

25732

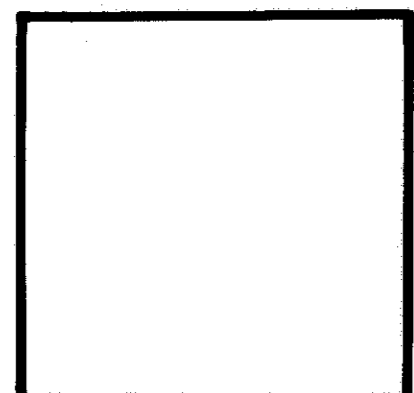
25732

COURT 1		
UNIT	AREA SQ. FT.	% OWNERSHIP
330 A1	1821	3.023
330 A2	1681	2.790
330 A3	1681	2.790
330 A4	1821	3.023
330 B1	1821	3.023
330 B2	1681	2.790
330 B3	1681	2.790
330 B4	2161	3.587
330 C1	2161	3.587
330 C2	1681	2.790
330 C3	1681	2.790
330 C4	1821	3.023
330 D1	1821	3.023
330 D2	1681	2.790
330 D3	1681	2.790
330 D4	1821	3.023
TOTALS	28,696	47.632

COURT 2		
UNIT	AREA SQ. FT.	% OWNERSHIP
290 A1	992	1.647
290 A2	1530	2.540
290 A3	1723	2.860
290 A4	1013	1.681
290 B1	992	1.647
290 B2	1530	2.540
290 B3	1723	2.860
290 B4	1013	1.681
290 C1	992	1.647
290 C2	1530	2.540
290 C3	1723	2.860
290 C4	1013	1.681
TOTALS	15,774	26.184

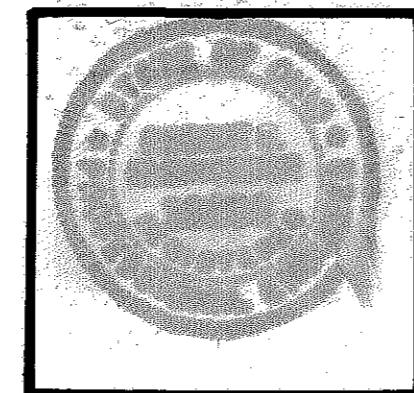
COURT 3		
UNIT	AREA SQ. FT.	% OWNERSHIP
270 A1	992	1.647
270 A2	1530	2.540
270 A3	1723	2.860
270 A4	1013	1.681
270 B1	992	1.647
270 B2	1530	2.540
270 B3	1723	2.860
270 B4	1013	1.681
270 C1	992	1.647
270 C2	1530	2.540
270 C3	1723	2.860
270 C4	1013	1.681
TOTALS	15,774	26.184

STATEMENTS OF CERTIFICATION



I HEREBY CERTIFY THAT THE ATTACHED TABLES CORRECTLY REPRESENT THE AREAS AND PERCENTAGES OF OWNERSHIP FOR THE UNITS OF COURTS 1 THRU 3 OF CRYSTAL COVE CONDOMINIUMS. AREAS FOR UNITS IN COURTS 2 AND 3 ARE AS PER PLAT RECORDED IN PLAT VOL. 28, PAGES 59 THRU 83. AREAS FOR UNITS IN COURT 1 ARE COMPUTED BASED ON DRAWINGS D-26 THRU D-34.

James H. Schmidt
 JAMES H. SCHMIDT, REG. SURVEYOR



I HEREBY CERTIFY THAT THE ATTACHED TABLES CORRECTLY REPRESENT THE AREAS AND PERCENTAGES OF OWNERSHIP FOR THE UNITS OF COURTS 1 THRU 3 OF CRYSTAL COVE CONDOMINIUMS. AREAS FOR UNITS IN COURTS 2 AND 3 ARE AS PER PLAT RECORDED IN PLAT VOL. 28, PAGES 59 THRU 83. AREAS FOR UNITS IN COURT 1 ARE COMPUTED BASED ON DRAWINGS D-26 THRU D-34.

Robert E. Kleinoeder
 ROBERT E. KLEINOEDER, REG. ENGINEER

TRANSFERRED
 IN COMPLIANCE WITH REG. 83-022
 OHIO REV. CODE
 APR 30 1979
 JULIAN A. FLOR
 LOHMAN COUNTY AUDITOR

*Paul Lorenz Co
 Little
 Ken Handley*

APR 30 1979
 2:47 PM
 34
 72
 175-30

CRYSTAL COVE CONDOMINIUMS
 UNIT AREAS &
 PERCENTAGES OF OWNERSHIP

34/63
 DO

25732

25732

A PLAT OF COURT 1 IN CRYSTAL COVE CONDOMINIUMS

330 YORKTOWN PLACE

BROWNHELM TOWNSHIP ORIGINAL LOT 1
LORAIN COUNTY CITY OF VERMILION, OHIO

MARCH, 1979

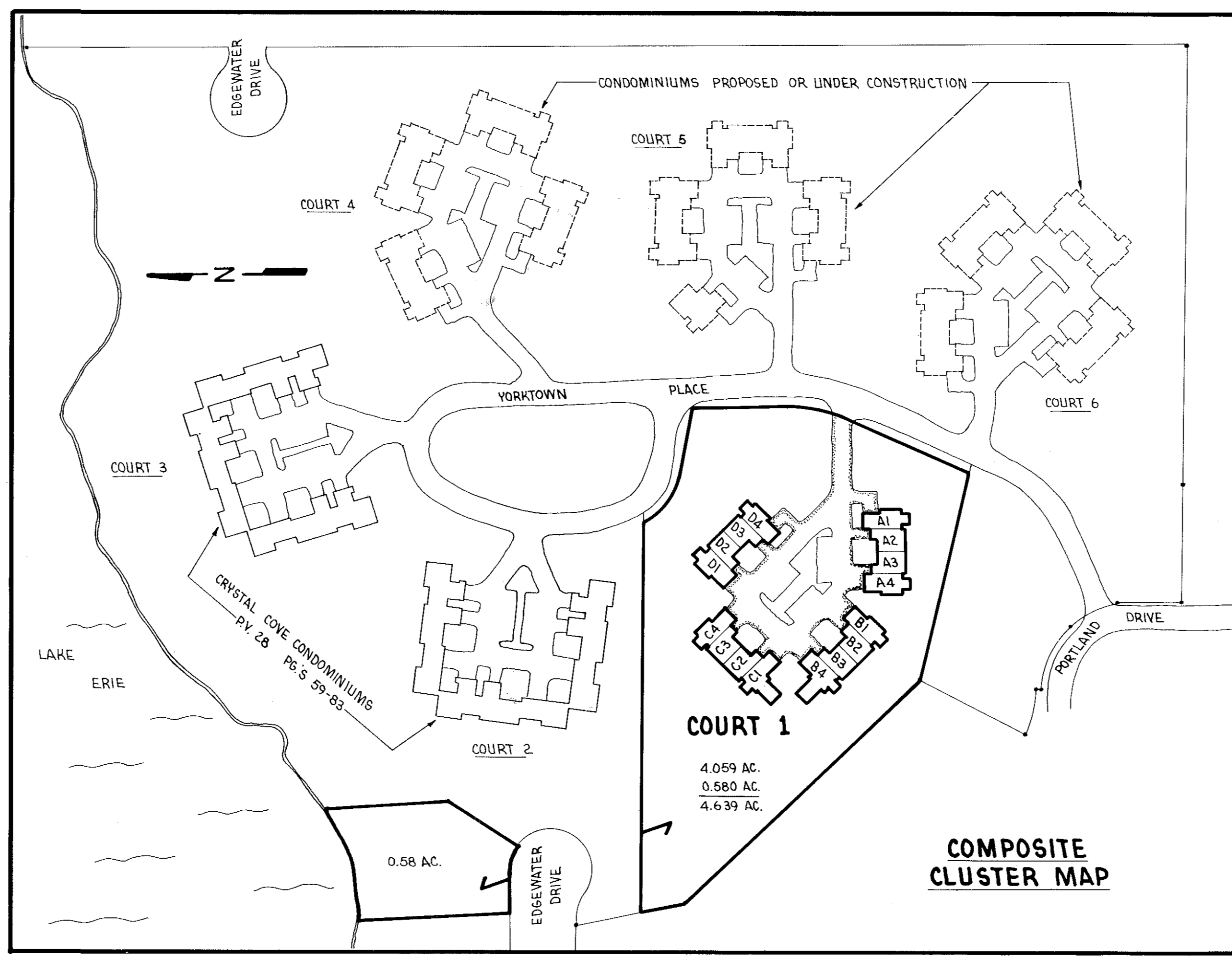
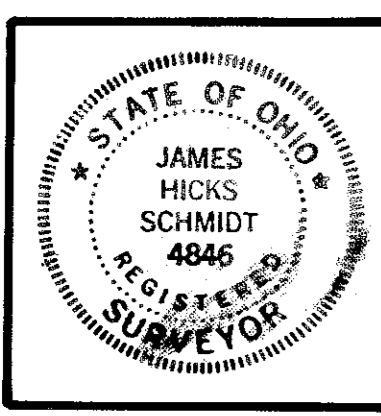
INDEX OF SHEETS

