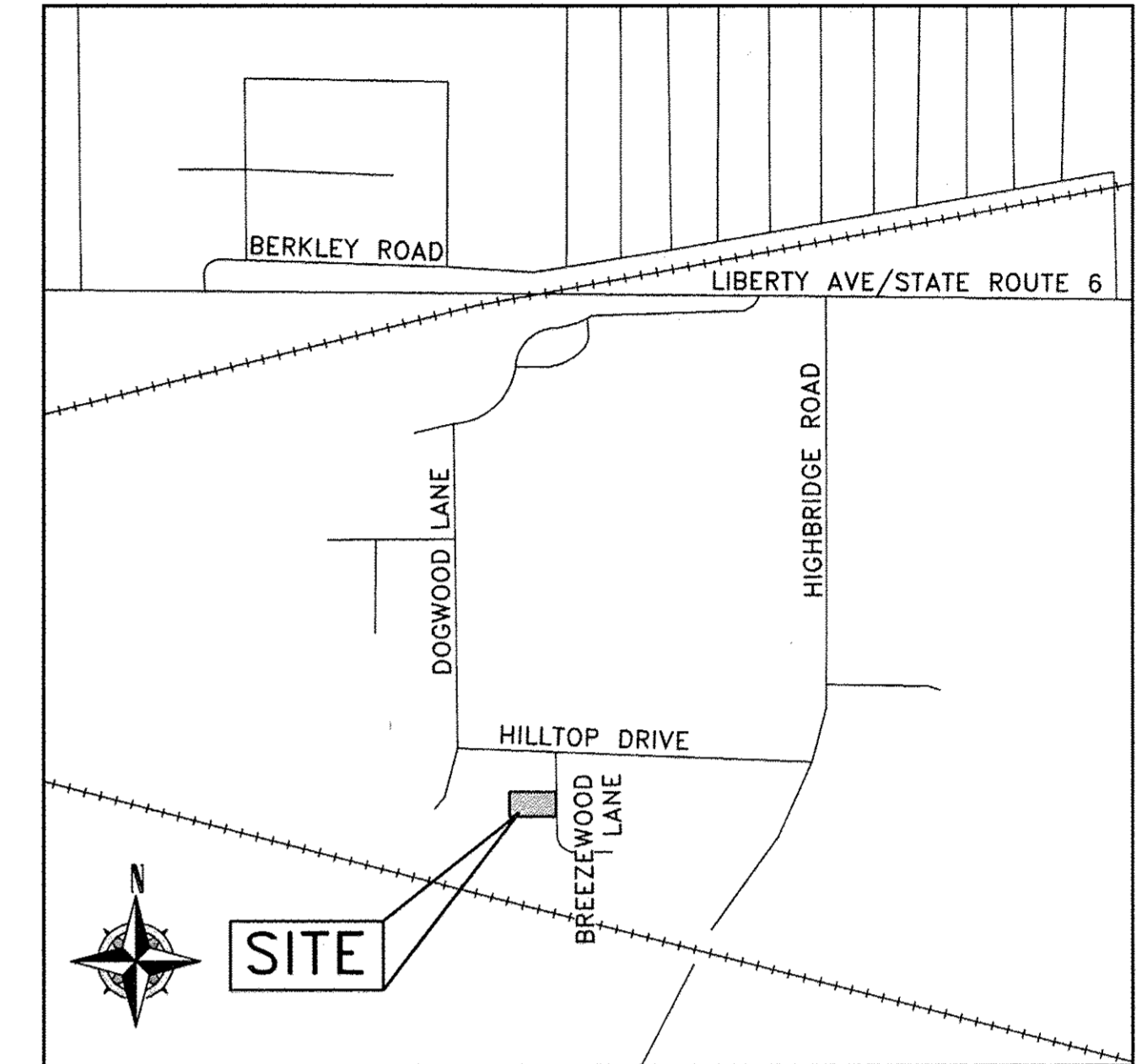


LINE REFERENCE TABLE		
L-1	7.90' (R&U)	N 02°47'22" E
L-2	25.00' (R&U)	S 87°12'38" E
L-3	15.92'	N 02°47'22" E
L-4	16.12'	N 02°47'22" E
L-5	15.64'	N 02°47'22" E
L-6	15.76'	N 02°47'22" E

# BREEZEWOOD LANE CONDOMINIUMS PHASE 3

SITUATED IN THE CITY OF VERMILION, COUNTY OF LORAIN,  
STATE OF OHIO, AND KNOWN AS BEING PART OF ORIGINAL  
BROWHELM TOWNSHIP LOT NUMBER 15. KNOWN AS BEING ALL OF  
SUBLOT 40 OF HIGHLAND HEIGHTS SUBDIVISION, No. 4 AS RECORDED IN  
VOLUME 92, PAGE 52 OF THE LORAIN COUNTY PLAT RECORDS.



