

HAWTHORNE SUBDIVISION

BEING A RESUBDIVISION OF SUBLOTS 1-5, 59, AND 60 IN SUNSET COUNTRY CLUB ALLOTMENT
AS RECORDED IN VOLUME 11, PAGE 6 OF THE LORAIN COUNTY PLAT RECORDS
SITUATED IN CITY OF SHEFFIELD LAKE, COUNTY OF LORAIN, AND STATE OF OHIO
AND KNOWN AS BEING PART OF ORIGINAL SHEFFIELD TOWNSHIP LOT NUMBER 33

OWNERS CERTIFICATE:

WE, THE CITY OF SHEFFIELD LAKE, THE UNDERSIGNED OWNERS OF THE LAND SHOWN ON THIS PLAT AND SURVEY, DO HEREBY ASSENT TO AND ADOPT THIS SUBDIVISION OF THE SAME AND ACKNOWLEDGE THAT THE SAME WAS AT OUR REQUEST AND AUTHORIZE ITS RECORDING.

[Signature] 1/20/21
THE CITY OF SHEFFIELD LAKE
MAYOR-DENNIS BRING DATE

NOTARY PUBLIC:

THIS IS TO CERTIFY THAT BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, DID PERSONALLY APPEAR THE CITY OF SHEFFIELD LAKE WHO ACKNOWLEDGED THAT THEY DID SIGN THIS FOREGOING PLAT AND THAT IT WAS THEIR OWN FREE ACT AND DEED. IN TESTIMONY WHEREOF I HAVE SET MY HAND AND OFFICIAL SEAL

THIS 20th DAY OF January 2021

NOTARY PUBLIC
DAVID M. GRAVES, ADV.
NOTARY PUBLIC - STATE OF OHIO
My Commission Expires 12/31/2022
Section 147.115 O.R.C.

THIS IS AN ACKNOWLEDGEMENT CERTIFICATE. NO OATH OR AFFIRMATION WAS ADMINISTERED TO THE SIGNER.

OWNERS CERTIFICATE:

WE, 4PG, LLC, THE UNDERSIGNED OWNERS OF THE LAND SHOWN ON THIS PLAT AND SURVEY, DO HEREBY ASSENT TO AND ADOPT THIS SUBDIVISION OF THE SAME AND ACKNOWLEDGE THAT THE SAME WAS AT OUR REQUEST AND AUTHORIZE ITS RECORDING.

[Signature] 1/25/2021
4PG, LLC DATE

Dominick S. Guarino
PRINT NAME

NOTARY PUBLIC:

THIS IS TO CERTIFY THAT BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, DID PERSONALLY APPEAR 4PG, LLC WHO ACKNOWLEDGED THAT THEY DID SIGN THIS FOREGOING PLAT AND THAT IT WAS THEIR OWN FREE ACT AND DEED. IN TESTIMONY WHEREOF I HAVE SET MY HAND AND OFFICIAL SEAL

THIS 25th DAY OF January 2021

NOTARY PUBLIC
DAVID M. GRAVES, ADV.
NOTARY PUBLIC - STATE OF OHIO
My Commission Expires 12/31/2022
Section 147.115 O.R.C.

THIS IS AN ACKNOWLEDGEMENT CERTIFICATE. NO OATH OR AFFIRMATION WAS ADMINISTERED TO THE SIGNER.

ENGINEER'S CERTIFICATION:

APPROVED THIS 15th DAY OF January 2021

[Signature] 1-15-2021
CITY OF SHEFFIELD LAKE MUNICIPAL ENGINEER DATE

PLANNING COMMISSION:

WE HEREBY APPROVE AND ACCEPT THIS PLAT ACCORDING TO THE REGULATIONS FOR THE CITY OF SHEFFIELD LAKE, OHIO

THIS 17th DAY OF May 2021

[Signature] 1/20/2021
PLANNING COMMISSION CHAIRWOMAN-CATHY PUGH DATE

CITY COUNCIL:

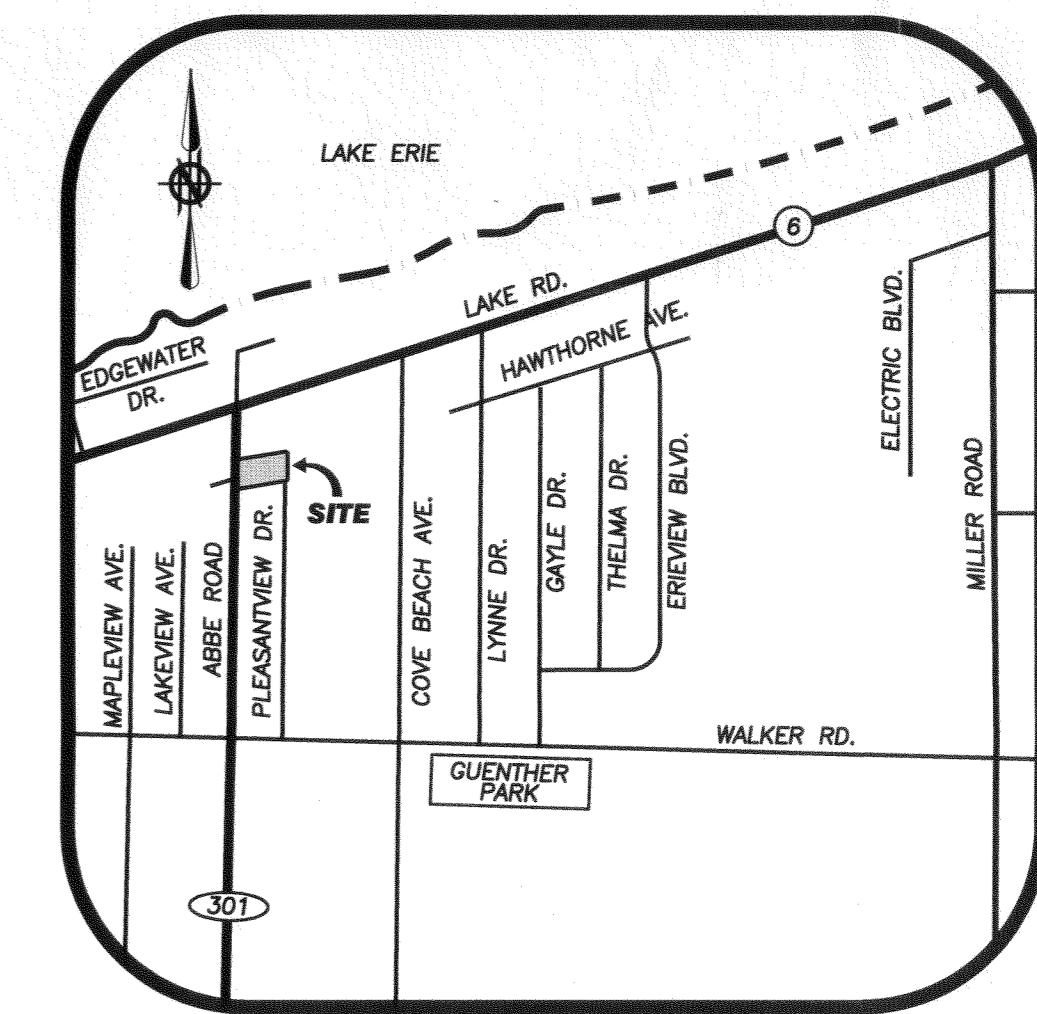
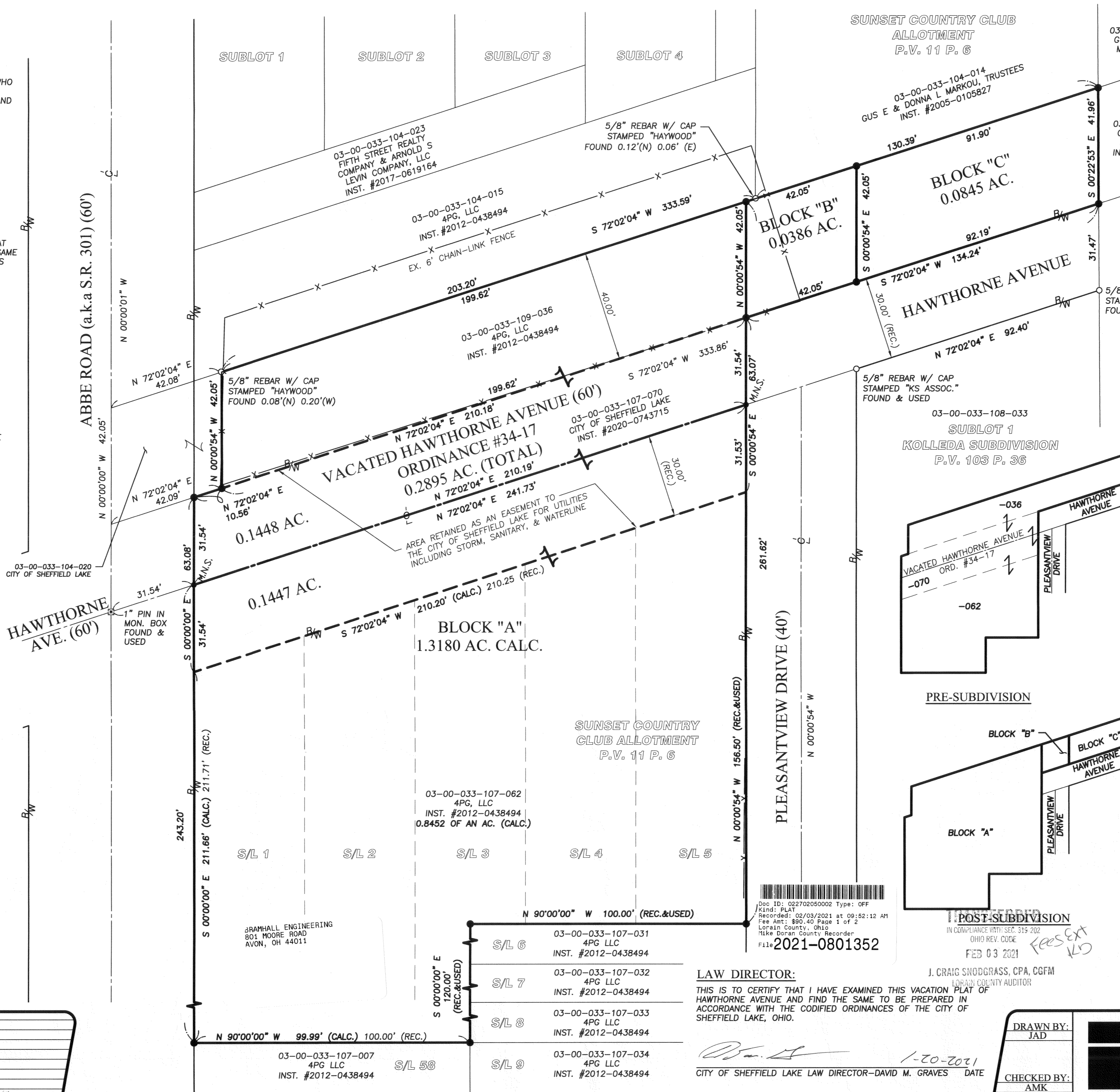
THIS IS TO CERTIFY THAT THIS PLAT OF "HAWTHORNE SUBDIVISION" IS HEREBY APPROVED THIS 11th DAY OF July 2021.

