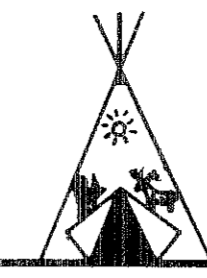


WYANDOT VILLAGE



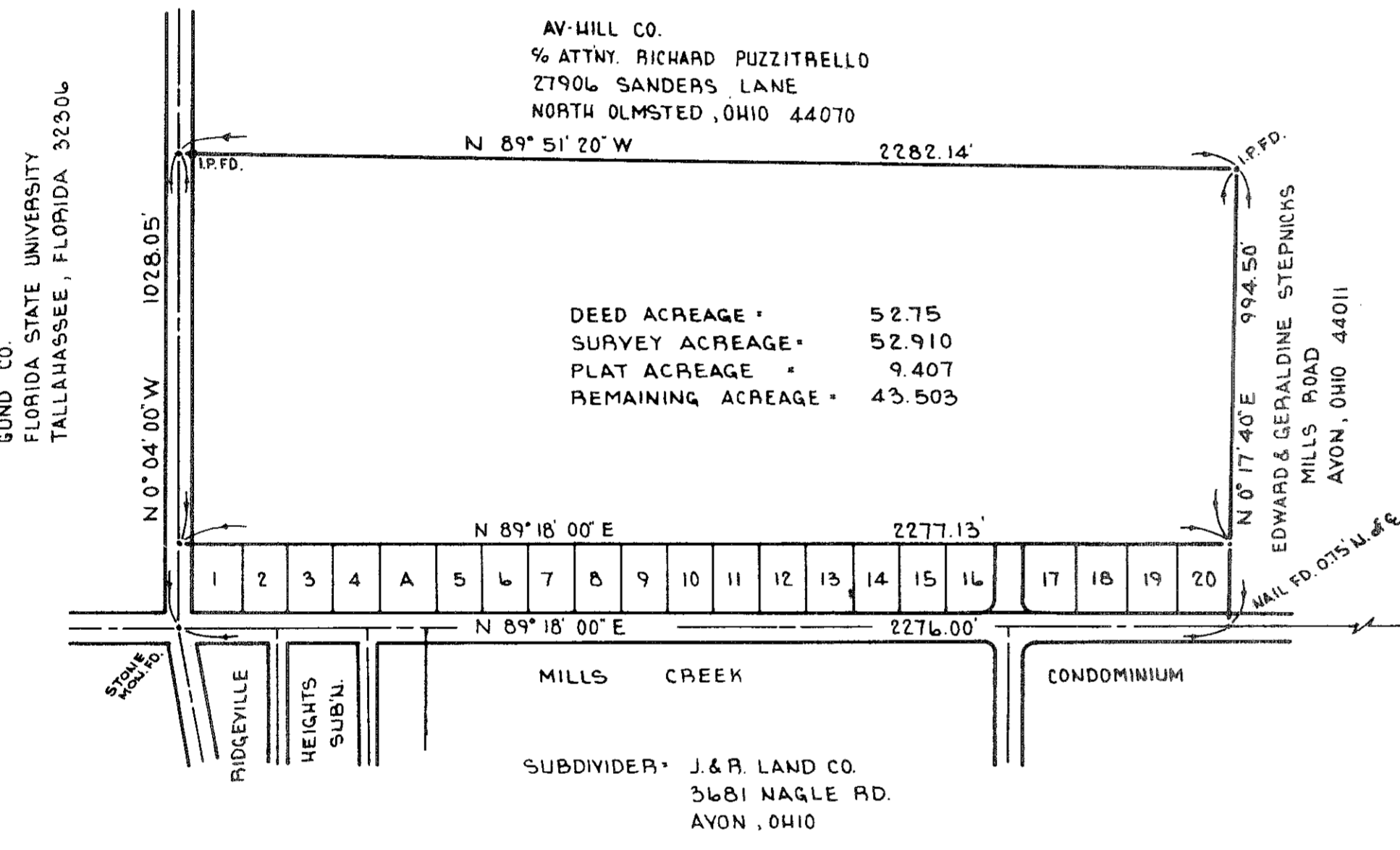
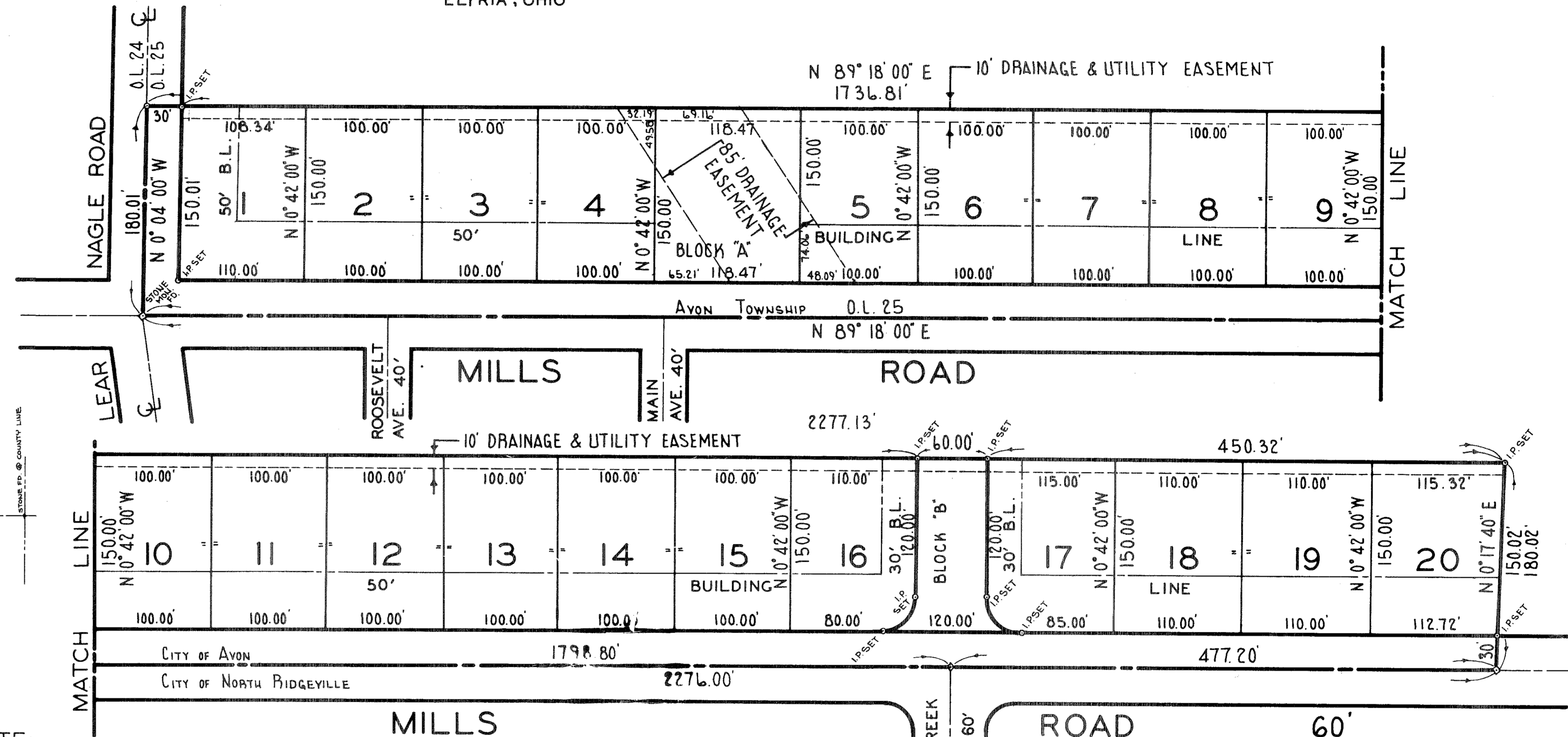
