

GREEN POINTE SUBDIVISION NO. 1

PART OF AVON TOWNSHIP SECTION 19
CITY OF AVON LAKE COUNTY OF LORAIN STATE OF OHIO

PREPARED BY
KLEINOEDER-SCHMIDT & ASSOC.
CONSULTING ENGINEERS & SURVEYORS

SURVEYORS CERTIFICATE

THIS IS TO CERTIFY THAT AT THE REQUEST OF THE OWNER, KOPF CONSTRUCTION CORP., I HAVE SURVEYED AND PLATTED GREEN POINTE SUBDIVISION NO. 1 AS SHOWN HEREON AND CONTAINING 13.541 ACRES IN AVON TOWNSHIP SECTION 19, NOW IN THE CITY OF AVON LAKE, COUNTY OF LORAIN AND STATE OF OHIO.

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

| | | |
|--------------------|--------|--------------|
| ACREAGE IN LOTS | 7.292 | ACRES |
| ACREAGE IN STREETS | 1.592 | |
| ACREAGE IN PARK | 4.646 | 4.657 |
| TOTAL | 13.530 | 13.541 ACRES |

[Signature]
JAMES H. SCHMIDT, REGISTERED SURVEYOR

ENGINEERS CERTIFICATE

THIS IS TO CERTIFY THAT I HAVE EXAMINED THIS PLAT OF GREEN POINTE SUBDIVISION NO. 1, AND FIND THE SAME TO BE PREPARED IN ACCORDANCE WITH THE CODIFIED ORDINANCES OF THE CITY OF AVON LAKE AND FIND THE MONUMENTS SET ARE SUFFICIENT TO DEFINE THE STREETS AS SHOWN HEREON.

[Signature]
AVON LAKE MUNICIPAL ENGINEER

SANITARY SEWER EASEMENTS TO THE CITY OF AVON LAKE

KOPF CONSTRUCTION CORP., THE OWNER OF THE WITHIN PLATTED LAND DOES HEREBY GRANT TO THE CITY OF AVON LAKE THE FOLLOWING PERMANENT RIGHT OF WAY EASEMENT:

A SANITARY SEWER EASEMENT FOR THE INSTALLATION, OPERATION AND MAINTENANCE OF A PUMP STATION AND APPURTENANCES ON SUBLOT 18 IN GREEN POINTE SUBDIVISION NO. 1 AS SHOWN HEREON. SAID EASEMENT RIGHTS SHALL INCLUDE THE RIGHT WITHOUT LIABILITY THEREOF TO REMOVE ALL TREES AND LANDSCAPING INCLUDING LAWNS WITHIN AND WITHOUT SAID EASEMENT PREMISES WHICH MAY INTERFERE WITH THE MAINTENANCE OF SAID UTILITIES.

REPRESENTING KOPF CONSTRUCTION CORP.:
[Signature]
HERMAN R. KOPF, PRES.

OWNERS CERTIFICATE

THIS IS TO CERTIFY THAT KOPF CONSTRUCTION CORP. DOES HEREBY ACCEPT THIS PLAT OF GREEN POINTE SUBDIVISION NO. 1 TO BE CORRECT AND DEDICATES FOREVER TO PUBLIC USE A PARK MEASURING 202,400 205,223-SQ. FT., JAYCOX ROAD AND STONEY BROOK DRIVE AS SHOWN HEREON. KOPF CONSTRUCTION CORP. FURTHER GRANTS PERPETUAL EASEMENTS AS SHOWN HEREON FOR THE INSTALLATION AND MAINTENANCE OF PUBLIC UTILITIES.

REPRESENTING KOPF CONSTRUCTION CORP.:
[Signature]
HERMAN R. KOPF, PRES.

NOTE: RED INK DENOTES
CORRECTION PER CERTIFICATE
OF CORRECTION, No. 054874,
FEBRUARY, 1980.

