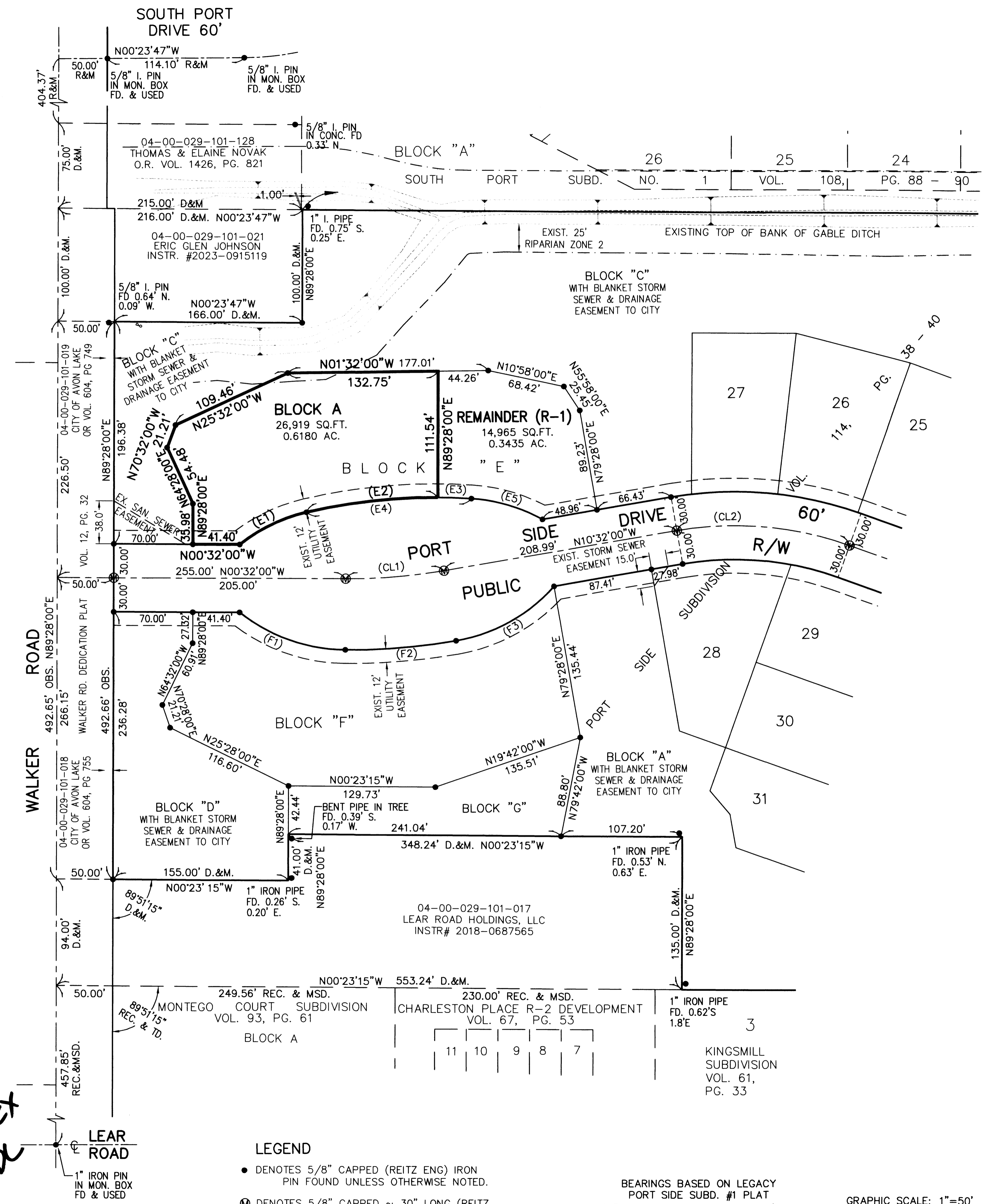


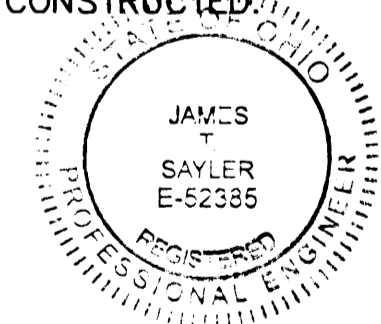
CURVE DATA TABLE

(CL1) R=500.00' D=10°00'00" L=87.27' C=87.16' N05°32'00"W T=43.74'	(CL2) R=300.00' D=29°36'15" L=155.01' C=153.29' N04°16'07"E T=79.28'	(E1) R=150.00' D=25°12'00" L=65.97' C=65.44' N26°32'30"W T=33.53'
(E2) R=500.00' D=13°24'30" L=117.01' C=116.74' N07°14'15"W T=58.77'	(E3) R=500.00' D=03°24'30" L=29.74' C=29.74' N01°10'15"E T=14.88'	(E4) R=150.00' D=16°49'00" L=146.75' C=146.23' N05°32'00"W T=73.91'
(E5) R=150.00' D=25°12'00" L=65.97' C=65.44' N15°28'30"E T=33.53'		

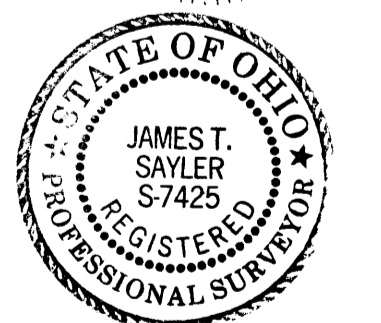


CERTIFICATION
THIS IS TO CERTIFY THAT THE ATTACHED DRAWINGS CORRECTLY REPRESENT THE BUILDINGS AS CONSTRUCTED.

