

ACKNOWLEDGEMENTS



I HEREBY CERTIFY THAT THIS IS A CORRECT PLAT OF A SURVEY MADE BY ME THIS 17TH DAY OF April, 2001 AND THAT THE SURVEY BALANCES AND CLOSES AND THE MONUMENTS SHOWN HEREON ARE SET AS SHOWN OR SHALL BE SET AS SHOWN AND THAT ALL DIMENSIONAL AND GEODETIC DETAILS ARE CORRECT.

Jerold E. Geib
REGISTERED SURVEYOR No. 6725
JEROLD E. GEIB

KNOW ALL MEN BY THESE PRESENTS, THAT P.R.M.D.C., LTD. THE OWNER OF THE LAND SHOWN ON THIS PLAT, REPRESENTED BY FRED W. TOBIN AND JACK L. CUSTER, DULY AUTHORIZED MEMBERS, DO HEREBY ACKNOWLEDGE THE MAKING AND SIGNING OF THIS PLAT TO BE THEIR FREE ACT AND DEED AND DO HEREBY DEDICATE THE STREETS AND STORM SEWER EASEMENTS AS SHOWN HEREON TO PUBLIC USE FOREVER.

IN TESTIMONY THEREOF, WE HEREUNTO SET OUR HANDS THIS 25th DAY OF April, 2001.

OWNER- P.R.M.D.C., LTD.
Fred W. Tobin
BY FRED W. TOBIN, MANAGING MEMBER

Jack L. Custer
BY JACK L. CUSTER, MEMBER

WITNESSES
James B. Rudo
JAMES B. RUDO
Kenneth G. Long
KENNETH G. LONG
James B. Rudo
JAMES B. RUDO
Kenneth G. Long
KENNETH G. LONG

STATE OF OHIO
COUNTY OF STARK s.s.
BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY, PERSONALLY APPEARED THE ABOVE MENTIONED MEMBERS OF P.R.M.D.C., LTD. WHO ACKNOWLEDGED THAT THEY DID SIGN THE FOREGOING INSTRUMENT AND THAT IT WAS THEIR FREE ACT AND DEED ACCORDING TO LAW, SWORN TO AND SUBSCRIBED BEFORE ME THIS 25th DAY OF April, 2001.

MY COMMISSION EXPIRES:
Debra S. Collins, Notary Public
State of Ohio
My Commission Expires
November 9, 2005

APPROVED BY THE MASSILLON CITY PLANNING COMMISSION AT A MEETING HELD THIS 14th DAY OF MARCH, 2001.

Debra S. Collins
CHAIRMAN
SECRETARY
SECRETARY

APPROVED BY THE MASSILLON CITY ENGINEER THIS 1st DAY OF June, 2001 AND LOT NUMBERS ASSIGNED.

MASSILLON CITY ENGINEER

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE THAT NO ENCUMBRANCES EXIST ON THE LANDS HEREIN OFFERED FOR PUBLIC USE, THIS 25 DAY OF MAY, 2001.

John D. Ferraro
MASSILLON CITY LAW DIRECTOR

ACCEPTED BY THE COUNCIL OF THE CITY OF MASSILLON BY ORDINANCE No. 79-2001 PASSED THIS 2nd DAY OF April, 2001.

Dennis D. Harvey
PRESIDENT
Sharon Howell
CLERK OF COUNCIL

ENTERED FOR TRANSFER BY THE STARK COUNTY AUDITOR THIS 21st DAY OF June, 2001.

