

DEDICATION STATEMENT:

THE UNDERSIGNED, BEING THE OWNER OF PART OF LOTS 31268, 6793, 5086, 5084 AND 5085 IN THE FIRST WARD NORTH SIDE, AND PART OF LOTS 15592, 1697, 1696 and 1695 IN THE FIRST WARD SOUTH SIDE, IN THE CITY OF HAMILTON, BUTLER COUNTY, OHIO, DO HEREBY ASSENT TO AND ADOPT THE ACCOMPANYING PLAT OF DEDICATION FOR RELOCATED ROAD RIGHT-OF-WAY FOR THE INTERSECTION OF MAIN STREET, MILLVILLE AVE AND EATON ROAD, AND DO HEREBY DEDICATE TO THE PUBLIC FOREVER, IN ACCORDANCE WITH THE LAWS IN SUCH CASES MADE AND PROVIDED, THE STREETS AND ROADWAYS AS SHOWN ON SAID PLAT, AND DECLARE THE SAME TO BE FREE AND UNENCUMBERED.

TITLE TO THESE PROPERTIES WAS ACQUIRED BY THE FOLLOWING DEED BOOKS AND PAGES RECORDED AT THE BUTLER COUNTY, OHIO RECORDERS OFFICE, IN ORDER OF LOTS AS LISTED ABOVE: DEED BOOK 9094 PAGE 751, DEED BOOK 9203 PAGE 824, DEED BOOK 9046 PAGE 1292, DEED BOOK 9091 PAGE 68, DEED BOOK 8652 PAGE 1713, DEED BOOK 9083 PAGE 1295, DEED BOOK 111 PAGE 161, DEED BOOK 111 PAGE 159, AND DEED BOOK 111 PAGE 158.

PUBLIC UTILITY EASEMENTS:

EASEMENTS SHOWN ON SAID PLAT DESIGNATED AS "UTILITY EASEMENTS" ARE PUBLIC EASEMENTS AND ARE PROVIDED FOR THE CONSTRUCTION, REPAIR, MAINTENANCE, OPERATION AND REPLACEMENT OF POLES, WIRES, CONDUITS, AND THE NECESSARY ATTACHMENTS IN CONNECTION THEREWITH, FOR THE TRANSMISSION OF ELECTRIC, TELEPHONE, CABLE AND OTHER COMMUNICATION SYSTEMS, AS WELL AS ANY PIPES OR CONDUITS FOR THE PURPOSE OF UNDERGROUND STORM WATER DRAINS, SANITARY SEWER, WATER, GAS, HEAT, OR OTHER PUBLIC OR QUASI PUBLIC CONNECTIONS, AND ALSO FOR ANY NECESSARY LATERAL CONNECTIONS, AND FOR THE RIGHT OF INGRESS AND EGRESS FROM SAID EASEMENTS, AS WELL AS THE RIGHT TO CUT, TRIM OR REMOVE TREES, UNDERGROWTH OR OVERHANGING BRANCHES WITHIN SAID EASEMENTS AND/OR IMMEDIATELY ADJACENT THERETO. NO BUILDINGS OR OTHER STRUCTURES MAY BE BUILT WITHIN SAID EASEMENTS, NOR MAY THE EASEMENT AREA BE PHYSICALLY ALTERED SO AS TO 1) REDUCE THE CLEARANCE OF EITHER OVERHEAD OR UNDERGROUND FACILITIES; 2) IMPAIR THE LAND SUPPORT OF SAID FACILITIES; 3) IMPAIR THE ABILITY TO MAINTAIN THE FACILITY OR; 4) CREATE A HAZARD.

THE ABOVE PUBLIC UTILITY EASEMENTS ARE HEREBY DEDICATED TO THE CITY OF HAMILTON FOR THE BENEFIT OF ALL PUBLIC UTILITY PROVIDERS.

DEDICATION PLAT OF PUBLIC RIGHT-OF-WAY FOR RELOCATED MAIN ST., EATON AVE. AND MILLVILLE AVE. IN SECTIONS 30 & 31, TOWN 2, RANGE 3, CONGRESS LANDS WEST OF THE MIAMI RIVER, AND BEING PART OF LOTS 31268, 6793, 5086, 5084 AND 5085 IN THE 1ST WARD NORTH SIDE, AND PART OF LOTS 15592, 1697, 1696 and 1695 IN THE 1ST WARD SOUTH SIDE, CITY OF HAMILTON, BUTLER COUNTY, OHIO

IN WITNESS WHEREOF I (WE) HAVE SET MY (OUR) SIGNATURE(S) BELOW.