[Signature] 1/20/21
COUNCIL CLERK-BRANDY RANDOLPH DATE

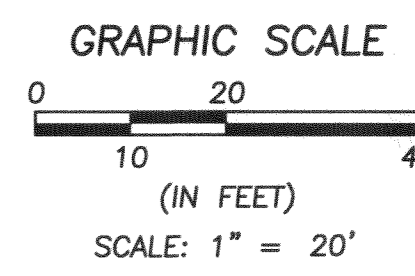
[Signature] 1/20/21
COUNCIL PRESIDENT-RICK ROSSO DATE

DATE: 10-27-2020 BY: AMK DESCRIPTION: ISSUE TO CLIENT

REVISION



- ### LEGEND
- 5/8" x 30" IRON REBAR WITH CAP STAMPED "BRAMHALL 8073" SET
 - IRON PIN/PIPE FOUND AS INDICATED
 - MONUMENT BOX WITH IRON PIN/PIPE FOUND AS INDICATED
 - (R) (REC.) RECORD INFORMATION
 - (M) (MEAS.) MEASURED INFORMATION
 - (C) (CALC.) CALCULATED INFORMATION
 - (U) (USED) USED INFORMATION
 - (CALC.REC.) CALCULATED FROM RECORD INFORMATION
 - (N.) NORTH
 - (S.) SOUTH
 - (E.) EAST
 - (W.) WEST
 - C CENTERLINE
 - R/W RIGHT-OF-WAY LINE
 - P/L PROPERTY LINE



BASIS OF BEARINGS:
A PORTION OF THE CENTERLINE OF PLEASANTVIEW DRIVE WHICH WAS ASSUMED TO BE NORTH 00° 00' 54" WEST.
AS SURVEYED BY BRAMHALL ENGINEERING & SURVEYING COMPANY IN JULY 2017.