Janet Weir Crighton
STARK COUNTY AUDITOR
by Robert P. Monahan, Deputy

RECEIVED FOR RECORD BY THE STARK COUNTY RECORDER THIS 21st DAY OF JUNE, 2001.
PLAT BOOK 69 PAGE 21 & 22

Rich Campbell
STARK COUNTY RECORDER

FEE \$ 86.40

RECORD PLAT

00245

01 PS 17

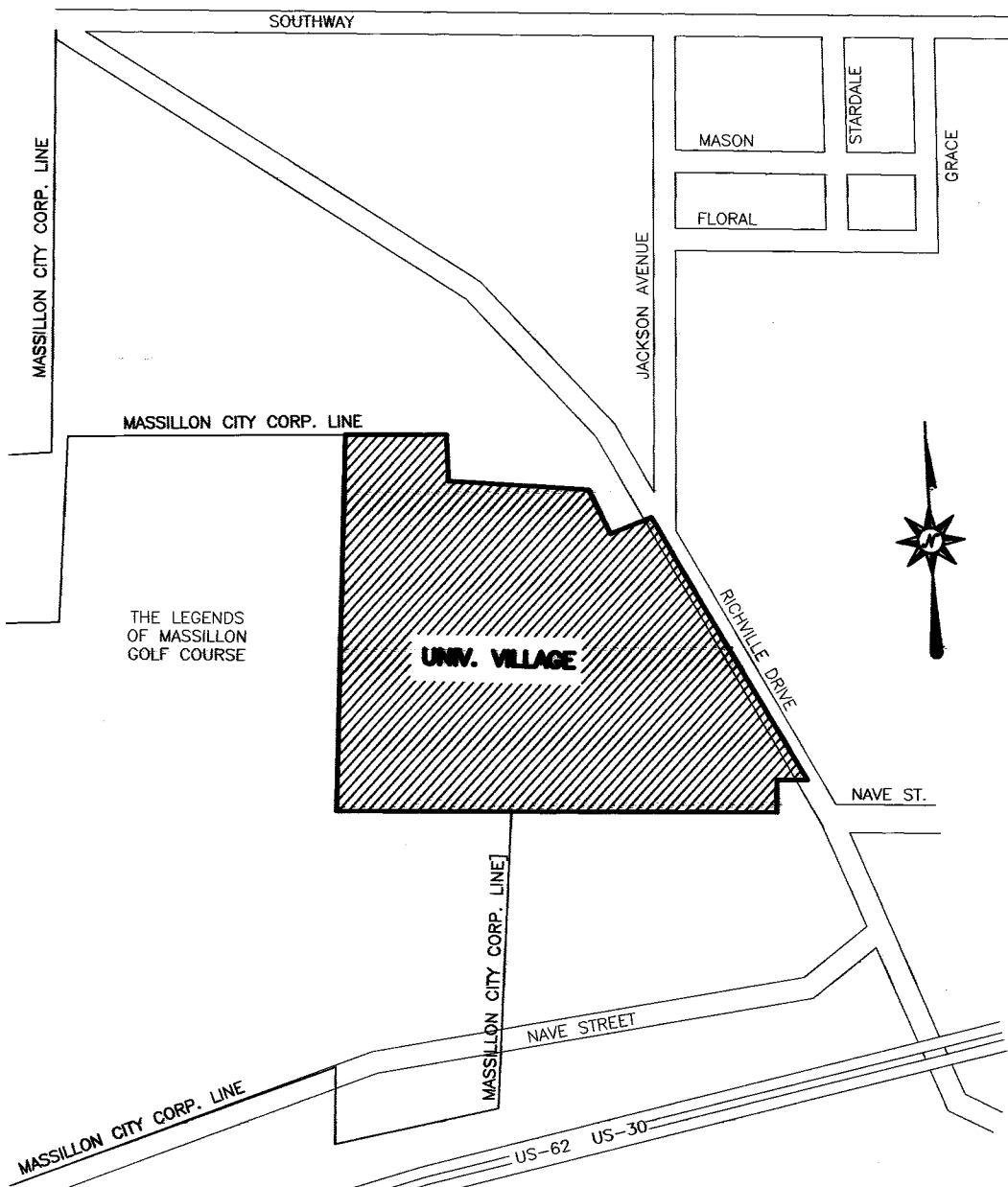
RECORD PLAT
UNIVERSITY VILLAGE PHASE 6
LOCATED IN PART OF O.L. 557 IN THE CITY OF MASSILLON
STARK COUNTY, OHIO