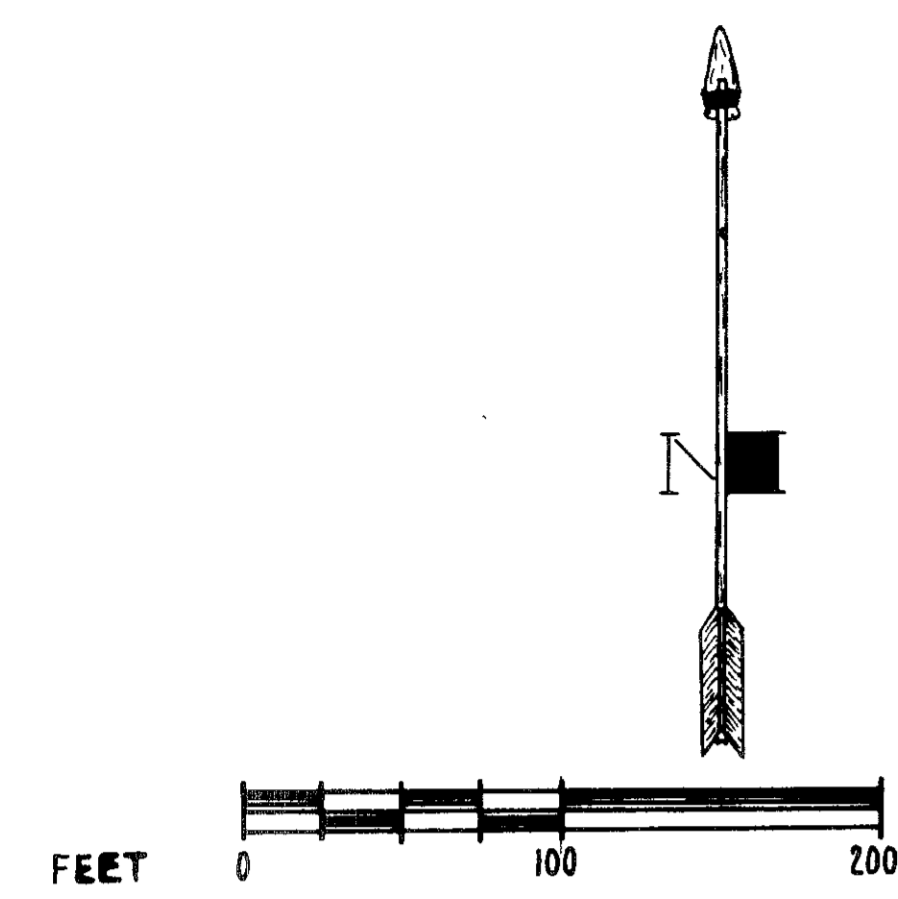
931094 TRANSFERRED
IN COMPLIANCE WITH REG. 254.01
OHIO REV. CODE 7
NOV 18 1976
JULIAN A. FLIGH
LORAIN COUNTY AUDITOR

