

RIDGEFIELD HOMES, INC.

SUBDIVISION No. 17

SITUATED IN THE CITY OF NORTH RIDGEVILLE, COUNTY OF LORAIN AND STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL RIDGEVILLE TOWNSHIP LOT NUMBER 1, AND CONTAINING 17.9633 ACRES, AND BEING PART OF THE SAME TRACT AS CONVEYED TO BOB SCHMITT HOMES, INC. AND DESCRIBED IN DEED RECORDED IN INST #18-01693 L.C.R.

ACCEPTANCE AND DEDICATION

THE UNDERSIGNED, BOB SCHMITT HOMES, INC., MICHAEL SCHMITT, PRESIDENT, HEREBY CERTIFY THAT THE ATTACHED PLAT CORRECTLY REPRESENTS "RIDGEFIELD HOMES, INC. SUBDIVISION NO. 17 A SUBDIVISION OF 28 LOTS, INCLUSIVE, AND DO HEREBY ACKNOWLEDGE THIS PLAT OF THE SAME AND DEDICATE TO USE AS SUCH, ALL OR PARTS OF ROADS, BOULEVARDS, CUL-DE-SACS, PARKS, PLANTING STRIPS, ET CETERA SHOWN HEREIN AND NOT HERETOFORE DEDICATED.

THE UNDERSIGNED FURTHER AGREES THAT ANY USE OR IMPROVEMENTS MADE ON THIS LAND SHALL BE IN CONFORMITY WITH ALL EXISTING PLATTING, HEALTH OR LAWFUL RULES AND REGULATIONS INCLUDING THE APPLICABLE OFF-STREET PARKING AND LOADING REQUIREMENTS OF THE CITY OF NORTH RIDGEVILLE, OHIO, FOR THE BENEFIT OF THEMSELVES AND ALL OTHER SUBSEQUENT PARTIES TAKING TITLE FROM, UNDER OR THROUGH THE UNDERSIGNED.

THE DIMENSIONS OF THE LOTS AND STREETS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF. EASEMENTS ARE RESERVED WHERE INDICATED ON THE PLAT FOR PUBLIC UTILITY PURPOSES ABOVE AND BENEATH THE SURFACE OF THE GROUND.

IN WITNESS WHEREOF THE UNDERSIGNED HAS HEREUNTO SET HIS HAND THIS 16th DAY OF MAY, 2022.

[Signature]
MICHAEL SCHMITT, PRESIDENT
BOB SCHMITT HOMES, INC.

[Signature]
WITNESS

COUNTY OF LORAIN } S.S.
STATE OF OHIO

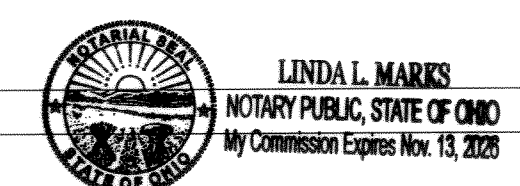
ACREAGE BREAKDOWN

SUBDIVISION NO. 17

LOTS = 11.2657
ROADS = 1.9980 AC.
PARK AREA = 0.0000 AC.
BLOCKS = 4.6996 AC.
TOTAL = 17.9633 AC.

BEFORE ME A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE APPEARED MICHAEL SCHMITT, PRESIDENT, BOB SCHMITT HOMES, INC., OWNER OF THE LAND PLATTED HEREON, WHO ACKNOWLEDGED THE SIGNING OF THE FOREGOING INSTRUMENT AND THAT THE SAME IS HIS FREE ACT AND DEED BOTH INDIVIDUALLY AND AS SAID OFFICER, IN WITNESS WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL AT NORTH RIDGEVILLE, OHIO, THIS 16th DAY OF MAY, 2022.

NOTARY PUBLIC *[Signature]*
MY COMMISSION EXPIRES



TRANSFERRED
COMPLIANCE WITH SEC. 319.202
OHIO REV. CODE

JAN 10 2023
J. CRAIG SNODGRASS, CPA, CGFM
LORAIN COUNTY AUDITOR

APPROVALS

THIS PLAT APPROVED BY THE CITY OF NORTH RIDGEVILLE PLANNING COMMISSION THIS 30th DAY OF AUGUST, 2022.

[Signature]
SECRETARY
RESPONSIBLE OFFICIAL

TRANSFERRED THIS _____ DAY OF _____, 2022.

LORAIN COUNTY AUDITOR

THIS PLAT APPROVED BY THE CITY OF NORTH RIDGEVILLE MAYOR THIS 12th DAY OF AUGUST, 2022.

[Signature]
MAYOR

FILED FOR RECORD THIS _____ DAY OF _____ AT _____ M.
RECORDED THIS _____ DAY OF _____, IN PLAT BOOK
No. _____ PAGE No. _____

LORAIN COUNTY RECORDER

THIS PLAT APPROVED BY THE CITY OF NORTH RIDGEVILLE CITY ENGINEER THIS 24th DAY OF AUGUST, 2022.