OWNERS NAME _____

WITNESS _____ WITNESS _____

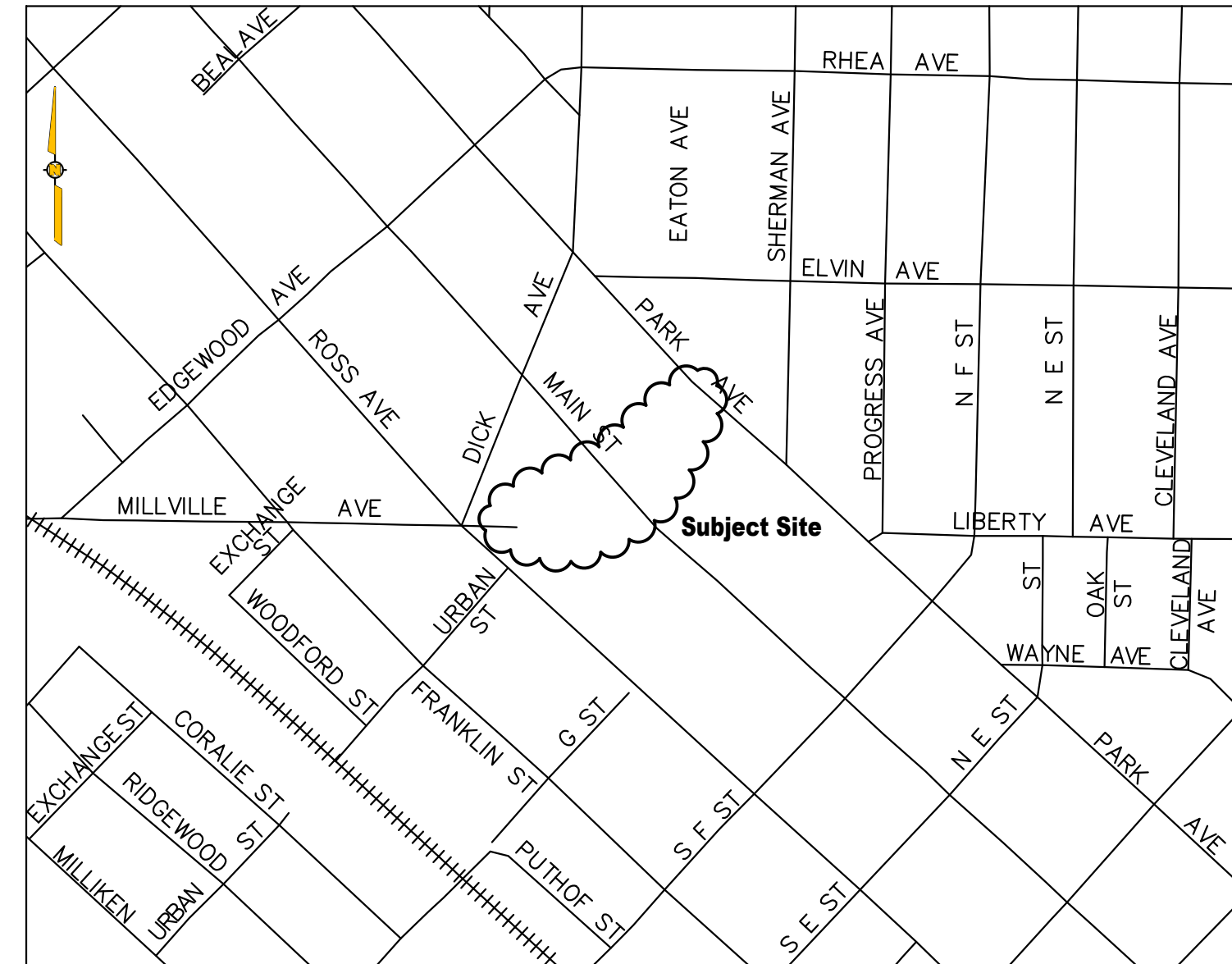
STATE OF OHIO, BUTLER COUNTY S.S.

