ORCHARD LAKES SECTION 3

STATE OF OHIO, COUNTY OF FRANKLIN, CITY OF COLUMBUS, SECTION 19, TOWNSHIP 15, RANGE 20, CONGRESS LANDS

SITUATE IN THE COUNTY OF FRANKLIN, CITY OF COLUMBUS, STATE OF OHIO, AND BEING PART OF SECTION 19, TOWNSHIP 15, RANGE 20, CONGRESS LANDS. CONTAINING 16.801 ACRES OF LAND, MORE OR LESS, ALL OUT OF THAT ORIGINAL 86.028 ACRE TRACT OF LAND, CONVEYED TO HOMEWOOD CORPORATION, BY DEED RECORDED IN INSTRUMENT NUMBER 200304300125745, ALL RECORDS OF THE RECORDER'S OFFICE, FRANKLIN COUNTY OHIO. THE UNDERSIGNED, OWNER OF THE LANDS PLATTED HEREIN, DULY AUTHORIZED IN THE PREMISES, DOES HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS ITS "ORCHARD LAKES SECTION 3", A SUBDIVISION CONTAINING LOTS NUMBERED 101-150 INCLUSIVE, RESERVE "D", AND RESERVE "E", AND DOES HEREBY ACCEPT THIS PLAT OF SAME AND DEDICATES TO PUBLIC USE, AS SUCH, ALL OR PARTS OF ORCHARD LAKES TRAIL DRIVE, VARGO DRIVE, CRESCENT BOAT LANE, AND HONEY CRISP COURT SHOWN HEREON AND NOT HERETOFORE DEDICATED. EASEMENTS ARE HEREBY RESERVED AND DEDICATED IN, OVER, AND UNDER AREAS DESIGNATED ON THIS PLAT AS "EASEMENT" OR "DRAINAGE EASEMENT" (DRN. ESMT), FOR THE CONSTRUCTION, OPERATION, AND MAINTENANCE OF ALL PUBLIC AND QUASI PUBLIC UTILITIES ABOVE AND BENEATH THE SURFACE OF THE GROUND AND, WHERE NECESSARY, FOR THE CONSTRUCTION, OPERATION, AND MAINTENANCE OF THE SERVICE CONNECTIONS TO ALL ADJACENT LOTS AND LANDS, AND FOR STORM WATER DRAINAGE. WITHIN THOSE AREAS DESIGNATED AS "DRAINAGE EASEMENT", ON THIS PLAT, AN ADDITIONAL EASEMENT IS HEREBY RESERVED FOR THE PURPOSE OF CONSTRUCTION, OPERATING AND MAINTAINING MAJOR STORM WATER DRAINAGE SWALES AND OR OTHER STORM WATER DRAINAGE FACILITIES. NO ABOVE GRADE STRUCTURES, DAMS OR OTHER OBSTRUCTIONS TO THE FLOW OF STORMWATER RUNOFF ARE PERMITTED WITHIN DRAINAGE EASEMENT AREAS AS DELINEATED ON THIS PLAT UNLESS APPROVED BY THE CITY OF COLUMBUS, DIVISION OF SEWERAGE AND DRAINAGE. THE EASEMENTS SHOWN HEREON OUTSIDE THE PLATTED AREA ARE WITHIN AN ORIGINAL 86.028 ACRE TRACT OF LAND, OWNED BY HOMEWOOD CORPORATION, OF RECORD IN INSTRUMENT NUMBER 200304300125745 AND ARE RESERVED FOR THE PURPOSES STATED IN THE FOREGOING "EASEMENTS" PARAGRAPH. IN WITNESS WHEREOF, BARRY HOLMES, PRESIDENT OF HOMEWOOD CORPORATION, HAS CAUSED THIS PLAT TO BE EXECUTED BY THIS DULY AUTHORIZED OFFICE. THIS 29th DAY OF OCIOSEL 2015 SIGNED AND ACKNOWLEDGED IN THE PRESENCE OF:

STATE OF OHIO COUNTY OF FRANKLIN:

BEFORE ME A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED BARRY HOLMES, PRESIDENT OF HOMEWOOD CORPORATION, WHO ACKNOWLEDGED THE SIGNING OF THE FOREGOING INSTRUMENT TO BE HIS/HER VOLUNTARY ACT AND DEED OF SAID HOMEWOOD CORPORATION, FOR THE USES AND PURPOSES EXPRESSED THEREIN.