[Signature]
CITY ENGINEER



UNDERGROUND UTILITY EASEMENT

BOB SCHMITT HOMES, INC., OWNERS OF THE LAND PLATTED HEREON DOES HEREBY GRANT UNTO FIRST ENERGY COMPANY, COLUMBIA GAS, FRONTIER COMMUNICATIONS, CHARTER COMMUNICATIONS, & WIDE OPEN WEST AND THEIR SUCCESSORS AND ASSIGNS, (HEREAFTER REFERRED TO AS THE GRANTEEES) A PERMANENT RIGHT-OF-WAY AND EASEMENT TWELVE (12) FEET WIDE UNDER, OVER AND THROUGH ALL SUBLOTS BLOCKS AND ALL LAND SHOWN HEREON, PARALLEL WITH AND CONTIGUOUS TO ALL STREET LINES TO CONSTRUCT, PLACE, OPERATE, MAINTAIN, REPAIR, RECONSTRUCT AND RELOCATE SUCH UNDERGROUND ELECTRIC, GAS, AND COMMUNICATION CABLES, DUCTS, CONDUITS, SURFACE OR BELOW GROUND MOUNTED TRANSFORMERS, AND PEDESTALS, CONCRETE PADS AND OTHER FACILITIES AS ARE DEEMED NECESSARY OR CONVENIENT BY THE GRANTEEES FOR DISTRIBUTING AND TRANSMITTING ELECTRICITY, GAS AND/OR COMMUNICATION SIGNALS, FOR PUBLIC AND PRIVATE USE AT SUCH LOCATIONS AS GRANTEEES MAY DETERMINE, UPON, WITHIN AND ACROSS THE EASEMENT PREMISES. SAID EASEMENT RIGHTS SHALL INCLUDE THE RIGHT, WITHOUT LIABILITY THEREFOR, TO REMOVE TREES AND LANDSCAPING, INCLUDING LAWNS, WITHIN AND WITHOUT SAID EASEMENT PREMISES WHICH MAY INTERFERE WITH THE INSTALLATION, MAINTENANCE, REPAIR OR OPERATION OF SAID ELECTRIC AND/OR COMMUNICATION FACILITIES, THE RIGHT TO INSTALL, REPAIR, AUGMENT AND MAINTAIN SERVICE CABLES OUTSIDE THE ABOVE DESCRIBED EASEMENT PREMISES, AND WITH THE RIGHT OF ACCESS, INGRESS AND EGRESS TO AND FROM ANY OF THE WITHIN DESCRIBED PREMISES FOR EXERCISING ANY OF THE PURPOSES OF THIS RIGHT-OF-WAY AND EASEMENT GRANT. ALL SUBLOTS, BLOCKS AND LANDS SHALL BE RESTRICTED TO UNDERGROUND UTILITY SERVICE. BOB SCHMITT HOMES, INC. RESERVES THE RIGHT TO GRANT ADDITIONAL EASEMENTS TO OTHER UTILITIES OVER THE ABOVE DESCRIBED 12 FOOT UTILITY EASEMENT.

MICHAEL SCHMITT, PRESIDENT
BOB SCHMITT HOMES, INC.

FIRST ENERGY COMPANY THIS 9th DAY OF June, 2022.

BY: *[Signature]*

CHARTER COMMUNICATIONS THIS 23rd DAY OF June, 2022.

BY: *[Signature]*

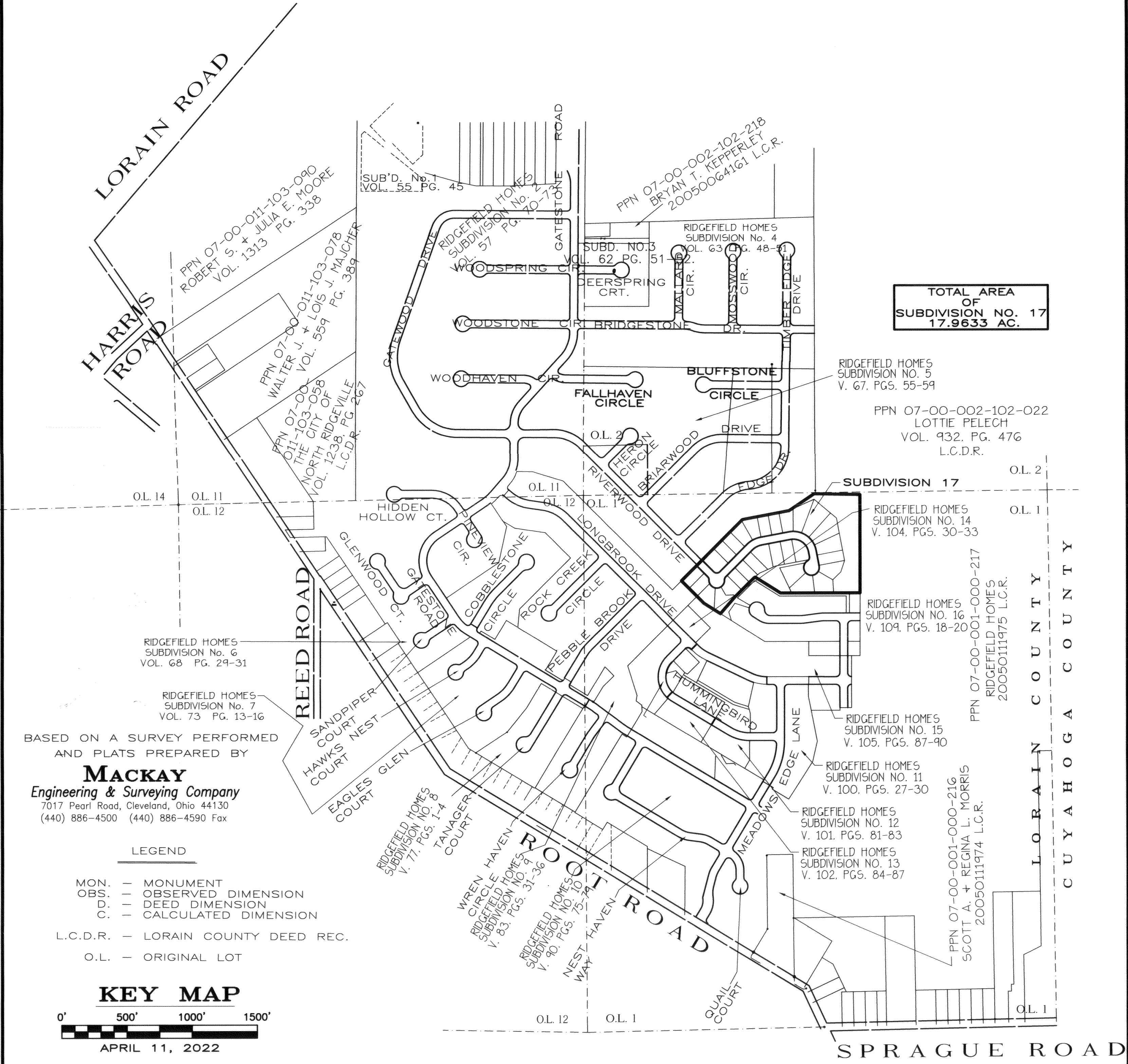
COLUMBIA GAS THIS N/A DAY OF N/A, N/A.