SHEET	DESCRIPTION
D 26	TITLE, COMPOSITE MAP
D 27	SURVEY & LOCATION MAP
D 28	FOUNDATION PLAN
D 29 & D 30	FIRST FLOOR PLANS
D 31	SECOND FLOOR PLAN
D 32, D 33, D 34	ELEVATION VIEWS
D 34	SPECIAL PLAN VIEWS FOR UNIT A-3

TRANSFERRED
APR 3 0 1979
JAMES H. SCHMIDT
REG. SURVEYOR

PREPARED BY:
KLEINOEDER-SCHMIDT & ASSOC.
CONSULTING ENGINEERS AND SURVEYORS
424 MIDDLE AVENUE ELYRIA, OHIO 44035

STATEMENT OF CERTIFICATION:
I HEREBY CERTIFY THAT THE ATTACHED DRAWINGS CORRECTLY REPRESENT THE DIMENSIONS OF THE BUILDINGS AS CONSTRUCTED, AND THAT THERE ARE NO EXISTING ENCROACHMENTS ON ANY ADJUTING PREMISES.
James H. Schmidt
JAMES H. SCHMIDT, REG. SURVEYOR



PREPARED FOR:
KOPF CONSTRUCTION
445 AVON-BELDEN ROAD
AVON LAKE, OHIO 44012





25732

25732

COURT 4 PROPOSED

COURT 5 PROPOSED

COURT 6 PROPOSED

1.686 ACRE ACCESS EASEMENT RECORDED IN P.V. 28 PG'S 59-83

YORKTOWN

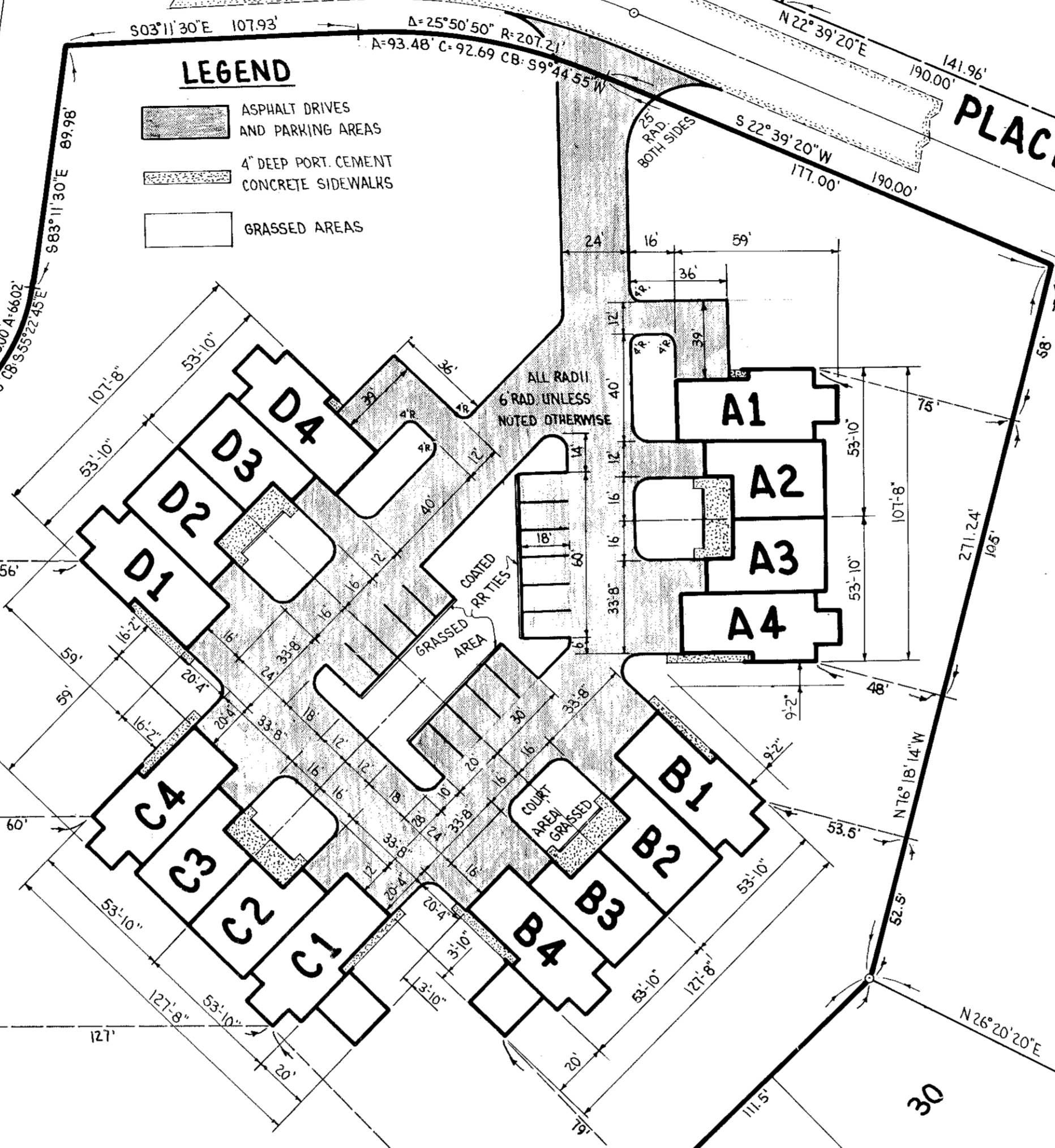
PLACE

PORTLAND DRIVE 50'

CRYSTAL COVE AND CONDOMINIUMS
COURT 3
COURT 2
P.V. 28
PG'S 59-83
270 YORKTOWN PLACE

LEGEND

- ASPHALT DRIVES AND PARKING AREAS
- 4" DEEP PORT CEMENT CONCRETE SIDEWALKS
- GRASSED AREAS



0.902 AC.

4.059 AC.

0.52 AC.

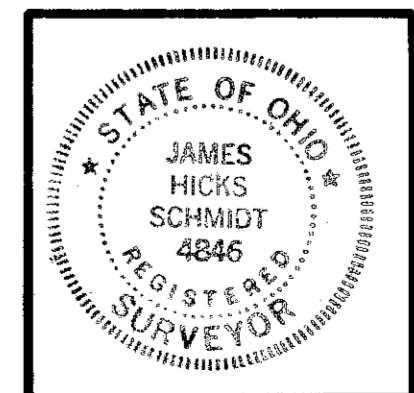
EDGEWATER DRIVE 60'

PORTLAND DRIVE NO. 1
SUBDIVISION NO. 1
PG. 27
CRYSTAL P.V. 24 SHORES

SCALE: 1" = 40'

TRANSFERRED
IN COMPLIANCE WITH SEC. 3103-32
OF REV. CODE
APR 30 1979
JULIAN A. FLOR
LORAIN COUNTY AUDITOR

STATEMENT OF CERTIFICATION



I HEREBY CERTIFY THAT THE ATTACHED DRAWINGS CORRECTLY REPRESENT THE DIMENSIONS OF THE BUILDINGS AS CONSTRUCTED, AND THAT THERE ARE NO ENCROACHMENTS ON ANY ADJACENT PREMISES.

