

DESCRIPTION

SITUATED IN THE CITY OF VERMILION, COUNTY OF LORAIN AND STATE OF OHIO, BEING KNOWN AS PART OF ORIGINAL BROWNHELM TOWNSHIP LOT NO. 4, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A RAILROAD SPIKE IN THE CENTERLINE OF SUNNYSIDE ROAD BEING N 1°00'0"E, A DISTANCE OF 837.00 FEET FROM THE MONUMENT AT THE SOUTHEAST CORNER OF ORIGINAL LOT 4. THENCE S 88°05'0"W, A DISTANCE OF 200.18 FEET TO A POINT. THENCE S 1°00'0"W ALONG A LINE PARALLEL TO THE CENTERLINE OF SUNNYSIDE ROAD, A DISTANCE OF 475.00 FEET TO A POINT. THENCE N 87°21'0"W A DISTANCE OF 50.00 FEET TO A POINT. THENCE S 1°00'0"W, A DISTANCE OF 190.00 FEET TO A POINT. THENCE N 87°21'0"W A DISTANCE OF 114.97 FEET TO A POINT. THENCE N 44°04'6"W, A DISTANCE OF 117.65 FEET TO A POINT. THENCE IN A GENERAL SOUTHWESTERLY DIRECTION ALONG THE ARC OF A CURVE BEARING TO THE RIGHT AND HAVING A RADIUS OF 225.00 FEET, A DISTANCE OF 20.01 FEET TO A POINT. THENCE N 44°04'6"W, A DISTANCE OF 188.14 FEET TO A POINT. THENCE N 87°28'0"W, A DISTANCE OF 169.63 FEET TO A POINT. THENCE S 37°04'0"W, A DISTANCE OF 49.09 FEET TO A POINT. THENCE N 89°02'20"W, A DISTANCE OF 195.65 FEET TO A POINT. THENCE N 0°57'40"E, A DISTANCE OF 1.90 FEET TO A POINT. THENCE N 89°02'20"W, A DISTANCE OF 150.00 FEET TO A POINT. THENCE N 0°57'40"E ALONG THE EASTERLY LINE OF SUNNYSIDE BEACH ALLOTMENT, A DISTANCE OF 693.81 FEET TO AN IRON PIN. THENCE S 87°25'20"E, A DISTANCE OF 260.00 FEET TO A POINT. THENCE S 2°34'40"W, A DISTANCE OF 200.00 FEET TO A POINT. THENCE S 87°25'20"E, A DISTANCE OF 75.71 FEET TO A POINT. THENCE N 2°34'40"W, A DISTANCE OF 196.37 FEET TO A POINT. THENCE N 33°30'0"E, A DISTANCE OF 84.91 FEET TO A POINT. THENCE S 87°25'20"E, A DISTANCE OF 168.40 FEET TO A POINT. THENCE N 42°38'0"E, A DISTANCE OF 44.84 FEET TO A POINT. THENCE N 2°34'40"E, A DISTANCE OF 193.18 FEET TO A POINT. THENCE S 87°25'20"E, A DISTANCE OF 30.08 FEET TO A POINT. THENCE N 88°05'0"E, A DISTANCE OF 19.25 FEET TO A POINT. THENCE N 2°34'40"E, A DISTANCE OF 148.49 FEET TO A POINT. THENCE S 87°25'20"E, A DISTANCE OF 308.94 FEET TO A POINT. THENCE S 1°00'0"W, A DISTANCE OF 124.21 FEET TO A POINT. THENCE N 88°05'0"E, A DISTANCE OF 170.15 FEET TO A POINT. THENCE N 1°00'0"E, A DISTANCE OF 10.65 FEET TO A POINT. THENCE S 87°25'20"E, A DISTANCE OF 30.01 FEET TO THE PLACE OF BEGINNING, EMBRACING 13.023 ACRES OF LAND, MORE OR LESS, BUT BEING SUBJECT TO ALL LEGAL HIGHWAYS.