BY: N/A

WIDE OPEN WEST THIS 13th DAY OF June, 2022.

BY: *[Signature]*

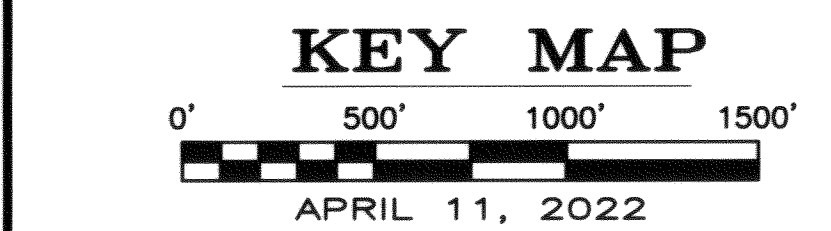
BOB SCHMITT HOMES INC
9095 GATESTONE ROAD
NORTH RIDGEVILLE, OH 44039
Plat vol. 113
Pages 1,2,3.



TOTAL AREA
OF
SUBDIVISION NO. 17
17.9633 AC.

BASED ON A SURVEY PERFORMED
AND PLATS PREPARED BY
MACKAY
Engineering & Surveying Company
7017 Pearl Road, Cleveland, Ohio 44130
(440) 886-4500 (440) 886-4590 Fax

LEGEND
MON. - MONUMENT
OBS. - OBSERVED DIMENSION
D. - DEED DIMENSION
C. - CALCULATED DIMENSION
L.C.D.R. - LORAIN COUNTY DEED REC.
O.L. - ORIGINAL LOT



CERTIFICATION

THIS IS TO CERTIFY THAT AT THE REQUEST OF THE OWNERS I HAVE SURVEYED AND PLATTED "RIDGEFIELD HOMES, INC. SUBDIVISION NUMBER 17, AS SHOWN HEREON AND CONTAINING 17.9633 ACRES OF LAND OF WHICH LIE IN ORIGINAL LOT No. 1 OF RIDGEVILLE TOWNSHIP, LORAIN COUNTY, OHIO, AT ALL POINTS INDICATED HEREON IRON PIN MONUMENTS WERE FOUND (O) OR SET (X). DISTANCES ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF. BEARINGS SHOWN ARE TO AN ASSUMED MERIDIAN AND ARE USED TO EXPRESS ANGLES ONLY. THIS PLAT REPRESENTS A SURVEY IN WHICH THE TRAVERSE OF THE EXTERIOR BOUNDARIES OF THE TRACT AND EACH BLOCK WHEN COMPUTED FROM FIELD MEASUREMENTS ON THE GROUND CLOSED WITHIN A LIMIT OF ERROR ONE (1) FOOT TO THE 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 OHIO ADMINISTRATIVE CODE AND ADJACENT PROPERTY DESCRIPTIONS HAVE BEEN CONSIDERED IN PERFORMING THE SURVEY.

ALL OF WHICH I CERTIFY TO BE CORRECT.
[Signature] May 14, 2022
MICHAEL MACKAY, PS 7344

BLANKET EASEMENT

FOR THE PURPOSE OF INSTALLATION AND MAINTENANCE OF PUBLIC UTILITIES AND SURFACE DRAINAGE, THE OWNERS AND SUBDIVIDERS OF THIS SUBDIVISION RESERVE FOR THE BENEFIT OF THEMSELVES AND FOR THE BENEFIT OF THE CITY OF NORTH RIDGEVILLE, OHIO, THEIR SUCCESSORS AND ASSIGNS, A PERMANENT EASEMENT BEING FIVE (5.0') FEET IN WIDTH ADJACENT AND CONTIGUOUS TO EACH SIDE-LINE OF SUBLOTS 722-749 IN SUBDIVISION NO. 17 AND TEN (10') FEET IN WIDTH ADJACENT AND CONTIGUOUS TO EACH REAR LINE OF EACH LOT IN SUBDIVISION NO. 15, IN ADDITION TO THE SAME EASEMENT OVER ALL OF THE PARK AREAS INDICATED HEREON AND EASEMENTS OTHERWISE NOTED ON THIS PLAT. THIS EASEMENT DOES NOT RESTRICT BUILDING CONSTRUCTION AS PERMITTED BY THE CITY OF NORTH RIDGEVILLE BUILDING CODE.