[Signature] 8/23/24
JAMES T. SAYLER, PRESIDENT
PROFESSIONAL ENGINEER NO. E-52385



[Signature] 8/23/24
JAMES T. SAYLER, PRESIDENT
PROFESSIONAL SURVEYOR NO. S-7425



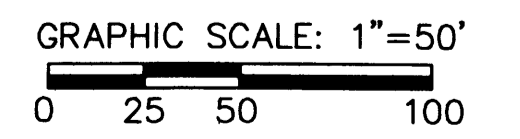
2024-0025079
PLAT Fee: \$267.20 Page 1 of 4
Recorded: 9/3/2024 at 12:40 PM
Receipt: T20240018035
Lorain County Recorder Mike Doran

Plat Vol 116
Pg 57 58 59
#2024-0025080

TRANSFERRED
IN COMPLIANCE WITH SEC. 319-202
OHIO REV. CODE
SEP 03 2024
J. CRAIG SNODGRASS, CPA, CGFM
LORAIN COUNTY AUDITOR

- LEGEND**
- DENOTES 5/8" CAPPED (REITZ ENG) IRON PIN FOUND UNLESS OTHERWISE NOTED.
 - ⊗ DENOTES 5/8" CAPPED ~ 30" LONG (REITZ ENG.) IRON PIN FOUND IN MONUMENT BOX