BE IT REMEMBERED ON THIS _____ DAY OF _____ AD, 20____ BEFORE ME, A NOTARY PUBLIC IN BUTLER COUNTY, STATE OF OHIO, PERSONALLY CAME (OWNERS NAME(S)) WHO ACKNOWLEDGED THE SIGNING OF THE FOREGOING INSTRUMENT TO BE THEIR VOLUNTARY ACT AND DEED FOR THE PURPOSES MENTIONED IN SAID INSTRUMENT.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARY SEAL ON THE DAY AND YEAR AFORESAID.

NOTARY PUBLIC, STATE OF OHIO _____

MY COMMISSION EXPIRES _____



CITY COUNCIL

APPROVAL OF THE CITY COUNCIL OF THE CITY OF HAMILTON, OHIO,
BY ORDINANCE No. _____ PASSED AT THE REGULAR MEETING OF
_____.

CLERK OF COUNCIL

MAYOR

PLATTING COMMISSIONER

THIS PLAT WAS APPROVED BY THE PLATTING COMMISSIONER OF THE CITY OF HAMILTON, OHIO
ON THIS _____ DAY OF _____, 20____.

COMMISSIONER

PLANNING COMMISSION

THIS PLAT WAS ACCEPTED BY THE PLANNING COMMISSION, OF THE CITY OF HAMILTON, OHIO
ON THIS _____ DAY OF _____, 20____.

CHAIRPERSON

COUNTY AUDITOR

ENTERED FOR TRANSFER _____ A.D. 20____.

TRANSFERRED _____ A.D. 20____.

AUDITOR, BUTLER COUNTY, OHIO BY: _____
DEPUTY

COUNTY RECORDER

FILED FOR RECORD _____ AT _____ A.D. 20____.

RECORDED _____ A.D. 20____.

PLAT ENVELOPE _____ PAGES _____

RECORDER, BUTLER COUNTY, OHIO BY: _____
DEPUTY

FILE _____ FEE _____

OWNER :

CITY OF HAMILTON
345 HIGH STREET
HAMILTON, OH 45011

I hereby certify that to the best of my knowledge and belief the accompanying plat is a correct return of a survey made under my direction and all monuments will be set as shown.

Tim Schwoeppe, PS 8410

DATE: _____

Dedication Plat

Survey Type

City of Hamilton
Main Street, Eaton Ave &
Millville Ave.

Job Name

Section 30 & 31, T2, R 3
City of Hamilton
Butler County, Ohio

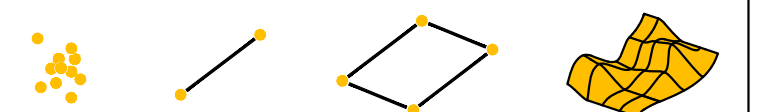
Site Location

TMS | GJB | 1" = 20'

