

DEDICATION

WE, THE UNDERSIGNED, BEING ALL THE OWNERS AND LIEN HOLDERS OF THE LAND HEREIN PLATTED, DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF THE SAID PLAN AND DO DEDICATE THE STREETS AND EASEMENTS, AS SHOWN HEREON TO THE PUBLIC USE FOREVER.

ANY "UTILITY EASEMENTS" AS SHOWN ON THIS PLAN UNLESS DESIGNATED FOR A SPECIFIC PURPOSE, ARE FOR THE CONSTRUCTION, OPERATION, MAINTENANCE, REPAIR, REPLACEMENT OR REMOVAL OF WATER, SEWER, GAS, ELECTRIC, TELEPHONE, CABLE TELEVISION, OR OTHER UTILITY LINES OR SERVICES, STORM WATER DISPOSAL AND FOR THE EXPRESS PRIVILEGE OF CUTTING, TRIMMING, OR REMOVING ANY AND ALL TREES OR OTHER OBSTRUCTIONS WITHIN SAID EASEMENT, OR IMMEDIATELY ADJACENT THERETO, TO THE FREE USE OF SAID EASEMENTS AND FOR PROVIDING INGRESS AND EGRESS TO THE PROPERTY FOR SAID PURPOSES AND ARE TO BE MAINTAINED AS SUCH FOREVER. NO BUILDINGS OR OTHER STRUCTURES MAY BE BUILT WITHIN SAID EASEMENTS, NOR MAY THE EASEMENT AREA BE PHYSICALLY ALTERED SO AS TO (1) REDUCE CLEARANCES OF EITHER OVERHEAD OR UNDERGROUND FACILITIES; (2) IMPAIR THE LAND SUPPORT OF SAID FACILITIES; (3) IMPAIR ABILITY TO MAINTAIN THE FACILITIES OR (4) CREATE A HAZARD.

THE ABOVE PUBLIC UTILITY EASEMENTS ARE FOR THE BENEFIT OF ALL PUBLIC UTILITY SERVICE PROVIDERS INCLUDING, BUT NOT LIMITED TO, DAYTON POWER AND LIGHT, FRONTIER COMMUNICATIONS, VECTEN ENERGY, SPECTRUM, AND WESTERN WATER COMPANY.

John Stanley
OWNER

John Stanley
WITNESS

Lisa Hipke
WITNESS

CLINTON COUNTY ZONING

I HEREBY APPROVE THIS PLAT ON THIS 25 DAY OF August, 2021.

John Stanley
CLINTON COUNTY ZONING INSPECTOR

SR
CURRENT ZONING

CLINTON COUNTY REGIONAL PLANNING

THIS PLAT WAS APPROVED BY THE CLINTON COUNTY REGIONAL PLANNING COMMISSION OF ON THIS 27th DAY OF August, 2021.

John Stanley
EXECUTIVE DIRECTOR

CLINTON COUNTY HEALTH DISTRICT

I HEREBY APPROVE THIS PLAT ON THIS 25 DAY OF August, 2021.

John Stanley
CLINTON COUNTY HEALTH DEPARTMENT

CLINTON COUNTY ENGINEER

I HEREBY APPROVE THIS PLAT ON THIS 25 DAY OF August, 2021.

John Stanley
CLINTON COUNTY ENGINEER

CLINTON COUNTY COMMISSIONERS

WE, THE BOARD OF COUNTY COMMISSIONERS OF CLINTON COUNTY, OHIO, DO HEREBY APPROVE THIS PLAT ON THIS 30 DAY OF August, 2021.