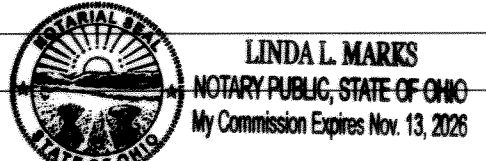
EASEMENT DEDICATION

I, MICHAEL SCHMITT, PRESIDENT, BOB SCHMITT HOMES, INC., OWNER OF THE LANDS EMBRACED WITHIN THIS PLAT, DO HEREBY GRANT TO PUBLIC USE FOREVER THE EASEMENTS SHOWN ON THIS PLAT. SAID EASEMENTS, DESIGNATED HEREON AS "SANITARY SEWER, STORM SEWER DRAINAGE, AND/OR WATER MAIN EASEMENT" OF THE LIMITS SHOWN ARE GRANTED TO THE CITY OF NORTH RIDGEVILLE, OHIO, AND ARE INTENDED GENERALLY TO CONSTRUCT, OPERATE, CLEAN, REPAIR AND MAINTAIN SANITARY SEWERS, STORM SEWERS OR SWALES, WATER MAINS, DITCHES, AND/OR CHANNELS INCLUDING ALL MANHOLES, CATCH BASINS, HEADWALLS AND RELATED APPURTENANCES. SAID EASEMENTS SHALL INCLUDE THE RIGHT OF ACCESS AND INGRESS AND EGRESS AND THE RIGHT TO REMOVE TREES AND LANDSCAPING WHICH MAY INTERFERE WITH THE CONSTRUCTION, OPERATION, REPAIR OR MAINTENANCE OF SAID FACILITIES.

COUNTY OF LORAIN } S.S. MICHAEL SCHMITT, PRESIDENT
STATE OF OHIO

BEFORE ME A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE APPEARED MICHAEL SCHMITT, PRESIDENT, BOB SCHMITT HOMES, INC., OWNER OF THE LAND PLATTED HEREON, WHO ACKNOWLEDGED THE SIGNING OF THE FOREGOING INSTRUMENT AND THAT THE SAME IS HIS FREE ACT AND DEED BOTH INDIVIDUALLY AND AS SAID OFFICER, IN WITNESS WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL AT NORTH RIDGEVILLE, OHIO, THIS 16th DAY OF MAY, 2022.

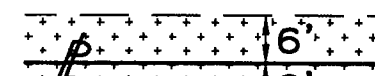
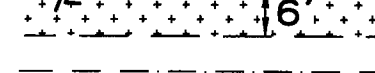
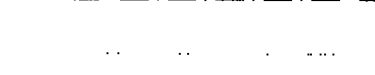
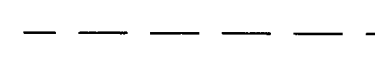