Drawn By Checked By Drawing Scale

01 / 02 | 01/30/2024 | 13032.10

Sheet Number Issue Date Project Number



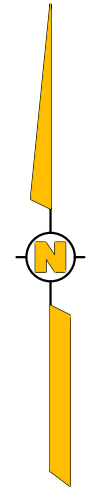
Berding Surveying

GPS Surveying • 3D Laser Scanning

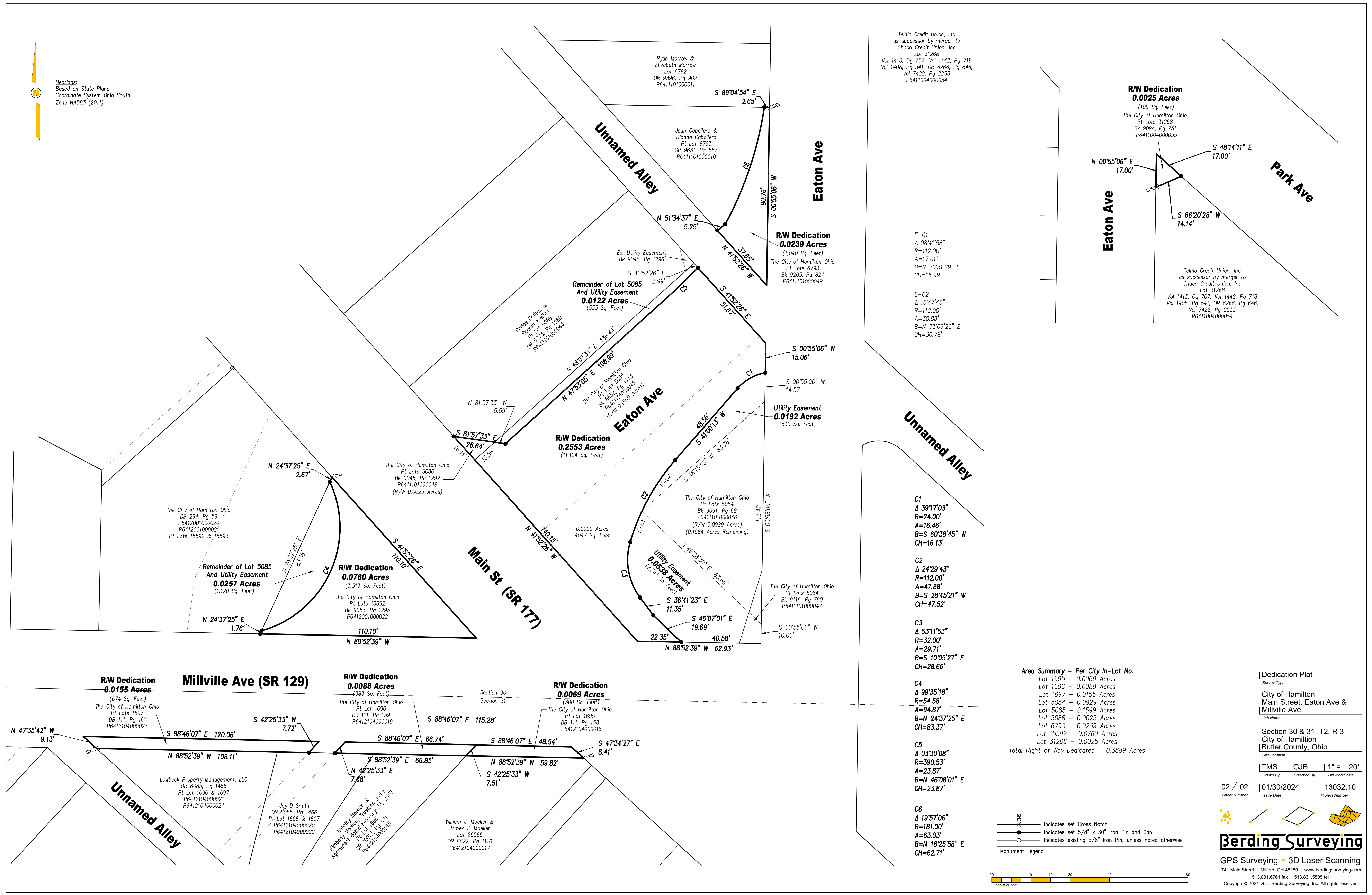
741 Main Street | Millford, OH 45150 | www.berdingsurveying.com