APRIL 2001

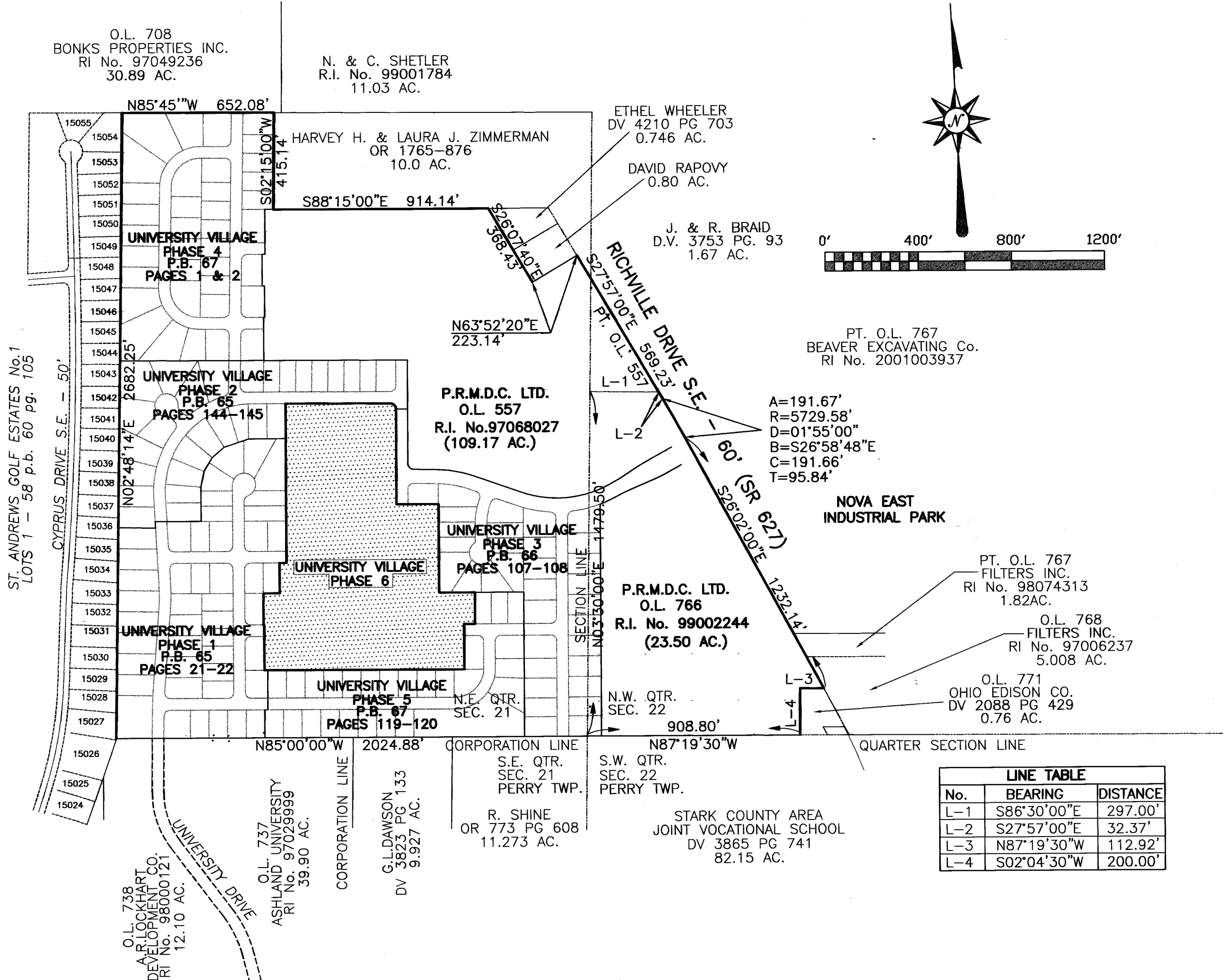
OWNER/DEVELOPER -
P.R.M.D.C. LTD., A LIMITED PARTNERSHIP
C/O FRED TOBIN
7694 STRAUSSER ST. N.W.
NORTH CANTON, OHIO 44720
PHONE 330-497-9744

AREA IN ROADWAY 2.133 Ac.
AREA IN LOTS 15.020 Ac.
TOTAL AREA 17.153 Ac.

TOTAL NUMBER OF LOTS = 39



VICINITY MAP
NOT TO SCALE



LINE TABLE		
No.	BEARING	DISTANCE
L-1	S86°30'00"E	287.00'
L-2	S27°57'00"E	32.37'
L-3	N87°19'30"W	112.92'
L-4	S02°04'30"W	200.00'

PLAT OF LANDS OF THE DEDICATORS FROM WHICH LAND IS TAKEN
SEC. 711.02 SCALE 1" = 400'

COOPER & ASSOCIATES, P.L.L.
ENGINEERS AND SURVEYORS
1359 MARKET AVENUE, NORTH CANTON, OHIO 44714
PHONE (330) 452-5731
FAX (330) 452-9110

RECORD PLAT
UNIVERSITY VILLAGE PHASE 6
PART OF O.L. 557, CITY OF MASSILLON
STARK COUNTY, OHIO
FOR : P.R.M.D.C. LTD.