COMMISSIONERS:

Mike McQuay
COMMISSIONER

Shirley G. Woods
COMMISSIONER

King R. Smith
COMMISSIONER

EAST CLINTON HIGH SCHOOL RECORD PLAT

MILITARY SURVEY 1708

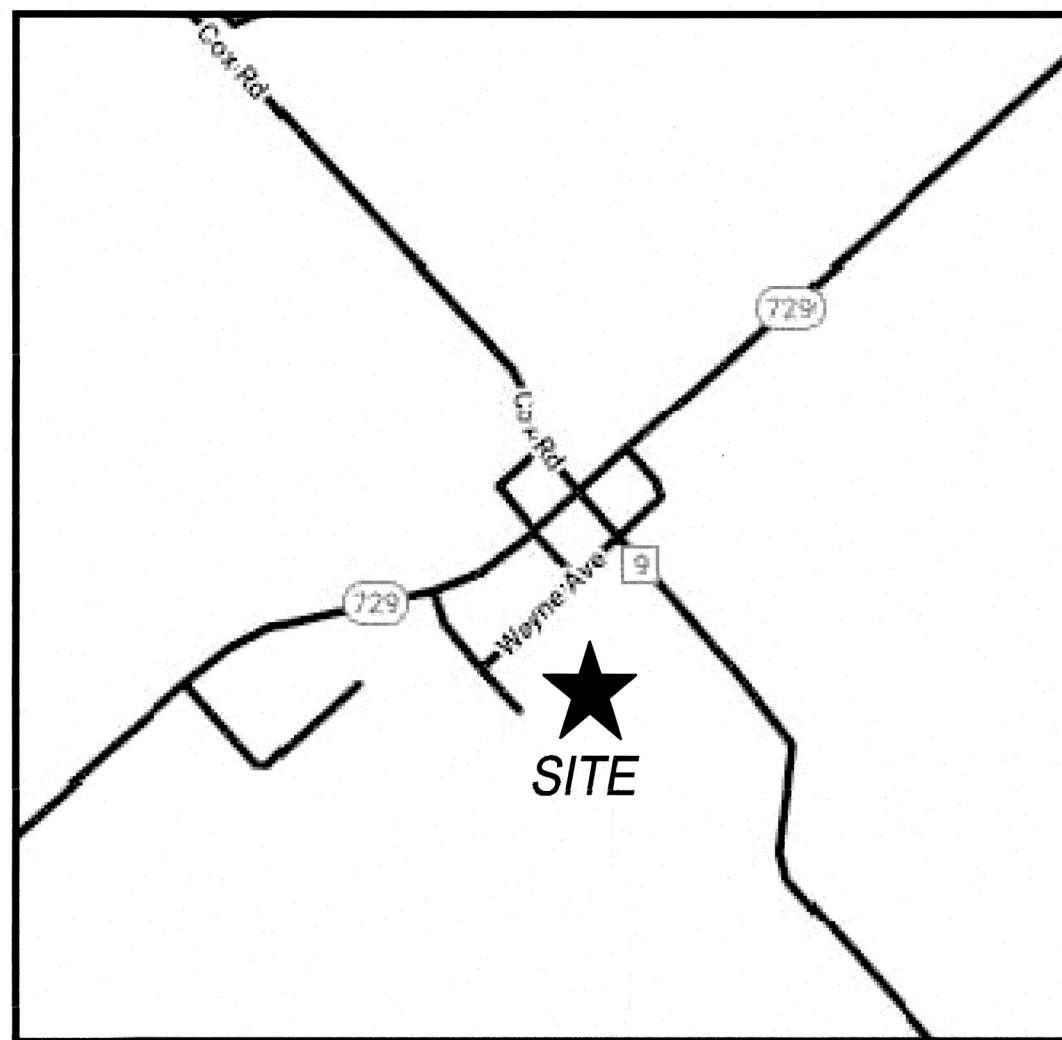
WAYNE TOWNSHIP

VILLAGE OF LEE'S CREEK (UNINCORPORATED)

CLINTON COUNTY, OHIO

JANUARY 2021

32.256 ACRES



VICINITY MAP
N.T.S

ACREAGE BREAKDOWN

AREA OF LOTS ~ 31.536 ACRES
RIGHT OF WAY ~ 0.720 ACRES
TOTAL ACRES ~ 32.256 ACRES

NOTES:

- SOURCE DOCUMENTS AS NOTED.
- OCCUPATION IN GENERAL FITS SURVEY.
- MONUMENTATION IS IN GOOD CONDITION UNLESS OTHERWISE NOTED.
- HORIZONTAL AND VERTICAL DATUMS ARE BASED ON THE OHIO STATE PLANE COORDINATE SYSTEM SOUTH ZONE (OSPC) AS DERIVED FROM THE OHIO DEPARTMENT OF TRANSPORTATION'S VIRTUAL REFERENCE STATIONING (VRS). (NAD 83) (NAVD 88)

SURVEYORS RECORD

Book 43 Page 297

**DEED REFERENCE**

SITUATED IN MILITARY SURVEY 1708, WAYNE TOWNSHIP, CLINTON COUNTY, OHIO, CONTAINING 32.256 ACRES AND BEING ALL THE LANDS CONVEYED TO THE BOARD OF EDUCATION OF EAST CLINTON LOCAL SCHOOLS DISTRICT IN O.R. 900 PGS. 588-590, O.R. 636 PG. 705, O.R. 661 PGS. 778-781, O.R. 824 PGS. 787-788, D.B. 240 PG. 73, D.B. 210 PG. 277, D.B. 217 PG. 454, D.B. 238 PG. 276, D.B. 389 PG. 705, ALSO BEING ALL THE LANDS CONVEYED TO THE EAST CLINTON COUNTY LOCAL SCHOOL DISTRICT IN D.B. 264 PG. 38, D.B. 264 PG. 44, D.B. 237 PG. 322 AND D.B. 264 PG. 41, ALSO BEING ALL THE LANDS CONVEYED TO THE WAYNE TOWNSHIP CENTRALIZED SCHOOL BOARD IN D.B. 80 PG. 543, AND BEING ALL THE LANDS CONVEYED TO THE SCHOOL BOARD OF EDUCATION OF WAYNE TOWNSHIP CLINTON COUNTY OHIO IN D.B. 67 PG. 155 OF THE CLINTON COUNTY, OHIO RECORDER'S OFFICE.

STATE OF OHIO, COUNTY OF CLINTON, SS

BE IT REMEMBERED ON THIS 30 DAY OF August, 2021 BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY CAME John Stanley THE TREASURER OF THE EAST CLINTON LOCAL SCHOOL DISTRICT, TO ACKNOWLEDGE AND VOLUNTARY CONSENT TO THE EXECUTION OF THIS PLAT.

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY SEAL ON THE DATE ABOVE MENTIONED.

(SIGNATURE) John Stanley

(PRINT NAME) JULIE L. BOLTON

NOTARY PUBLIC
STATE OF OHIO

MY COMMISSION EXPIRES 2/10/2026



JULIE L. BOLTON
Notary Public, State of Ohio
My Commission Expires:
February 10, 2026

2021P-00000008
KIND: PLAT OR SURVEY RECORDS (PLAT BOOK)
RECORDED: 08/30/2021 08:32:07 AM
FEE AMT: 80.00
CLINTON COUNTY, OHIO
TANYA K. DAY RECORDER
BK 8 ENV 185 A

APPROVED FOR MATHEMATICAL ACCURACY
Clinton County Engineer

Per: D. Paul
Date: 8-30-21

SURVEYOR'S CERTIFICATION

I CERTIFY THAT THIS PLAT OF SURVEY WAS PREPARED IN ACCORDANCE WITH OHIO ADMINISTRATIVE CODE CHAPTER 4733-37 STANDARDS FOR BOUNDARY SURVEYS. ALL MONUMENTATION IS OR WILL BE SET AS SHOWN.