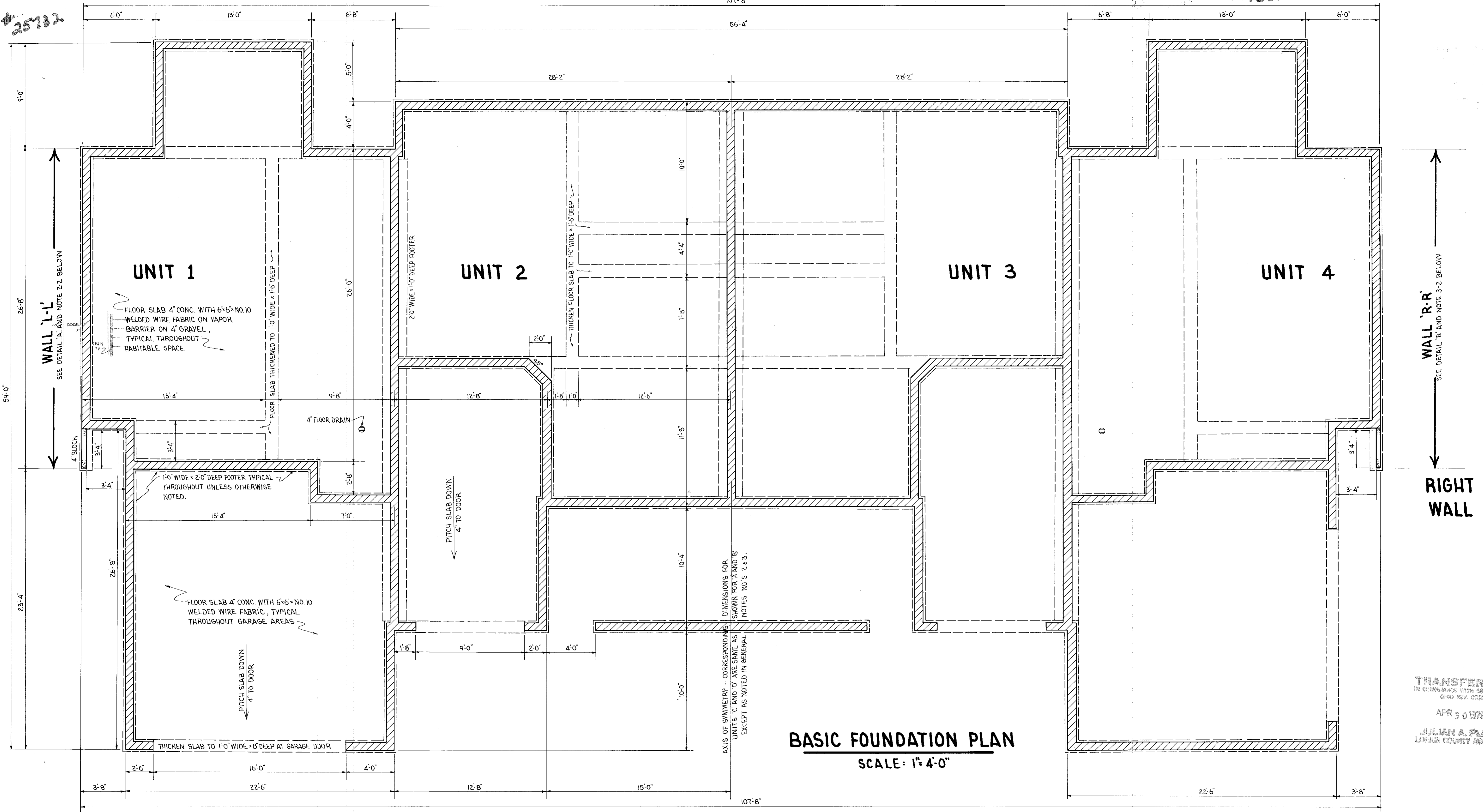
James H. Schmidt
JAMES H. SCHMIDT, REG. SURVEYOR

CRYSTAL COVE CONDOMINIUMS
SURVEY AND LOCATION MAP

COURT 1

34/65

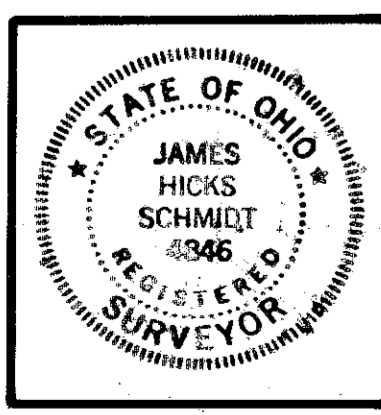
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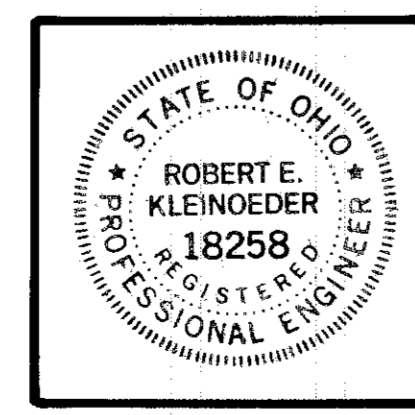
BASIC FOUNDATION PLAN
SCALE: 1" = 4'-0"

TRANSFERRED
BY COMPLIANCE WITH SEC. 310-202
OHIO REV. CODE
APR 30 1979
JULIAN A. FLOR
LEBANON COUNTY AUDITOR

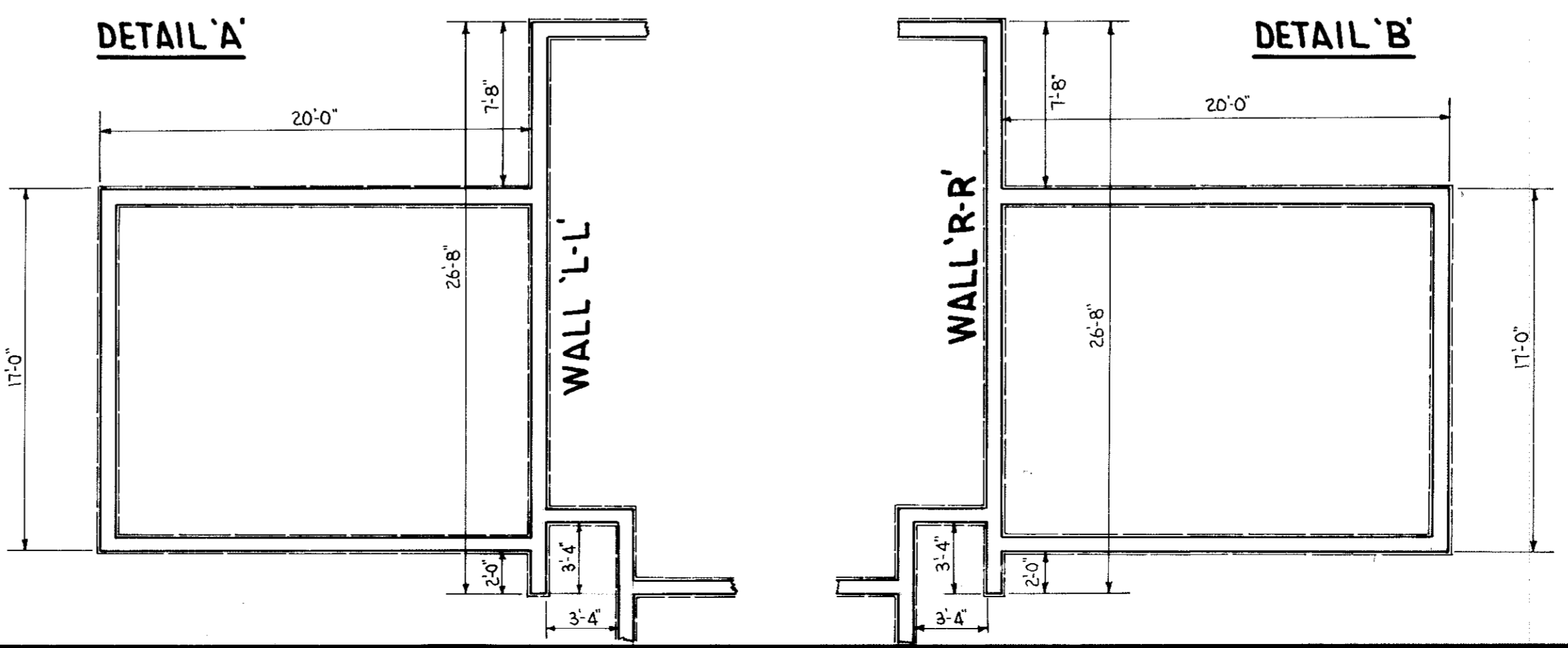
STATEMENTS OF CERTIFICATION



I HEREBY CERTIFY THAT THE ATTACHED DRAWINGS CORRECTLY REPRESENT THE DIMENSIONS OF THE BUILDINGS AS CONSTRUCTED, AND THAT THERE ARE NO ENCROACHMENTS ON ANY ADJUTING PREMISES.
James H. Schmidt
JAMES H. SCHMIDT, REG. SURVEYOR



I HEREBY CERTIFY THAT THE ATTACHED DRAWINGS CORRECTLY REPRESENT THE DIMENSIONS OF THE BUILDINGS AS CONSTRUCTED.
Robert E. Kleinoeder
ROBERT E. KLEINOEDER, REG. ENGINEER