NOTARY PUBLIC *[Signature]*
MY COMMISSION EXPIRES



SETBACK NOTE

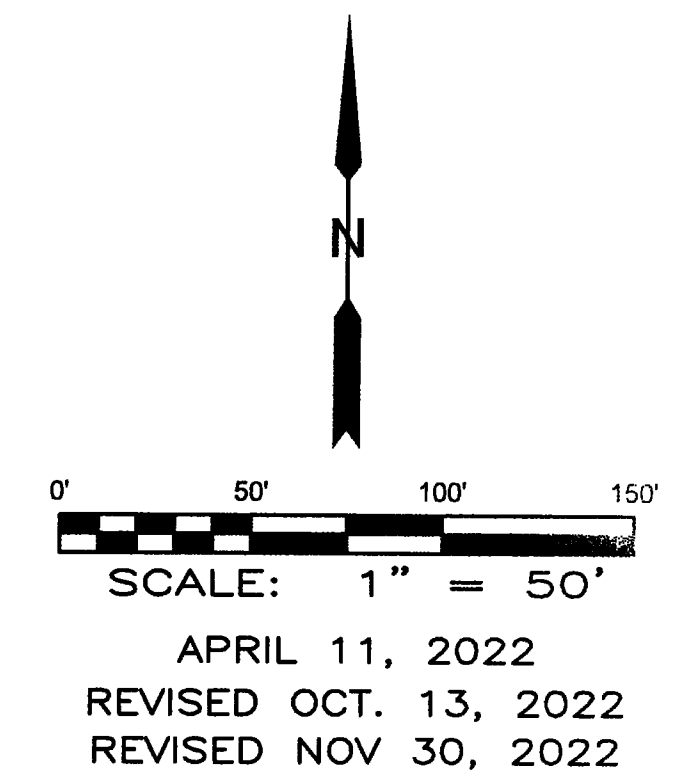
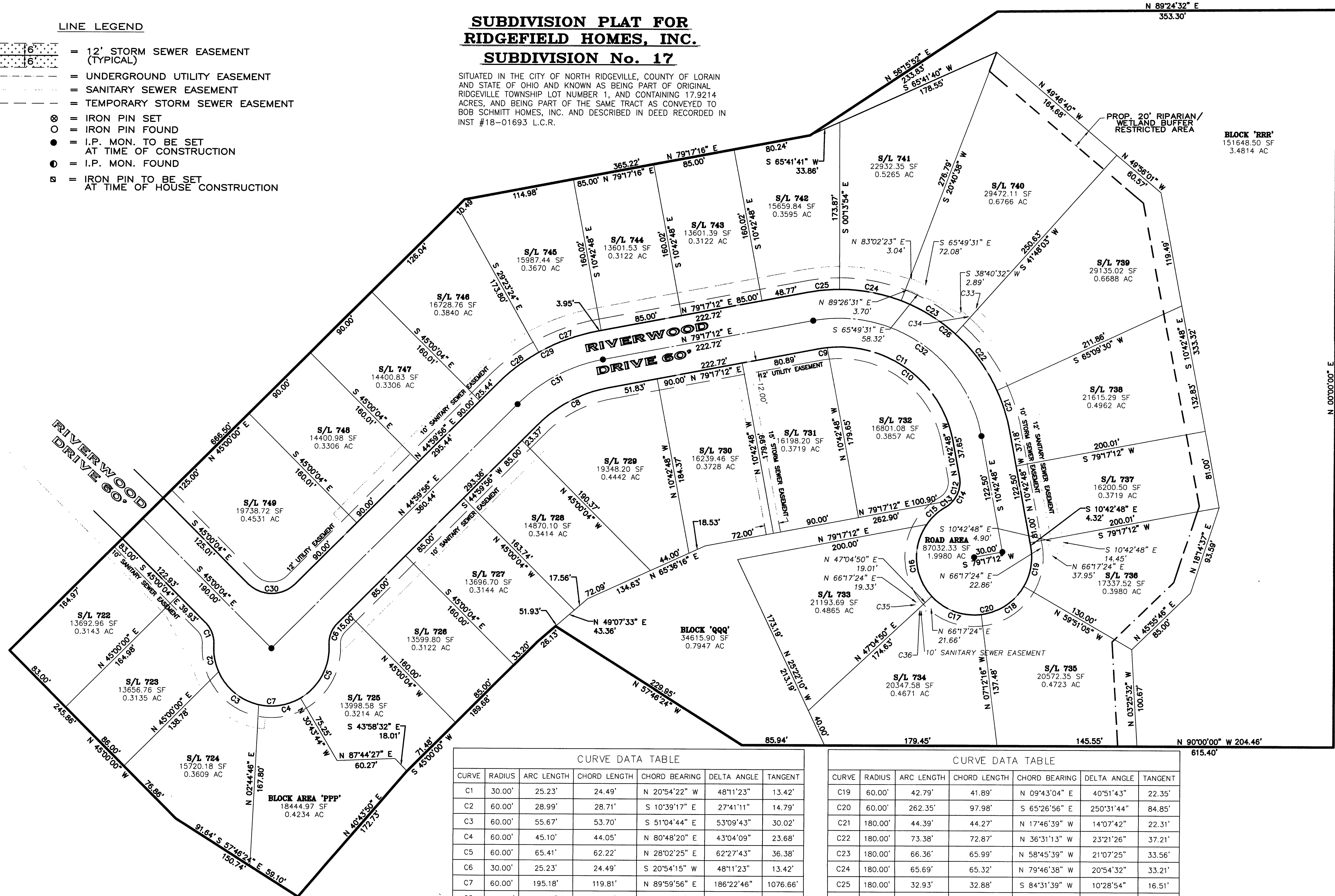
MINIMUM BUILDING SETBACK SHALL CONFORM TO SETBACK REQUIREMENTS AS ESTABLISHED BY THE CITY OF NORTH RIDGEVILLE PER ORDINANCE No. 2873-94.

LINE LEGEND

-  = 12' STORM SEWER EASEMENT (TYPICAL)
-  = UNDERGROUND UTILITY EASEMENT
-  = SANITARY SEWER EASEMENT
-  = TEMPORARY STORM SEWER EASEMENT
-  = IRON PIN SET
-  = IRON PIN FOUND
-  = I.P. MON. TO BE SET AT TIME OF CONSTRUCTION
-  = I.P. MON. FOUND
-  = IRON PIN TO BE SET AT TIME OF HOUSE CONSTRUCTION

**SUBDIVISION PLAT FOR
RIDGEFIELD HOMES, INC.
SUBDIVISION No. 17**

SITUATED IN THE CITY OF NORTH RIDGEVILLE, COUNTY OF LORAIN AND STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL RIDGEVILLE TOWNSHIP LOT NUMBER 1, AND CONTAINING 17.9214 ACRES, AND BEING PART OF THE SAME TRACT AS CONVEYED TO BOB SCHMITT HOMES, INC. AND DESCRIBED IN DEED RECORDED IN INST #18-01693 L.C.R.



