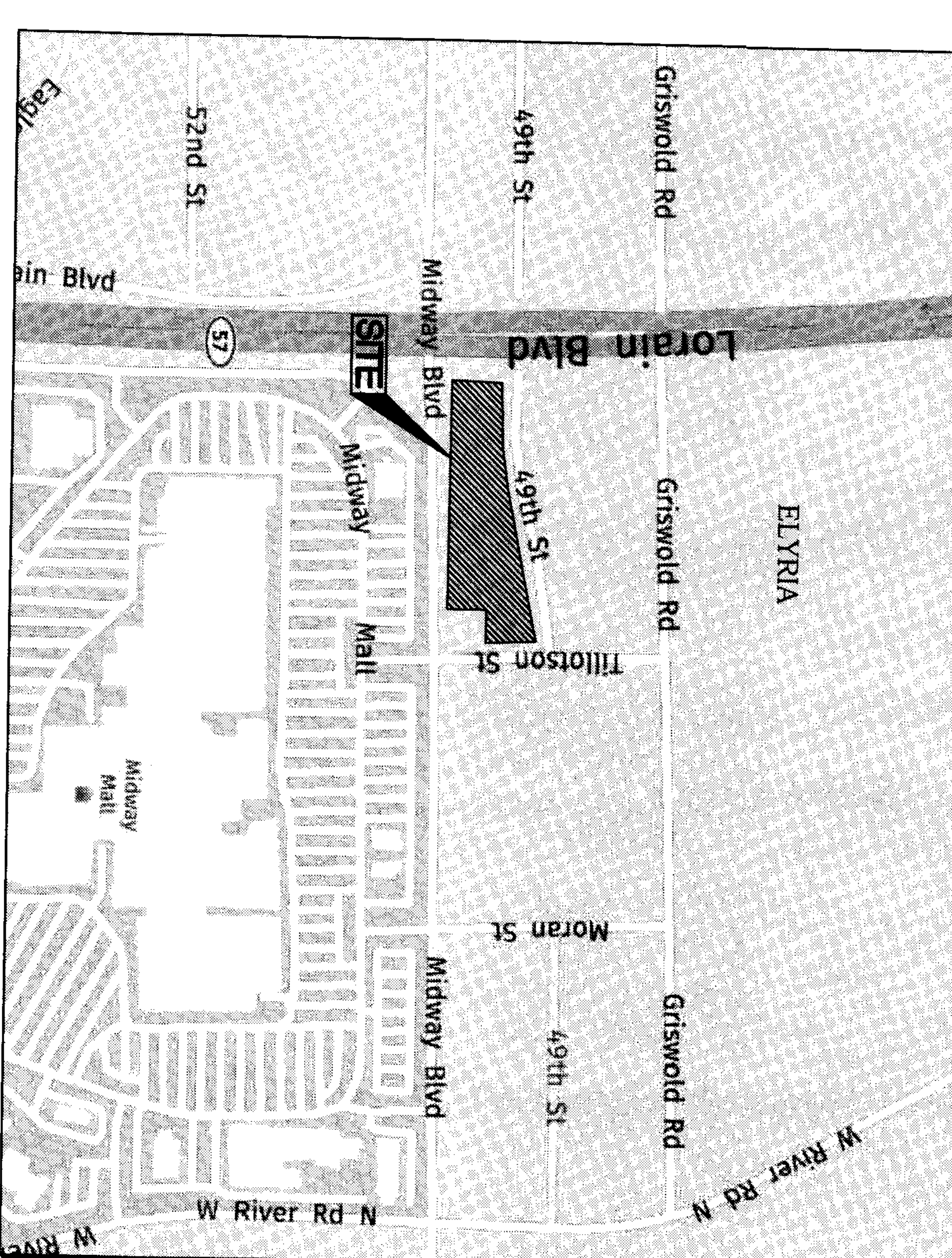
