
Maryellen J. Wright Maryellen J. Wright

State of Ohio, County of Miami, ss.

Be it remembered that on this 27 day of May, 1960, before me, the undersigned, a notary public in and for said county and state, personally came the said Kenneth O. Wright and Maryellen J. Wright, his wife, to me known and acknowledged the signing and execution of the within replat to be their voluntary act and deed. In testimony whereof, I have hereunto set my hand and notarial seal on the day and date above written.

Petta Mae Elleman nee Schwartz
Notary Public in and for Miami County, Ohio
My commission expires: Aug. 12, 1960

State of Ohio, County of Miami, ss.

Kenneth O. Wright, being duly sworn, says that all persons and corporations, to the best of his knowledge, interested in this dedication, either as owners or as lienholders, have united in its execution.

Kenneth O. Wright Kenneth O. Wright

In testimony whereof, I have hereunto set my hand and notarial seal on the day and date above written.

Martha Elleman
Notary Public in and for Miami County, Ohio
My commission expires: 22 July 1963

Miami County Engineer's Records of Subdivision
Records Volume Page

Transferred on this 9th day of July, 1960
Ruth E. Graham
County Auditor
Miami County, Ohio

Recorded on this 9 day of Nov, 1960
at 3:00 PM Plat Book 7 Page 134
Fee \$4.30

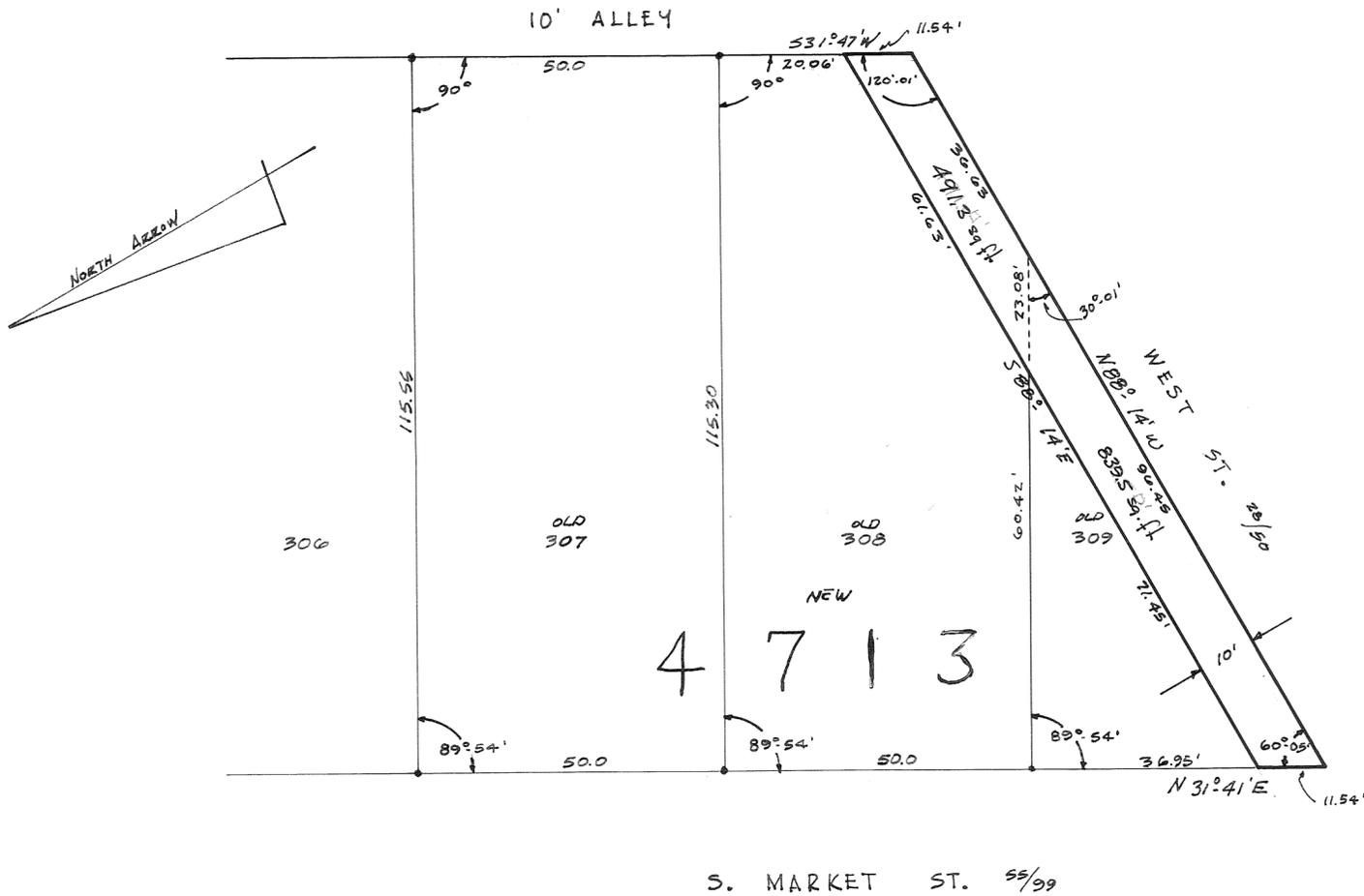
Lorace Clamer
County Recorder
Miami County, Ohio