CURVE DATA TABLE						
CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE	TANGENT
C1	30.00'	25.23'	24.49'	N 20°54'22" W	48°11'23"	13.42'
C2	60.00'	28.99'	28.71'	S 10°39'17" E	27°41'11"	14.79'
C3	60.00'	55.67'	53.70'	S 51°04'44" E	53°09'43"	30.02'
C4	60.00'	45.10'	44.05'	N 80°48'20" E	43°04'09"	23.68'
C5	60.00'	65.41'	62.22'	N 28°02'25" E	62°27'43"	36.38'
C6	30.00'	25.23'	24.49'	S 20°54'15" W	48°11'23"	13.42'
C7	60.00'	195.18'	119.81'	N 89°59'56" E	186°22'46"	1076.66'
C8	140.00'	83.78'	82.54'	S 62°08'34" W	34°17'16"	43.19'
C9	120.00'	9.12'	9.12'	S 81°27'51" W	4°21'18"	4.56'
C10	120.00'	179.37'	163.14'	N 53°32'09" W	85°38'42"	111.21'
C11	120.00'	188.50'	169.71'	N 55°42'48" W	90°00'00"	120.00'
C12	30.00'	25.21'	24.48'	N 13°21'40" E	48°08'57"	13.40'
C13	30.00'	11.72'	11.64'	N 48°37'32" E	22°22'47"	5.93'
C14	30.00'	36.93'	34.64'	N 24°33'04" E	70°31'44"	21.21'
C15	60.00'	26.62'	26.41'	S 47°06'14" W	25°25'24"	13.53'
C16	60.00'	80.96'	74.96'	S 04°15'49" E	77°18'42"	47.99'
C17	60.00'	56.85'	54.74'	S 70°03'43" E	54°17'06"	30.76'
C18	60.00'	55.13'	53.21'	N 56°28'20" E	52°38'48"	29.68'

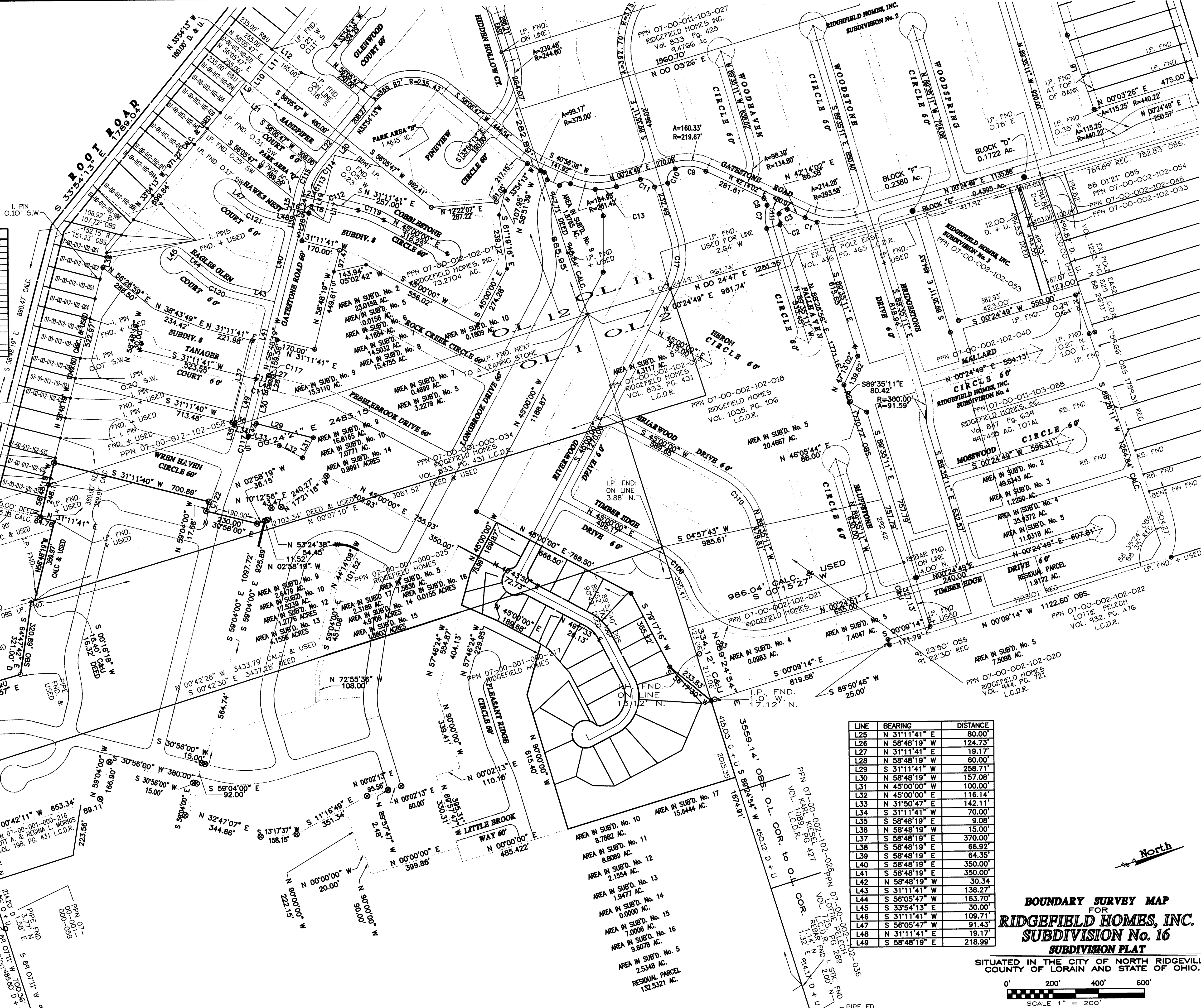
CURVE DATA TABLE						
CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE	TANGENT
C19	60.00'	42.79'	41.89'	N 09°43'04" E	40°51'43"	22.35'
C20	60.00'	262.35'	97.98'	S 65°26'56" E	250°31'44"	84.85'
C21	180.00'	44.39'	44.27'	N 17°46'39" W	14°07'42"	22.31'
C22	180.00'	73.38'	72.87'	N 36°31'13" W	23°21'26"	37.21'
C23	180.00'	66.36'	65.99'	N 58°45'39" W	21°07'25"	33.56'
C24	180.00'	65.69'	65.32'	N 79°46'38" W	20°54'32"	33.21'
C25	180.00'	32.93'	32.88'	S 84°31'39" W	10°28'54"	16.51'
C26	180.00'	282.74'	254.56'	N 55°42'48" W	90°00'00"	180.00'
C27	200.00'	65.19'	64.91'	S 69°56'54" W	18°40'36"	32.89'
C28	200.00'	54.49'	54.32'	S 52°48'16" W	15°36'40"	27.42'
C29	200.00'	119.69'	117.91'	S 62°08'34" W	34°17'16"	61.70'
C30	35.00'	54.98'	49.50'	N 89°59'56" E	90°00'00"	35.00'
C31	170.00'	101.73'	100.22'	S 62°08'34" W	34°17'16"	52.44'
C32	150.00'	235.62'	212.13'	N 55°42'48" W	90°00'00"	150.00'
C33	213.98'	2.82'	2.82'	N 48°26'19" W	0°45'19"	1.41'
C34	201.91'	11.04'	11.04'	N 49°37'18" W	3°08'00"	5.52'
C35	82.00'	7.18'	7.18'	S 36°53'24" E	5°00'59"	3.59'
C36	82.00'	5.26'	5.26'	S 41°14'05" E	3°40'23"	2.63'