VICINITY MAP  
-NOT TO SCALE-

### SHEET LIST

CONDOMINIUM SURVEY VIEW.....	1
ARCHITECTURAL FOUNDATION PLAN.....	2
ARCHITECTURAL FLOOR PLAN.....	3
ARCHITECTURAL ELEVATION PLAN.....	4

### LEGEND:

- IRON PIN/PIPE FOUND AS NOTED
- ☒ MONUMENT BOX FOUND WITH IRON PIN/PIPE FOUND AS NOTED
- ⊕ DRILL HOLE FOUND AS NOTED
- L.C.A. LIMITED COMMON AREA

### ACREAGE BREAKDOWN

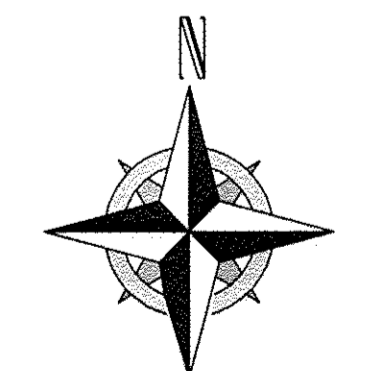
UNIT 5 AREA	1,855.66 Sq. Ft.	0.0426 OF AN ACRE
UNIT 5 L.C.A.	1,460.05 Sq. Ft.	0.0335 OF AN ACRE
UNIT 6 AREA	1,785.64 Sq. Ft.	0.0410 OF AN ACRE
UNIT 6 L.C.A.	1,363.75 Sq. Ft.	0.0313 OF AN ACRE
COMMON AREA	17,041.60 Sq. Ft.	0.3912 OF AN ACRE
OVERALL PROJECT AREA	23,506.70 Sq. Ft.	0.5396 OF AN ACRE

### REFERENCES USED

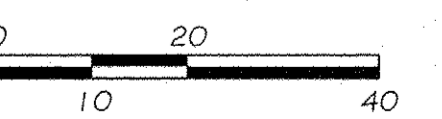
- SUBJECT 4 ADJACENT PARCEL RECORDINGS AS LISTED HEREON
- LORAIN COUNTY TAX MAPS
- HIGHLAND HEIGHTS SUBDIVISION No. 3 AS RECORDED IN VOLUME 76, PAGES 76-77 OF THE LORAIN COUNTY PLAT RECORDS.
- HIGHLAND HEIGHTS SUBDIVISION No. 4 AS RECORDED IN VOLUME 92, PAGES 52-53 OF THE LORAIN COUNTY PLAT RECORDS.
- DEER TRAIL CONDOMINIUMS PHASE 2 AS RECORDED IN VOLUME 82, PAGES 44-47 OF THE LORAIN COUNTY PLAT RECORDS.
- DEER TRAIL CONDOMINIUMS PHASE 9 AS RECORDED IN VOLUME 91, PAGES 26-29 OF THE LORAIN COUNTY PLAT RECORDS.
- BREEZEWOOD LANE CONDOMINIUMS PHASE 1 AS RECORDED IN VOLUME 93, PAGES 38-41 OF THE LORAIN COUNTY PLAT RECORDS.
- BREEZEWOOD LANE CONDOMINIUMS PHASE 2 AS RECORDED IN VOLUME 102, PAGES 70-73 OF THE LORAIN COUNTY PLAT RECORDS.

