791953

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# Washington Square Subdivision No. 4

N

by

James A. Schmidt

REGISTERED SURVEYOR

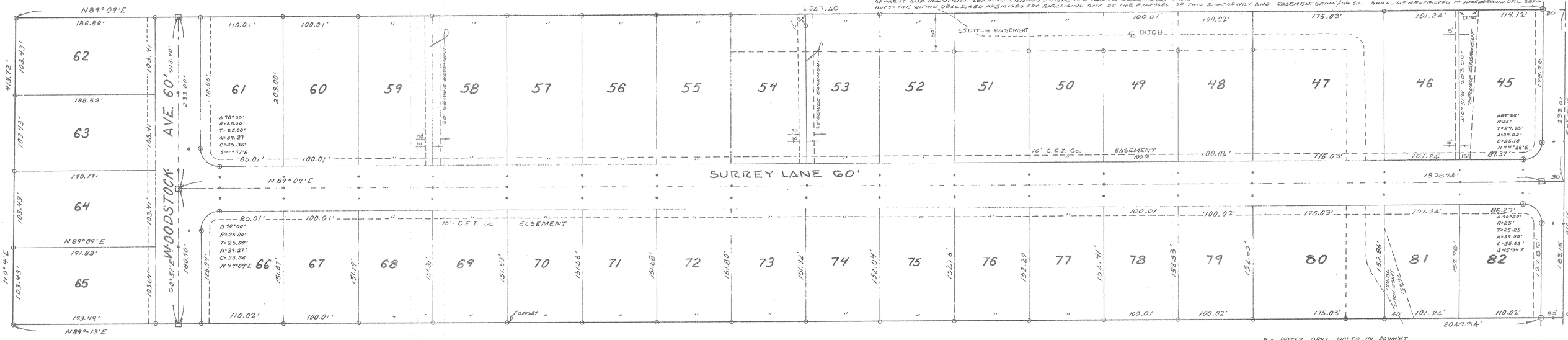
Avon Township Section No. 18

City of Avon Lake County of Lorain

State of Ohio

Scale: 1" = 60" August 1969

CLEVELAND ELECTRIC ILLUMINATING CO. EASEMENT COMMUNITY PLANNERS INCORPORATED, THE OWNERS OF THE WITHIN PLATTED LAND DO HEREBY GRANT UNTO THE CLEVELAND ELECTRIC ILLUMINATING COMPANY AND THE LORAIN TELEPHONE COMPANY, BOTH OHIO CORPORATIONS, THEIR SUCCESSORS AND ASSIGNS, (HEREINAFTER REFERRED TO AS THE GRANTEES) A PERMANENT RIGHT OF WAY EASEMENT 10 FEET IN WIDTH OVER UNDER AND THROUGH ALL LOTS SHOWN HEREON AND ADJACENT AND PARALLEL WITH AND CONTIGUOUS TO ALL STREET LINES TO CONSTRUCT, PLACE, OPERATE, MAINTAIN, REMOVE, RECONSTRUCT, AND REJOINTE JOINT UNDERGROUND ELECTRIC AND COMMUNICATIONS CABLES, DUCTS, CONDUITS, SURFACE OR ABOVE GROUND MEANS INCLUDING PEDESTALS, CONCRETE PADS AND OTHER FACILITIES AS ARE DEEMED NECESSARY OR CONVENIENT BY THE GRANTEES FOR DISTRIBUTING AND TRANSMITTING ELECTRICITY AND COMMUNICATIONS SIGNALS FOR PUBLIC & PRIVATE USE AT SUCH LOCATIONS AS GRANTEES MAY DETERMINE UPON WITHIN AND ACROSS THE EASEMENT PREMISES. SAID EASEMENT RIGHTS SHALL INCLUDE THE RIGHT WITHOUT LIABILITY THEREOF, TO REMOVE TREES WITH SCRAPPS INCLUDING LIMBS, WITHIN & WITHOUT SAID EASEMENT PREMISES WHICH MAY INTERFERE WITH THE INSTALLATION, MAINTENANCE REPAIR OR OPERATION OF SAID ELECTRIC AND COMMUNICATION FACILITIES, THE RIGHT TO INSTALL, REPAIR, REMOVE AND MAINTAIN SERVICE LINES OUTSIDE THE ABOVE DESCRIBED EASEMENT PREMISES AND WITH THE RIGHT OF ACCESS, INGRESS & EGRESS, TO AND FROM SAID PREMISES FOR EXERCISING ANY OF THE PURPOSES OF THIS RIGHT OF WAY AND EASEMENT GRANTED &C. SHALL BE RESTRICTED TO UNDERGROUND UTILITIES WITHIN THE WITHIN DESCRIBED PREMISES.




● - NOTES DRILL HOLES IN PAVMNT.
○ - NOTES IRON PIN SET

## SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT AT THE REQUEST OF THE OWNER, COMMUNITY PLANNERS INC., I HAVE SURVEYED AND PLATTED WASHINGTON SQUARE SUBDIVISION NO. FOUR AS SHOWN HEREON AND CONTAINING 19.80 ACRES IN AVON TOWNSHIP SECTION NO. 18, NOW IN THE CITY OF AVON LAKE COUNTY OF LORAIN AND STATE OF OHIO.

AT ALL POINTS SO INDICATED —○— OR —□—, IRON PIN MONUMENTS WERE EITHER SET OR FOUND. MEASUREMENTS SHOWN ARE IN FEET AND DECIMAL PARTS THEREOF. BEARINGS SHOWN ARE ASSUMED FOR THE PURPOSE OF DESCRIBING ANGLES ONLY. ALL OF WHICH I CERTIFY TO BE CORRECT.