Matthew Habedank
MATTHEW HABEDANK
OHIO PROFESSIONAL SURVEYOR NO. 8611

8/20/2021
DATE



CIVIL ENGINEERING
SURVEYING
LANDSCAPE
ARCHITECTURE
www.kleingers.com
6219 Centre Park Dr.
West Chester, OH 45069
513.779.7851

SEAL:



NO.	DATE	DESCRIPTION
1	1-5-2021	RECORD PLAT - JDB
2	3-9-2021	COMMENTS - MDH
3	6-16-2021	COMMENTS - MDH
4	6-23-2021	COMMENTS - JDB
5	8-20-2021	VACATED ORD - MDH

EAST CLINTON HIGH SCHOOL RECORD PLAT
32.256 ACRES
MILITARY SURVEY 1708
WAYNE TOWNSHIP
VILLAGE OF LEE'S CREEK (UNINCORPORATED)
CLINTON COUNTY, OHIO

PROJECT NO: **170005VRP001**

DATE: **1-5-2021**

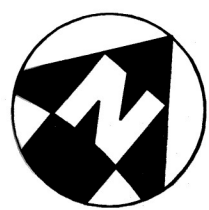
SCALE:

SHEET NAME:

EAST CLINTON JUNIOR & SENIOR HIGH SCHOOL

SHEET NO.

1 OF 2



350-040-208-0000
NEAL AND AMY BOND
O.R. 639 PG. 432
TRACT 8

EAST CLINTON HIGH SCHOOL RECORD PLAT

MILITARY SURVEY 1708

WAYNE TOWNSHIP

VILLAGE OF LEE'S CREEK (UNINCORPORATED)

CLINTON COUNTY, OHIO

JANUARY 2021

32.256 ACRES

SURVEYORS RECORD
Book **43** Page **298**



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EAST CLINTON HIGH SCHOOL RECORD PLAT

32.256 ACRES

MILITARY SURVEY 1708

WAYNE TOWNSHIP

VILLAGE OF LEE'S CREEK (UNINCORPORATED)

CLINTON COUNTY, OHIO

PROJECT NO: **170005VRP001**
DATE: **1-5-2021**

SCALE: **1" = 100'**
0 50 100 200

EAST CLINTON JUNIOR & SENIOR HIGH SCHOOL

SHEET NO.