### BASIS OF BEARINGS

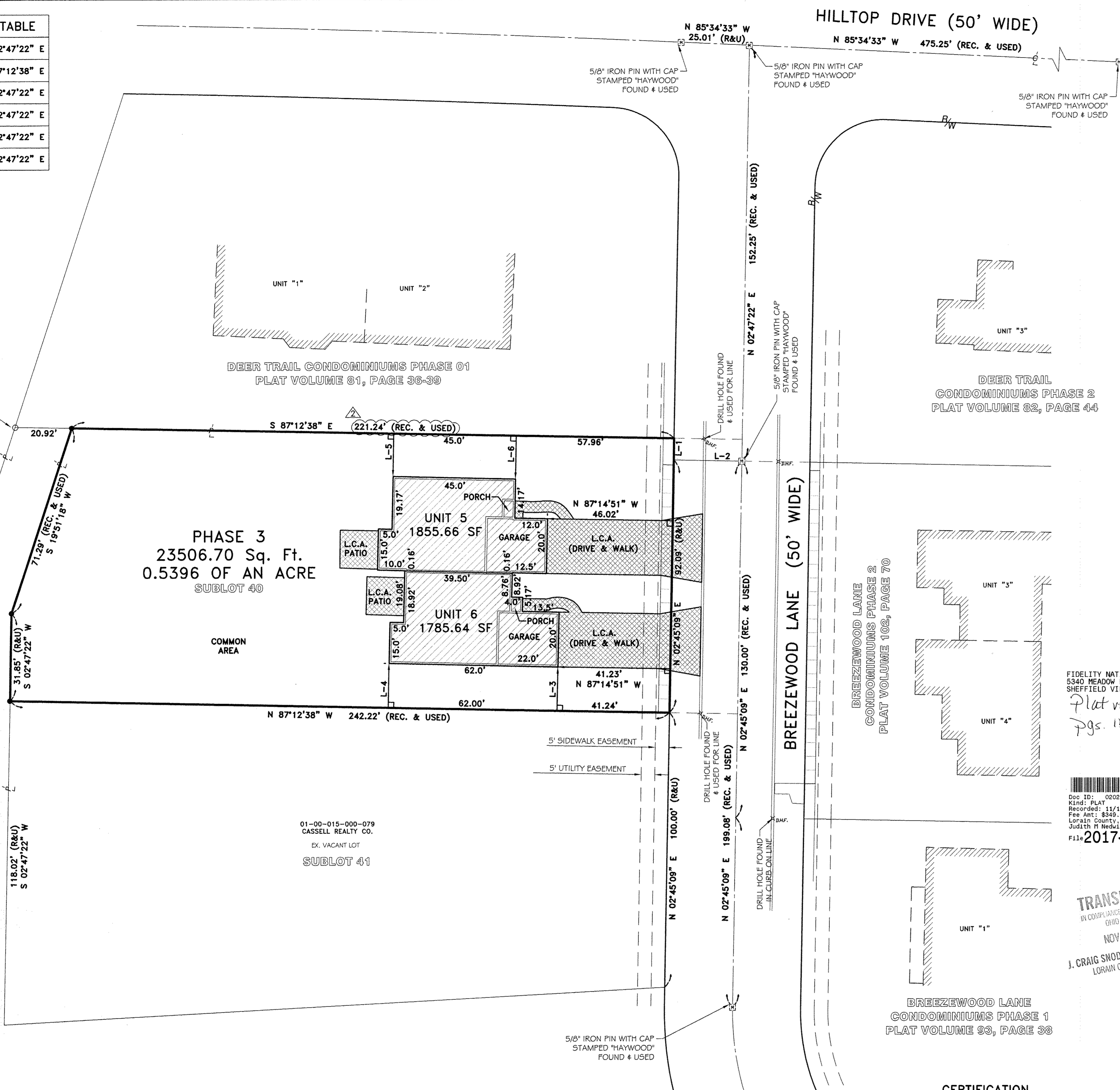
BASIS OF BEARING IS A PORTION OF THE CENTERLINE OF BREEZEWOOD LANE WHICH IS ASSUMED TO BE N 02°45'09" E AS OBSERVED ON HIGHLAND HEIGHTS SUBDIVISION, No. 4 AS RECORDED IN VOLUME 92, PAGE 52 OF THE LORAIN COUNTY PLAT RECORDS. BEARINGS ARE ASSUMED AND ARE FOR THE PURPOSES OF DESCRIBING ANGLES ONLY.



GRAPHIC SCALE



SCALE: 1" = 20'



FIDELITY NATIONAL TITLE  
5340 MEADOW LANE CT  
SHEFFIELD VILLAGE, OH 44035  
Plat vol. 104  
Pgs. 15-18

Doc ID: 02024820001 Type: OFF  
Kind: PLAT  
Recorded: 11/16/2017 at 11:43:53 AM  
Fee Amt: \$349.60 Page 1 of 1  
Lorain County, Ohio  
Judith M Nedwick County Recorder  
File 2017-0651923

TRANSFERRED  
IN COMPLIANCE WITH SEC. 3123  
OHIO REV. CODE  
NOV 16 2017  
J. CRAIG SNOODGRASS, CPA, CGFM  
LORAIN COUNTY AUDITOR

### CERTIFICATION

THIS IS TO CERTIFY THAT THE ATTACHED DRAWINGS CORRECTLY REPRESENT THE BUILDINGS CURRENTLY UNDER CONSTRUCTION OR COMPLETED AS OBSERVED BY ME ON SEPTEMBER 22th 2017.