Approved on this 31 day of May, 1960 by
the Planning Commission of the Village of West
Milton, Ohio

Walter A. Anderson Chairman
Robert Zimmerman Secretary

Approved on this 9 day of Nov, 1960 by
the Council of the Village of West Milton, Ohio

C. H. Minnick Mayor
Georgia Lyons Clerk



DESCRIPTION

Being a strip 10 ft. wide off the South side of Inlots 308 & 309 in the City of Troy, Ohio

DEDICATION

We, the undersigned, being all the lienholders and owners of the land above described and shown hereon do hereby voluntarily consent to the execution of this replat and to the dedication of the 10' strip shown and described as a part of East West St to the Public use forever.

THE OHIO OIL COMPANY

Lois J. Thorne
Lois J. Thorne witness

BY: G.H. Young
G.H. Young, Vice President

Charles R. Brown
Charles R. Brown witness

ATTEST J.F. Brücklacher
J.F. Brücklacher, Assistant Secretary

ACKNOWLEDGEMENT

STATE OF OHIO
COUNTY OF HANCOCK SS

Before me, a notary public in and for said county and state, personally came G.H. Young and J.F. Brücklacher, Vice President and Assistant Secretary, respectively of THE OHIO OIL COMPANY, an Ohio corporation and acknowledged the signing and execution of the foregoing to be their voluntary act and deed, in testimony whereof, I have set my hand and notary seal this 5th day of October 1960.

Catherine J. Dennison (Catherine J. Dennison)
Notary Public in and for HANCOCK County, Ohio

My Commission expires April 30, 1962.

APPROVALS

Approved by the Planning and Zoning Commission of the City of Troy

this 25 day of October 1960.

R.T. Lindenburger M.D. Harold E. Anderson
President ALTRING Secretary

Approved by the Miami County Auditor this 21st day of November 1960.

Ruth E. Graham
Auditor

REPLAT of INLOTS ³⁰⁷⁺ 308 & 309 (w) STREET DEDICATION
SCALE 1" = 20'

ACCEPTANCE

At a meeting of the Council of the City of Troy, Ohio held this 7th day of NOVEMBER 1960 this replat was approved by ordinance no. 0-36-60

Raymond W. Starnes Mayor
Edward Chase President of Council
J. J. Franklin Clerk of Council

RECORDING

FILE 11699 VOL 7 PAGE 135
REC'D Nov 21 - 1960 2:47 P.M.
RECORDED Nov 21 - 1960
Horace C. Conner
Miami County Recorder

Replat for the Ohio Oil Co. of Parts of Inlots 308 & 309
Glen G. McConnell Jr. Reg Surveyor
1710 Peters Road, Troy, Ohio



SCALE: 1" = 200'

FILE NUMBER 12211
RECEIVED FOR RECORD THIS
DAY OF DEC. 21 1960 AT 1:40 P.M.
PLAT BOOK 7 PAGE 136
MIAMI COUNTY RECORDERS PLAT RECORDS

WE, THE UNDERSIGNED OWNERS OF LANDS AS SHOWN ON THIS REPLAT, HEREBY PETITION FOR THE REPLAT OF O.L. 331 AND PART OF O.L. 409 AS PLATTED ON ORIGINAL PLAT OF CITY OF TROY, FILED IN MIAMI COUNTY ENGINEERS RECORD OF SUBDIVISION PLAT VOL. 1, PLAT #29 AND FOR THE APPROVAL OF THIS REPLAT.