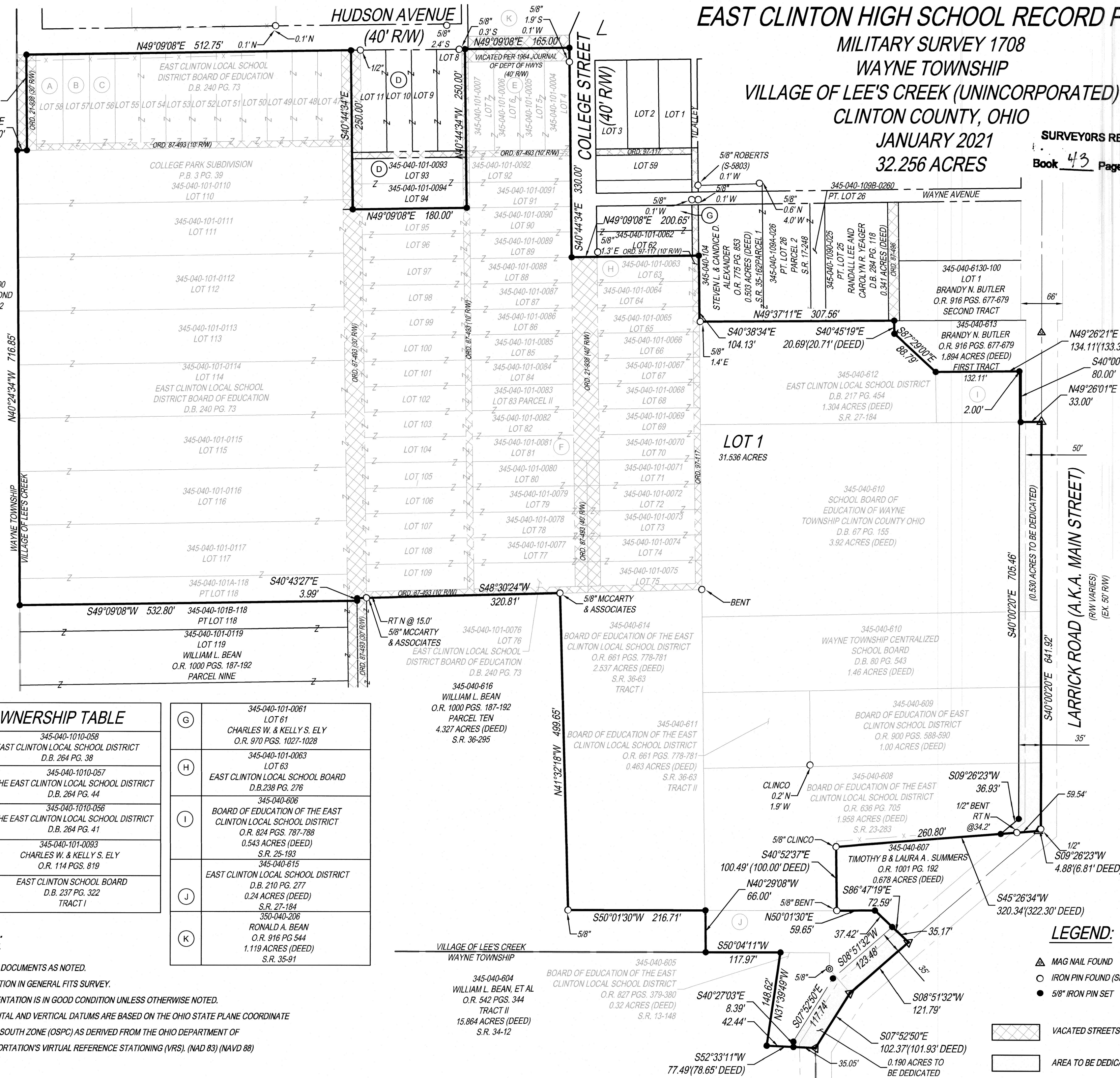
2 OF 2

OWNERSHIP TABLE	
(A)	345-040-1010-058 EAST CLINTON LOCAL SCHOOL DISTRICT D.B. 264 PG. 38
(B)	345-040-1010-057 THE EAST CLINTON LOCAL SCHOOL DISTRICT D.B. 264 PG. 44
(C)	345-040-1010-056 THE EAST CLINTON LOCAL SCHOOL DISTRICT D.B. 264 PG. 41
(D)	345-040-101-0093 CHARLES W. & KELLY S. ELY O.R. 114 PGS. 819
(E)	EAST CLINTON SCHOOL BOARD D.B. 237 PG. 322 TRACT I

(G)	345-040-101-0061 LOT 61 CHARLES W. & KELLY S. ELY O.R. 970 PGS. 1027-1028
(H)	345-040-101-0063 LOT 63 EAST CLINTON LOCAL SCHOOL BOARD D.B. 238 PG. 276
(I)	345-040-606 BOARD OF EDUCATION OF THE EAST CLINTON LOCAL SCHOOL DISTRICT O.R. 824 PGS. 787-788 0.543 ACRES (DEED) S.R. 25-193
(J)	345-040-615 EAST CLINTON LOCAL SCHOOL DISTRICT D.B. 210 PG. 277 0.24 ACRES (DEED) S.R. 27-184
(K)	350-040-206 RONALD A. BEAN O.R. 916 PG. 544 1.119 ACRES (DEED) S.R. 35-91

NOTES:

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LEGEND:

- MAG NAIL FOUND
- IRON PIN FOUND (SIZE AS NOTED)
- 5/8" IRON PIN SET
- VACATED STREETS AND ALLEYS
- AREA TO BE DEDICATED