NOTARY PUBLIC

COUNTY OF LORAIN } S.S.
STATE OF OHIO }
THIS IS TO CERTIFY THAT BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE DID PERSONALLY APPEAR HERMAN R. KOPF, REPRESENTING KOPF CONSTRUCTION CORPORATION, WHO ACKNOWLEDGED THAT HE DID SIGN THE FOREGOING PLAT OF GREEN POINTE SUBDIVISION NO. 1 AND THAT IT WAS HIS OWN FREE ACT AND DEED IN TESTIMONY WHEREOF I HEREUNTO SET MY HAND AND OFFICIAL SEAL THIS 12TH DAY OF SEPTEMBER, 1979.

[Signature]
NOTARY PUBLIC

MY COMMISSION EXPIRES: 4/20/83
PATRICIA A. TURNER, Notary Public
For the State of Ohio, Lorain County
My Commission Expires Aug. 29, 1983

PLANNING COMMISSION

THIS IS TO CERTIFY THAT THIS PLAT OF GREEN POINTE SUBDIVISION NO. 1 HAS BEEN APPROVED BY THE PLANNING COMMISSION OF THE CITY OF AVON LAKE ON THE 11TH DAY OF SEPTEMBER, 1979.

[Signature]
SECRETARY

NOTE

THIS IS TO CERTIFY THAT I HAVE EXAMINED THIS PLAT OF GREEN POINTE SUBDIVISION NO. 1 AND FIND THE SAME TO BE PREPARED IN ACCORDANCE WITH THE CODIFIED ORDINANCES OF THE CITY OF AVON LAKE.

[Signature]
AVON LAKE LAW DIRECTOR

MORTGAGEES CERTIFICATE

THIS IS TO CERTIFY THAT CITIZENS FEDERAL SAVINGS & LOAN ASSOCIATION OF CLEVELAND, MORTGAGEE OF LANDS CONTAINED WITHIN THIS PLAT OF GREEN POINTE SUBDIVISION NO. 1 AS SHOWN HEREON AND REPRESENTED BY THE UNDERSIGNED DOES HEREBY ACCEPT THIS PLAT OF SAME TO BE CORRECT AND DEDICATES FOREVER TO PUBLIC USE, STONEY BROOK DRIVE, JAYCOX ROAD AND A PARK MEASURING 202,863 SQ. FT. AS SHOWN HEREON.

FOR
CITIZENS FEDERAL SAVINGS & LOAN ASSOCIATION OF CLEVELAND
[Signature]

NOTARY PUBLIC

COUNTY OF CUYAHOGA } S.S.
STATE OF OHIO }
THIS IS TO CERTIFY THAT BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE DID PERSONALLY APPEAR EDWARD H. SCHAEFER, VICE PRESIDENT REPRESENTING CITIZENS FEDERAL SAVINGS & LOAN ASSOCIATION OF CLEVELAND WHO ACKNOWLEDGED THAT HE DID SIGN THE FOREGOING PLAT OF GREEN POINTE SUBDIVISION NO. 1 AND THAT IT WAS HIS OWN FREE ACT AND DEED IN TESTIMONY I HEREUNTO SET MY HAND AND OFFICIAL SEAL THIS 13TH DAY OF SEPTEMBER, 1979.