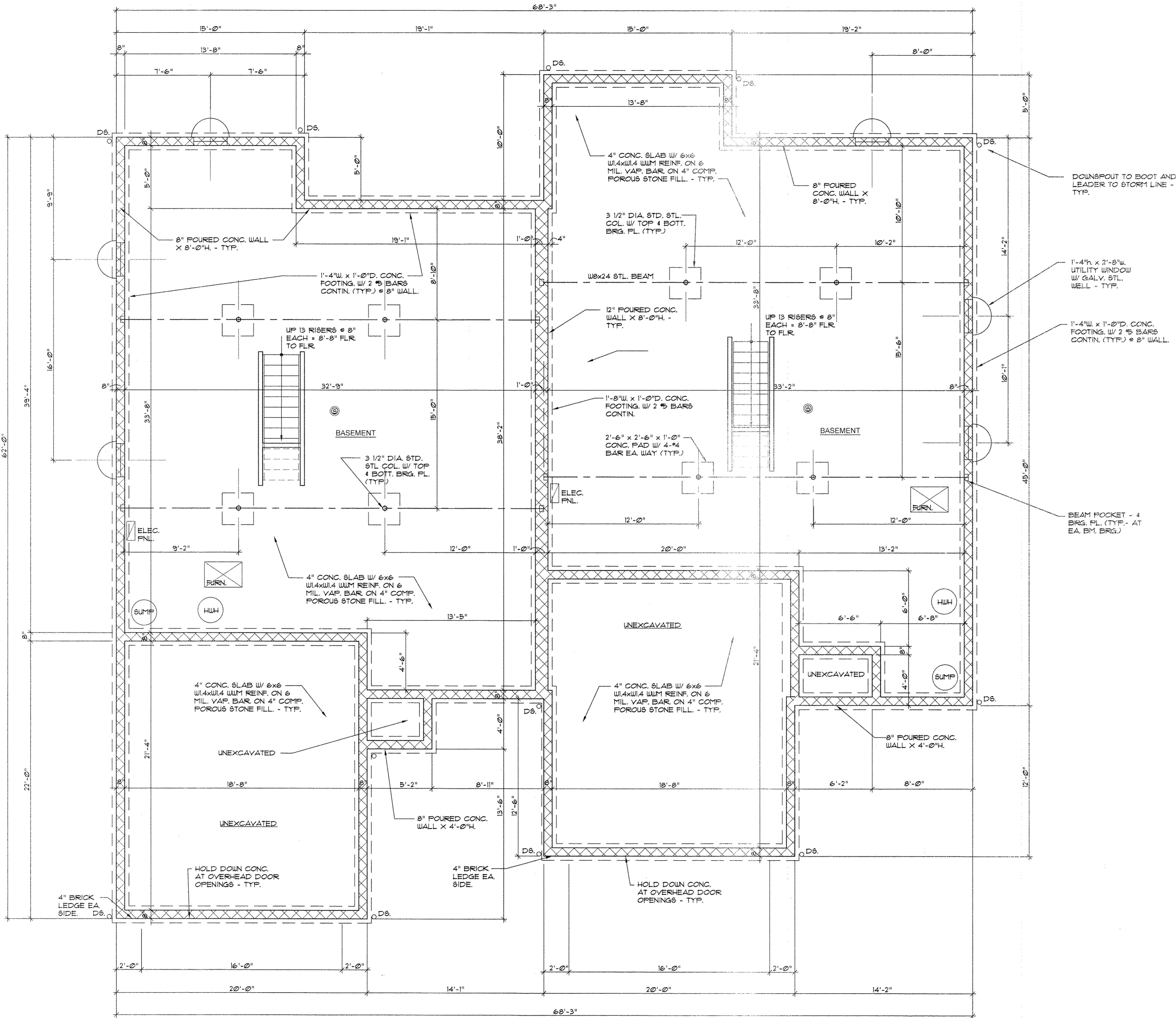
BRENT D. ANDERSON, P.S.  
BRENT D. ANDERSON  
S-8538  
REGISTERED PROFESSIONAL SURVEYOR  
11/14/12

REV.	BY	DATE	DESCRIPTION
1	BDA	09-26-2017	ISSUE TO CLIENT
2	BDA	11-14-2017	REVISED PLAT DIMMENSION

BREEZEWOOD LANE  
CONDOMINIUMS PHASE 3  
CONDOMINIUM SURVEY VIEW  
SITUATED IN THE CITY OF VERMILION, COUNTY OF LORAIN, STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL BROWHELM TOWNSHIP LOT NUMBER 15.  
CASSELL ENTERPRISES, INC.  
5425 LIBERTY AVENUE,  
VERMILION, OHIO 44089

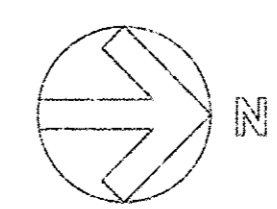
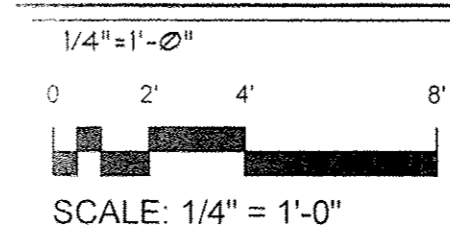
**RAFTER A, LTD**  
LAND SURVEYING & ENGINEERING  
Office: 440-458-6294  
Fax: 440-458-4483  
www.RafterA.com  
10980 LaGrange Road  
Elyria, Ohio 44035  
DRAWN BY: BDA  
JOB No: 1920A-17  
CHECKED BY: RAF  
SHEET 1 of 4

I CERTIFY THAT WITH THE EXCEPTION OF MINOR ARCHITECTURAL MODIFICATIONS MADE DURING CONSTRUCTION, THE DRAWINGS REPRESENT THE STRUCTURES AS BUILT.  
*Giuseppe Ernandes*  
 Giuseppe Ernandes, R. Architect #10074



**SYMBOL LEGEND**  
 ⊙ SMOKE DETECTOR  
 ⊙ SMOKE / CO DETECTOR

**FOUNDATION PLAN**



**GE ARCHITECT**  
 GIUSEPPE ERNANDES - ARCHITECT  
 3009 STATE ROUTE 60  
 VERMILION, OHIO 44089  
 TEL. (440) 308-7204

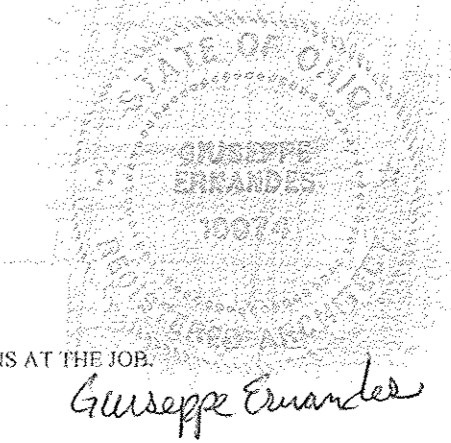
Project: SUB LOT #40  
**Breezewood Lane Condominiums**  
 828 - 832 BREEZEWOOD LANE  
 VERMILION, OHIO 44089