DATE	APRIL 2001
FIELD BOOK NO.	N/A
SHEET	1
OF	2

RECORD PLAT
UNIVERSITY VILLAGE PHASE 6
LOCATED IN PART OF O.L. 557 IN THE CITY OF MASSILLON
STARK COUNTY, OHIO

SCALE 1" = 100'

APRIL 2001

— OWNER/DEVELOPER —
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EASEMENTS AND RESTRICTIONS

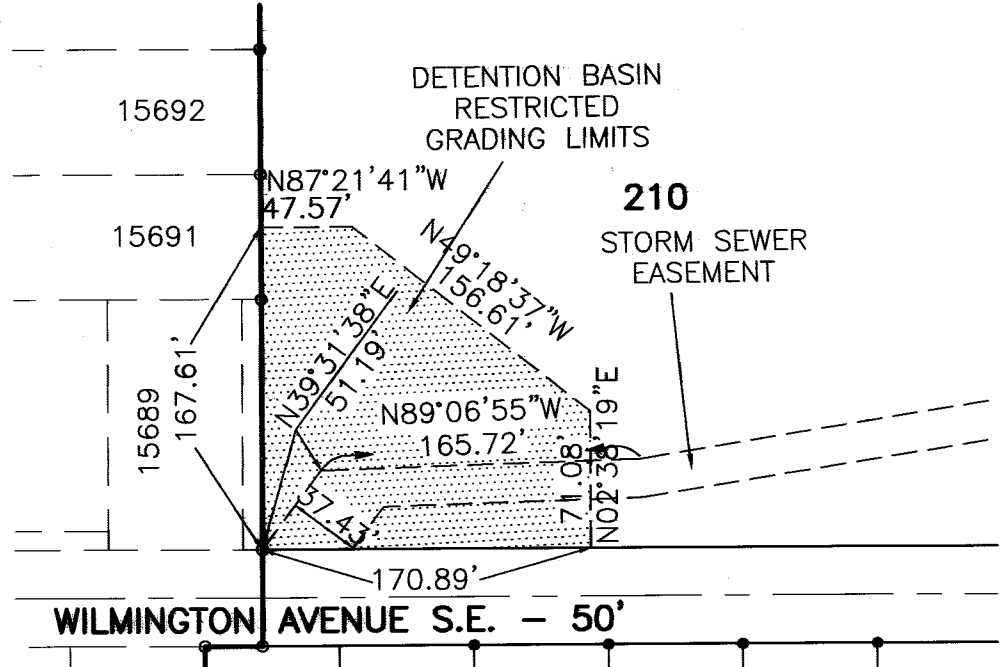
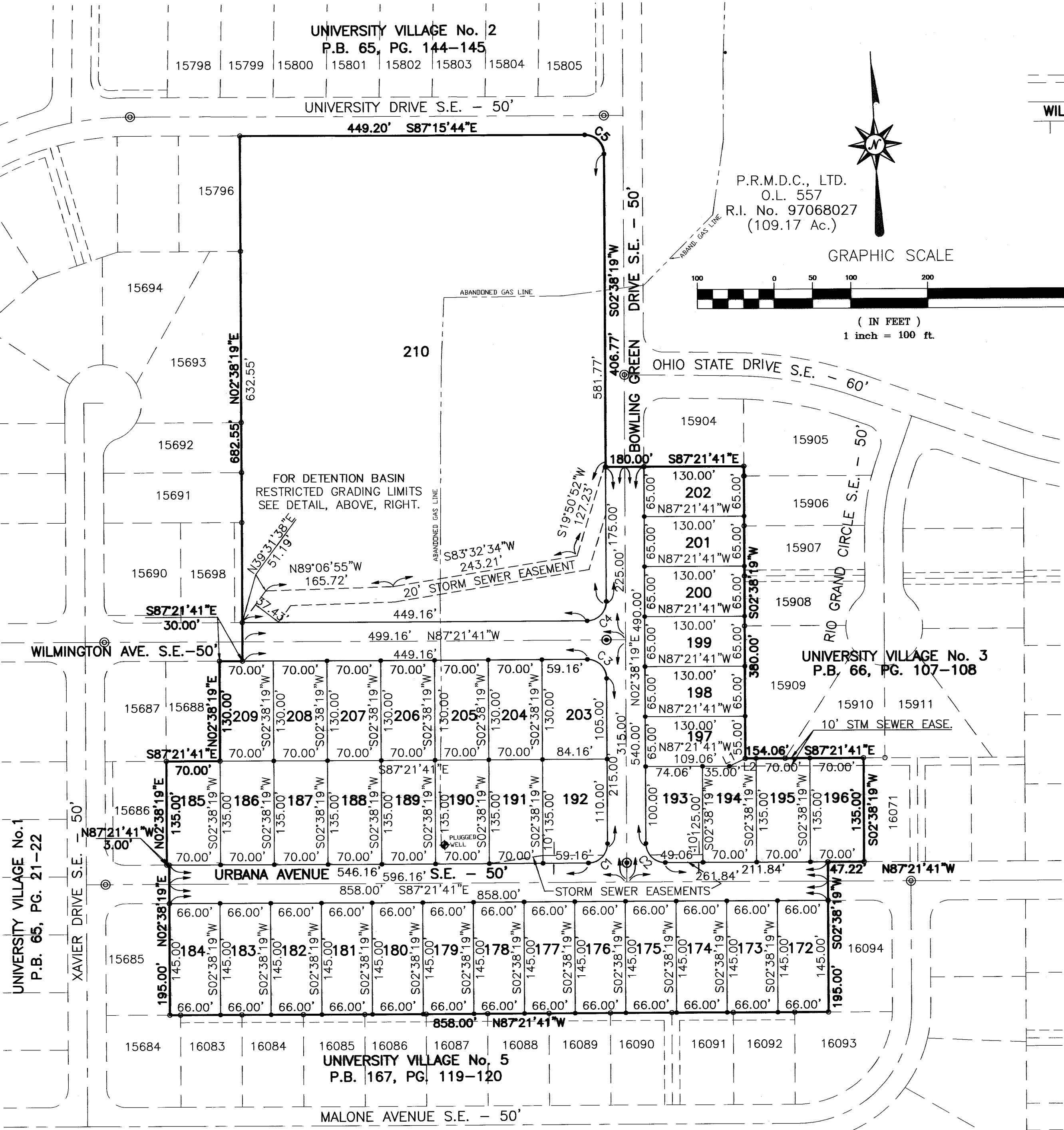
AN EASEMENT, TEN FEET WIDE ON THE FRONT AND FIVE FEET WIDE ON THE SIDES AND BACK OF ALL LOTS, AND TEN FEET ON THE EXTERIOR BOUNDARY OF THIS ALLOTMENT IS HEREBY DEDICATED AND RESERVED IN THIS SUBDIVISION TO: COUNTY OF STARK, CITY OF MASSILLON, CONSUMERS OHIO WATER CO., EAST OHIO GAS COMPANY, OHIO EDISON COMPANY, OHIO BELL TELEPHONE COMPANY, MASSILLON CABLE COMPANY, AND ANY P.U.C.O. REGULATED UTILITY FOR THE PURPOSES OF CONSTRUCTION, ERECTION, AND/OR MAINTENANCE OF ANY TRANSMISSION LINES, PIPES, CABLES, CONDUITS, BURIED WIRES, SWALES OR OTHER APPURTENANCES FOR THE TRANSMISSION OF POWER, ELECTRIC, COMMUNICATIONS, STORM WATER, SANITARY SEWER WASTES, WATER, AND/OR ANY FUTURE DEVELOPED PUBLIC UTILITY. THIS EASEMENT GIVES ALL OF THE UTILITIES THE RIGHT TO REMOVE TREES AND LANDSCAPING WITHOUT LIABILITY AS REQUIRED TO MAINTAIN, OPERATE, OR CONSTRUCT THE FACILITIES.

