

**BEARING REFERENCE**  
 BEARINGS WERE BASED UPON THE 1.5221 ACRE TRACT (OFFICIAL RECORD VOLUME 275, PAGE 208), AND RECORDED IN VOLUME 23, PLAT NO. 292, OF THE CLINTON COUNTY ENGINEERS RECORD OF LAND DIVISION (N 59°50' 00" E ON THE CENTER OF HALPIN ROAD).

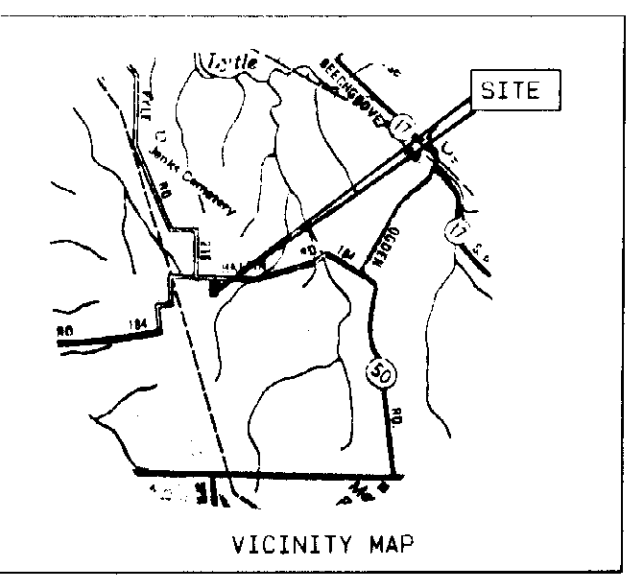
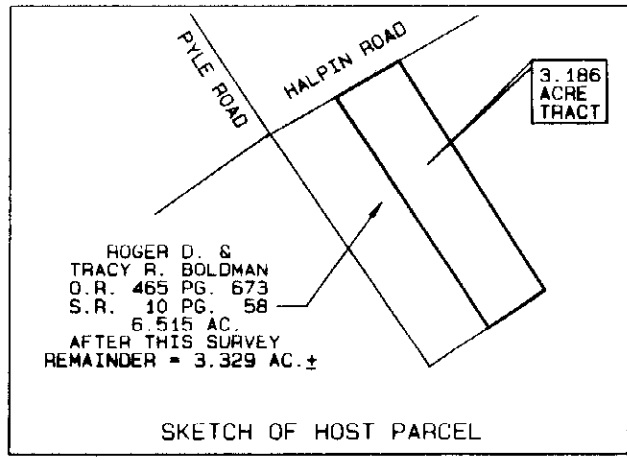
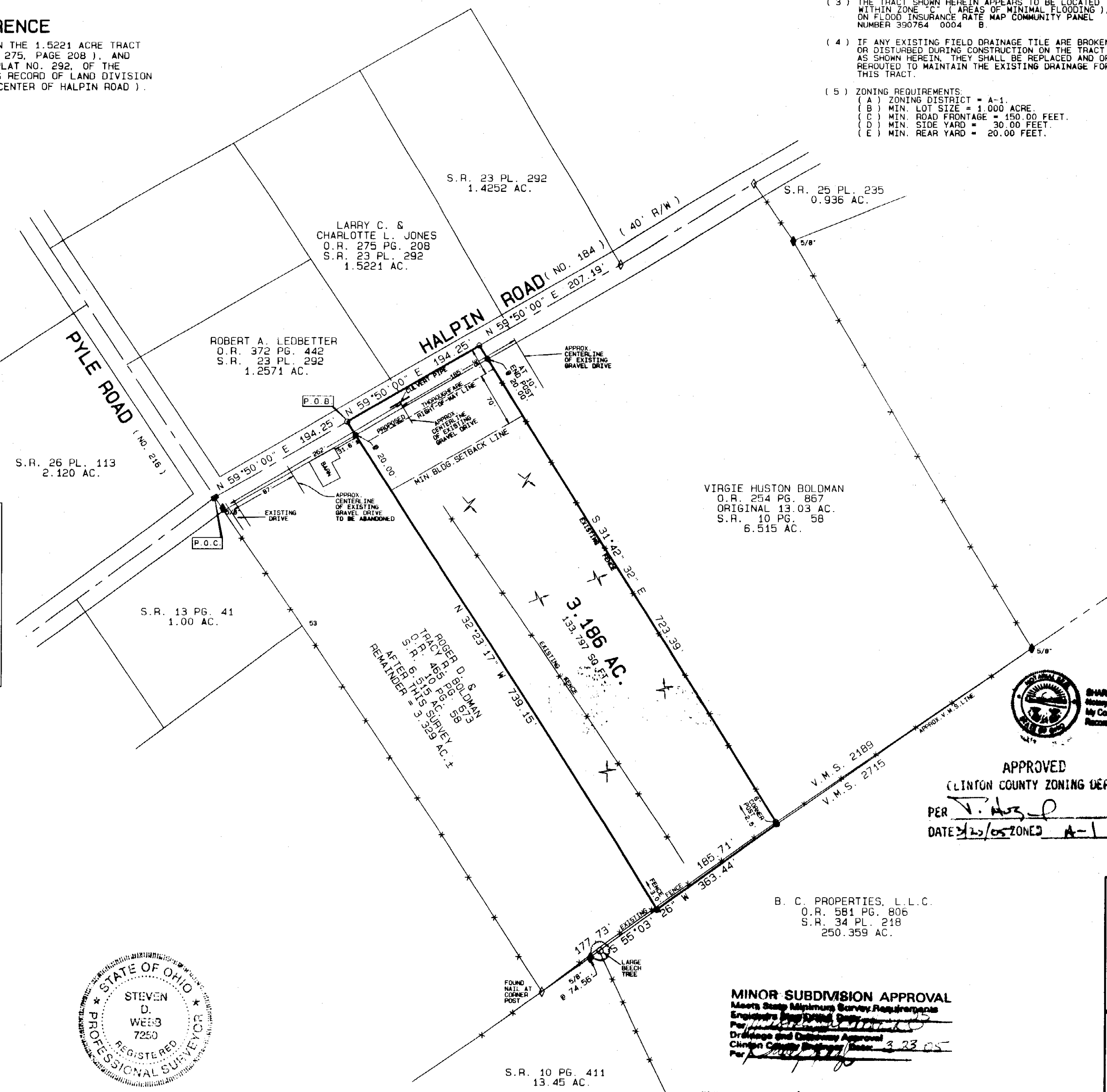
- NOTES:**
- (1) SOURCE DOCUMENTS, DEED REFERENCES & SURVEY RECORDS AS SHOWN.
  - (2) ALL MONUMENTS ARE IN GOOD CONDITION UNLESS OTHERWISE DENOTED.
  - (3) THE TRACT SHOWN HEREIN APPEARS TO BE LOCATED WITHIN ZONE 'C' (AREAS OF MINIMAL FLOODING), ON FLOOD INSURANCE RATE MAP COMMUNITY PANEL NUMBER 390764 0004 'B'.
  - (4) IF ANY EXISTING FIELD DRAINAGE TILE ARE BROKEN OR DISTURBED DURING CONSTRUCTION ON THE TRACT AS SHOWN HEREIN, THEY SHALL BE REPLACED AND OR REROUTED TO MAINTAIN THE EXISTING DRAINAGE FOR THIS TRACT.
  - (5) ZONING REQUIREMENTS:  
 (A) ZONING DISTRICT = A-1.  
 (B) MIN. LOT SIZE = 1,000 ACRE.  
 (C) MIN. ROAD FRONTAGE = 150.00 FEET.  
 (D) MIN. SIDE YARD = 30.00 FEET.  
 (E) MIN. REAR YARD = 20.00 FEET.