[Signature]
NOTARY PUBLIC

MY COMMISSION EXPIRES: 1/17/84

CITY COUNCIL

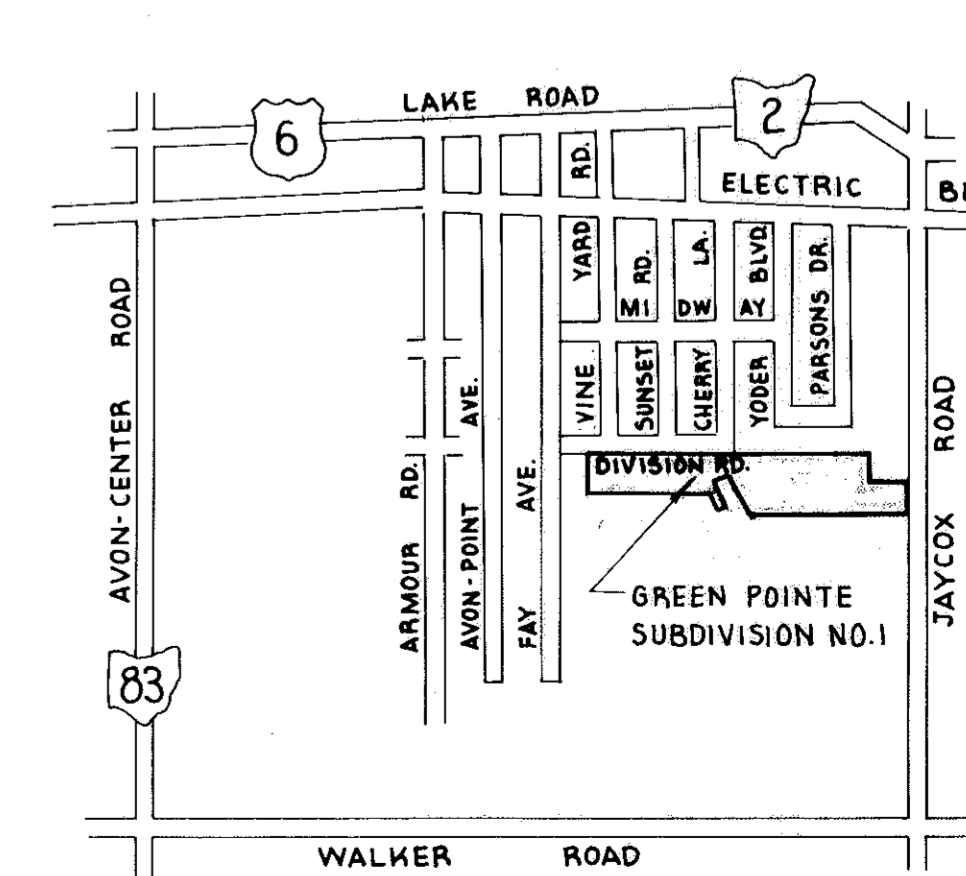
THIS IS TO CERTIFY THAT THIS PLAT OF GREEN POINTE SUBDIVISION NO. 1 HAS BEEN ACCEPTED BY THE COUNCIL OF THE CITY OF AVON LAKE, LORAIN COUNTY, OHIO AND THE STREETS AND PARK SHOWN HEREON WERE ACCEPTED FOR PUBLIC USE BY ORDINANCE NO. 122-79 PASSED THE 17TH DAY OF SEPTEMBER, 1979.

