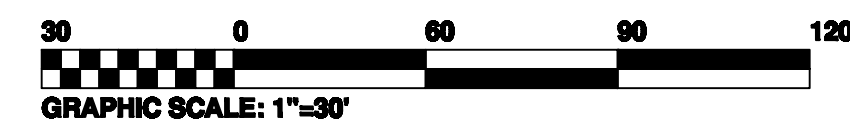


North



MONUMENT LEGEND

- Indicates 5/8" Iron pin found (unless noted)
- Indicates 5/8" Iron pin set
- Indicates Concrete Monument Found
- △ Indicates Concrete Monument Set

DEED REFERENCES:

Owner: NORTH CLAYTON DEVELOPMENT, LLC. - I.R.06-081268
 Owner: NORTH CLAYTON DEVELOPMENT, LLC. - I.R.07-014098

REFERENCE:

JANE ANN FRANCIS MF# 00-34702 10 AC (DEED) PARCEL NO. 2
 Jane Ann Francis - SF# 00-000000 00-00-04

PLAT REFERENCES:

VILLAGE OF NORTH CLAYTON P.U.D., SEC.1 (CORRECTIVE PLAT) PLAT BOOK 205, PAGE 15
 VILLAGE OF NORTH CLAYTON P.U.D., SEC.2 PLAT BOOK 205, PAGE 15

Unless otherwise shown on the record plat, a six foot wide drainage easement shall exist along any common lot line, the common lot line being the centerline of the easement. In those cases where the rear lot line is not a common lot line, the private drainage easement shall be five feet in width along such rear lot line. Developer and Charter Member Builders within the Subdivision reserve the right to enter upon all lots to establish or re-establish drainage swales within said easements for the purpose of controlling and directing storm water to collection facilities in compliance with the relative engineering plans and with the terms and conditions of a certain Charter Builder Group Lot Take-down Agreement.

EASEMENT NOTE:

- Indicates easement line
- Indicates lot/property line



TEMPORARY EASEMENTS

Section 3 Curve Data						
CURVE	RADIUS	TANGENT	LENGTH	DELTA	CHORD	CHORD BEARING
C1	258.00'	9.20'	18.40	4°05'06"	18.39'	S88°27'24"E
C2	288.00'	45.14'	89.55	17°56'25"	89.19'	N81°31'46"W
C3	283.00'	10.09'	20.18	4°05'06"	20.18'	S88°27'24"E
C4	311.00'	48.09'	97.38	17°56'25"	96.98'	N81°31'46"W
C5	281.00'	41.20'	81.72	17°56'25"	81.39'	N81°31'46"W
C6	311.00'	9.95'	19.89	3°39'54"	19.89'	N88°40'01"W
C7	311.00'	26.72'	53.30	9°46'12"	53.24'	N81°55'28"W
C8	311.00'	12.10'	24.18	4°27'18"	24.18'	N74°47'13"W
C9	281.00'	5.49'	10.98	2°24'37"	10.98'	N73°45'52"W
C10	281.00'	35.59'	70.74	15°31'48"	70.53'	N82°44'04"W

Easement Curve Data						
CURVE	RADIUS	TANGENT	LENGTH	DELTA	CHORD	CHORD BEARING
C11	60.00'	56.99'	91.17	87°03'23"	82.66'	S 00°48'04" W

Record Plan
Village of North Clayton P.U.D.
Section Three
 Section 3, Twp 5, Range 5 E.,
 City of Clayton, Montgomery County, Ohio
 Containing 0.9932 Acres R/W and Public
 Containing 3.8280 Acres in Lots
 Containing 4.8212 Acres