PART OF
ORIGINAL AVON TOWNSHIP SECTION NO. 25
CITY OF AVON COUNTY OF LORAIN STATE OF OHIO
SCALE: 1" = 60'
OCTOBER 29, 1975

PREPARED BY: KLEINOEDER - SCHMIDT AND ASSOC.
CONSULTING ENGINEERS & SURVEYORS
ELYRIA, OHIO

NOTE: 85' DRAINAGE EASEMENT TO BE USED BY THE CITY OF AVON TO CLEAN, DEEPEDED, WIDEN, IMPROVE, THE DRAINAGE COURSE AND/OR CONSTRUCT DRAINAGE STRUCTURES OR IMPROVEMENTS & TO BE USED FOR INGRESS & EGRESS BY THE CITY OF AVON OR ITS DESIGNATED AGENTS TO ACCOMPLISH THE ABOVE OR OTHER NEEDED ACTS TO THE DRAINAGE COURSE.

CURVE DATA	
SUBLOT	16 17
R	30.00' 30.00'
Δ	90° 00' 00" 90° 00' 00"
A	47.12' 47.12'
T	30.00' 30.00'
C	42.43' 42.43'
C.B.	N 44° 18' 00" E N 45° 42' 00" W



SIGNED THIS 25 DAY OF October, 1976
Donald L. Hubbard
MAYOR

REVIEWED THIS _____ DAY OF _____, 19____
APPROVED THIS 18 DAY OF OCTOBER, 1976
Alexander Kanarath
CITY ENGINEER

APPROVED THIS 20th DAY OF September, 1976
J. B. Keed
PLANNING COMMISSION CHAIRMAN

APPROVED THIS 22nd DAY OF September, 1976
(APPROVAL OF THIS PLAT FOR RECORDING DOES NOT CONSTITUTE AN ACCEPTANCE OF THE DEDICATION OF ANY PUBLIC STREET, ROAD OR HIGHWAY DEDICATED ON SUCH PLAT. SECTION 711.04 AND 711.041, OHIO REVISED CODE.)
Thomas L. Weasards
COUNCIL PRESIDENT

TRANSFERRED THIS _____ DAY OF _____, 19____
COUNTY AUDITOR

FILED FOR RECORD THIS _____ DAY OF _____, 19____ AT _____ M
RECORDED THIS _____ DAY OF _____, 19____ IN PLAT BOOK _____
PAGE NO. _____
COUNTY RECORDER