BEARINGS BASED ON LEGACY PORT SIDE SUBD. #1 PLAT



REVISIONS

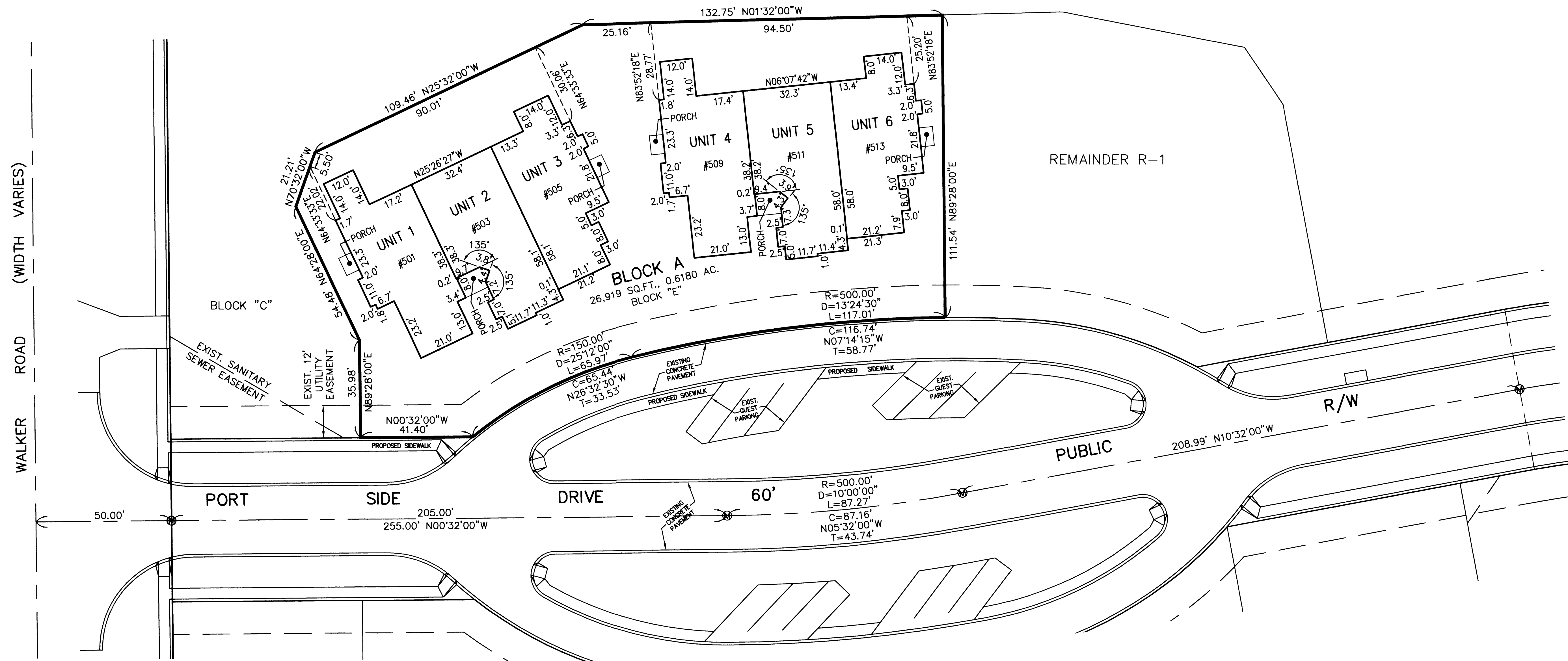
PORT SIDE CONDOMINIUM PH 1
BEING PART OF BLOCK "E" IN THE PORT SIDE SUBD. AS RECORDED IN VOL. 114 OF PLATS, PGS. 38-40 OF LORAIN COUNTY RECORDS, OF PART OF ORIGINAL AVON TWP. SECTION 29, CITY OF AVON LAKE, COUNTY OF LORAIN, OHIO

THE HENRY G. REITZ ENGINEERING COMPANY
4214 ROCKY RIVER DRIVE, CLEVELAND, OH, 44135
PHONE: (216) 251-3033. REITZ@REITZENG.COM

1/3
JULY 2024

PORT SIDE SUBDIVISION VOLUME 114, PAGE 38 - 40

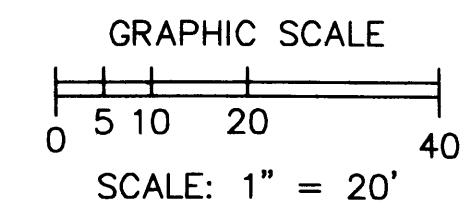
BLOCK "C"



NOTE:
 LIMITED COMMON ELEMENTS INCLUDE THE LAND WITHIN 3 FEET FROM THE UNIT FOUNDATION SHOWN AND WITHIN 3 FEET OF ANY PATIOS, DECKS AND/OR PORCHES ADJACENT TO THE FOUNDATION OF EACH UNIT AND THE DRIVEWAY ADJACENT TO THE FOUNDATION WITHIN 18 FEET OF THE GARAGE DOOR.