513.831.6761 fax | 513.831.5505 tel

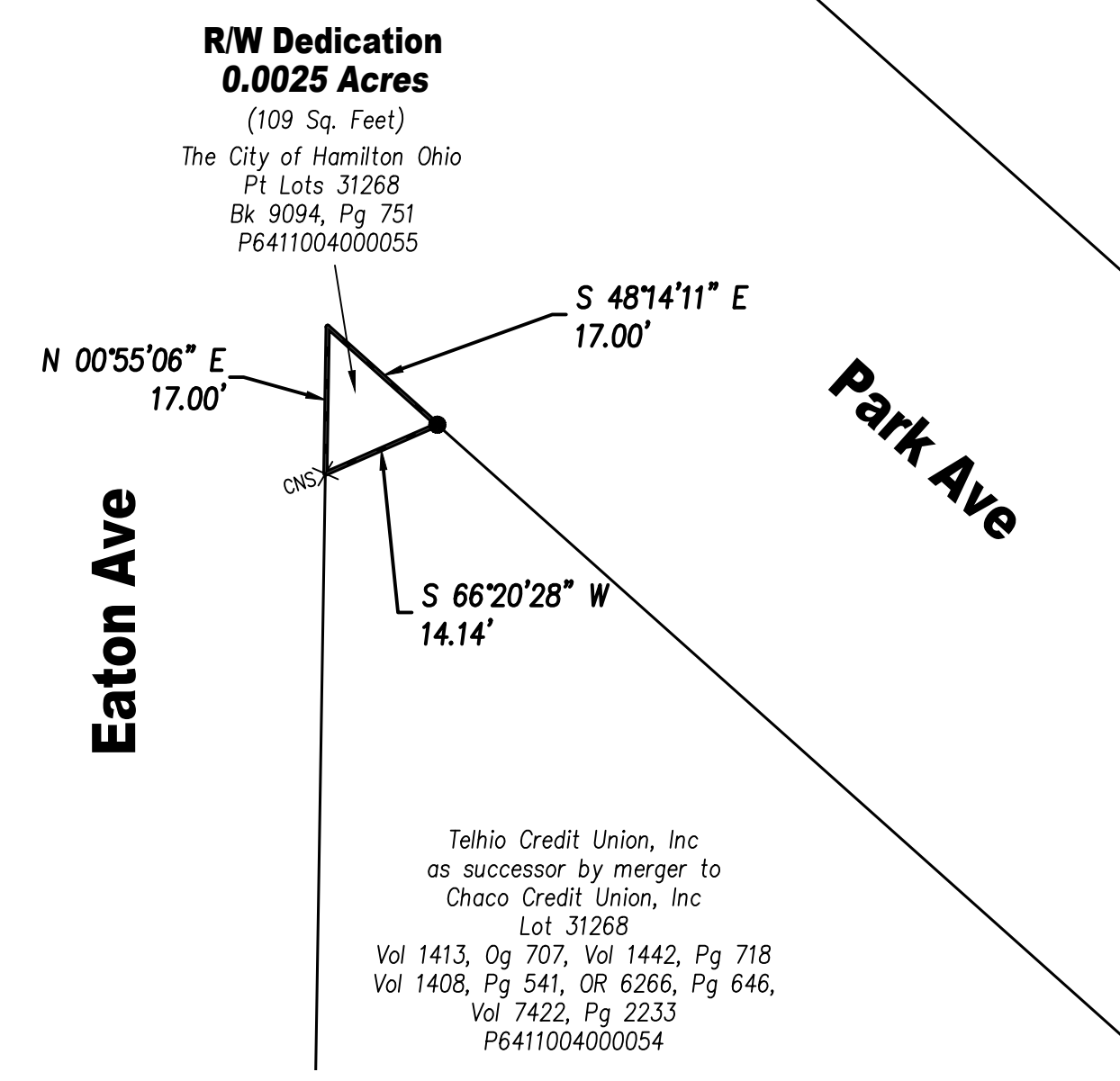
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Bearings:
Based on State Plane
Coordinate System Ohio South
Zone NAD83 (2011).



Telhuo Credit Union, Inc
as successor by merger to
Chaco Credit Union, Inc
Lot 31268
Vol 1413, Og 707, Vol 1442, Pg 718
Vol 1408, Pg 541, OR 6266, Pg 646,
Vol 7422, Pg 2233
P6411004000054



E-C1
Δ 08°41'58"
R=112.00'
A=17.01'
B=N 20°51'29" E
CH=16.99'

E-C2
Δ 15°47'45"
R=112.00'
A=30.88'
B=N 33°06'20" E
CH=30.78'

C1
Δ 39°17'03"
R=24.00'
A=16.46'
B=S 60°38'45" W
CH=16.13'

C2
Δ 24°29'43"
R=112.00'
A=47.88'
B=S 28°45'21" W
CH=47.52'

C3
Δ 53°11'53"
R=32.00'
A=29.71'
B=S 10°05'27" E
CH=28.66'

C4
Δ 99°35'18"
R=54.58'
A=94.87'
B=N 24°37'25" E
CH=83.37'

C5
Δ 03°30'08"
R=390.53'
A=23.87'
B=N 46°08'01" E
CH=23.87'

C6
Δ 19°57'06"
R=181.00'
A=63.03'
B=N 18°25'58" E
CH=62.71'

Area Summary - Per City In-Lot No.

Lot 1695	- 0.0069 Acres
Lot 1696	- 0.0088 Acres
Lot 1697	- 0.0155 Acres
Lot 5084	- 0.0929 Acres
Lot 5085	- 0.1599 Acres
Lot 5086	- 0.0025 Acres
Lot 6793	- 0.0239 Acres
Lot 15592	- 0.0760 Acres
Lot 31268	- 0.0025 Acres

Total Right of Way Dedicated = 0.3889 Acres

Dedication Plat
Survey Type
City of Hamilton
Main Street, Eaton Ave &
Millville Ave.
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Section 30 & 31, T2, R 3
City of Hamilton
Butler County, Ohio
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