TERRA NOVA ~ SHADOW CREEK ESTATES

Location

Graced in the State of Ohio, County of Licking, Township of Granville, Part of Farm Lots 8 and 9, Quarter 1, Township 2 North, Range 13 West, United States Military Land, containing 48.920 Acres of land being all of a parcel conveyed to Terra Nova Partners, LLC as evidenced in the Record of Deed in instrument number 2015010172016208, Recorder's Office, Licking County, Ohio.

Owner Agreement

The undersigned, BRYON K. REED, Managing Partner of Terra Nova Partners, LLC hereby certify that the attached plat correctly represents their SHADOW CREEK ESTATES, a subdivision of Lodi township 1y 3, R. 13, and to the extent of the land being all of a parcel conveyed to Terra Nova Partners, LLC, as evidenced in the above mentioned deed of record in Instrument Number 2015010172016208, Recorder's Office, Licking County, Ohio.

Notes

Easements are hereby reserved in, over and under areas designated on this plat at "Utility Easement" and "Drainage Easement." The abovementioned "Drainage Easement" permits the construction, operation, and maintenance of all public and private stormwater drainage and stormwater infrastructure only, excluding "Utility Easement" consisting of easement herein, provided that the provisions of this drainage easement are complied with as stated below. Said "Drainage Easement" may be above, beneath and on the surface of the ground, and where necessary, for the construction, operation, and maintenance of service connections to all adjacent lots and lots. No utilities shall be permitted within 50 feet of a right of way.

SPECIAL CONSIDERATIONS

Surveyor's Certificate

I hereby certify that this plat represents a true and complete survey made under my direct supervision, and that all markers and monuments indicated are in place or will be in place by the time of survey acceptance and are correctly shown as to materials, locations and made in accordance with Chapter 4723-37 of the Ohio Administrative Code.

Survey & Platted By

Paul J. Boorhart
94 Canyon Vista Road
Hallston, Ohio 43026
Phone: 740-868-4159
Cell: 740-618-0152
Email: PBoorhart@hotmail.com

Approved this ___ day of ___

Licking County Health Department

Approved this ___ day of ___

Licking County Engineer

Approved this ___ day of ___

Licking County Planning Commission

Approved this ___ day of ___

Licking County Commissioners

Approved this ___ day of ___

Auditor, Licking County, Ohio

Recorded this ___ day of ___

Recorder, Licking County, Ohio

Instrument No. 6229904

In Witness Whereof, BRYON K. REED, Managing Partner of Terra Nova Partners, LLC, has hereto set his hand this 6th day of June, 2020.

Signed and Acknowledged in the Presence of

[Signature]

State of Ohio
County of Licking

Before me, a Notary Public in and for said State, personally appeared BRYON K. REED, Managing Partner of Terra Nova Partners, LLC, who acknowledged the signing of the foregoing instrument to be his voluntary act and deed and the voluntary act and deed of said Terra Nova Partners, LLC, for the use and purposes expressed herein.

In Witness Whereof, I have hereunto set my hand and affixed my official seal this 6th day of June 2020.

My commission expires 05/31/2024

Granville Township Zoning Inspector

[Signature]

[Signature]