No.	Revision/Issue	Date
1	REVIEW SET	09-22-11
2	FINAL SET	09-28-11

FOUNDATION PLAN

Date 09/29/11  
 Job No. 1706

Sheet  
**2**  
 Of 4

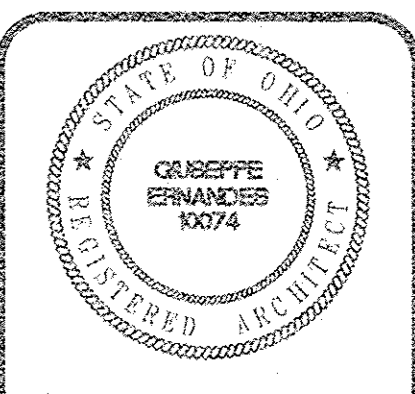


EACH CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AT THE JOB.  
*Giuseppe Ernandes*

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I CERTIFY THAT WITH THE EXCEPTION OF MINOR ARCHITECTURAL MODIFICATIONS MADE DURING CONSTRUCTION THE DRAWINGS REPRESENT THE STRUCTURES AS BUILT.

Giuseppe Ernandes, R. Architect #10274



Joe Ernandes #10074 Expires 12-31-17

**GE ARCHITECT**

GIUSEPPE ERNANDES - ARCHITECT  
3009 STATE ROUTE 60  
VERMILION, OHIO 44089  
TEL. (440) 308-7264

**NOTES:**

ALL WINDOW UNITS 'ANDERSEN' DOUBLE HUNG WINDOW UNIT WITH INSECT SCREEN UNLESS STATED OTHERWISE. WINDOW UNITS MEET/ EXCEED REQUIRED OPENINGS FOR EMERGENCY ESCAPE AND RESCUE PER SECTION 310 OF THE 2006 RESIDENTIAL CODE OF OHIO.

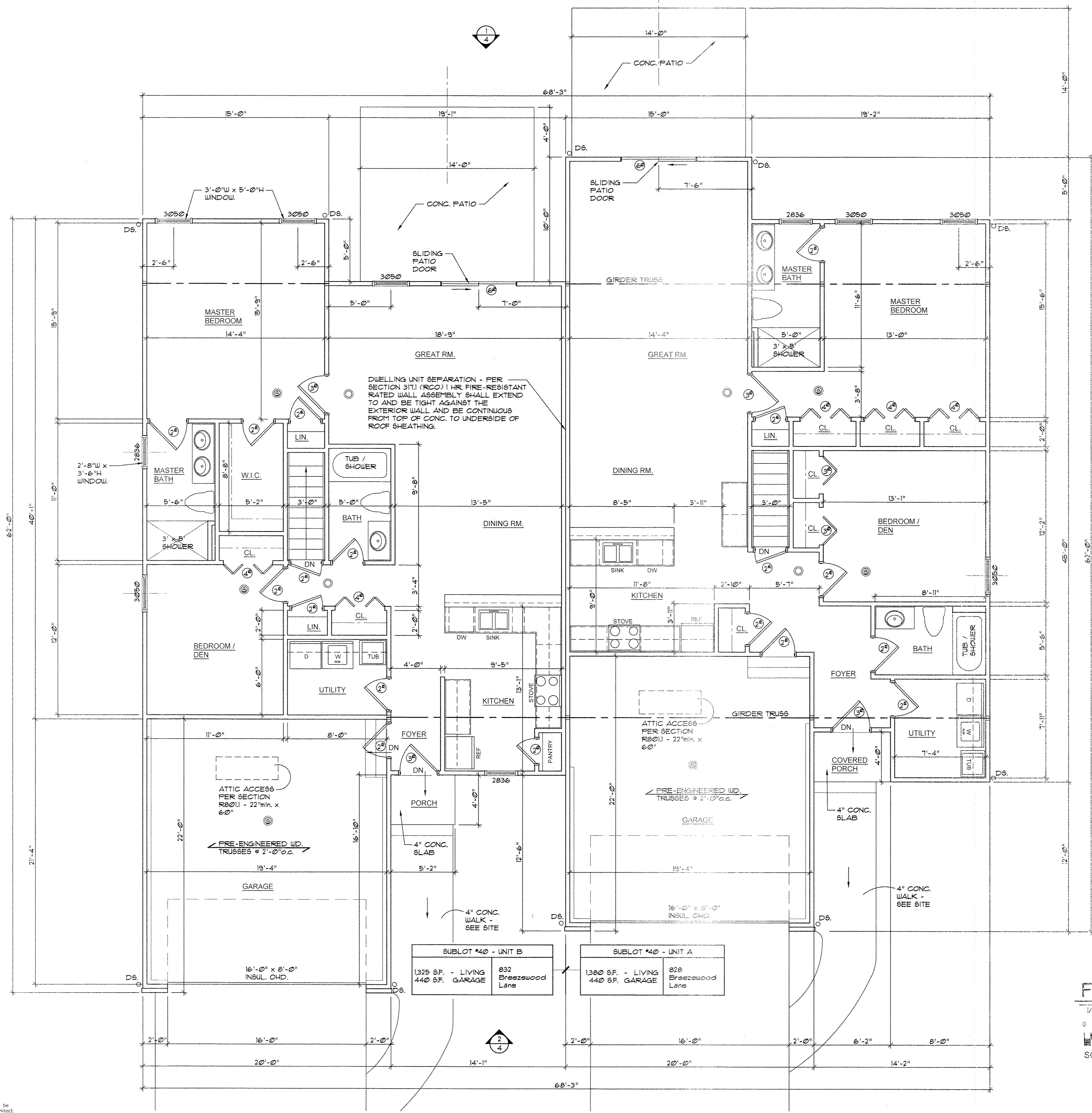
ALL CEILING HEIGHTS AT 9'-0" ABOVE FINISH FLOOR UNLESS STATED OTHERWISE.