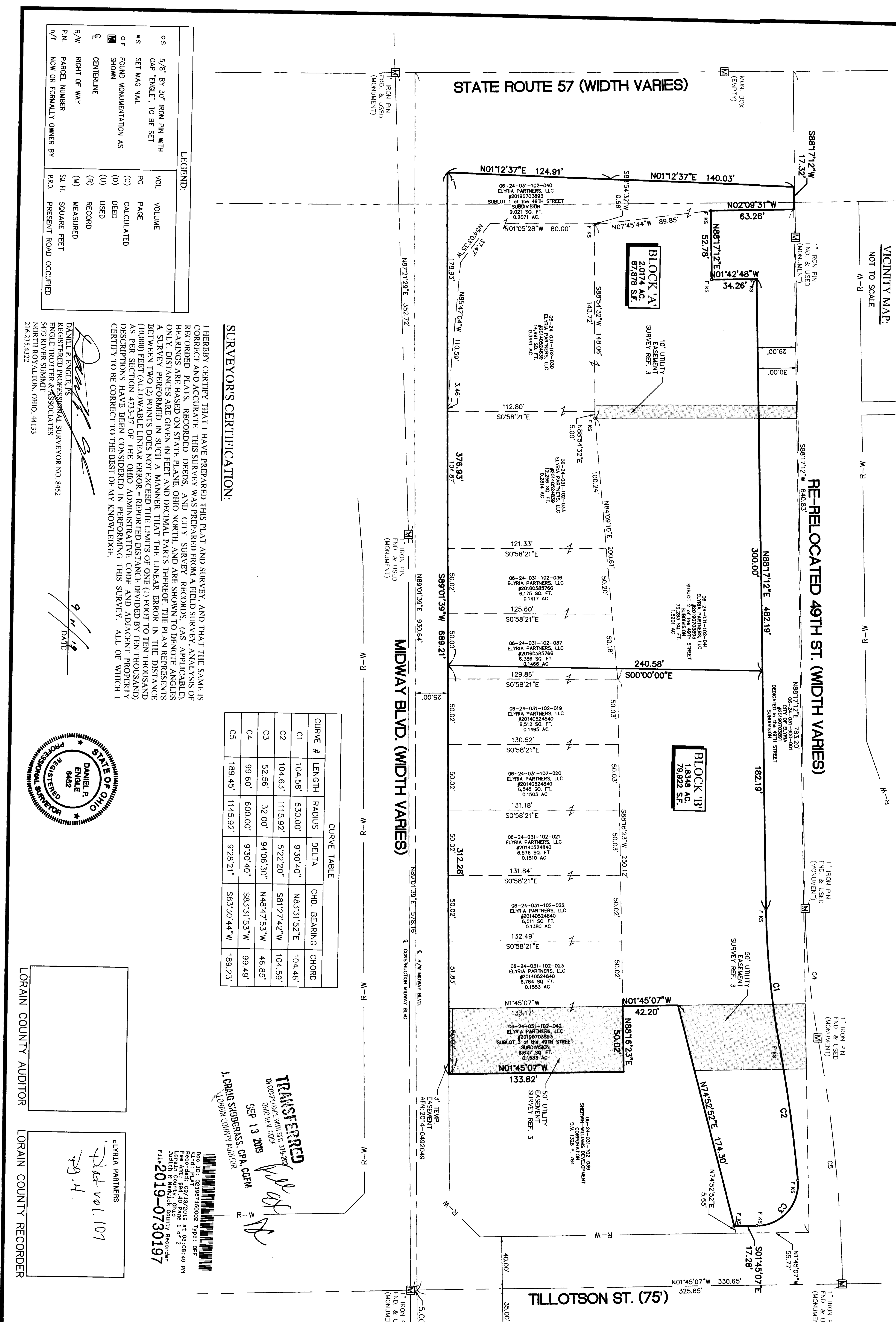