[Signature]
CLERK OF COUNCIL

UNDERGROUND CABLE EASEMENT

KOPF CONSTRUCTION CORP. THE OWNER OF THE WITHIN PLATTED LAND DOES HEREBY GRANT UNTO THE CLEVELAND ELECTRIC ILLUMINATING COMPANY AND THE LORAIN TELEPHONE COMPANY, BOTH OHIO CORPORATIONS, THEIR SUCCESSORS AND ASSIGNEES (HEREINAFTER REFERRED TO AS THE GRANTEEES) A PERMANENT RIGHT OF WAY EASEMENT TEN (10) FEET IN WIDTH OVER, UNDER AND THROUGH ALL SUBLOTS AND ALL LANDS SHOWN HEREON AND PARALLEL WITH AND CONTIGUOUS TO ALL STREET LINES TO CONSTRUCT, PLACE, OPERATE, MAINTAIN, REPAIR, RECONSTRUCT AND RELOCATE SUCH UNDERGROUND ELECTRIC AND COMMUNICATIONS CABLES, DUCTS, CONDUITS, SURFACE OR BELOW GROUND MOUNTED TRANSFORMERS AND PEDESTALS, CONCRETE PADS AND OTHER FACILITIES AS ARE DEEMED NECESSARY OR CONVENIENT BY THE GRANTEEES FOR DISTRIBUTING AND TRANSMITTING ELECTRICITY AND COMMUNICATIONS SIGNALS FOR PUBLIC AND PRIVATE USE AT SUCH LOCATIONS AS GRANTEEES MAY