GENERAL NOTES

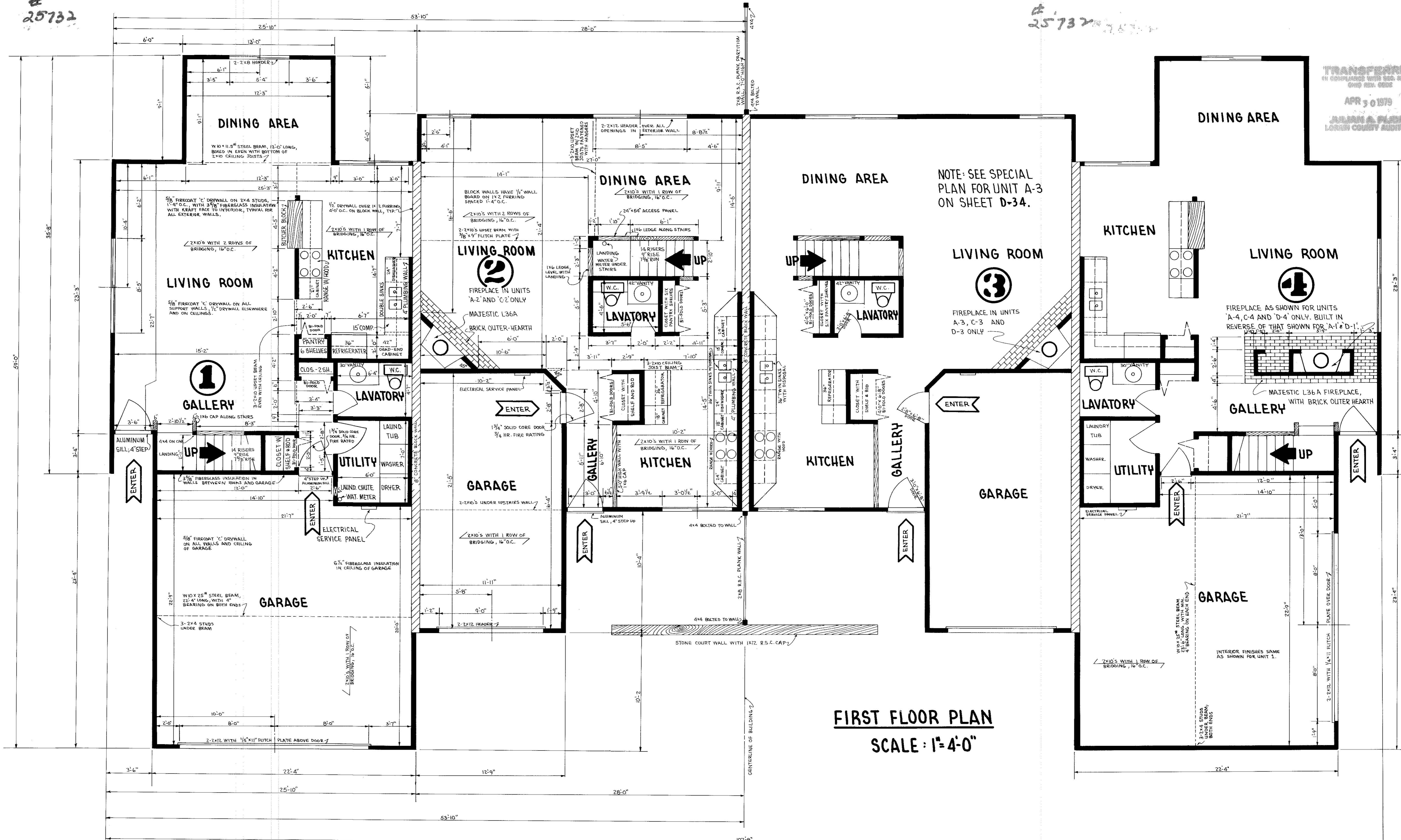
- BASIC FOUNDATION PLAN AS SHOWN IS THAT USED FOR BUILDING "D".
- BUILDING "C" FOLLOWS BASIC FOUNDATION PLAN AS SHOWN WITH THE FOLLOWING EXCEPTIONS:
 - UNIT 4 GARAGE FACES FRONT, NOT RIGHT SIDE. DIMENSIONS ARE AS SHOWN FOR LEFT GARAGE.
 - FAMILY ROOM PER DETAIL "A" HAS BEEN ADDED TO UNIT 1.
- BUILDING "B" FOLLOWS BASIC FOUNDATION PLAN AS SHOWN WITH THE FOLLOWING EXCEPTIONS:
 - UNIT 4 GARAGE FACES FRONT, NOT RIGHT SIDE. DIMENSIONS ARE AS SHOWN FOR LEFT GARAGE.
 - FAMILY ROOM PER DETAIL "B" HAS BEEN ADDED TO UNIT 4.
- BUILDING "A" FOLLOWS BASIC FOUNDATION PLAN AS SHOWN WITH THE FOLLOWING EXCEPTIONS:
 - UNIT 4 GARAGE FACES FRONT, NOT RIGHT SIDE. DIMENSIONS ARE AS SHOWN FOR LEFT GARAGE.
 - UNIT 1 GARAGE FACES LEFT SIDE, NOT FRONT. DIMENSIONS ARE AS SHOWN FOR RIGHT GARAGE.

CRYSTAL COVE CONDOMINIUMS
FOUNDATION PLAN
COURT 1

34/66
D28

25732

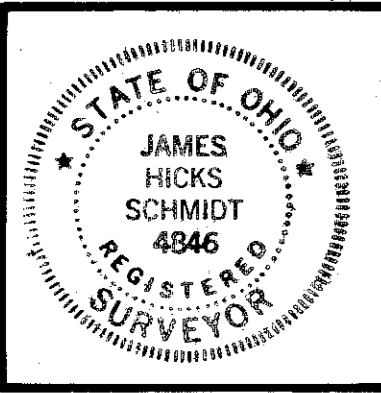
25732



TRANSFERRED
 IN COMPLIANCE WITH REG. ORDERS
 6149 AND 6002
 APR 30 1979
 JAMES H. SCHMIDT
 LARAIN COUNTY AUDITOR

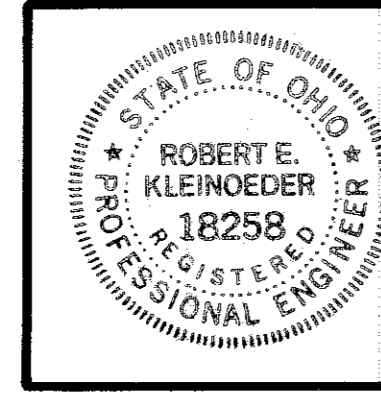
FIRST FLOOR PLAN
 SCALE: 1"=4'-0"

STATEMENTS OF CERTIFICATION



I HEREBY CERTIFY THAT THE ATTACHED DRAWINGS CORRECTLY REPRESENT THE DIMENSIONS OF THE BUILDINGS AS CONSTRUCTED, AND THAT THERE ARE NO ENCRoACHMENTS ON ANY ADJUTING PREMISES.

James H. Schmidt
 JAMES H. SCHMIDT, REG. SURVEYOR



I HEREBY CERTIFY THAT THE ATTACHED DRAWINGS CORRECTLY REPRESENT THE DIMENSIONS OF THE BUILDINGS AS CONSTRUCTED.

Robert E. Kleinoeder
 ROBERT E. KLEINOEDER, REG. ENGINEER

BUILDING 'A':

- UNIT 1: GARAGE FACES SIDE, DIMENSIONS AS SHOWN FOR UNIT 4 ABOVE. FIREPLACE INSTALLED IN REVERSE OF THAT SHOWN FOR UNIT 4 ABOVE.
- UNIT 2: AS SHOWN ABOVE, INCLUDING FIREPLACE.
- UNIT 3: AS SHOWN ABOVE, INCLUDING FIREPLACE AND MODIFICATIONS AS SHOWN ON SHEET D-34.
- UNIT 4: GARAGE FACES FRONT, DIMENSIONS AS SHOWN FOR UNIT 1 ABOVE, OTHERWISE SAME AS ABOVE, INCLUDING FIREPLACE.

BUILDING 'B':

- UNIT 1: AS SHOWN ABOVE, NO FIREPLACE
- UNIT 2: AS SHOWN ABOVE, DELETE FIREPLACE

VARIATIONS IN FIRST FLOOR PLAN

- UNIT 3: AS SHOWN ABOVE, DELETE FIREPLACE.
- UNIT 4: AS SHOWN ABOVE, DELETE FIREPLACE, ADD FAMILY ROOM AS SHOWN ON SHEET D-30.
- BUILDING 'C':**
- UNIT 1: AS SHOWN ABOVE, ADD FAMILY ROOM AS SHOWN ON SHEET D-34.
- UNIT 2: AS SHOWN ABOVE, INCLUDING FIREPLACE.
- UNIT 3: AS SHOWN ABOVE, INCLUDING FIREPLACE.
- UNIT 4: GARAGE FACES FRONT, DIMENSIONS AS SHOWN FOR UNIT 1 ABOVE, OTHERWISE AS SHOWN ABOVE, INCLUDING FIREPLACE.

BUILDING 'D':

- UNIT 1: AS SHOWN ABOVE, FIREPLACE INSTALLED IN REVERSE OF THAT SHOWN FOR UNIT 4 ABOVE.
- UNIT 2: AS SHOWN ABOVE, DELETE FIREPLACE
- UNIT 3: AS SHOWN ABOVE, INCLUDING FIREPLACE.
- UNIT 4: AS SHOWN ABOVE, INCLUDING FIREPLACE.

