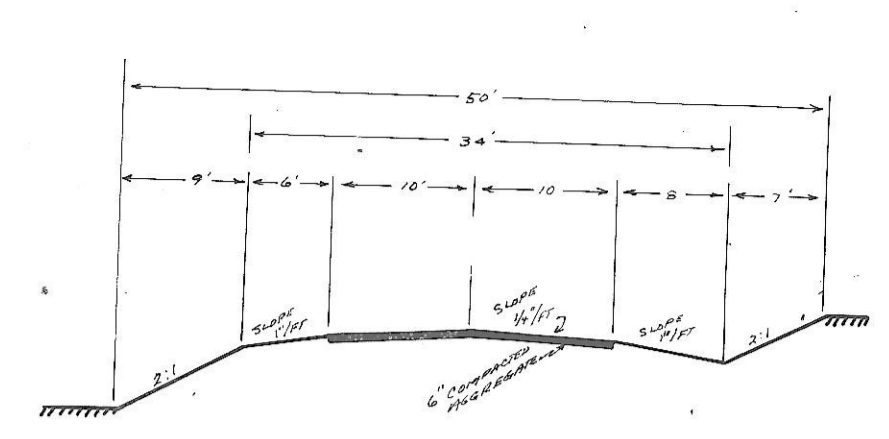


For additional restrictions see Deed Book 300 pg. 155 Filed 12-21-1970



TYPICAL SECTION

- RESTRICTIONS:**
1. MINIMUM DWELLING CONSTRUCTION COSTS - \$20,000.00
 2. ONLY ONE DWELLING PER LOT
 3. MINIMUM BUILDING SETBACK SHALL BE 25' FACING STREETS.
 4. SEWAGE SYSTEMS SHALL BE LIMITED TO AERATED TYPE SEPTIC TANKS
 5. A 10' EASEMENT FOR DRAINAGE SHALL EXIST ALONG ALL NATURAL DRAINAGE CHANNELS
 6. NO OUTSIDE PRIVIES.
 7. NO HOUSE TRAILERS FOR RESIDENTIAL PURPOSES.
 8. NO BASEMENTS FOR USE AS LIVING QUARTERS.
 9. NO JUNK OR ABANDONED CARS
 10. NO DUMPING OF GARBAGE OR TRASH
 11. UTILITY EASEMENTS OF 10' SHALL EXIST ALONG ALL LOT LINES.
- PLACEMENT OF POLES, STRUCTURES, LINES, ETC. SHALL NOT INTERFERE WITH LINE-OF-SIGHT BETWEEN CORNER MARKERS.

CERTIFICATE OF SURVEYOR:

I HEREBY CERTIFY THAT I HAVE SURVEYED THE PREMISES SHOWN HEREON & THAT THE PLAT IS TRUE & CORRECT. ALL MEASUREMENTS WERE TAKEN IN FEET & DECIMAL PARTS THEREOF. DIMENSIONS OF CURVES ARE DERIVED FROM CHORD MEASUREMENTS

Chet Wate
 CHET WATE, M.A.S., P. E., L. S.
 E-26388 S-8318

CERTIFICATE OF OWNERS:

SITUATE IN SECTIONS 31 & 32, TOWN 5, RANGE 13, CANAAN TOWNSHIP, ATHENS COUNTY, OHIO. BEING 3.8 ACRES OF A TRACT OF 164 1/4 ACRES IN SECTION 31, & A TRACT OF 14 ACRES IN SECTION 32, AS CONVEYED TO FRANCIS R. & ADELINE GURA BY DEED OF RECORD IN VOLUME 222, PAGE 548.

THE UNDERSIGNED FRANCIS R. & ADELINE GURA, OWNERS OF THE LAND HEREON PLATED, DO HEREBY CERTIFY THAT THIS PLAT REPRESENTS CORRECTLY THEIR "HICKORY HILLS" SUBDIVISION, PHASE I, AND DO HEREBY ACCEPT THIS PLAT OF THE SAME & DEDICATE TO THE PUBLIC USE FOREVER, ALL THE STREETS SHOWN HEREON CONSISTING OF 4.063 ACRES (3.145 ACRES IN SECTION 31 & 0.918 ACRES IN SECTION 32).

IN WITNESS WHEREOF FRANCIS R. & ADELINE GURA, OWNERS, HAVE HEREBY SET THEIR HAND THIS 7th DAY OF MAY, 1970.