DETERMINE UPON, WITHIN AND ACROSS THE EASEMENT PREMISES, SAID EASEMENT RIGHTS SHALL INCLUDE THE RIGHT WITHOUT LIABILITY THEREOF TO REMOVE TREES, LANDSCAPING INCLUDING LAWNS WITHIN AND WITHOUT SAID EASEMENT PREMISES WHICH MAY INTERFERE WITH THE INSTALLATION, MAINTENANCE, REPAIR OR OPERATION OF SAID ELECTRIC AND COMMUNICATIONS FACILITIES, THE RIGHT TO INSTALL, REPAIR, AUGMENT AND MAINTAIN SERVICE CABLES OUTSIDE THE ABOVE DESCRIBED PREMISES AND WITH THE RIGHT OF ACCESS, INGRESS AND EGRESS TO AND FROM ANY OF THE WITHIN DESCRIBED PREMISES FOR EXERCISING ANY OF THE PURPOSES OF THIS RIGHT OF WAY AND GRANT AND ALL SUBLOTS SHALL BE RESTRICTED TO UNDERGROUND UTILITY SERVICE.

REPRESENTING KOPF CONSTRUCTION CORP.:
[Signature]
HERMAN R. KOPF, PRES.



AREA MAP
NO SCALE

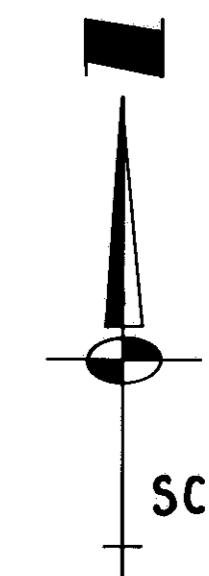
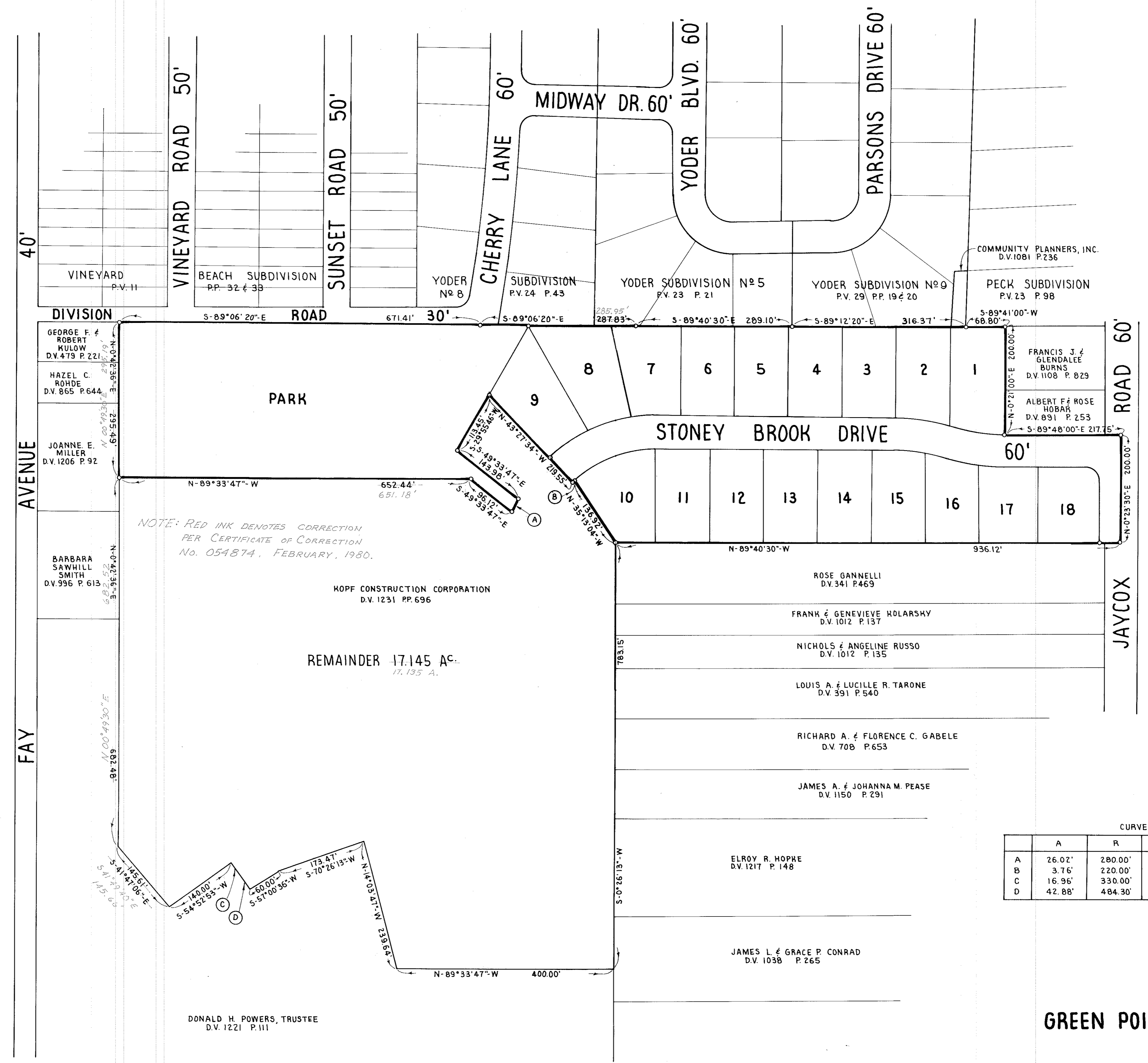
Received for Record
OCT 22 1979
Dorothy L. Esser
Lorain County Recorder