VOLUME 35 PLAT NO. 23  
 CLINTON COUNTY ENGINEERS  
 RECORD OF LAND DIVISION

DATE 3-21-05  
 SCALE 1" = 100'  
 VIRGINIA MILITARY SURVEY NO. 2189  
 TOWNSHIP ADAMS

**DEED REFERENCE**  
 VOLUME O.R. 465 PAGE 673

DEED REFERENCE  
 ROGER D. &  
 TRACY R. BOLDMAN  
 O.R. 465 PG. 673  
 S.R. 10 PG. 58  
 6.515 AC.



**CERTIFICATE OF OWNERSHIP:**  
 WE THE UNDERSIGNED, DO HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE PROPERTY DESCRIBED HEREIN AND THAT ALL LEGALLY DUE TAXES HAVE BEEN PAID, AND THAT AS SUCH OWNERS WE HAVE CAUSED SAID PROPERTY TO BE SURVEYED AND SUBDIVIDED AS SHOWN.

*Roger D. Boldman*      *Tracy R. Boldman*  
 ROGER D. BOLDMAN (OWNER)      TRACY R. BOLDMAN (OWNER)

STATE OF OHIO, COUNTY OF CLINTON SS  
 BE IT REMEMBERED THAT ON THIS 21 DAY OF MARCH 2005, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE SAID STATE, PERSONALLY CAME ROGER D. & TRACY R. BOLDMAN, WHO ACKNOWLEDGED THE SIGNING AND EXECUTION OF THE FOREGOING PLAT TO THEIR VOLUNTARY ACT AND DEED IN THE TESTIMONY WHEREOF, I HAVE SET MY HAND AND SEAL ON THE DAY AND DATE ABOVE WRITTEN.

*Sharon A. Ackerman*  
 SHARON A. ACKERMAN  
 Notary Public State of Ohio  
 My Commission Expires 3/21/08  
 Notarized by Clinton County

NOTARY PUBLIC

APPROVED  
 CLINTON COUNTY ZONING DEPT.  
 PER *J. H. [Signature]*  
 DATE 3/20/05 ZONED A-1

APPROVED  
*[Signature]*  
 3-21-05

- LEGEND**
- SET 5/8" IRON PIN WITH PLASTIC CAP STAMPED A.S.A.P. SUR. L.S. 7250.
  - SET MAG NAIL.
  - ◇ FOUND NAIL.
  - ◆ FOUND IRON PIN SIZE DENOTED.
  - ▲ FOUND 5/8" PIPE UNLESS DENOTED.
  - ▲ FOUND RAILROAD SPIKE.
  - △ FOUND STONE.
  - ⊗ FOUND BOLT.
  - ⊙ FOUND POST SIZE DENOTED.
  - \*-X\* EXISTING FENCE ON OR NEAR PROPERTY LINE. NO EVIDENCE OF OCCUPATION EXISTS.
  - - - APPROX. FLOW OF SURFACE WATER.



I HEREBY CERTIFY THIS TO BE A PLAT OF A SURVEY MADE UNDER MY DIRECTION IN MARCH, 2005.

*Steven D. Webb*  
 STEVEN D. WEBB, REGISTERED SURVEYOR NO. 7250

Approved by the Clinton County  
 Regional Planning Commission.  
*[Signature]*  
 Signed 3-25-05  
 Date

**MINOR SUBDIVISION APPROVAL**  
 Meets State Minimum Survey Requirements  
 Engineers *[Signature]*  
 Per *[Signature]*  
 Drawings and Calculations Approved  
 Clinton County Engineer  
 Date 3-23-05

CLINTON COUNTY HEALTH DEPARTMENT  
 APPROVED BY *[Signature]*  
 DATE 3/20/05 TITLE P.S.

B. C. PROPERTIES, L.L.C.  
 O.R. 581 PG. 806  
 S.R. 34 PL. 218  
 250.359 AC.

S.R. 10 PG. 411  
 13.45 AC.

OWNERS  
 ROGER D. & TRACY R. BOLDMAN  
 935 HALPIN ROAD  
 CLARKSVILLE, OHIO 45113

MINOR SUBDIVISION PLAT OF		
PART OF <b>ROGER D. &amp; TRACY R. BOLDMAN</b> LANDS		
SITUATED IN VIRGINIA MILITARY SURVEY NO. 2189 ADAMS TOWNSHIP CLINTON COUNTY, OHIO		
<b>A. S. A. P. SURVEYS</b>		
543 GRAND AVE. SABINA, OHIO 45169 (937) 584-2027 FAX (937) 584-2027		
DATE	SCALE	DRAWN BY
MARCH 4, 2005	1" = 100'	S.D.W.
CHECKED BY	JOB NUMBER	PLAT NUMBER
S.D.W.	25X25	17X25C