F.A. ARCHER DEVELOPMENT CO. INC.

REPLAT PART O.L. 409
AND ALL OF O.L. 331

J. Archer
PRESIDENT

Ether M. Ross
WITNESS

William M. Herndon
SECRETARY

Esther B. Elleman
WITNESS

Gerald E. Merrick

Ether M. Ross
WITNESS

Lois E. Merrick

Esther B. Elleman
WITNESS

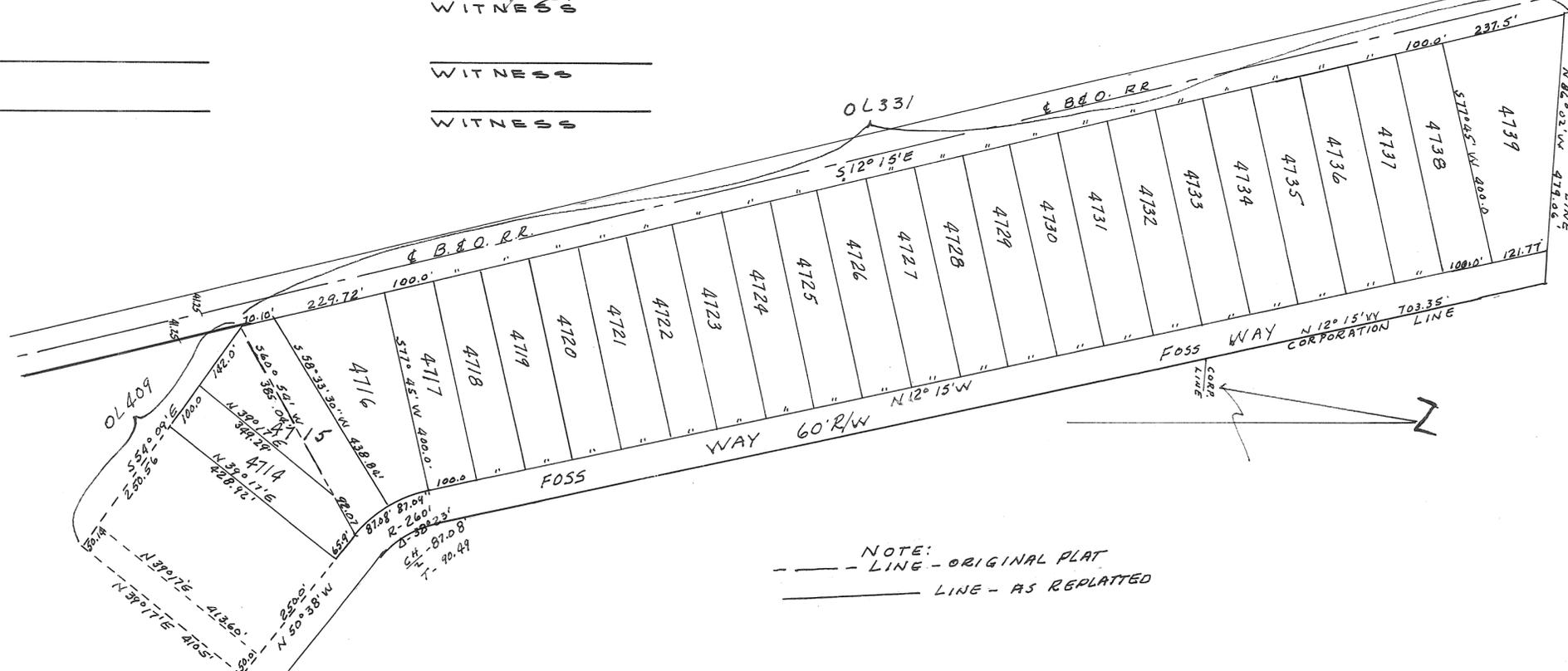
WITNESS

WITNESS

Horace C. Cronin, Jr.
MIAMI COUNTY RECORDER
FEE # 4.30

I HEREBY APPROVE THIS REPLAT AND
NUMBERS TO BE PLACED HEREON
DESIGNATING THE TRACTS SHOWN
THIS 21 DAY OF December 1960.