TRANSFERRED
OCT 22 1979
LORAIN COUNTY REC'D

1:34 P.M.
Vol. 35 Pgs. 54, 55, 56 inc.
Box: Lorain Co. title - K.H.

045394

045394



SCALE: 1"=100'

CURVE DATA

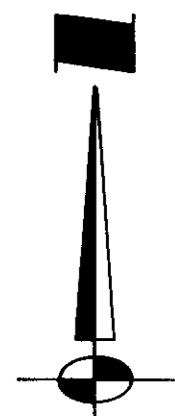
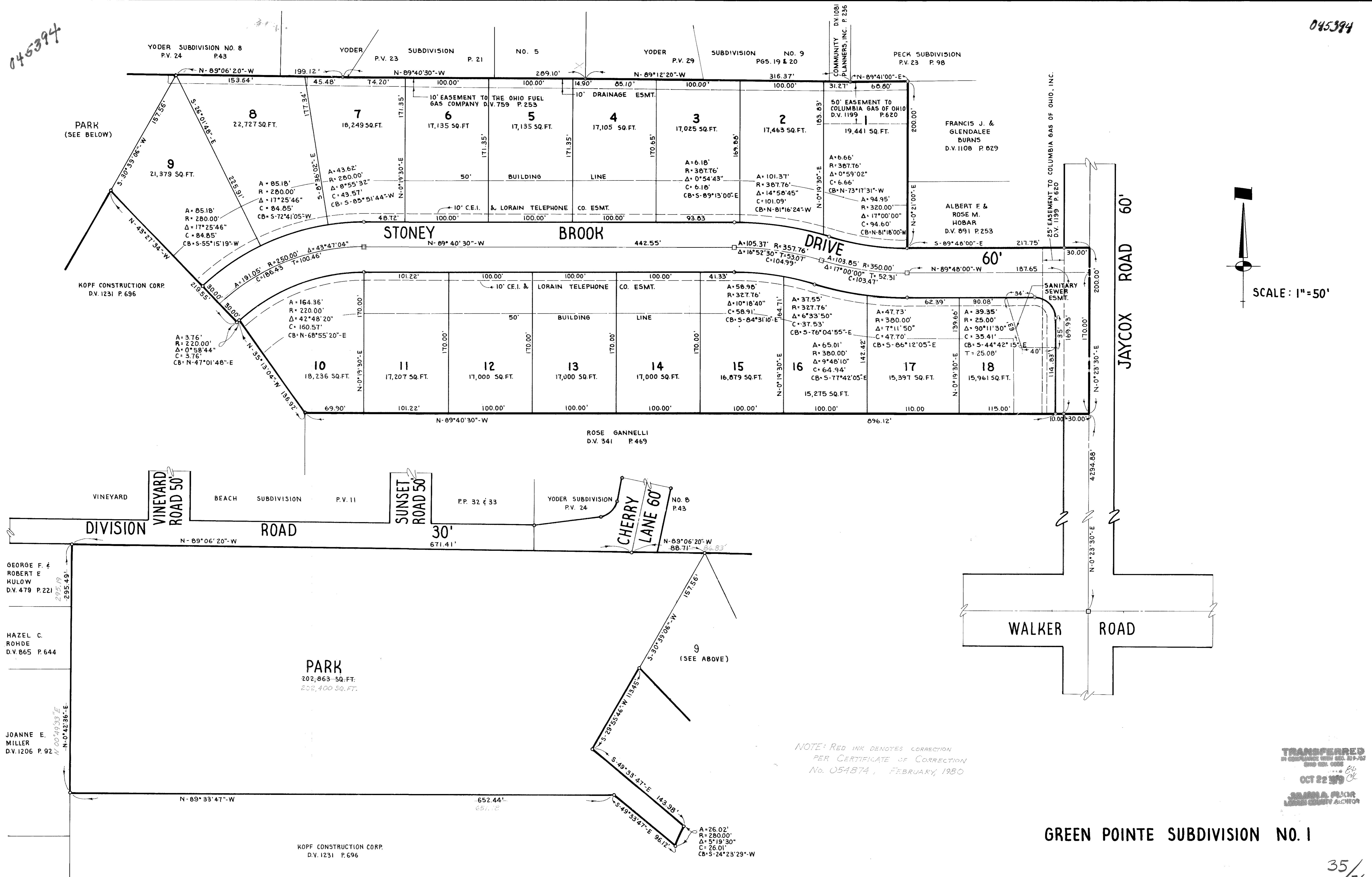
| | A | R | Δ | C | CB |
|---|--------|---------|----------|--------|---------------|
| A | 26.02' | 280.00' | 5°19'30" | 26.01' | S-24°23'29"-W |
| B | 3.76' | 220.00' | 0°58'44" | 3.76' | N-47°01'48"-E |
| C | 16.96' | 330.00' | 2°56'40" | 16.96' | N-36°35'27"-W |
| D | 42.88' | 484.30' | 5°04'23" | 42.87' | N-35°31'36"-W |

TRANSFERRED
 IN COMPLIANCE WITH SEC. 210-200
 (2000 REV. CODE)
 OCT 22 1990
 ALAN A. MAJOR
 LIBERTY COUNTY ALCOHOL

GREEN POINTE SUBDIVISION NO. 1

35/55

045394



SCALE: 1"=50'

NOTE: RED INK DENOTES CORRECTION
 PER CERTIFICATE OF CORRECTION
 No. 054874, FEBRUARY, 1980

TRANSFERRED
 TO GREEN POINT SUBDIVISION NO. 1
 PER CERTIFICATE OF CORRECTION
 No. 054874, FEBRUARY, 1980
 OCT 22 1980
 JAMES P. FRANK
 LICENSED SURVEYOR

GREEN POINTE SUBDIVISION NO. 1