Francis R. Gura
 Dorothy F. Jonell

Francis R. Gura
 Adeline Gura

STATE OF OHIO }
 COUNTY OF ATHENS } SS

BEFORE ME, A NOTARY PUBLIC, IN & FOR SAID COUNTY, PERSONALLY CAME FRANCIS R. & ADELINE GURA, AS OWNERS, WHO ACKNOWLEDGE THE SIGNING OF THE FOREGOING INSTRUMENT TO BE THEIR VOLUNTARY ACT & DEED FOR THE USES & PURPOSES HEREIN EXPRESSED. IN WITNESS WHEREOF, I HAVE HEREBY SET MY HAND & AFFIXED MY OFFICIAL SEAL THIS 7th DAY OF MAY, 1970.

Chet Wate
 MY COMMISSION EXPIRES *10/1/71*

APPROVED & ACCEPTED THIS 4th DAY OF MAY, 1970

Dwight A. Robinson
 CITY ENGINEER

APPROVED & ACCEPTED THIS 4th DAY OF MAY, 1970

John J. ...
 CITY PLANNING COMMISSION

SIGNED & APPROVED THIS DAY OF MAY, 1970, THE PLAT OF THE HICKORY HILLS SUBDIVISION, PHASE I, CONSISTING OF 31 ACRES, WITH THE EXCEPTION OF THE ROADS, WHICH WERE NOT APPROVED.

SIGNED & APPROVED THIS DAY OF JUNE, 1970, THE PLAT OF THE HICKORY HILLS SUBDIVISION, PHASE I, CONSISTING OF 31 ACRES, WITH THE EXCEPTION OF THE ROADS, WHICH WERE NOT APPROVED BY *John J. ...*