CITY ENGINEER
APPROVED FOR RECORDING PURPOSES ONLY ON THIS 12 DAY OF APRIL 1973.
R.E. WARNER & ASSOCIATES
CITY ENGINEER
PLANNING COMMISSION
APPROVED BY THE PLANNING COMMISSION OF THE CITY OF VERMILION, OHIO, FOR RECORDING PURPOSES ONLY ON THIS 12 DAY OF APRIL 1973
SECRETARY
CHAIRMAN
CITY COUNCIL
THIS IS TO CERTIFY THAT THIS PLAT OF WOODVIEW ESTATES SUBDIVISION NO. 1 WAS APPROVED AND ACCEPTED FOR RECORDING PURPOSES ONLY ON THIS 4 DAY OF JUNE 1973 BY ORDINANCE NO. 73-49.
MAYOR
CLERK
VERMILION BOARD OF HEALTH
THIS IS TO CERTIFY THAT UPON EXAMINATION, THE FOREGOING PLAT IS APPROVED FOR RECORDING PURPOSES ONLY BY THE VERMILION BOARD OF HEALTH.
SANITARIAN
SANITARY SEWERS AND CITY WATER SHALL BE AVAILABLE TO ALL BUILDING SITES SHOWN ON THIS PLAT.

OWNER'S CERTIFICATE

THIS IS TO CERTIFY THAT THE KLINGSHIRN CORP. AND MARVIN E. ELLSWORTH, OWNERS OF THE LANDS CONTAINED WITHIN THIS FOREGOING PLAT OF WOODVIEW ESTATES SUBDIVISION NO. 1, DO HEREBY ACCEPT THE SAME TO BE CORRECT AND DEDICATE TO PUBLIC USE THE STREETS AND DRIVES AS SHOWN HEREON.

WITNESSES
THE KLINGSHIRN CORP.
PRESENTED BY
Richard Hogan SEC
Marvin E. Ellsworth
MARVIN E. ELLSWORTH

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 THE ABOVE SIGNED OWNERS OF LANDS EMBRACED WITHIN THIS PLAT, WHO ACKNOWLEDGED THE SIGNING OF THIS PLAT TO BE THEIR OWN FREE ACT AND DEED.