ACREAGE IN LOTS — 16.45
ACREAGE IN STREETS — 3.35
TOTAL ACREAGE — 19.80

James A. Schmidt
REGISTERED SURVEYOR

## ENGINEER'S CERTIFICATE

THIS IS TO CERTIFY THAT I HAVE EXAMINED THIS PLAT OF WASHINGTON SQUARE SUBDIVISION NO FOUR AND FIND THE SAME TO BE PREPARED IN ACCORDANCE WITH TITLE THREE (3) OF THE CODIFIED ORDINANCES OF AVON LAKE, AND FIND MONUMENTS SET SUFFICIENT TO DEFINE THE STREETS AS SHOWN HEREON.

Jack K. Schafer
AVON LAKE MUNICIPAL ENGINEER

## PLANNING COMMISSION

THIS IS TO CERTIFY THAT THIS PLAT OF WASHINGTON SQUARE NO. FOUR HAS BEEN APPROVED BY THE AVON LAKE MUNICIPAL PLANNING COMMISSION THIS 3RD DAY OF AUGUST 19 71

Harold W. Earley
CHAIRMAN

Ernest Palmer
CLERK

## CITY COUNCIL

THIS IS TO CERTIFY THAT THIS PLAT OF WASHINGTON SQUARE SUBDIVISION NO. FOUR HAS BEEN ACCEPTED BY THE COUNCIL OF THE MUNICIPALITY OF AVON LAKE, LORAIN COUNTY, OHIO BY ORDINANCE NO. 90-71 PASSED THIS 13TH DAY OF SEPTEMBER 19 71.

Ernest Palmer
MUNICIPAL CLERK

RECEIVED FOR RECORD
AT 2:53 P M
OCT 4 1971
RECORDED IN LORAIN COUNTY RECORDS
PLAT Vol. 26 Page 54
LEOTA B. MITCHELL
Lorain County Recorder

C.F.M.

17.28

## COUNTY AUDITOR

THIS PLAT OF WASHINGTON SQUARE SUBDIVISION NO. FOUR IS HEREBY APPROVED FOR TRANSFER AND RECORDING THIS 4 DAY OF OCT. 19 71.

Joseph F. Mitrock
LORAIN COUNTY AUDITOR

## OWNERS CERTIFICATE

THIS IS TO CERTIFY THAT HERMAN R. KOPF AS PRESIDENT AND THOMAS L. BUTTS AS VICE-PRESIDENT OF COMMUNITY PLANNERS INC., OWNER OF WASHINGTON SQUARE SUBDIVISION NO. FOUR AS SHOWN HEREON DO HEREBY ACCEPT THIS PLAT OF SAME TO BE CORRECT AND DEDICATE TO PUBLIC USE SURREY LANE, WOODSTOCK AVENUE, AND THE WESTERLY PART OF HERRMANN DRIVE AS SHOWN HEREON. COMMUNITY PLANNERS INC. FURTHER GRANTS PERPETUAL EASEMENTS AS SHOWN HEREON FOR THE INSTALLATION AND MAINTENANCE OF PUBLIC UTILITIES.

FOR COMMUNITY PLANNERS INC.

Herman R. Kopf
PRESIDENT

Thomas L. Butts
VICE-PRESIDENT

Bkg: Lorain County Title M.R.

## NOTARY PUBLIC

COUNTY OF LORAIN } SS.
STATE OF OHIO }

THIS IS TO CERTIFY THAT BEFORE ME A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE DID HEREINAFTER APPEAR HERMAN R. KOPF AS PRESIDENT AND THOMAS L. BUTTS AS VICE-PRESIDENT OF COMMUNITY PLANNERS INC. WHO ACKNOWLEDGED THAT THEY DID SIGN THE FOREGOING PLAT OF WASHINGTON SQUARE SUBDIVISION NO. FOUR AND THAT IT WAS OF THEIR OWN FREE ACT AND DEED IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL ON THIS 23RD DAY OF AUGUST 19 71.

Ella I. Appleby
NOTARY PUBLIC

MY COMMISSION EXPIRES: [illegible]

## MORTGAGEE'S CERTIFICATE

THIS IS TO CERTIFY THAT THE CITIZENS FEDERAL SAVINGS AND LOAN ASSOCIATION, MORTGAGEE OF LANDS CONTAINED WITHIN WASHINGTON SQUARE SUBDIVISION NO. FOUR AS SHOWN HEREON DOES HEREBY ACCEPT THIS PLAT OF SAME TO BE CORRECT AND DEDICATES TO PUBLIC USE SURREY LANE, WOODSTOCK AVE., AND THE WESTERLY PART OF HERRMANN DRIVE.

AS SHOWN HERE ON,
FOR THE CITIZENS FEDERAL SAVINGS
AND LOAN ASSOCIATION

Thom Monjot
1ST VICE-PRESIDENT

Wm A Bonfield
PRESIDENT

## NOTARY PUBLIC

COUNTY OF LORAIN } SS.
STATE OF OHIO }

THIS IS TO CERTIFY THAT BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE DID PERSONALLY APPEAR THOM MONJOT & WM A. BONFIELD AS DULY AUTHORIZED REPRESENTATIVE OF THE CITIZENS FEDERAL SAVINGS AND LOAN ASSOCIATION WHO ACKNOWLEDGED THAT HE DID PERSONALLY SIGN THE FOREGOING PLAT OF WASHINGTON SQUARE SUBDIVISION NO. FOUR AND THAT IT WAS HIS OWN FREE ACT AND DEED IN TESTIMONY WHERE OF I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL THIS 23rd DAY OF August 19 71.

Bonnie M. Smith
NOTARY PUBLIC

MY COMMISSION EXPIRES:
Dec. 18, 1973

26/54

REVISED AUG 23, 1971