ELYRIA PARTNERS SUBDIVISION

SITUATED IN THE CITY OF ELYRIA, COUNTY OF LORAIN AND STATE OF OHIO,
 AND KNOWN AS BEING A RE-SUBDIVISION OF PART OF ALL OF SUBLOTS 432, 433, 434, 435, 484, 485, 486, 487 & 488 & PART OF SUBLOTS 436, 437, 438,
 480, 481, 482, 483 OF LEONA HEIGHTS ALLOTMENT VOL. 6, PAGE 35 AND
 SUBLOTS 1, 2 AND 3 OF THE 49TH STREET SUBDIVISION AS RECORDED IN PLAT VOLUME 106, PAGE 32 OF LORAIN COUNTY RECORDS.



VICINITY MAP
 NOT TO SCALE



SURVEYORS CERTIFICATION:

I HEREBY CERTIFY THAT I HAVE PREPARED THIS PLAT AND SURVEY, AND THAT THE SAME IS CORRECT AND ACCURATE. THIS SURVEY WAS PREPARED FROM A FIELD SURVEY, AND ALL BEARINGS AND DISTANCES ARE BASED ON STATE PLANE, OHIO NORTH, AND ARE SHOWN TO DENOTE ANGLES ONLY. DISTANCES ARE GIVEN IN FEET AND DECIMAL PARTS THEREOF. THE PLAN REPRESENTS A SURVEY PERFORMED IN SUCH A MANNER THAT THE LINEAR ERROR IN THE DISTANCE BETWEEN TWO (2) POINTS DOES NOT EXCEED THE LIMITS OF ONE (1) FOOT TO TEN THOUSAND (10,000) FEET (ALLOWABLE LINEAR ERROR = REPORTED DISTANCE DIVIDED BY TEN THOUSAND). THE SECTION 4735-37 OF THE OHIO ADMINISTRATIVE CODE AND ADJACENT PROPERTY DESCRIPTIONS HAVE BEEN CONSIDERED IN PREPARING THIS SURVEY. ALL OF WHICH I CERTIFY TO BE CORRECT TO THE BEST OF MY KNOWLEDGE.

CURVE TABLE

CURVE #	LENGTH	RADIUS	DELTA	CHD. BEARING	CHORD
C1	104.58'	630.00'	9°30'40"	N83°31'52"E	104.46'
C2	104.63'	1115.92'	5°22'20"	S81°27'42"W	104.59'
C3	52.56'	32.00'	94°06'30"	N48°47'53"W	46.85'
C4	99.60'	600.00'	9°30'40"	S83°31'53"W	99.49'
C5	189.45'	1145.92'	9°28'21"	S83°30'44"W	189.23'

TRANSFERRED
 IN COMPLIANCE WITH CODE
 OHIO REV. CODE
 SEP 13 2018
 1. GRADUATED SURVEYOR
 LORAIN COUNTY AUDITOR

SURVEY REFERENCES:
 1. RECORDED DEEDS AS NOTED
 2. RECORDED PLAT VOLUME 6, PAGE 35
 3. RECORDED PLAT "49TH STREET SUBDIVISION" AFN: 20190703891

BASIS OF BEARINGS:
 BEARINGS BASED ON THE OHIO STATE PLANE COORDINATE SYSTEM,
 NORTH ZONE, ESTABLISHED FROM GPS OBSERVATIONS ON 10/19/2018.

OWNERS CERTIFICATION AND ACCEPTANCE:

I, THE UNDERSIGNED OWNER, ELYRIA PARTNERS LLC, HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS THIS LOT SPLIT AND CONSOLIDATION PLAT AND DO HEREBY ACCEPT THIS PLAT OF THE SAME AND DEDICATE FOREVER TO PUBLIC USE THE STREETS AND TO THE GRANTEE'S EASEMENTS SHOWN HEREON.

ELYRIA PARTNERS LLC
 PRESIDENT: *[Signature]*
 WITNESS: *[Signature]*

NOTARY:
 STATE OF OHIO
 COUNTY OF Lorain

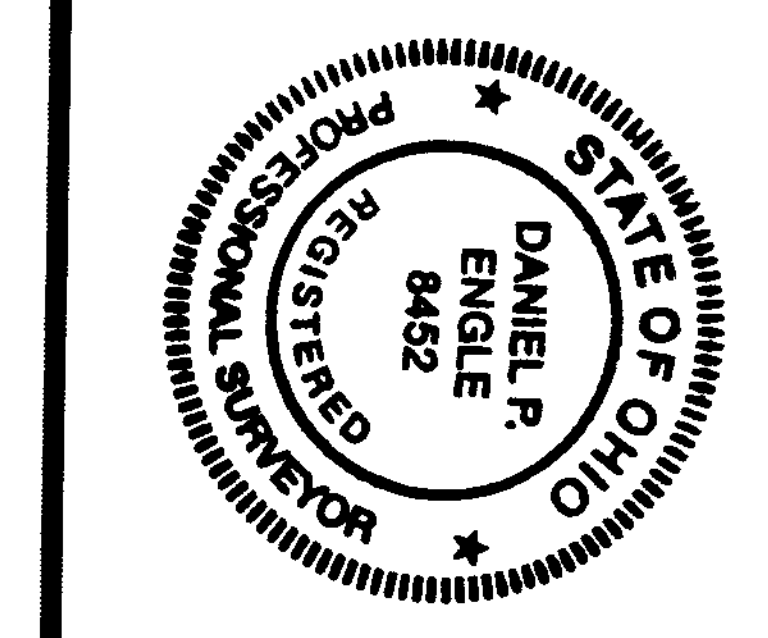
BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, DID PERSONALLY APPEAR THE ABOVE SIGNED INDIVIDUAL(S) WHO EXECUTED THE FOREGOING INSTRUMENT ON BEHALF OF THE UNDERSIGNED AND BY AUTHORITY OF SUCH ENTITY, AND ACKNOWLEDGED INDIVIDUALLY AND AS INSTRUMENT AS THEIR FREE ACT AND DEED BOTH INDIVIDUALLY AND AS SAID OFFICER AND THE FREE ACT AND DEED OF SUCH ENTITY, FOR THE USES AND PURPOSES EXPRESSED THEREIN.