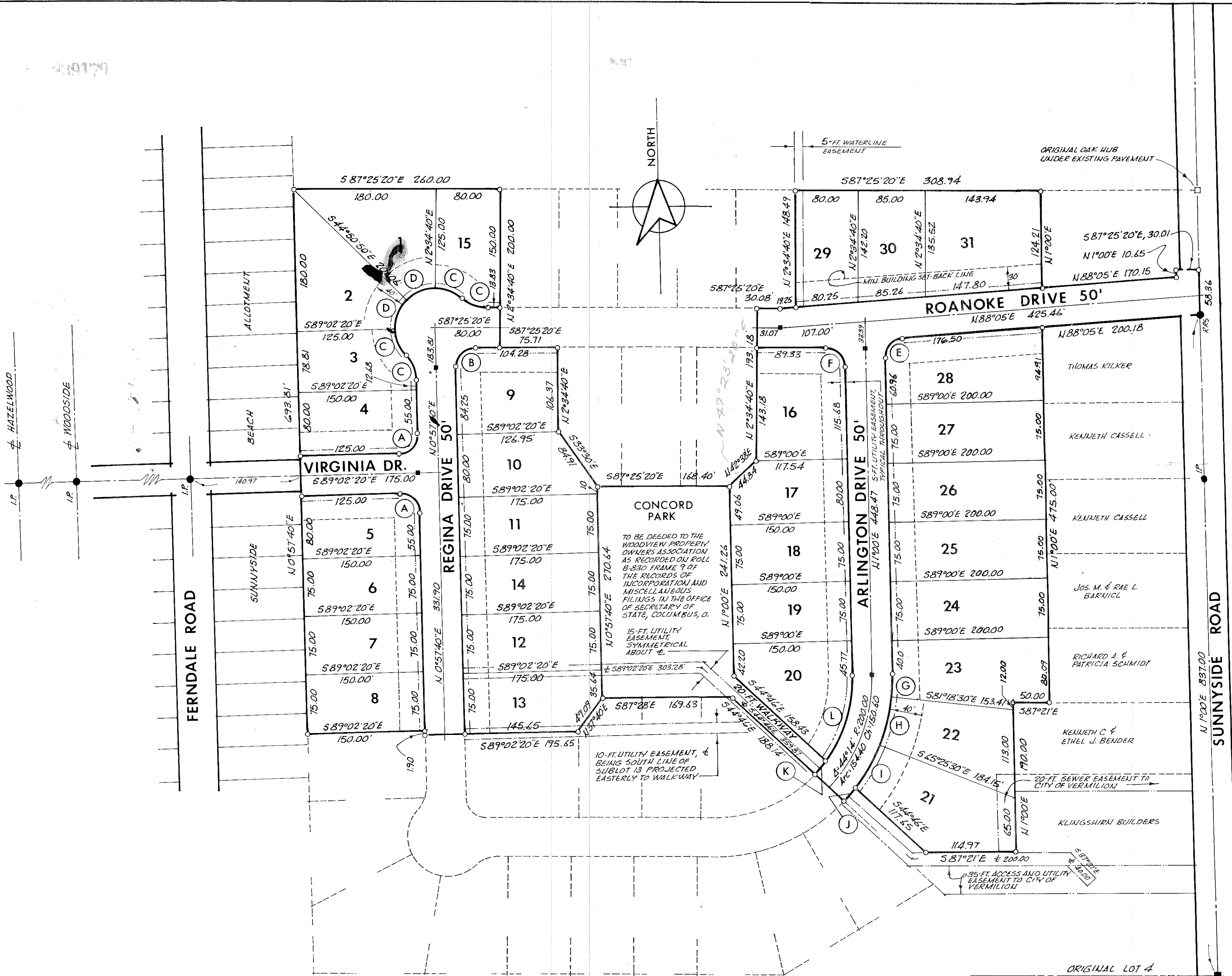
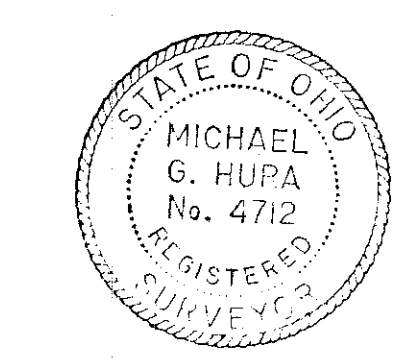
IN TESTIMONY WHEREOF I HAVE HEREBY SET MY HAND AND OFFICIAL SEAL THIS 12 DAY OF APRIL 1973.

NOTARY PUBLIC

WILBUR L. POFF, Notary Public
My Commission Expires December 23, 1977

SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT AT THE REQUEST OF THE OWNER I HAVE SURVEYED AND PLATTED WOODVIEW ESTATES SUBDIVISION NO. 1 AS SHOWN HEREON, EMBRACING 13.023 ACRES OF LAND IN ORIGINAL LOT 4 OF BROWNHELM TOWNSHIP, NOW WITHIN THE CORPORATE LIMITS OF THE CITY OF VERMILION, OHIO, OF WHICH 2.287 ACRES LIE IN STREET DEDICATION, 1.116 ACRES LIE IN COMMUNITY PARK, AND 9.620 ACRES LIE IN BUILDING LOTS. MEASUREMENTS SHOWN ARE IN FEET AND DECIMAL PARTS THEREOF. BEARINGS USED ARE ASSUMED AND FOR PURPOSES OF DESCRIBING ANGLES ONLY. ALL OF WHICH I CERTIFY TO BE CORRECT.



CURVE SCHEDULE

Table with columns: mark, Δ, radius, tangent, arc, chord. Rows A through L.

lot frontage aver. depth perm. p.c.l. N° owner

Table with columns: lot, frontage, aver. depth, perm. p.c.l. N°, owner. Rows 1 through 31.

7154
HANDS DELIVERED
CHINA REV. CODE
MAY 1973
MAYOR A. HURD

REVISED
WOODVIEW ESTATES
SUBDIVISION #1
Part of Original Brownhelm Township Lot 4
Lorain County City of Vermilion Ohio
April 1973 Scale 1"=80'
Michael G. Hura Registered Surveyor