ALL ANGLES BETWEEN ADJOINING WALLS ARE 90° UNLESS OTHERWISE NOTED

BEARINGS BASED ON LEGACY PORT SIDE SUBD. PLAT



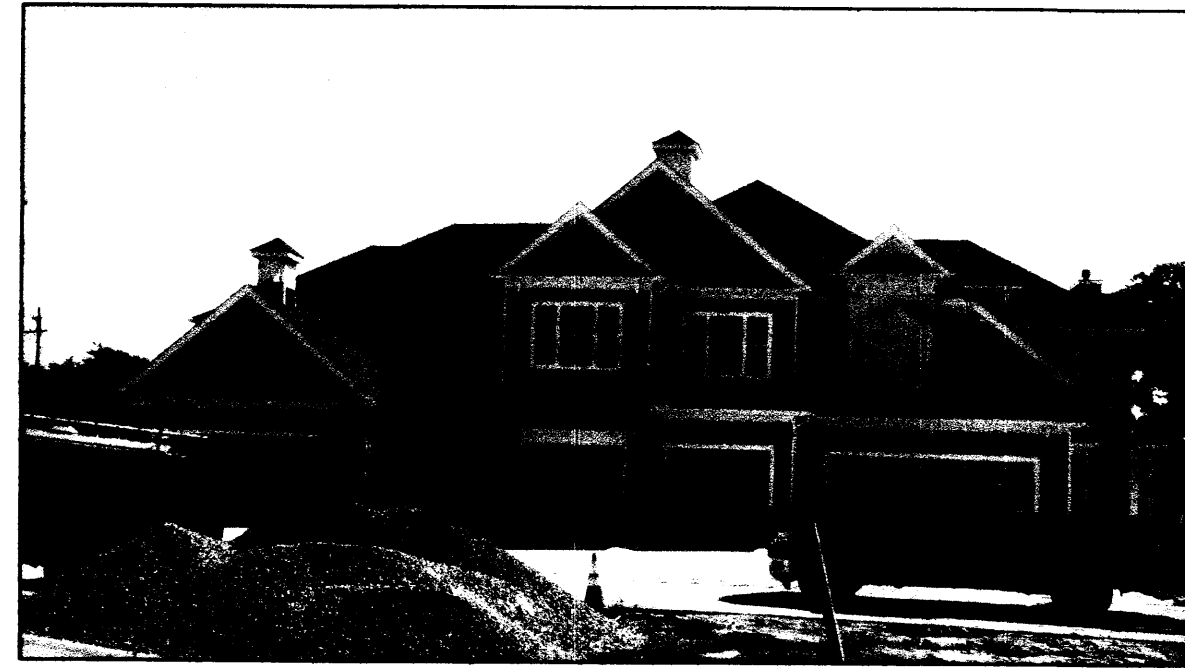
REVISIONS

PORT SIDE CONDOMINIUM PH 1

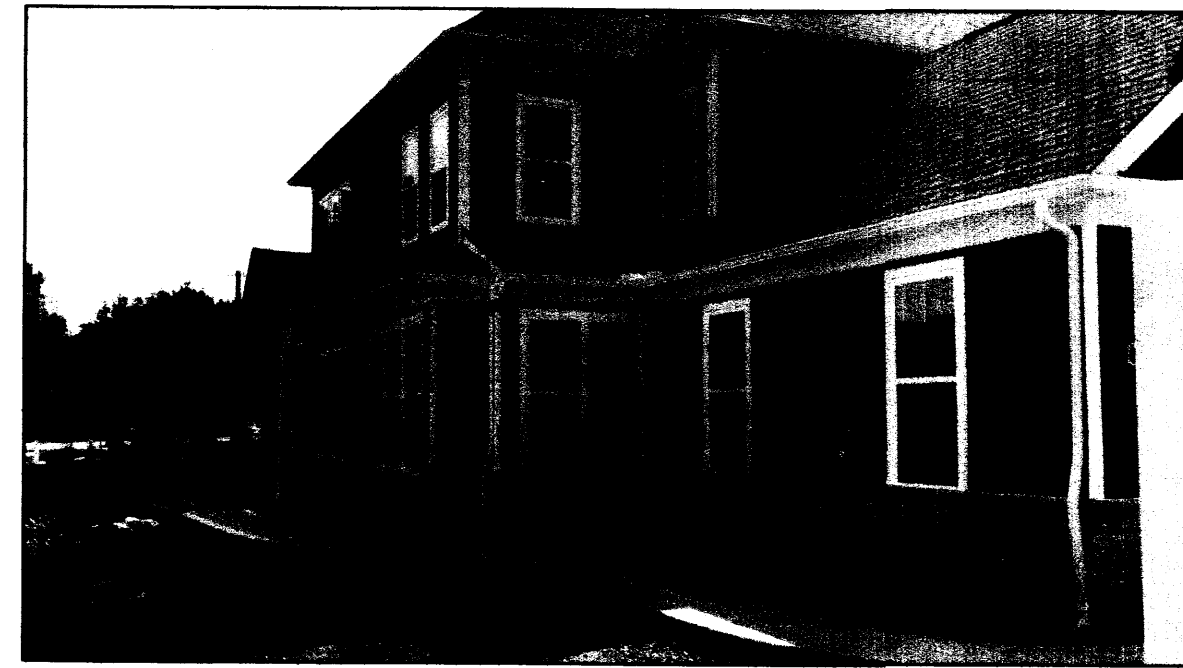
BEING PART OF BLOCK "E" IN THE PORT SIDE SUBD. AS RECORDED IN VOL. 114 OF PLATS, PGS. 38-40 OF LORAIN COUNTY RECORDS, OF PART OF ORIGINAL AVON TWP., SECTION 29, CITY OF AVON LAKE, COUNTY OF LORAIN, OHIO