PROVIDE SMOKE DETECTORS AS REQUIRED PER SECTION 314 OF RCO.

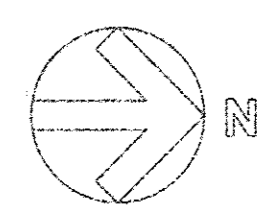
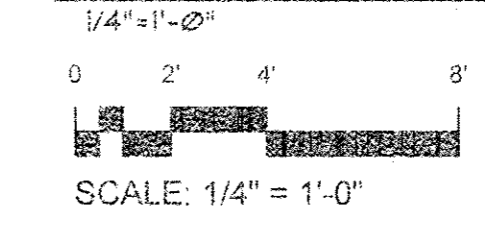
PROVIDE CARBON MONOXIDE DETECTORS AS REQUIRED PER SECTION 315 OF RCO.

**SYMBOL LEGEND**

- ⊙ SMOKE DETECTOR
- ⊙ SMOKE / CO DETECTOR



**FLOOR PLAN**



Project: SUB LOT #40

**Breezewood Lane  
Condominiums**

828 - 832 BREEZEWOOD LANE  
VERMILION, OHIO 44089

No.	Revision/Issue	Date
1	REVIEW SET	09-22-11
2	FINAL SET	09-28-11

FLOOR PLAN

Date 09/23/11

Job No. 1706

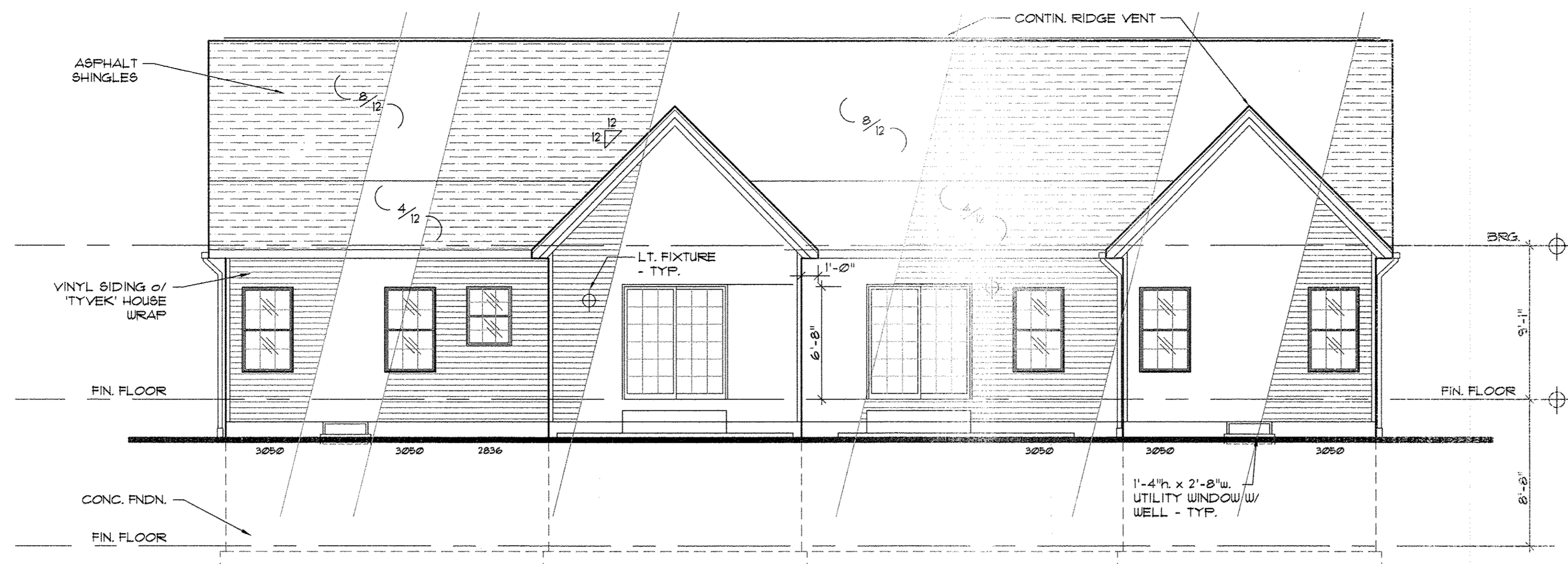
Sheet

3

Of 4

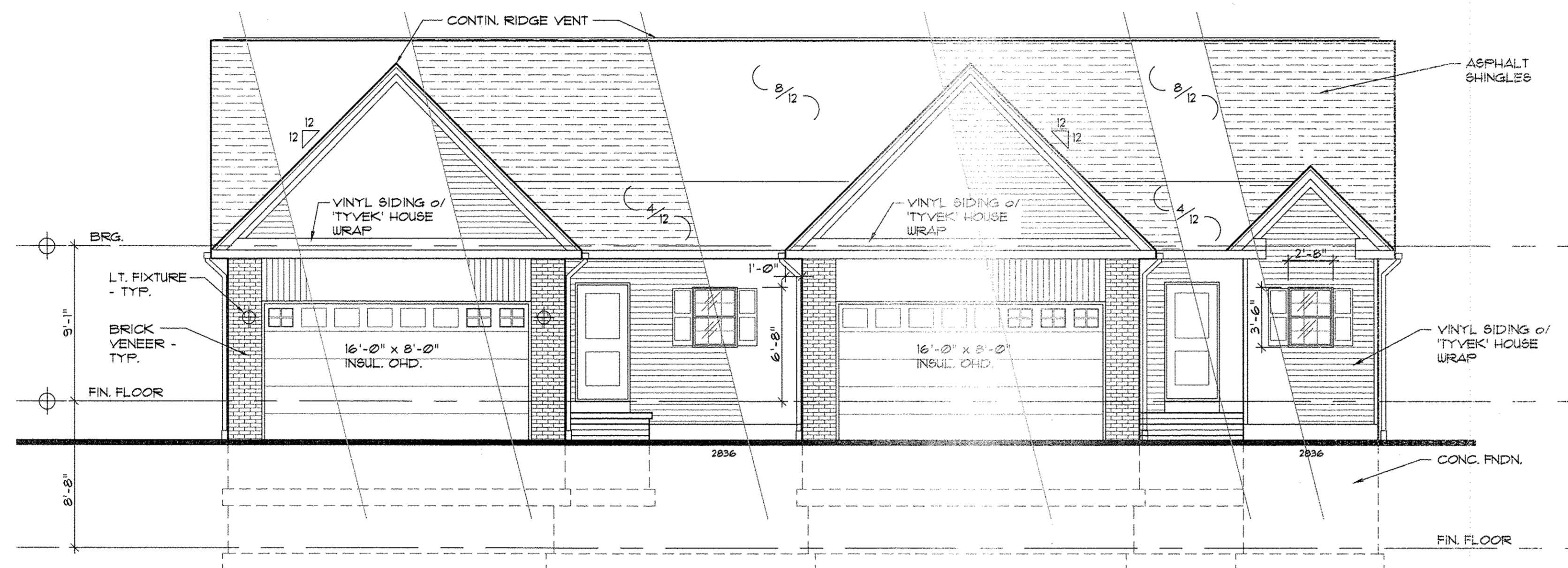
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EACH CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AT THE JOB.