PERM. PARCEL No.	OWNER	DEED VOL	PAGE
07-00-012-102-004	ALAN N. & SUSAN DOWNEY	1302	708
07-00-012-102-005	SCOTT E. & CRAIG D. STEPHENSON	99081044115	1346
07-00-012-102-014	DANIEL & ETHEL L. VICCHIO	1346	235
07-00-012-102-015	MICHAEL & JOYCE BOJMAN	1022	149
07-00-012-102-016	JERRY & BRANKA M. MALINAR	1022	149
07-00-012-102-021	MARK N. & HELEN D. RASANOW	93	166
07-00-012-102-023	HENRY & CHERY NOTHE	318	368
07-00-012-102-027	JOSEPH L. & BEVERLY J. STACEY	1022	47
07-00-012-102-029	RICHARD L. & JENNIFER J. TEEL	1022	47
07-00-012-102-034	STEVEN W. & ANNE J. THOMAS	727	538
07-00-012-102-038	ROY & PAULA A. FILBIN	1429	204
07-00-012-102-039	BRAY M. DENNIS & CHRISTINA M. CELLURA	727	204
07-00-012-102-037	ROBERT F. CYNTHIA C. HURLEY	1429	30
07-00-012-102-039	CHARLES A. & JUDITH M. NORRIS	1429	936
07-00-012-102-043	BARBARA J. MAMRAK	1022	822
07-00-012-102-042	KARL & EDITH J. FUCHS	20020814089	
07-00-012-102-043	DAVID C. WINSAN	20020814089	
07-00-012-102-044	HARRY C. & NEFITA M. PARRER	403	848
07-00-012-102-048	ROBERT E. & ELEANOR R. HEYTON	1385	641
07-00-012-102-049	DOUGLAS A. PRITCHARD	1385	574
07-00-012-102-050	ARTHUR R. & DIANA W. SCADDEN	1385	574
07-00-012-102-050	TIMOTHY M. & DEBORAH A. SMITH	1218	598
07-00-012-102-055	SUSAN L. ENOS	1218	598
07-00-012-102-061	RONALD J. GOSSLIN	692	661
07-00-012-102-062	DOUGLAS M. & HEYR M. CHATFIELD	9304151569	
07-00-012-102-063	ARTHUR R. & CHRISTINE M. PORTER	20020833684	
07-00-012-102-064	JEFFREY M. & ELISE J. GEITHER	949	891
07-00-012-102-068	ELI SPOONER	9804151590	
07-00-012-102-071	RIDGEFIELD HOMES INC.	1252	419
07-00-012-102-072	FRED J. & BEVERLY GLEBA	1252	942

PERM. PARCEL No.	OWNER	DEED VOL	PAGE
07-00-002-102-003	STEVEN D. GEISWITE	980540574	
07-00-002-102-006	RUTH BERTHO D.	2000069218	
07-00-002-102-007	JOSEPH M. FERRARA	981029574	
07-00-002-102-008	JOHN D. & APRIL M. BURNETT	20020866514	
07-00-002-102-009	ELIZABETH WERNER & MARBASA BRANDAU	1381	309
07-00-002-102-010	PAUL E. & ROSE MARY TABOR	979	45
07-00-002-102-013	ELISE BRUNNER	20020836531	
07-00-002-102-014	JEFFREY J. JONIC	1035	106
07-00-002-102-018	RIDGEFIELD HOMES INC.	415	743
07-00-002-102-018	STEPHEN A. & ROSE YONKOF	415	743
07-00-002-102-040	STEPHEN A. & ROSE YONKOF	415	743
07-00-002-102-042	VINCENT E. & JENNIFER M. CUFFARO	20010760436	
07-00-002-102-043	LEONARDO & BRENDA CVANICKER	1218	911
07-00-002-102-047	PAUL E. & ROSE MARY TABOR	783	143
07-00-002-102-048	JAMES & ANN C. REICHEL	1385	803
07-00-002-102-053	STEPHEN D. GEISWITE	1385	803
07-00-002-102-054	ERNEST GEISWITE	1385	803