Ruth E. Graham
MIAMI COUNTY AUDITOR



NOTE:
--- LINE - ORIGINAL PLAT
— LINE - AS REPLATTED

STATE OF OHIO - MIAMI COUNTY
PERSONALLY APPEARED BEFORE ME THE
ABOVE PARTIES AND ACKNOWLEDGE THE
SIGNING THEREOF, SWORN TO AND SUBSCRIBED
BEFORE ME THIS 20th DAY OF November 1960.

Ether M. Ross
NOTARY PUBLIC IN AND FOR MIAMI COUNTY
MY COMMISSION EXPIRES Oct. 18, 1963

AT A MEETING OF THE TROY PLANING COMMISSION HELD
THIS 13 DAY OF December 1960.
DO APPROVE THIS REPLAT.

L. J. Sindenberger, M.D.
PRESIDENT

Opal B. Collins
SECRETARY

AT A MEETING OF THE CITY COUNCIL OF THE CITY OF TROY OHIO
HELD THIS 19th DAY OF DECEMBER, 1960. THIS REPLAT WAS
APPROVED AND ACCEPTED BY ORDINANCE NO. 0-40-60.

Raymond H. Stearns
MAYOR

Edward Chase
PRESIDENT OF COUNCIL

J. H. Tompkins
CLERK OF COUNCIL

I HEREBY CERTIFY THIS REPLAT TO BE CORRECT.

Franklin D. Ruck
FRANKLIN D. RUCK
REG. SURV. # 3319
1316 E. MAIN ST.
TROY, OHIO

Horace C. Cromer
MIAMI COUNTY RECORDER

MCDOWELL PLAT
5.102 A.

WE THE OWNERS OF THE LANDS SHOWN ON THIS PLAT DO HEREBY CONSENT TO THE EXECUTION OF THIS PLAT AND DO HEREBY DEDICATE THE ROAD TO THE PUBLIC USE FOREVER THIS 18 DAY OF October 1960.

Donald Brown
Helen L. Brown
George L. McDowell
Guamita McDowell
WITNESSES

STATE OF OHIO : COUNTY OF MIAMI : BEFORE ME, A NOTARY PUBLIC IN AND FOR State of Ohio PERSONALLY APPEARED THE ABOVE SIGNED PARTIES WHO ACKNOWLEDGE THE SIGNING THEREOF TO BE THEIR VOLUNTARY ACT AND DEED THIS 18th DAY OF October 1960.