— PERTINENT DOCUMENTS —

- R.I. No.97068027
- R.I. No.97068026
- R.I. No.98000121
- R.I. No.97029999
- D.V. 3823 PG. 133
- O.R. 773 PG. 608
- D.V. 3865 PG. 741
- D.V. 2088 PG. 429
- R.I. No.97006237
- R.I. No.97006233
- D.V. 4210 PG. 703
- O.R. 1765 PG. 876
- O.R. 1762 PG. 225
- R.I. No.97049236
- P.B. 60 PG. 105
- P.B. 52 PG. 139
- P.B. 64 PG. 79
- R.I. No. 99001784
- R.I. No. 99002244
- R.I. No. 98074313
- R.R. 'B', PG. 168
- STARK CO. F.B. 388, PG. 4-11
- P.B. 65 PGS. 21-22
- P.B. 65 PGS. 144-145
- P.B. 66 PGS. 107-108
- P.B. 67 PGS. 1-2
- P.B. 67 PGS. 119-120

— REFERENCE DIRECTION —

BEARING SYSTEM ESTABLISHED FROM THE RECORD PLAT OF UNIVERSITY VILLAGE PHASE 1 AS RECORDED IN PLAT BOOK 65 PAGES 21 AND 22 OF THE STARK COUNTY PLAT RECORDS, USING N87°21'41"W FOR THE SOUTH LINE OF OUTLOT 557 IN THE CITY OF MASSILLON.



LINE TABLE		
LINE	LENGTH	BEARING
1	23.21	S67°06'53"W
2	14.06	S87°21'41"E

CURVE TABLE						
NUMBER	LENGTH	RADIUS	DELTA ANGLE	TANGENT	CHORD	BEARING
1	39.27	25.00	90°00'00"	25.00	35.36	N47°38'19"E
2	39.27	25.00	90°00'00"	25.00	35.36	S42°21'41"E
3	39.27	25.00	90°00'00"	25.00	35.36	N42°21'41"W
4	39.27	25.00	90°00'00"	25.00	35.36	N47°38'19"E
5	39.23	25.00	89°54'03"	24.96	35.32	N42°18'42"W

LOT NUMBER AND AREA TABLE		
LOT NUMBER	CITY LOT OR OUTLOT NUMBER	AREA (ACRES)
172	16222	0.2197
173	16223	0.2197
174	16224	0.2197
175	16225	0.2197
176	16226	0.2197
177	16227	0.2197
178	16228	0.2197
179	16229	0.2197
180	16230	0.2197
181	16231	0.2197
182	16232	0.2197
183	16233	0.2197
184	16234	0.2197
185	16235	0.2169
186	16236	0.2169
187	16237	0.2169
188	16238	0.2169
189	16239	0.2169
190	16240	0.2169
191	16241	0.2169
192	16242	0.2577
193	16243	0.2094
194	16244	0.2065
195	16245	0.2169
196	16246	0.2169
197	16247	0.1916
198	16248	0.1940
199	16249	0.1940
200	16250	0.1940
201	16251	0.1940
202	16252	0.1940
203	16253	0.2481
204	16254	0.2089
205	16255	0.2089
206	16256	0.2089
207	16257	0.2089
208	16258	0.2089
209	16259	0.2089
210	Out Lot 897	6.8748
TOTAL		15.020

NOTES

- IRON BARS TO BE SET AT ALL LOT CORNERS AND CURVE POINTS.
- ALL LOTS TO HAVE SANITARY SEWER AND WATER.
- INDICATES THE LOCATION OF PLUGGED M.B. GAS WELL (GLICK WELL No.1, PERMIT No.859).
- DETENTION BASIN RESTRICTION THE SHADED AREA REPRESENTS RESTRICTED AREA FOR STORM WATER DETENTION. THE RESTRICTED AREA MAY NOT BE BUILT UPON, NOR SHALL GRADING BE ADJUSTED UNTIL SUCH TIME AS THE DETENTION BASIN IS ABANDONED. THE LOT OWNER IS RESPONSIBLE FOR THE DETENTION BASIN RESERVATION AREA AND ITS MAINTENANCE.

— LEGEND —

- 1/2" IRON BAR TO BE SET AT ALL LOT CORNERS AND CURVE POINTS
- MONUMENT SET
- 1/2" IRON BAR W/COOPER & ASSOC CAP FOUND
- MONUMENT FOUND
- IRON PIPE OR BAR FOUND (AS NOTED)

SCALE 1" = 100' FEET

DATE: February 2001

FIELD BOOK No. N/A

SHEET 2 OF 2

BRYAN J. ASHMAN

JEROLD E. GEIB

COOPER & ASSOCIATES, P.L.L.C.

ENGINEERS AND SURVEYORS

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RECORD PLAT

UNIVERSITY VILLAGE PHASE 6

PART OF O.L. 557, CITY OF MASSILLON

STARK COUNTY, OHIO

FOR : P.R.M.D.C. LTD.

STATE OF OHIO

JEROLD E. GEIB

6725

REGISTERED SURVEYOR

DESCRIPTION	REVISIONS	DATE	BY

00245

RD