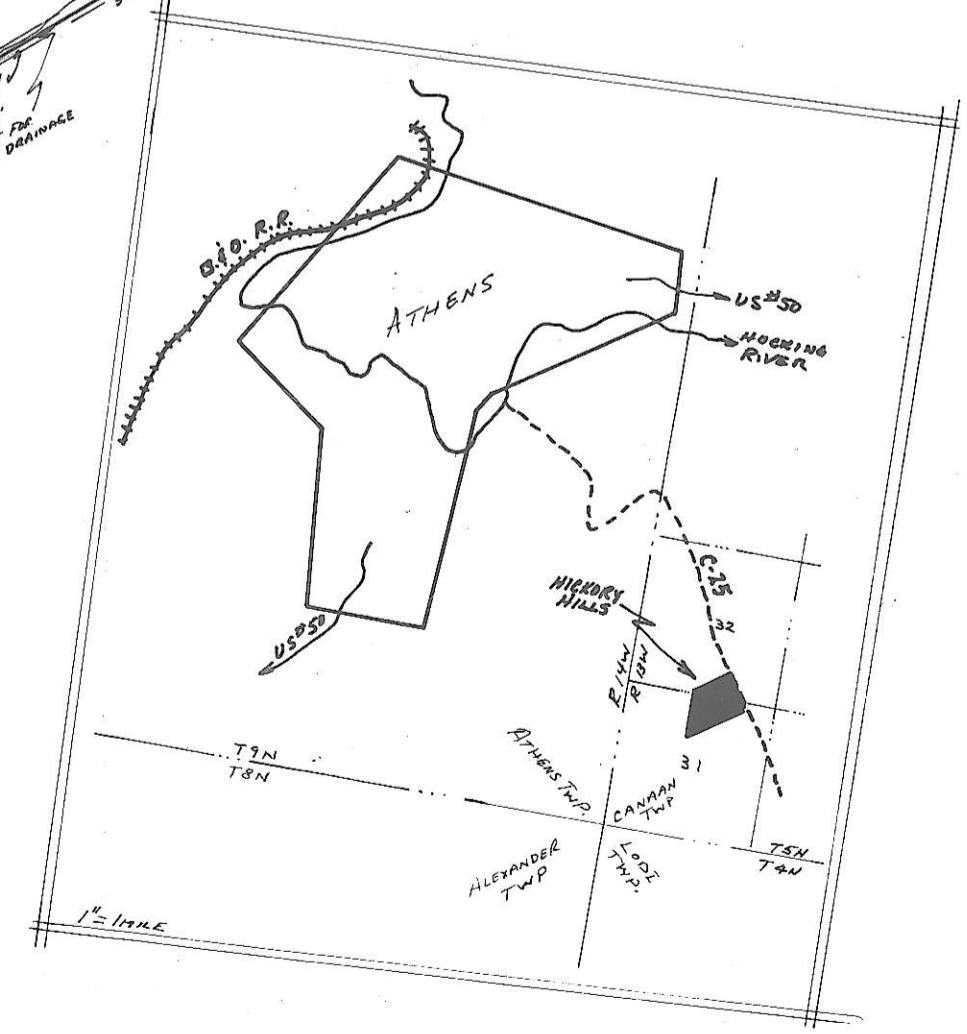
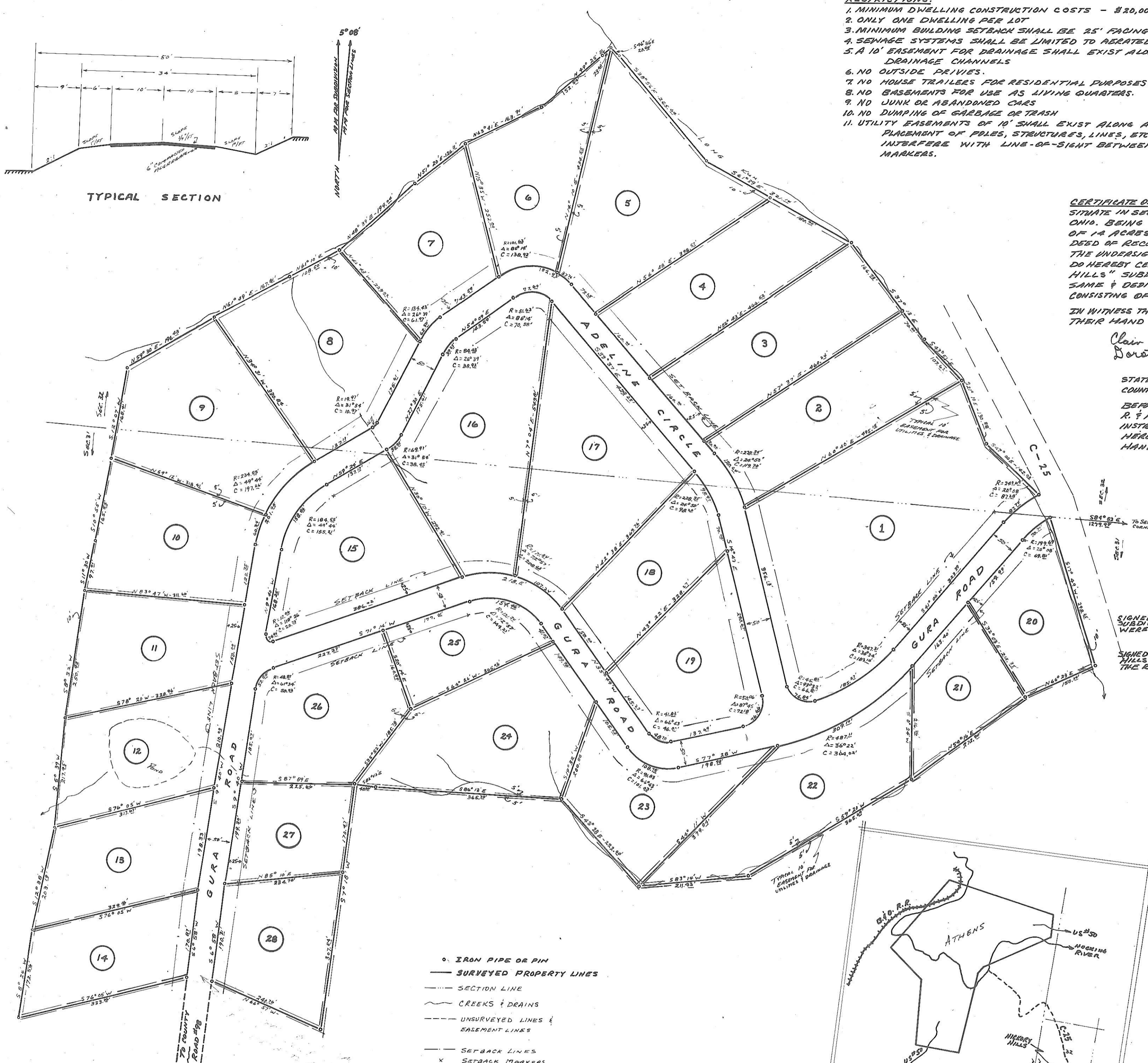
John J. ...
 COUNTY COMMISSIONER

TRANSFERRED THIS 4 DAY OF JUNE, 1970.

J. W. ...
 ADDITIONAL ATHENS COUNTY ENGINEER

FILED FOR RECORD THIS 4 DAY OF JUNE, 1970 @ 2:05 P.M.
 RECORDED THIS 4 DAY OF JUNE, 1970 IN PLAT BOOK 9
 PAGE 48, F.S. 16.62, FILE NUMBER 91772

John M. Wright
 DEPUTY RECORDER



ENVELOPE: 418B
 HICKORY HILLS PHASE 1
 SECTION 31 & 32
 CANAAN TWP

PHASE I
HICKORY HILLS
 BY
 FRANCIS R. & ADELINE GURA
 SECTIONS 31 & 32, TOWN 5, RANGE 13, CANAAN TWP,
 ATHENS COUNTY
 OHIO

SCALE: 1"=100' 4/3/69