Mary E. Cromer
NOTARY PUBLIC
MY COMMISSION EXPIRES

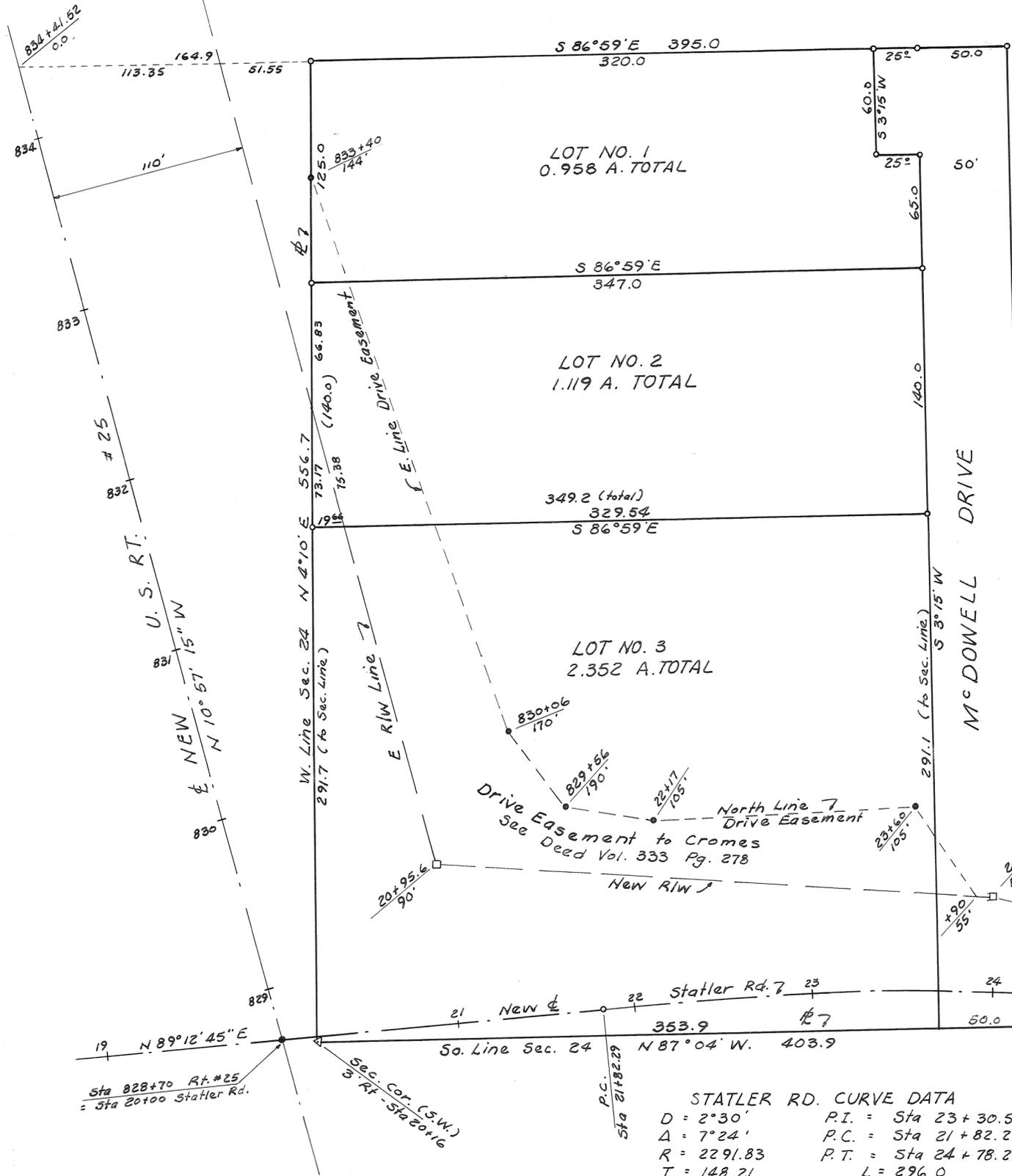
APPROVAL APPROVED Dec. 14, 1960 PLAT NO. 601

ACCEPTANCE OF ROAD MCDOWELL DRIVE ACCEPTED THIS 14th DAY OF Dec. 1960

Arthur Pike
Adam Wilgus
Richard Clepried
MIAMI COUNTY PLANNING COMMISSION
M. C. Freshour
MIAMI COUNTY ENGINEER

Arthur Pike
Adam Wilgus
Richard Clepried
MIAMI COUNTY COMMISSIONERS
M. C. Freshour
MIAMI COUNTY ENGINEER

TRANSFERRED THIS 23rd DAY OF Dec. 1960
Rube E. Graham
MIAMI COUNTY AUDITOR



- LEGEND
○ IRON PIN SET
● IRON PIN FOUND
□ STATE R/W MONUMENT

REFERENCES
DEED VOL. 333 PAGE 278
DEED VOL. 362 PAGE 393 (REF. DEED)
STATE HIGHWAY DEPARTMENT
PLAT AND R/W MAPS

BREAKDOWN OF ACREAGE			
TRACT	ACTUAL	HIGHWAY EASEMENT	TOTAL
LOT 1	0.958 A.	0.00 A.	0.958 A.
LOT 2	1.103	0.016	1.119
LOT 3	1.438	0.914	2.352
DED. DRIVE	0.593	0.08	0.673
TOTAL	4.092 A.	1.01 A.	5.102 A.