FINISHED FLOOR ELEVATIONS

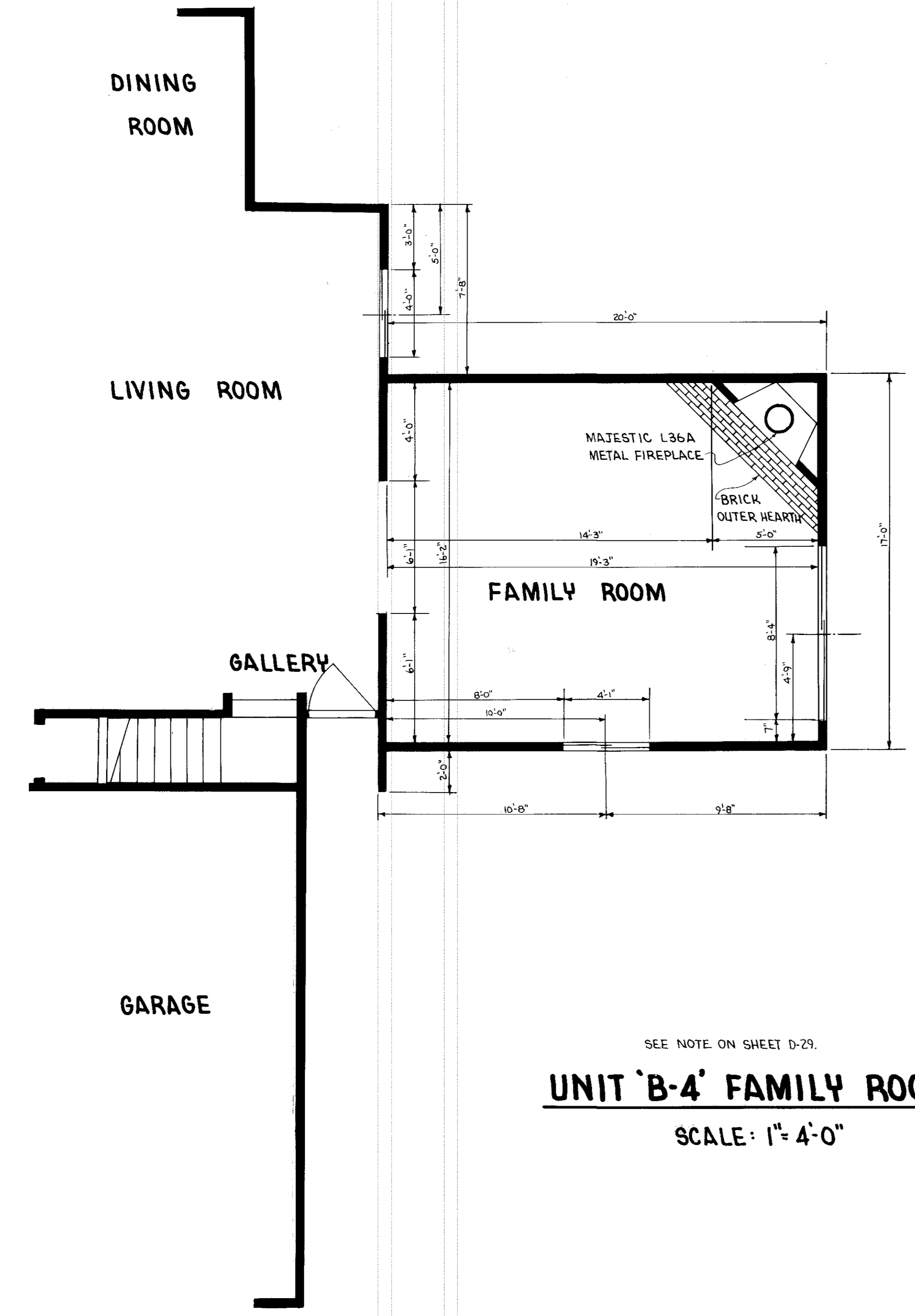
	FINISHED FLOOR ELEVATION FOR ENTIRE BUILDING EXCEPT GARAGE	FINISHED SLAB ELEVATION FOR GARAGES
BUILDING 'A'	597.06	596.73
BUILDING 'B'	596.90	596.57
BUILDING 'C'	597.02	596.69
BUILDING 'D'	597.00	596.67

CRYSTAL COVE CONDOMINIUMS
FIRST FLOOR PLAN
 COURT 1

#25732

#25732

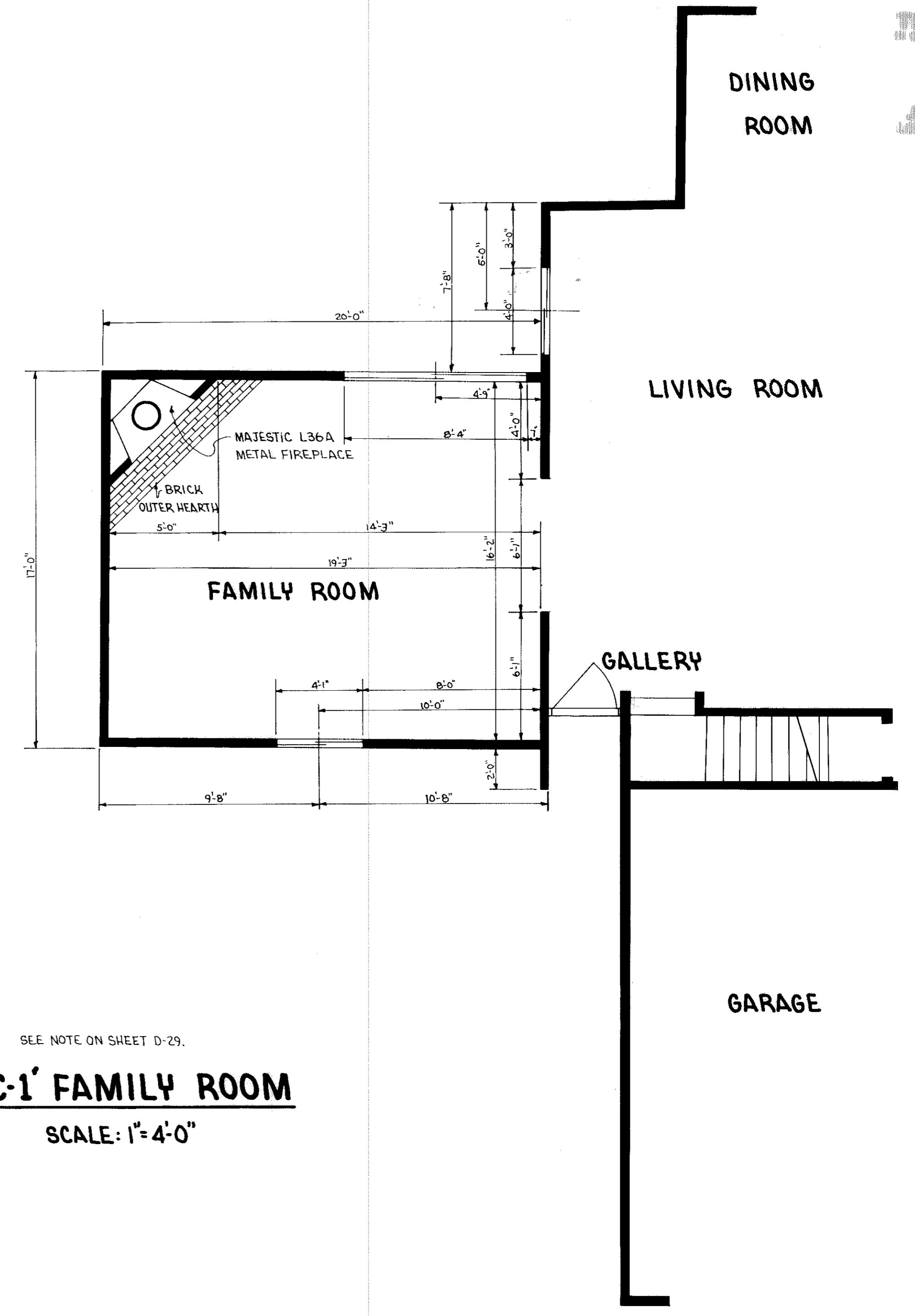
TRANSFERRED
APR 30 1979
JAMES A. PLER
LAWSON COUNTY REGISTER



SEE NOTE ON SHEET D-29.
UNIT 'B-4' FAMILY ROOM
SCALE: 1" = 4'-0"

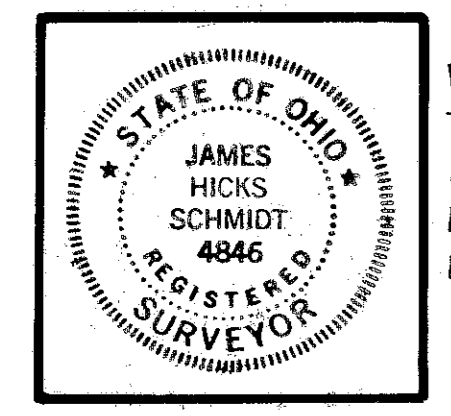
NOTE:

PLANS SHOWN HERE DEPICT DIMENSIONS AND FEATURES DIFFERENT THAN OR ADDED TO FIRST FLOOR PLAN SHOWN ON PREVIOUS SHEET AS NEEDED TO DESCRIBE FAMILY ROOMS. DIMENSIONS AND FEATURES SHOWN ON FIRST FLOOR PLAN ARE TRUE FOR UNITS 'B-4' AND 'C-1' UNLESS CALLED OUT SPECIFICALLY OTHERWISE ON THIS SHEET.