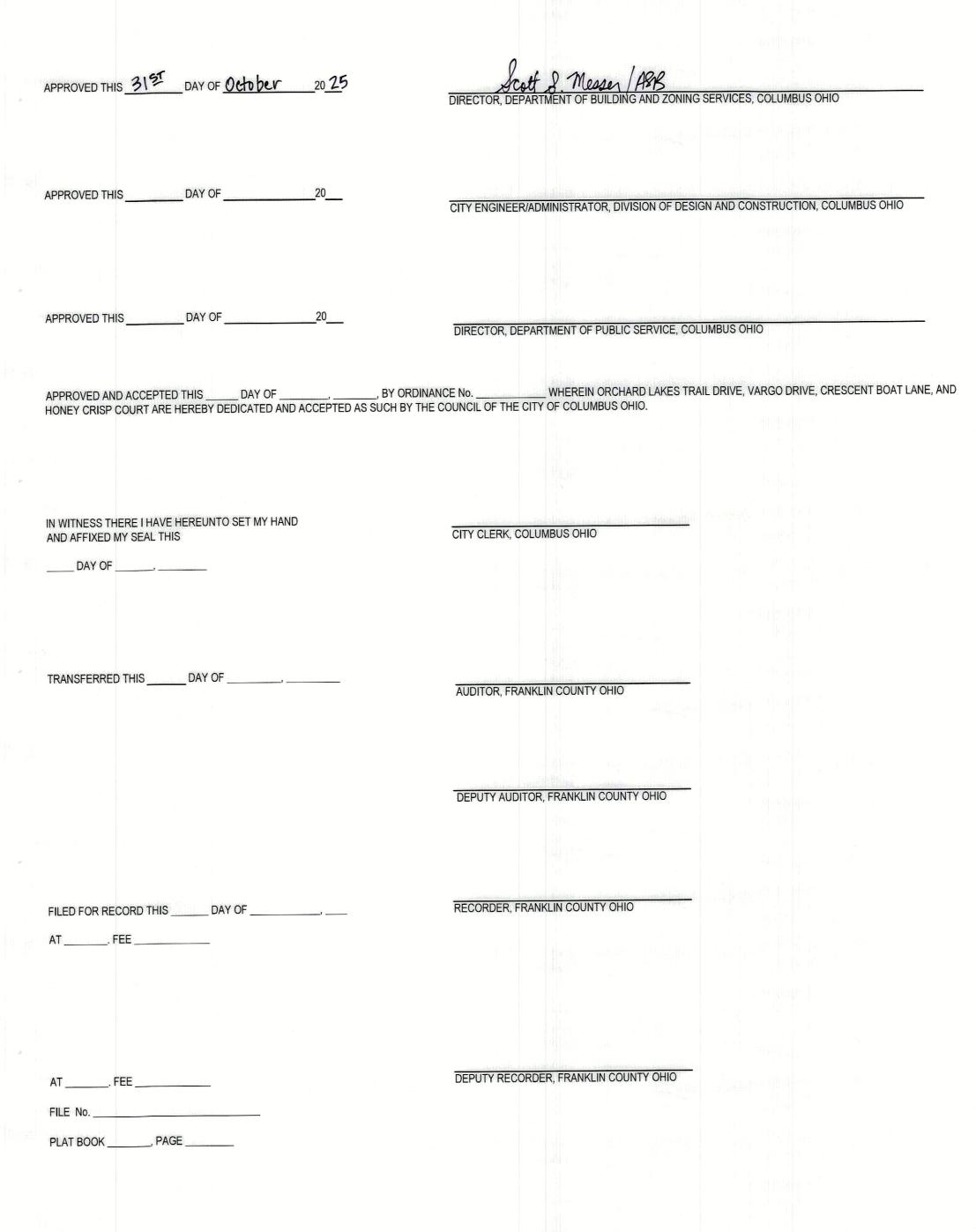
IN WITNESS THEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL

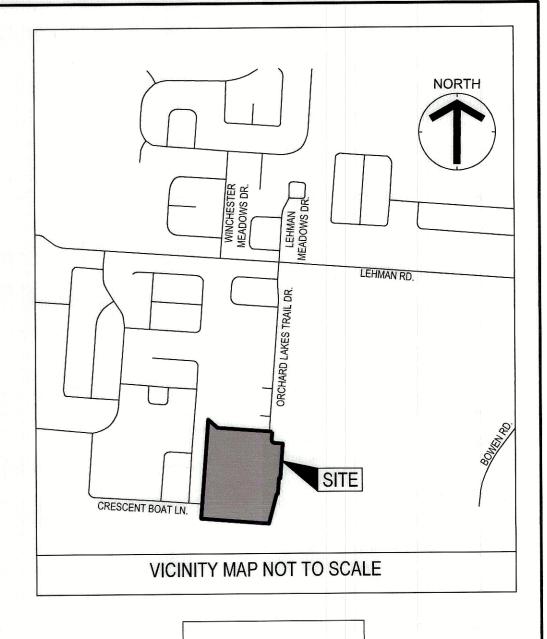
THIS 39 DAY OF OCTOMY, NOTARY PUBLIC WITH SEAL



CANDICE BURNS
Notary Public
State of Ohio
My Common 2020

MY COMMISSION EXPIRES 4/28/2020 Candice Burns





PLAN INFORMATION:

SANITARY CC# 19173

E PLAN # 3773

BASIS OF BEARING

THE BEARINGS ARE BASED ON A PORTION OF THE CENTERLINE OF LEHMAN ROAD, BEING SOUTH 85° 42' 43" EAST, AS SHOWN ON THE LEHMAN ESTATES SECTION 5 PLAT RECORDED IN PLAT BOOK 103, PAGE 51.

SOURCE OF DATA

THE SOURCES OF RECORDED SURVEY DATA REFERENCED IN THE PLAN AND TEXT OF THIS PLAT ARE THE RECORDS OF THE RECORDER'S OFFICE, FRANKLIN COUNTY, OHIO.

CESO IRON PIN LEGEND

○ IRON PIN FOUND● IRON PIN TO BE SET (5/8"x30" REBAR W/ CESO INC CAP)

△ MAG NAIL SET

PERMANENT MARKER SET (1"X30" REBAR W/ ALUMINUM CESO INC CAP)

FRANKLIN COUNTY MONUMENT

CERTIFICATION

WE DO HEREBY CERTIFY THAT WE HAVE SURVEYED THE ATTACHED PREMISES, PREPARED THE ATTACHED PLAT, AND THAT SAID PLAT IS CORRECT. ALL DIMENSIONS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF. DIMENSIONS SHOWN ALONG CURVES ARE CHORD MEASUREMENTS.



3601 RIGBY ROAD, SUITE 300 DAYTON, OHIO 45342 10-28-202 S



OF	RCHARD LAKES	SECTIO	N 3
HOMEWOOD CO			TY OF COLUMBU IN COUNTY, OHI
SCALE: N/A	DA CONTRACTOR OF THE CONTRACTO	TE. 0/20/2023	JOB NO.:
DESIGN: N/A	nagada and a said and		JOB NO.: 757887
DESIGN:	CESC		