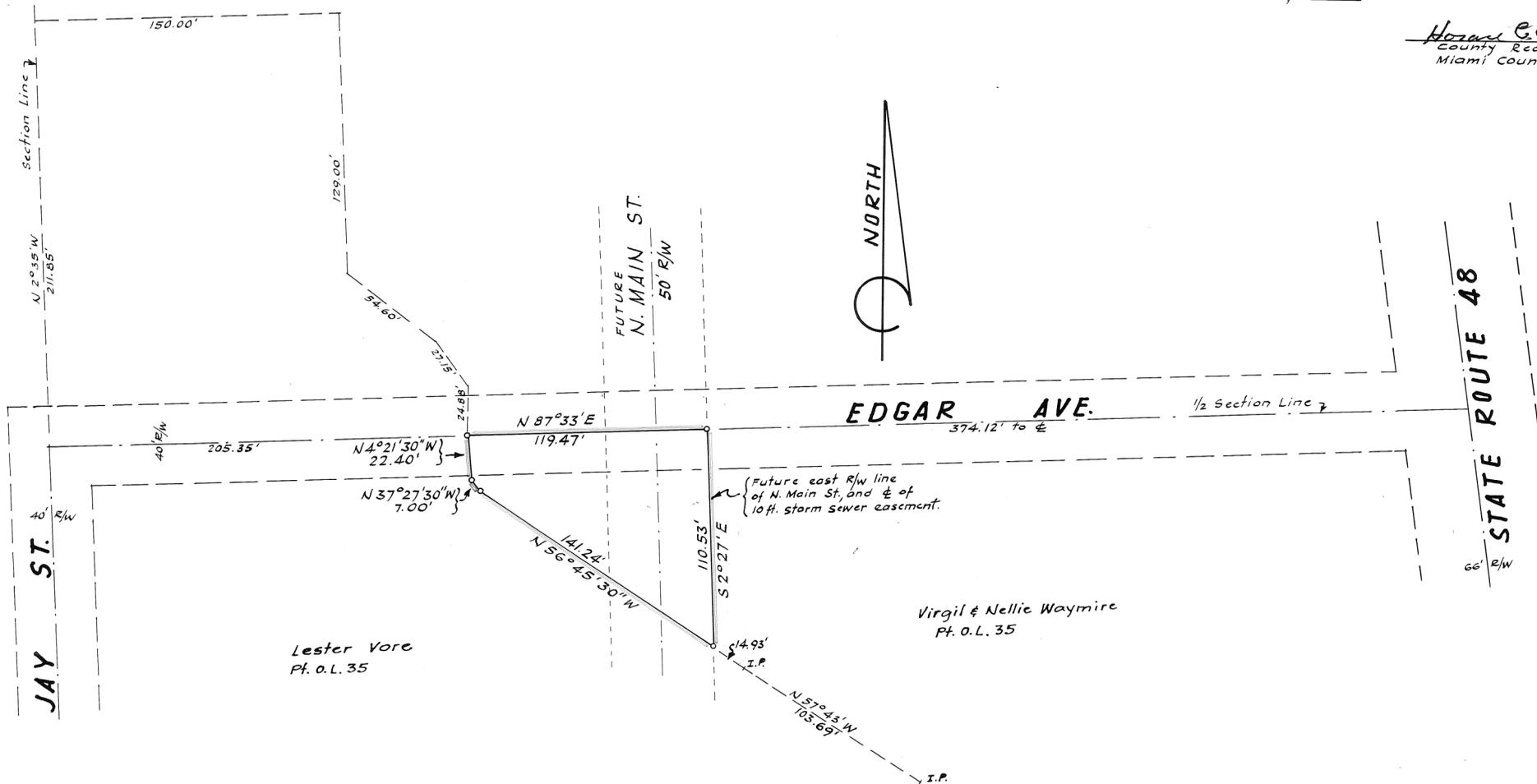
CERTIFIED CORRECT

Arthur D. Haddad
Arthur D. Haddad
Registered Surveyor #4597

Miami County Engineer's Record of Lot Surveys:
Records: _____ Volume _____ Page _____

RECORDED
on this 22 day of December 1960
at 2:40 P.M. Plat Book 7 Page 138
Fee \$ 4.30

Horace C. Pomeroy
County Recorder
Miami County, Ohio



Indicates Iron Pins

**SURVEY OF PART O.L. 35
FOR VIRGIL & NELLIE WAYMIRE**
Located in
**SECTION 16, TOWN 6, RANGE 5
WEST MILTON
MIAMI COUNTY OHIO**

Scale: 1" = 50'

The measurements are certified correct
and monuments are set as shown.

John W. Judge Engineering Co.
By: Valdis Lapsins
Registered Surveyor # 4731



This instrument was prepared by:
JOHN W. JUDGE ENGINEERING Co.
1400 Beaverton Drive
Kettering, Ohio

December 1960

See Deed recorded in Deed Book 230
page 286.