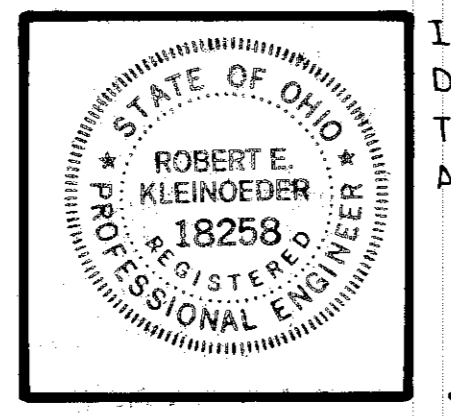
SEE NOTE ON SHEET D-29.
UNIT 'C-1' FAMILY ROOM
SCALE: 1" = 4'-0"

STATEMENTS OF CERTIFICATION



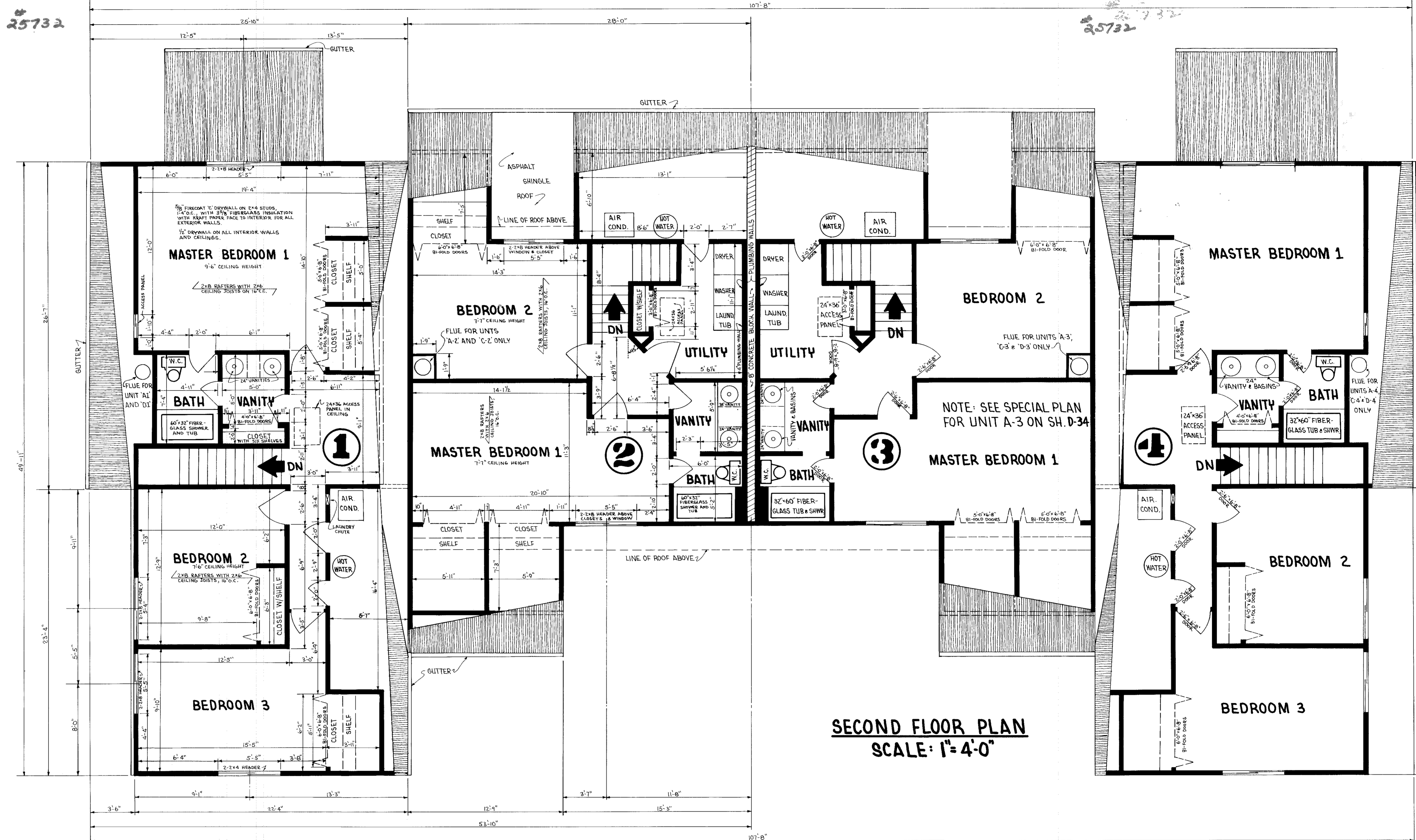
I HEREBY CERTIFY THAT THE ATTACHED DRAWINGS CORRECTLY REPRESENT THE DIMENSIONS OF THE BUILDINGS AS CONSTRUCTED, AND THAT THERE ARE NO ENCROACHMENTS ON ANY ABUTTING PREMISES.

James H. Schmidt
JAMES H. SCHMIDT, REG. SURVEYOR



I HEREBY CERTIFY THAT THE ATTACHED DRAWINGS CORRECTLY REPRESENT THE DIMENSIONS OF THE BUILDINGS AS CONSTRUCTED.

Robert E. Kleinoeder
ROBERT E. KLEINOEDER, REG. ENGINEER

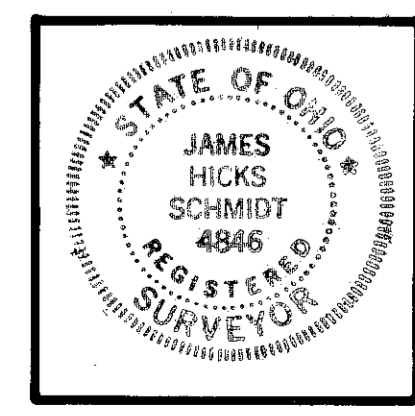


SECOND FLOOR PLAN
SCALE: 1"=4'-0"

SQUARE FOOTAGE TOTALS

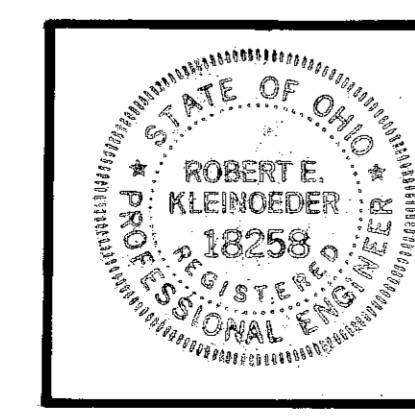
330 A1	1821 SF	330 C1	2161 SF
A2	1681 SF	C2	1681 SF
A3	1681 SF	C3	1681 SF
A4	1821 SF	C4	1821 SF
B1	1821 SF	D1	1821 SF
B2	1681 SF	D2	1681 SF
B3	1681 SF	D3	1681 SF
B4	2161 SF	D4	1821 SF

STATEMENTS OF CERTIFICATION



I HEREBY CERTIFY THAT THE ATTACHED DRAWINGS CORRECTLY REPRESENT THE DIMENSIONS OF THE BUILDINGS AS CONSTRUCTED, AND THAT THERE ARE NO ENCROACHMENTS ON ANY ADJUTING PREMISES.

James H. Schmidt
JAMES H. SCHMIDT, REG. SURVEYOR



I HEREBY CERTIFY THAT THE ATTACHED DRAWINGS CORRECTLY REPRESENT THE BUILDINGS AS CONSTRUCTED.