OWNERS CERTIFICATE:
SITUATED IN SECTION 25, TOWNSHIP OF AVON, COUNTY OF LORAIN, OHIO, CONTAINING 9.407 ACRES AND BEING PART OF THE SAME TRACT AS CONVEYED TO J. & R. LAND CO. AND DESCRIBED IN THE DEED RECORDED IN DEED BOOK 1041, PAGE 575 LORAIN COUNTY, OHIO. THE UNDERSIGNED J. & R. LAND CO. HEREBY CERTIFY THE ATTACHED PLAT CORRECTLY REPRESENTS THEIR WYANDOT VILLAGE A SUBDIVISION OF LOTS 1 TO 20 INCLUSIVE, DO HEREBY ACCEPT THIS PLAT OF SAME AND DEDICATE TO PUBLIC USE AS SUCH ALL OR PARTS OF THE ROADS, STREETS, CUL-DE-SACS, PARKS, PLANTING STRIPS, ETC., SHOWN HEREIN AND NOT HERETOFORE DEDICATED. THE UNDERSIGNED FURTHER AGREES THAT ANY USE OF IMPROVEMENTS MADE ON THIS LAND SHALL BE IN CONFORMITY WITH ALL EXISTING VALID ZONING, PLATTING, HEALTH OR OTHER LAWFUL RULES AND REGULATIONS INCLUDING THE APPLICABLE OFF-STREET PARKING AND LOADING REQUIREMENTS OF THE CITY OF AVON, OHIO FOR THE BENEFIT OF HIMSELF AND ALL OTHER SUBSEQUENT OWNERS OR ASSIGNS TAKING TITLE FROM, OR UNDER, OR THROUGH THE UNDERSIGNED. IN WITNESS WHEREOF:
DAY OF September, 1976. WITNESS Michael G. Gough SIGNED: James A. Ruppert Pres. Frank Dettling

STATE OF OHIO
COUNTY OF LORAIN
CITY OF AVON
BEFORE ME A NOTARY PUBLIC IN AND FOR SAID COUNTY PERSONALLY CAME James A. Ruppert WHO ACKNOWLEDGED THE SIGNING OF THE FOREGOING INSTRUMENT TO BE THEIR VOLUNTARY ACT AND DEED FOR THE PURPOSE THEREIN EXPRESSED. IN WITNESS WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL THIS 12th DAY OF November, 1976.

Notary Public
Nov 18 1976
Vol. 21
Page 60
Dorothy S. Lane
Notary Public
Lorain County, Ohio
My commission expires May 21, 1981.

MORTGAGEES CERTIFICATE:
THIS IS TO CERTIFY THAT THE CITIZENS HOME SAVINGS ASSOCIATION MORTGAGEE OF "WYANDOT VILLAGE" REPRESENTED BY THE UNDERSIGNED DOES HEREBY ACCEPT THIS PLAT TO BE CORRECT AND DEDICATES FOREVER TO PUBLIC USE LEAR-NAGLE ROAD, MILLS ROAD, BLOCK "A", AND EASEMENTS AS SHOWN HEREON.

COUNTY OF LORAIN } S.S.
STATE OF OHIO }
James H. Schmidt
Asst. V.P.

THIS IS TO CERTIFY THAT BEFORE ME A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE DID PERSONALLY APPEAR THE ABOVE SIGNED, WHO ACKNOWLEDGED THE SIGNING OF THIS PLAT TO BE THEIR OWN FREE ACT AND DEED IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL THIS 5th DAY OF NOVEMBER, 1976.

Carol Ann Meeker
Notary Public
Lorain County, Ohio
My commission expires May 21, 1981.

SURVEYORS CERTIFICATE:
THIS IS TO CERTIFY THAT AT THE REQUEST OF THE OWNER WE HAVE SURVEYED AND PLATTED WYANDOT VILLAGE AS SHOWN HEREON CONTAINING 9.407 ACRES OF LAND. MEASUREMENTS SHOWN HEREON ARE IN FEET AND DECIMAL PARTS THEREOF. BEARINGS USED ARE ASSUMED AND FOR THE PURPOSE OF DESCRIBING ANGLES ONLY.
WE DO HEREBY CERTIFY THAT WE HAVE SURVEYED THE PREMISES AND PREPARED THE ATTACHED PLAT AND THAT SAID PLAT IS CORRECT.

James H. Schmidt
JAMES H. SCHMIDT
KLEINOEDER-SCHMIDT AND ASSOC.

ACREAGE IN LOTS = 7.113
ACREAGE IN STREETS = 1.671
ACREAGE IN BLOCK "A" = 0.408
ACREAGE RESERVED FOR STREET = 0.215 "BLK. B"
TOTAL ACREAGE = 9.407

B of: Lorain County
p. 44