PERM. PARCEL No.	OWNER	DEED VOL	PAGE
07-00-011-103-018	GARY P. MORGAN & E. K. HERRY	20010761326	
07-00-011-103-019	DAWN N. CAMILLA	20000693210	
07-00-011-103-020	SHIELA A. LIGHTNER & DAVID A. WEIR	20010729194	
07-00-011-103-021	DAVID A. & SANDRA K. ABLES	980324355	
07-00-011-103-022	JOHN R. & BARBARA A. SANDERSON	128	846
07-00-011-103-023	DALL E. POPE	1288	177
07-00-011-103-024	CLEOFORA M. & TERESA A. SMITH	1275	83
07-00-011-103-025	GREGORY M. & FARDIN	134	825
07-00-011-103-029	IOSIF & RODICA M. IANCU	1256	296
07-00-011-103-030	IOSIF & RODICA M. IANCU	1256	296
07-00-011-103-039	CHARLES REISINGER	1421	11
07-00-011-103-060	WARREN R. & SHARON A. COOPER	20020807095	
07-00-011-103-087	STEPHEN A. & ROSE YONKOF	911	817

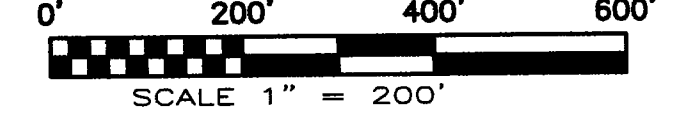
LINE#	BEARING	DISTANCE
L1	S 00°03'26" W	176.34'
L2	S 74°26'24" E	93.40'
L3	S 74°26'32" E	180.57'
L4	N 78°35'39" W	131.80'
L5	N 89°50'29" W	285.05'
L6	S 87°20'32" W	346.10'
L7	S 89°40'15" W	226.47'
L8	S 58°48'19" E	90.00'
L9	S 56°05'47" W	20.00'
L10	S 33°54'13" E	80.36'
L11	N 33°54'13" W	99.64'
L12	S 56°05'47" W	20.00'
L13	N 33°41'36" W	71.12'
L14	N 84°11'38" E	160.49'
L15	N 58°48'19" W	44.39'
L16	N 31°11'41" E	60.00'
L17	N 58°48'19" W	10.35'
L18	N 31°11'41" E	2.07'
L19	N 58°48'19" W	60.00'
L20	N 33°54'13" W	172.69'
L21	S 33°54'13" E	271.37'
L22	N 33°54'13" W	172.69'
L23	N 31°11'41" E	57.07'
L24	N 58°48'19" W	88.59'



LINE	BEARING	DISTANCE
L25	N 31°11'41" E	80.00'
L26	N 58°48'19" W	124.73'
L27	N 31°11'41" E	19.17'
L28	N 58°48'19" W	60.00'
L29	S 31°11'41" W	258.71'
L30	N 58°48'19" W	157.08'
L31	N 45°00'00" W	100.00'
L32	N 45°00'00" E	116.14'
L33	N 31°50'47" E	142.11'
L34	S 31°11'41" W	70.00'
L35	S 58°48'19" E	9.08'
L36	N 58°48'19" W	15.00'
L37	S 58°48'19" E	370.00'
L38	S 58°48'19" E	66.92'
L39	S 58°48'19" E	64.35'
L40	S 58°48'19" E	350.00'
L41	S 58°48'19" E	350.00'
L42	N 58°48'19" W	30.34'
L43	S 31°11'41" W	138.27'
L44	S 56°05'47" W	163.70'
L45	S 33°54'13" E	30.00'
L46	S 31°11'41" W	109.71'
L47	S 56°05'47" W	91.43'
L48	N 31°11'41" E	19.17'
L49	S 58°48'19" E	218.99'

BOUNDARY SURVEY MAP
FOR
RIDGEFIELD HOMES, INC.
SUBDIVISION No. 16
SUBDIVISION PLAT

SITUATED IN THE CITY OF NORTH RIDGEVILLE,
COUNTY OF LORAIN AND STATE OF OHIO.



Plat Sheet

Instrument # 2023-0903099 Film # _____

Name of Plat: Ridgefield Homes, Inc Subdivision No 17

Owner: Bob Schmitt Homes Inc

Description: Situated in the City of North Ridgeville
County of Lorain and State of Ohio and known
as being part of Original Ridgeville Township
number 1, creating lots 722 thru 749 also
Block PPP Block QQQ and Block RRR Easements
Also
17.9633 Acres

Floor Plans: /

Related/Margin: /

Comments: /

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Receiving Stamp

BOB SCHMITT HOMES INC
9095 GATESTONE ROAD
NORTH RIDGEVILLE, OH 44039

Amount: 259.20
Initials: PT