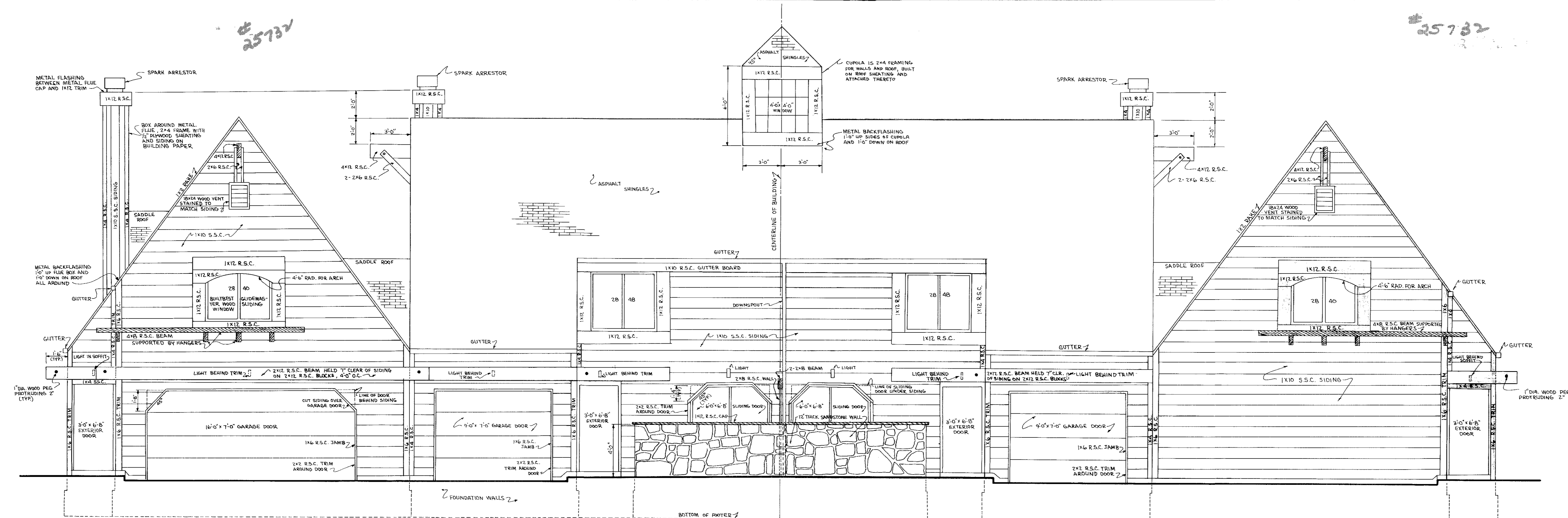
Robert E. Kleinoeder
ROBERT E. KLEINOEDER, REG. ENGINEER

TRANSFERRED
BY CLEARANCE WITH REG. 312.02
OHIO REG. CODE
APR 30 1978
J. J. JAMES A. FLOR
LUTHER COUNTY ARCHITECT

CRYSTAL COVE CONDOMINIUMS
SECOND FLOOR PLAN
COURT 1

#25732

#25732



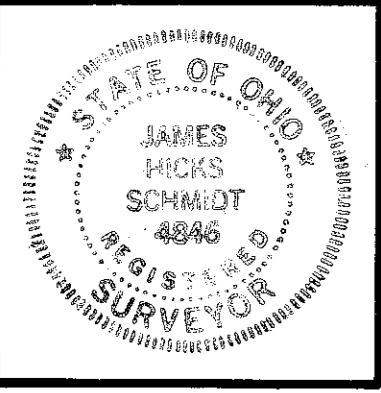
FRONT ELEVATION

NOTE FOR VARIATIONS:

FRONT ELEVATION SHOWN IS TRUE FOR BUILDING 'D' ONLY. VARIATIONS HAVE BEEN MADE TO THE OTHER BUILDINGS AS INDICATED BELOW. UNITS WITH GARAGES FACING FRONT HAVE A FRONT ELEVATION AS SHOWN FOR LEFT UNIT ABOVE. UNITS WITH GARAGES FACING SIDE HAVE A FRONT ELEVATION AS SHOWN FOR RIGHT UNIT ABOVE.

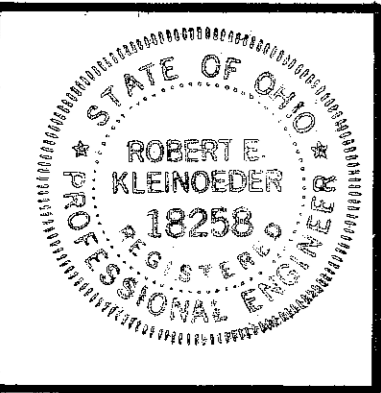
- BUILDING 'A': LEFT GARAGE FACES SIDE, RIGHT GARAGE FACES FRONT.
 - BUILDING 'B': LEFT AND RIGHT GARAGES BOTH FACE FRONT. FAMILY ROOM HAS BEEN ADDED TO RIGHT UNIT, ELEVATIONS AS SHOWN ON SHEET D-34.
 - BUILDING 'C': LEFT AND RIGHT GARAGES BOTH FACE FRONT. FAMILY ROOM HAS BEEN ADDED TO LEFT UNIT, ELEVATIONS IN REVERSE OF THOSE SHOWN ON SHEET D-34.
 - BUILDING 'D': FRONT ELEVATION AS SHOWN ABOVE.
- CHIMNEY ELEVATIONS SHOW TYPICAL CONSTRUCTION. FLOOR PLANS INDICATE UNITS WHICH HAVE FIREPLACES.
- REAR ELEVATION SHOWN IS TRUE FOR ALL BUILDINGS, WITH FAMILY ROOMS ADDED TO LEFT AND RIGHT SIDES OF BUILDINGS 'B' AND 'C' RESPECTIVELY.

STATEMENTS OF CERTIFICATION



I HEREBY CERTIFY THAT THE ATTACHED DRAWINGS CORRECTLY REPRESENT THE DIMENSIONS OF THE BUILDINGS AS CONSTRUCTED, AND THAT THERE ARE NO ENCROACHMENTS ON ANY ADJUTING PREMISES.

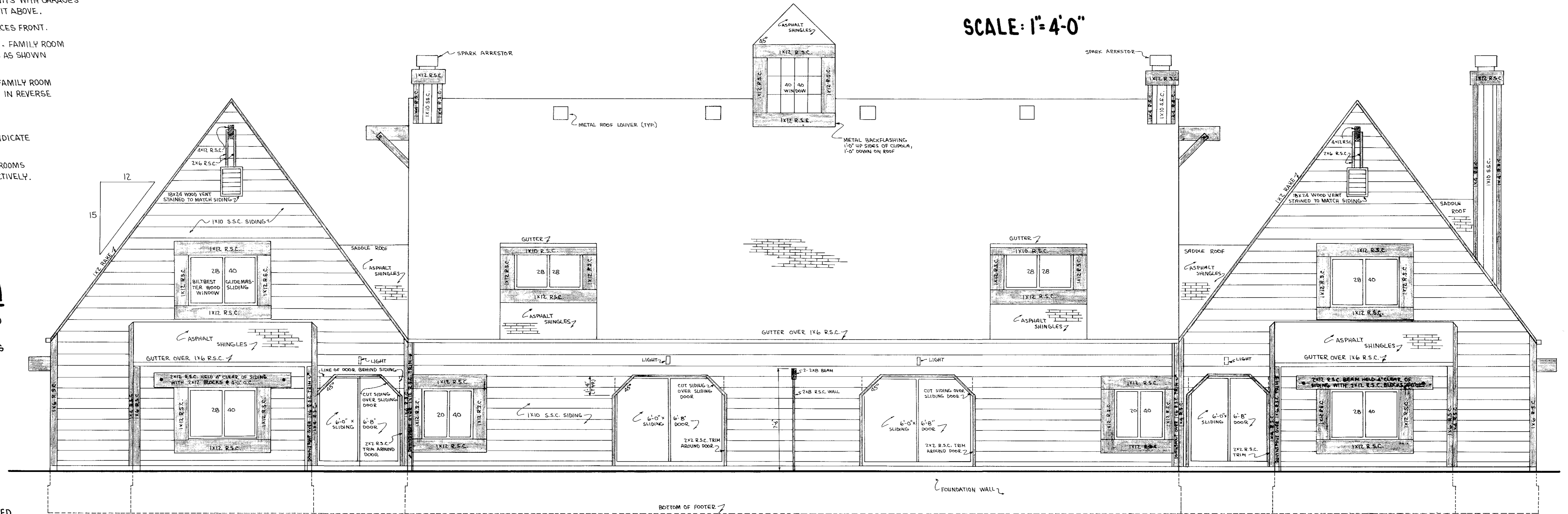
James H. Schmidt
 JAMES H. SCHMIDT, REG. SURVEYOR



I HEREBY CERTIFY THAT THE ATTACHED DRAWINGS CORRECTLY REPRESENT THE DIMENSIONS OF THE BUILDINGS AS CONSTRUCTED.