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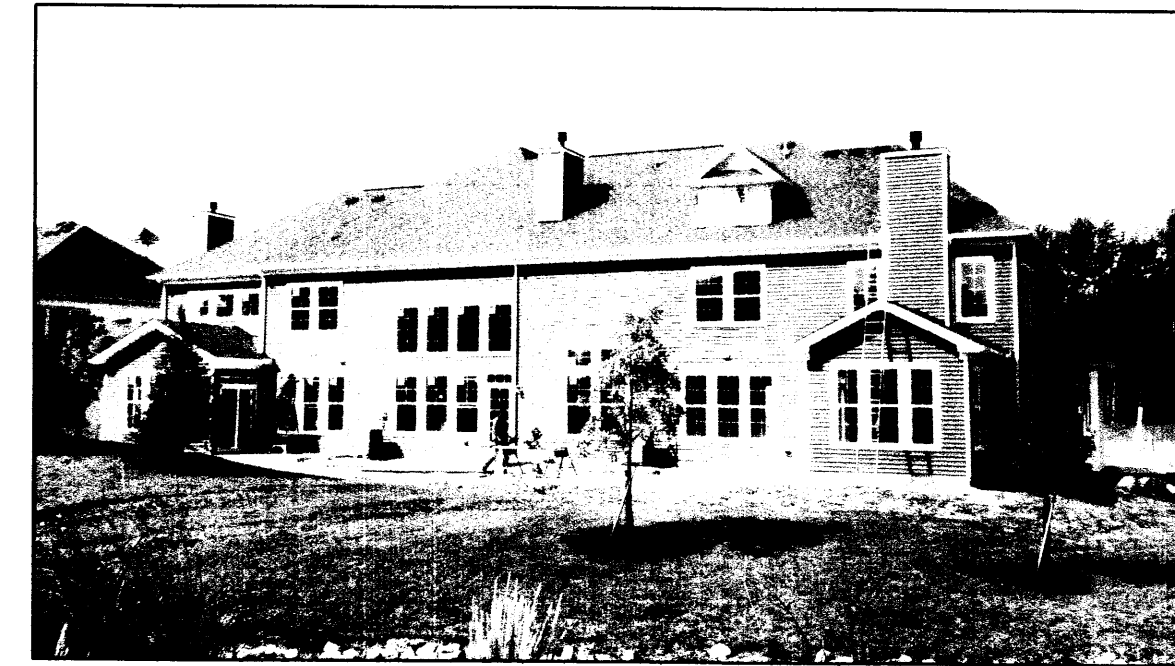
2/3
 JULY 2024