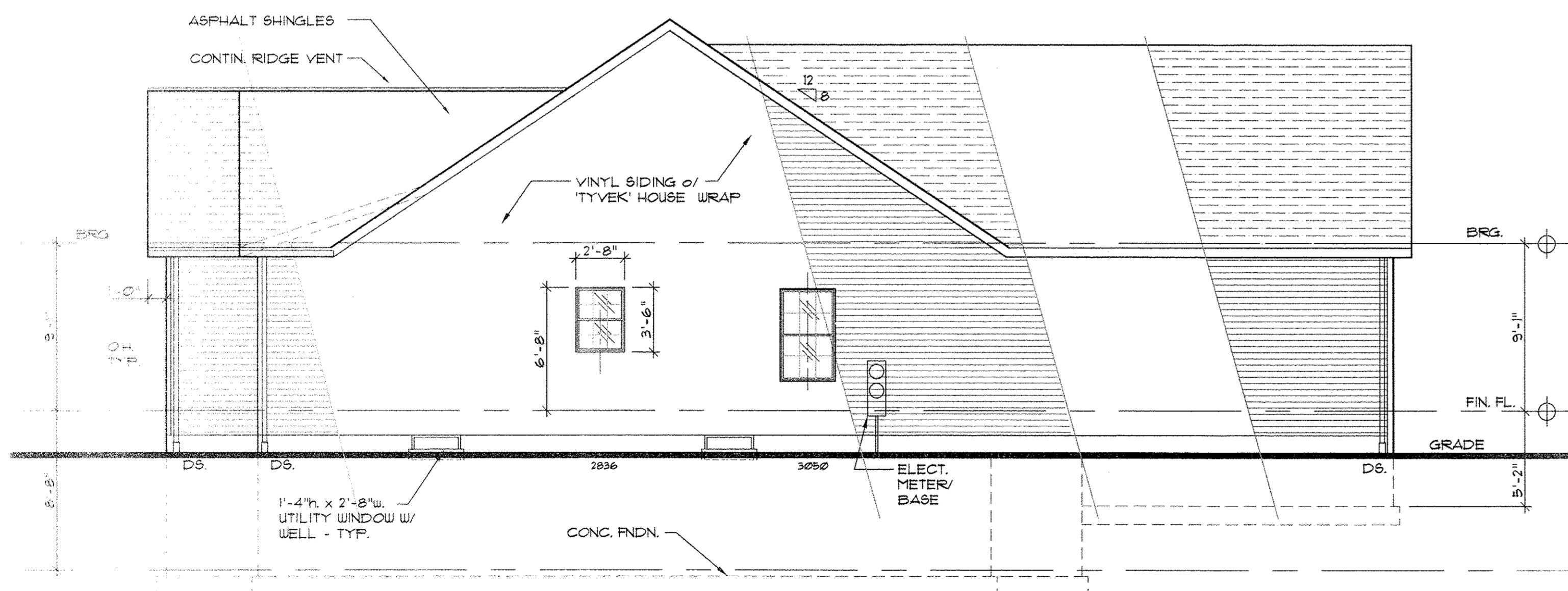
WEST ELEVATION

3/16"=1'-0"



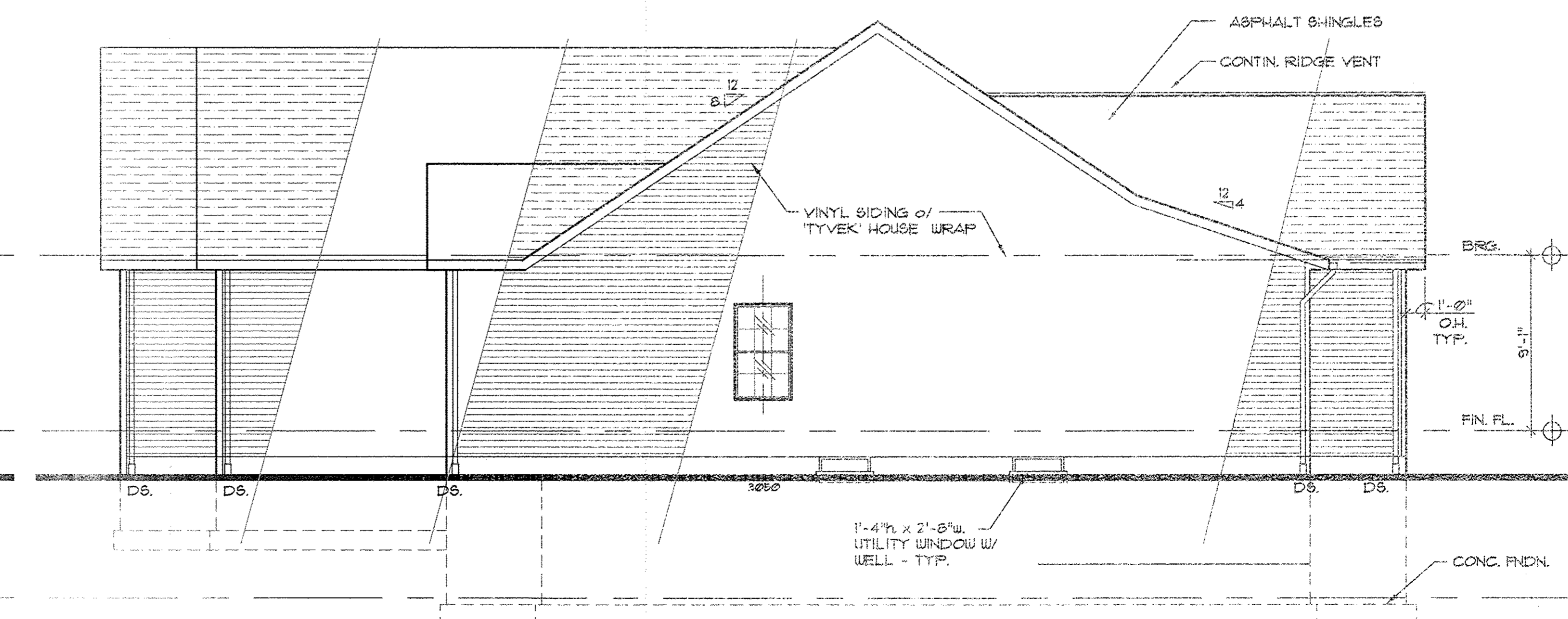
EAST ELEVATION

3/16"=1'-0"



SOUTH ELEVATION

3/16"=1'-0"



NORTH ELEVATION

3/16"=1'-0"

I CERTIFY THAT WITH THE EXCEPTION OF MINOR ARCHITECTURAL MODIFICATIONS MADE DURING CONSTRUCTION, THE DRAWINGS REPRESENT THE STRUCTURES AS BUILT.

Giuseppe Ernandes, R. Architect #10074



**GE ARCHITECT**

GIUSEPPE ERNANDES - ARCHITECT  
3009 STATE ROUTE 60  
VERMILION, OHIO 44089  
TEL. (440) 308-7264

Project: SUB LOT #40  
**Breezewood Lane Condominiums**

S28 - 832 BREEZEWOOD LANE  
VERMILION, OHIO 44089

No.	Revision/Issue	Date
1	REVISION SET	09-22-11
2	FINAL SET	09-29-11

EXTERIOR ELEVATIONS

Date 09/29/11

Job No. 1706

Sheet

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Of 4