Robert E. Kleinoeder
 ROBERT E. KLEINOEDER, REG. ENGINEER

SCALE: 1"=4'-0"

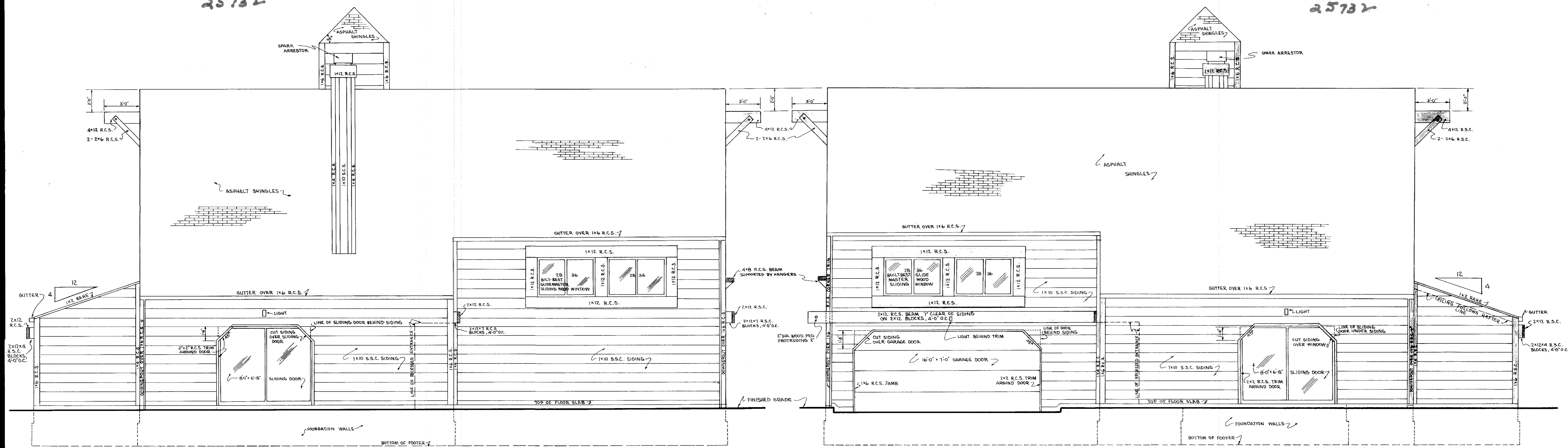


REAR ELEVATION

CRYSTAL COVE CONDOMINIUMS
 BUILDING ELEVATIONS
 COURT 1

25732

25732



LEFT SIDE ELEVATION

RIGHT SIDE ELEVATION

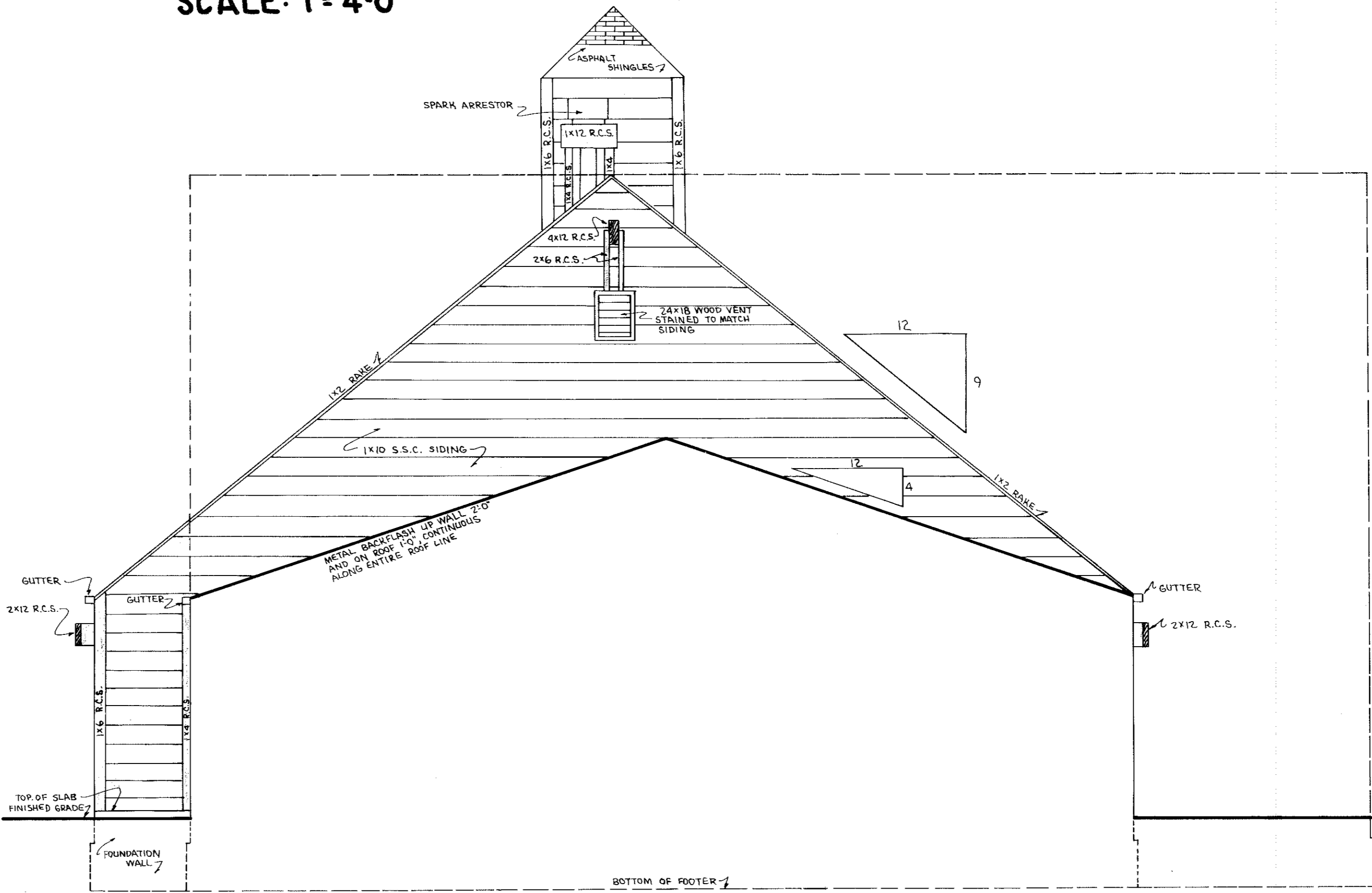
VARIATIONS TO LEFT SIDE ELEVATION

- BUILDING 'A': LEFT ELEVATION IS REVERSE OF THAT SHOWN FOR RIGHT SIDE ABOVE. ADD CHIMNEY AS SHOWN IN LEFT ELEVATION.
- BUILDING 'B': LEFT ELEVATION AS SHOWN ABOVE, DELETE CHIMNEY.
- BUILDING 'C': LEFT ELEVATION AS SHOWN ABOVE, DELETE CHIMNEY, ADD FAMILY ROOM IN REVERSE OF ELEVATIONS SHOWN ON SHEET D-34.
- BUILDING 'D': LEFT ELEVATION AS SHOWN ABOVE.

VARIATIONS TO RIGHT SIDE ELEVATION

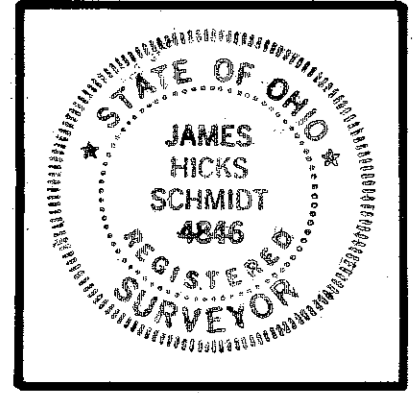
- BUILDING 'A': RIGHT ELEVATION IS REVERSE THAT SHOWN FOR LEFT SIDE, INCLUDING CHIMNEY.
- BUILDING 'B': RIGHT ELEVATION IS REVERSE THAT SHOWN FOR LEFT SIDE, DELETE CHIMNEY, ADD FAMILY ROOM AS SHOWN IN ELEVATION SHEET D-34.
- BUILDING 'C': RIGHT ELEVATION IS REVERSE THAT SHOWN FOR LEFT SIDE, INCLUDING CHIMNEY.
- BUILDING 'D': RIGHT ELEVATION AS SHOWN ABOVE.

SCALE: 1" = 4'-0"



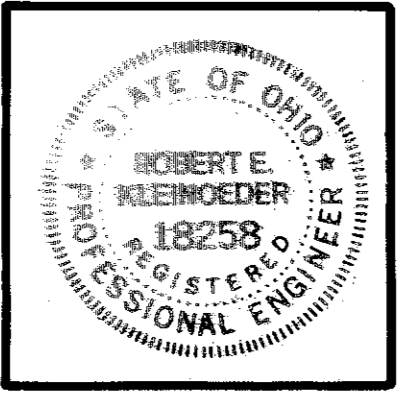
WALL BETWEEN UNITS

STATEMENTS OF CERTIFICATION



I HEREBY CERTIFY THAT THE ATTACHED DRAWINGS CORRECTLY REPRESENT THE DIMENSIONS OF THE BUILDINGS AS CONSTRUCTED, AND THAT THERE ARE NO ENCROACHMENTS ON ANY ADJUTING PREMISES.

James H. Schmidt
 JAMES H. SCHMIDT, REG. SURVEYOR



I HEREBY CERTIFY THAT THE ATTACHED DRAWINGS CORRECTLY REPRESENT THE DIMENSIONS OF THE BUILDINGS AS CONSTRUCTED.

Robert E. Kleinoeder
 ROBERT E. KLEINOEDER, REG. ENGINEER

TRANSFERRED
 IN COMPLIANCE WITH S.B. 330-222
 6819 REV. 6/08
 APR 30 1979
 JULIAN A. PLOER
 LEBANON COUNTY AUDITOR

CRYSTAL COVE CONDOMINIUMS
 BUILDING ELEVATIONS
 COURT 1

34/71
 D333