UNITS 1-3 FRONT



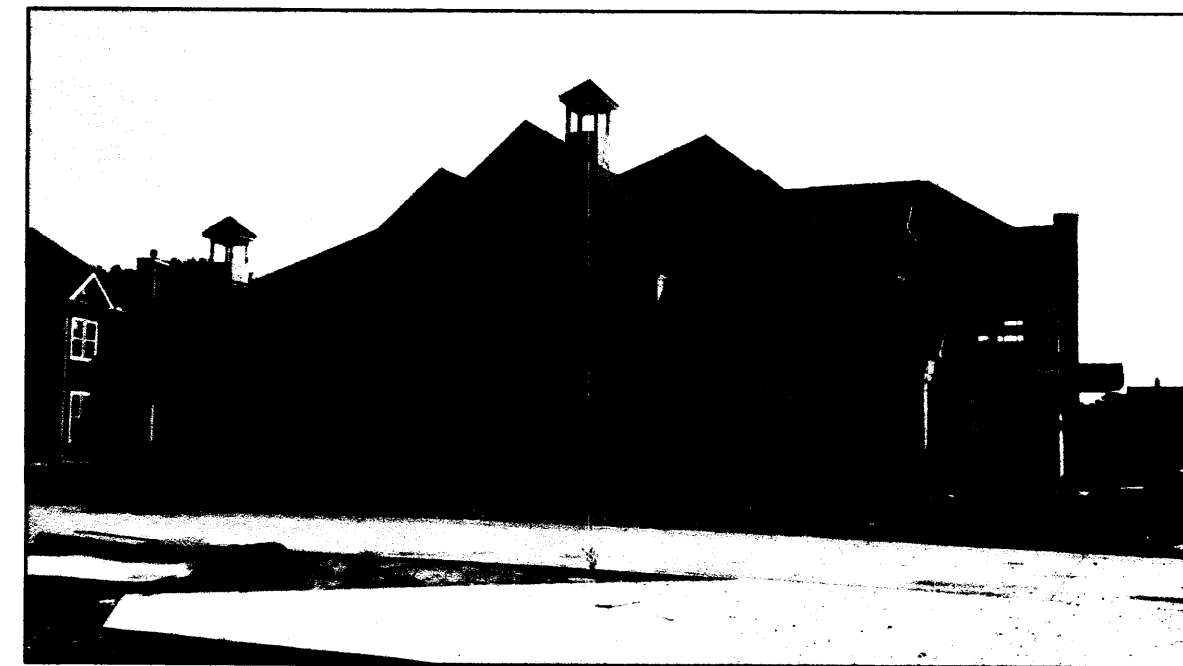
UNIT 1 SIDE



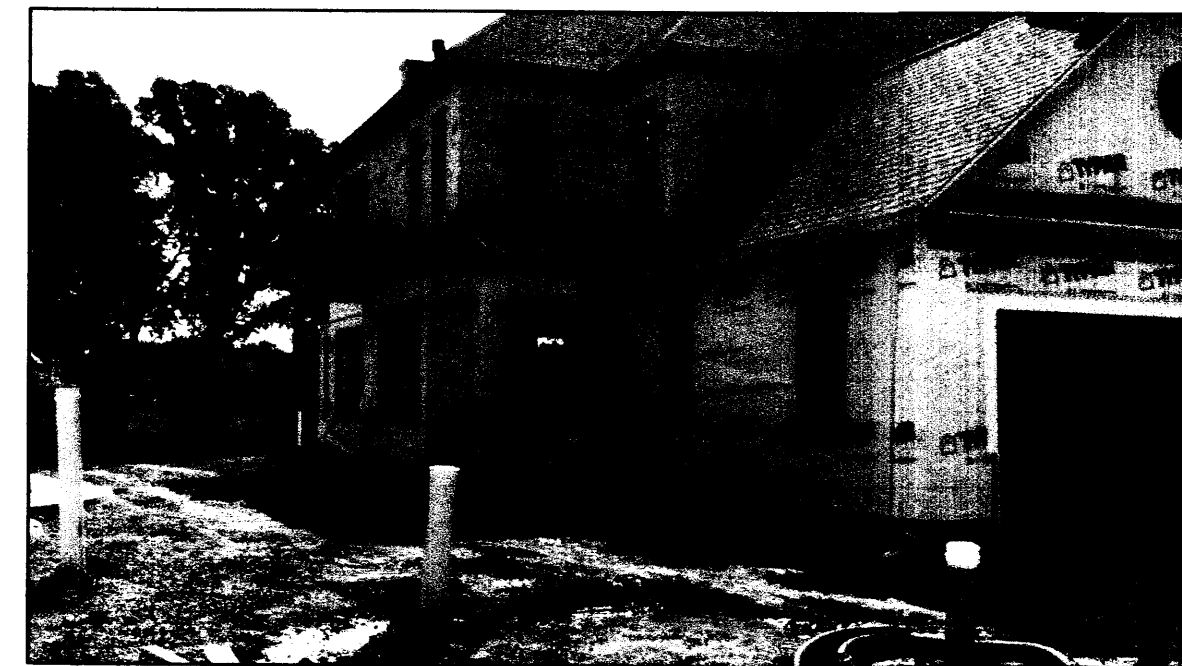
UNITS 1-3 REAR



UNIT 3 SIDE



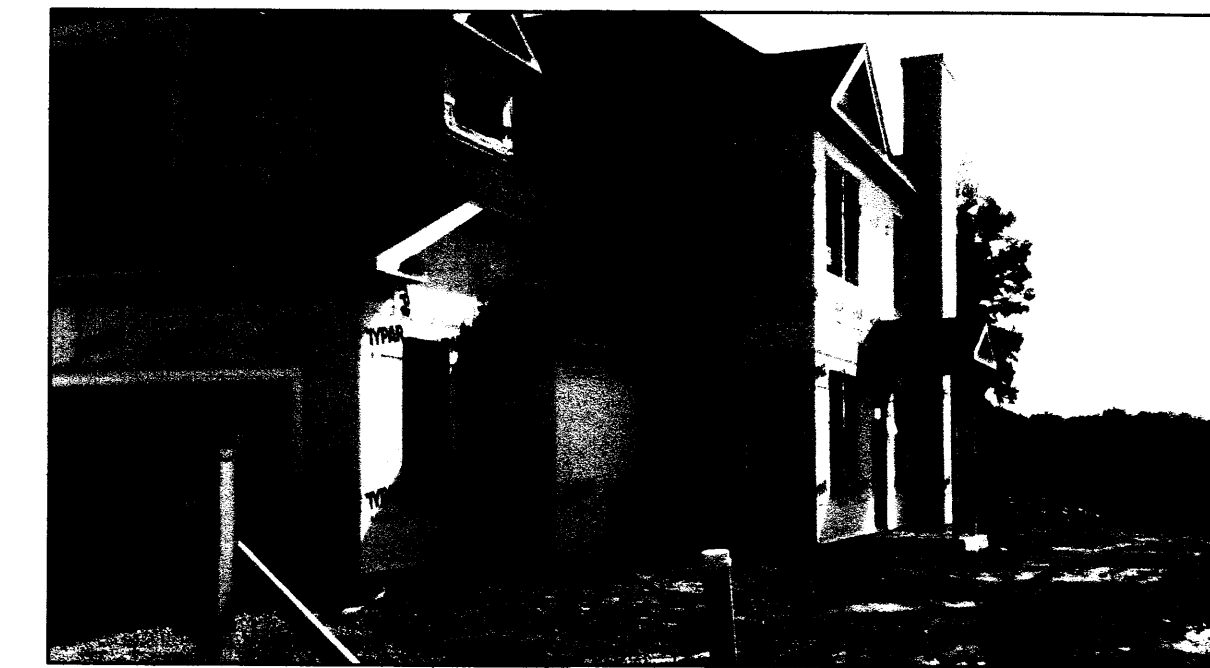
UNITS 4-6 FRONT



UNIT 4 SIDE



UNITS 4-6 REAR



UNIT 6 SIDE

REVISIONS

**PORT SIDE
CONDOMINIUM PH 1**

BEING PART OF BLOCK "E" IN THE PORT SIDE SUBD. AS RECORDED IN VOL. 114
OF PLATS, PGS. 38-40 OF LORAIN COUNTY RECORDS, OF PART OF ORIGINAL
AVON TWP. SECTION 29, CITY OF AVON LAKE, COUNTY OF LORAIN, OHIO

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3 / 3

JULY
2024

Plat Sheet

Instrument # 2024-0025079

Film # _____

Name of Plat: Port Side Condominium Phase I

Owner: Pulte Homes of Ohio LLC

Description: Situated in the City of Avon Lake, County of Lorain and State of Ohio and known as being part of Block "E" in the Port Side Subdivision of part of Original Avon Township Section No 29 as shown by the recorded Plat in Volume 114 pages 38 through 40. Acreage 0.16179 acres

Creating Units 1 through 6 concurrent and Block "A"

Floor Plans: See Image

Related/Margin: Declaration 2024-0025080 Plat Vol 114
Pg 38

Comments: _____

Vol. 116

Receiving Stamp

Pg. 57 58 59

Amount: 267.20

Initials: Jh