- ### REFERENCES
- LORAIN COUNTY TAX MAP RECORDS.
 - LORAIN COUNTY DEED RECORDS FOR SUBJECT, ADJACENT, & ADJOINING PARCELS.
 - SUNSET COUNTRY CLUB ALLOTMENT, PLAT VOLUME 11 PAGE 6.
 - BOUNDARY SURVEY FOR DENNIS C. & KIM C. BRING, PREPARED BY BRAMHALL ENGINEERING & SURVEYING COMPANY, INC., DATED 07-17-1996.
 - BOUNDARY SURVEY FOR FRED A. NAJDA & ROBERT ENSOR, PREPARED BY WILFREDO BARBOSA P.S.#8301, DATED OCTOBER 2015.
 - GREAT LAKES STORAGE CONDOMINIUM, PLAT VOLUME 102 PAGE 77-80.
 - KOLLEDA SUBDIVISION, PLAT VOLUME 103 PAGE 36.
 - BOUNDARY SURVEY FOR KENT W. REIBER, PREPARED BY BRAMHALL ENGINEERING AND SURVEYING COMPANY, DATED MAY 2017.

SURVEYOR'S CERTIFICATE:

THIS IS TO CERTIFY THAT, AT THE REQUEST OF THE OWNERS, I HAVE SURVEYED AND PLATTED THE HAWTHORNE SUBDIVISION AS SHOWN HEREON, SITUATED IN THE CITY OF SHEFFIELD LAKE, COUNTY OF LORAIN, STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL SHEFFIELD TOWNSHIP LOT NUMBER 33, CONTAINING 1.4411 ACRES MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS OF RECORD. AT ALL POINTS THUSLY INDICATED ○ IRON PIN MONUMENTS WERE FOUND AND AT ALL POINTS THUSLY INDICATED ● IRON PIN MONUMENTS WERE SET. DISTANCES ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF. BEARINGS SHOWN ARE ASSUMED AND USED TO DESCRIBE ANGLES ONLY. THE PLAN REPRESENTS A SURVEY IN WHICH A TRAVERSE OF THE EXTERIOR BOUNDARIES OF THE TRACT AND EACH BLOCK COMPUTED FROM FIELD MEASUREMENTS OF GROUND CLOSED WITHIN A LIMIT OF ERROR OF ONE (1) FOOT TO TEN THOUSAND (10,000) FEET OF THE PERIMETER BEFORE BALANCING THE SURVEY. THE SURVEY MEETS THE MINIMUM STANDARDS FOR LAND SURVEYS, IN SECTION 4733-37 OF THE OHIO ADMINISTRATIVE CODE AND ADJACENT PROPERTY DESCRIPTIONS HAVE BEEN CONSIDERED IN PERFORMING THIS SURVEY. ALL OF WHICH I CERTIFY TO BE CORRECT.

[Signature] 1/15/2021
AMY M. KELLY, P.E.
REGISTERED OHIO SURVEYOR No. 8469

LAW DIRECTOR:

THIS IS TO CERTIFY THAT I HAVE EXAMINED THIS VACATION PLAT OF HAWTHORNE AVENUE AND FIND THE SAME TO BE PREPARED IN ACCORDANCE WITH THE CODIFIED ORDINANCES OF THE CITY OF SHEFFIELD LAKE, OHIO.

[Signature] 1/20/2021
CITY OF SHEFFIELD LAKE LAW DIRECTOR-DAVID M. GRAVES DATE

DRAWN BY: JAD

CHECKED BY: AMK

BRAMHALL

ENGINEERING AND SURVEYING COMPANY

801 MOORE ROAD AVON, OHIO 44011

(440) 934 - 7878 (440) 934 - 7879 FAX

SHEET 1 OF 1

JOB NO. 12-3300-26

R:\SHEFFIELD LAKE\12-3300-26 Plats\12-3300-26 Main.dwg, Plotter: Nov 02, 2020, 9:12am

Plat Sheet

Instrument # 2021-0801352 Film # _____

Name of Plat: Hawthorne Subdivision

Owner: HPG LLC

Description: Situated in the State of Ohio
County of Lorain City of Sheffield Lake being
a resubdivision of Sublots 1-5 and 59, 60
Sunset Country Club Allotment recorded in
Plat vol. 11 Page 6 being part of original
Sheffield Township lot 33 1.44 Acre.
Creating Blocks A, B and C

Floor Plans: _____

Related/Margin: Plat vol. 11 pg. 6

Comments: _____

Vol. 109

Pg. 27

Receiving Stamp

BRAMHALL ENGINEERING
801 MOORE ROAD
AVON, OH 44011

Amount: \$ 90.40
Initials: T.M.