IN WITNESS WHEREOF I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL THIS 13 DAY OF SEPT, 2019.
 NOTARY PUBLIC *[Signature]* Notary Public, State of Ohio
 MY COMMISSION EXPIRES: 7/24/23

APPROVALS:
 CITY ENGINEER: *[Signature]* DATE: 9/11/19
 PLANNING COMMISSION: *[Signature]* DATE: 9-13-19

CITY ENGINEER:
 THIS PLAT IS APPROVED FOR RECORDING PURPOSES ONLY THIS 13 DAY OF SEPT, OF 2019
 CITY ENGINEER: *[Signature]* DATE: 9/11/19
PLANNING COMMISSION:
 THIS IS TO CERTIFY THAT THE FOREGOING PLAT IS HEREBY APPROVED BY THE PLANNING COMMISSION OF THE CITY OF ELYRIA THIS 13 DAY OF SEPT, OF 2019
 PRESIDENT: *[Signature]* DATE: 9-13-19
 MAYOR: *[Signature]* DATE: 9-13-19

APPROVED THIS 13 DAY OF SEPT, OF 2019
 MAYOR: *[Signature]* DATE: 9-13-19
 PRESIDENT: *[Signature]* DATE: 9-13-19
 CLERK OF COUNCIL: *[Signature]*

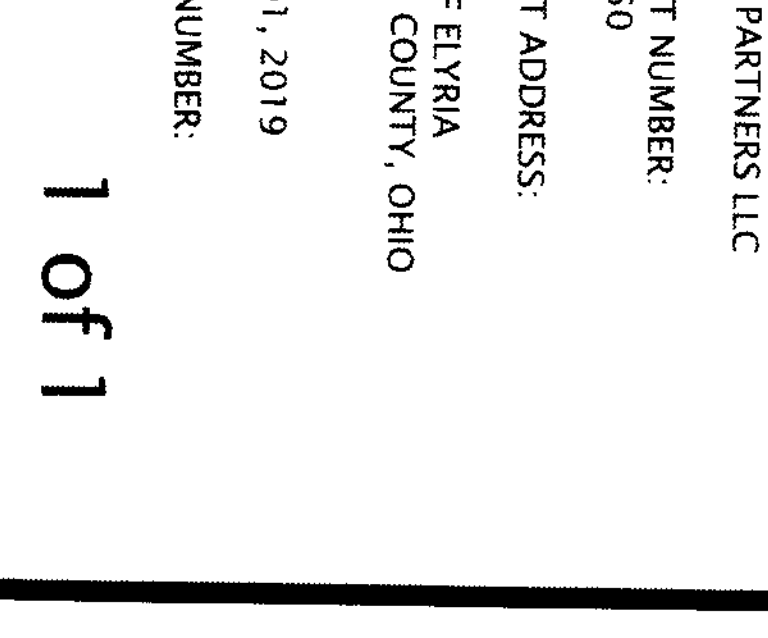


LORAIN COUNTY AUDITOR

LORAIN COUNTY RECORDER

ELYRIA PARTNERS
 Vol 101, 107
 29.H.

CLIENT NAME: ELYRIA PARTNERS LLC
 PROJECT NUMBER: 2018050
 CITY OF ELYRIA, OHIO
 LORAIN COUNTY, OHIO
 DATE: APRIL 01, 2019
 SHEET NUMBER: 1 OF 1



Plat Sheet

Instrument # 2019-0730197 Film #

Name of Plat: Elyria Partners Subdivision

Owner: Elyria Partners LLC.

Description: Situated in the State of Ohio,
County of Lorain City of Elyria being a
result of Sublots 432, 433, 434, 435, 484, 485,
486, 487, 488, 436, 437, 480, 481, 482 and 483
Leona Heights Allotment Plat vol. 6 pg. 35 and
Sublots 1, 2 and 3 in 49th Street Subdivision
recorded in Plat vol. 106 pg 32
Creating Blocks A and B 2.02 Acres in
Block A and 1.83 Acres in Block B.

Floor Plans:

Related/Margin: Plat vol. 6 pg. 35 and Plat vol. 106 pg. 32

Comments:

Vol. 107

Pg. 4

Receiving Stamp

ELYRIA PARTNERS

Amount: \$ 97,40 2mle

Initials: IM.