

Cherry Ridge Condominiums

PHASE 7 OF

1201 WEST RIVER ROAD

PART OF ELYRIA TOWNSHIP ORIGINAL LOT NO. 171 - WEST OF THE BLACK RIVER
CITY OF ELYRIA COUNTY OF LORAIN STATE OF OHIO

PREPARED FOR:

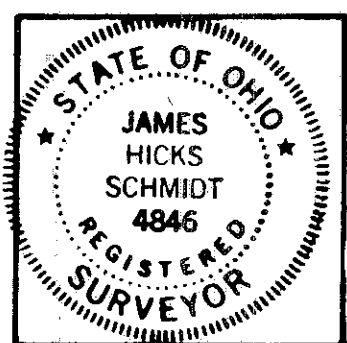
KOPF CONSTRUCTION CORPORATION
32730 WALKER ROAD
AVON LAKE, OHIO

PREPARED BY:

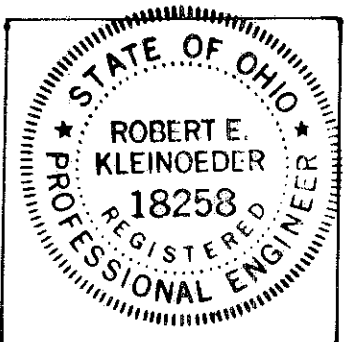
KLEINOEDER SCHMIDT & ASSOCIATES
CONSULTING ENGINEERS AND SURVEYORS
424 MIDDLE AVENUE
ELYRIA, OHIO

STATEMENT OF CERTIFICATION

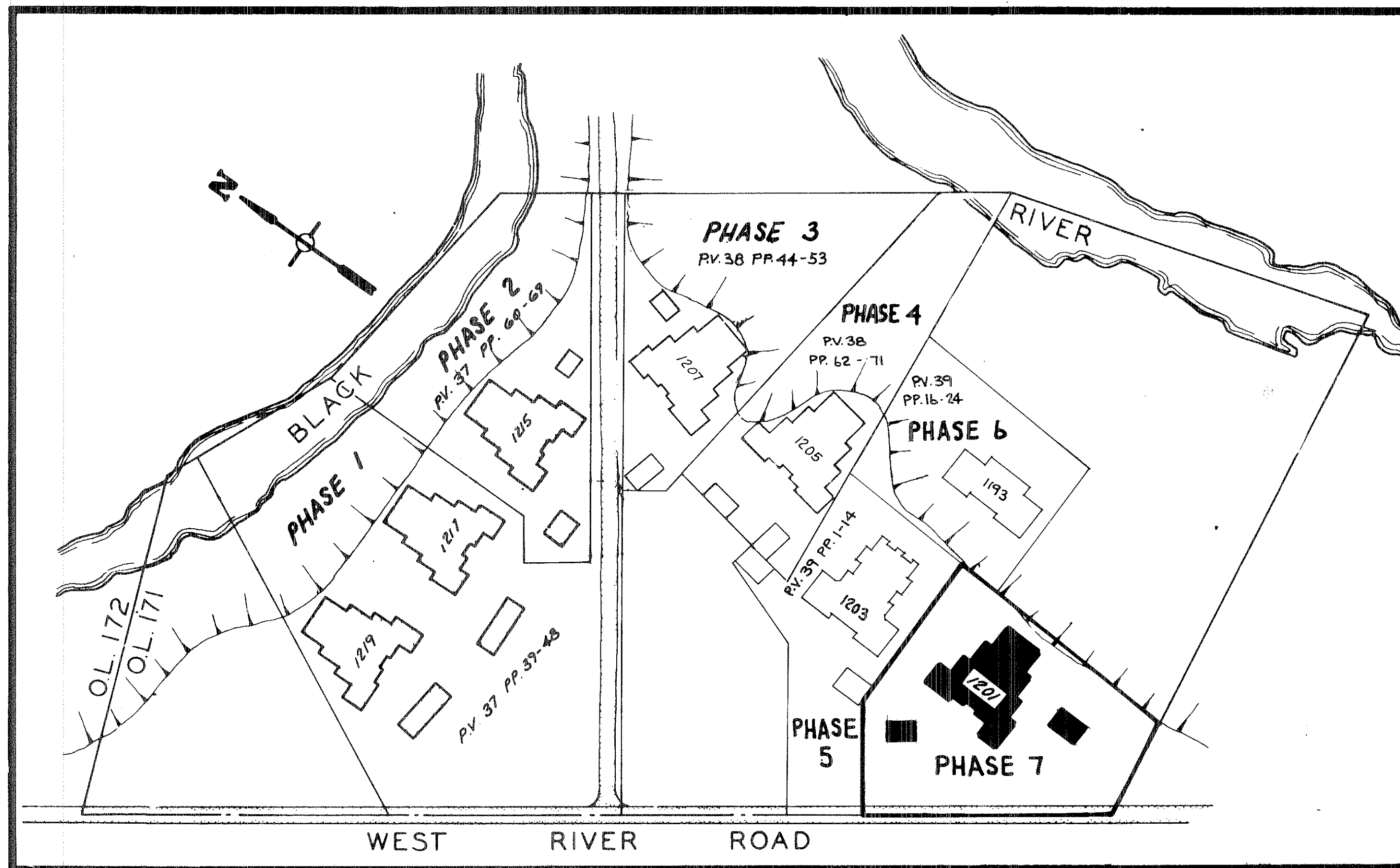
I HEREBY CERTIFY THAT THE ATTACHED DRAWINGS CORRECTLY REPRESENT THE DIMENSIONS OF THE BUILDINGS AS CONSTRUCTED AND THAT THERE ARE NO ENCROACHMENTS ON ANY ABUTTING PREMISIS.



James H. Schmidt
JAMES H. SCHMIDT
REGISTERED SURVEYOR NO. 4846



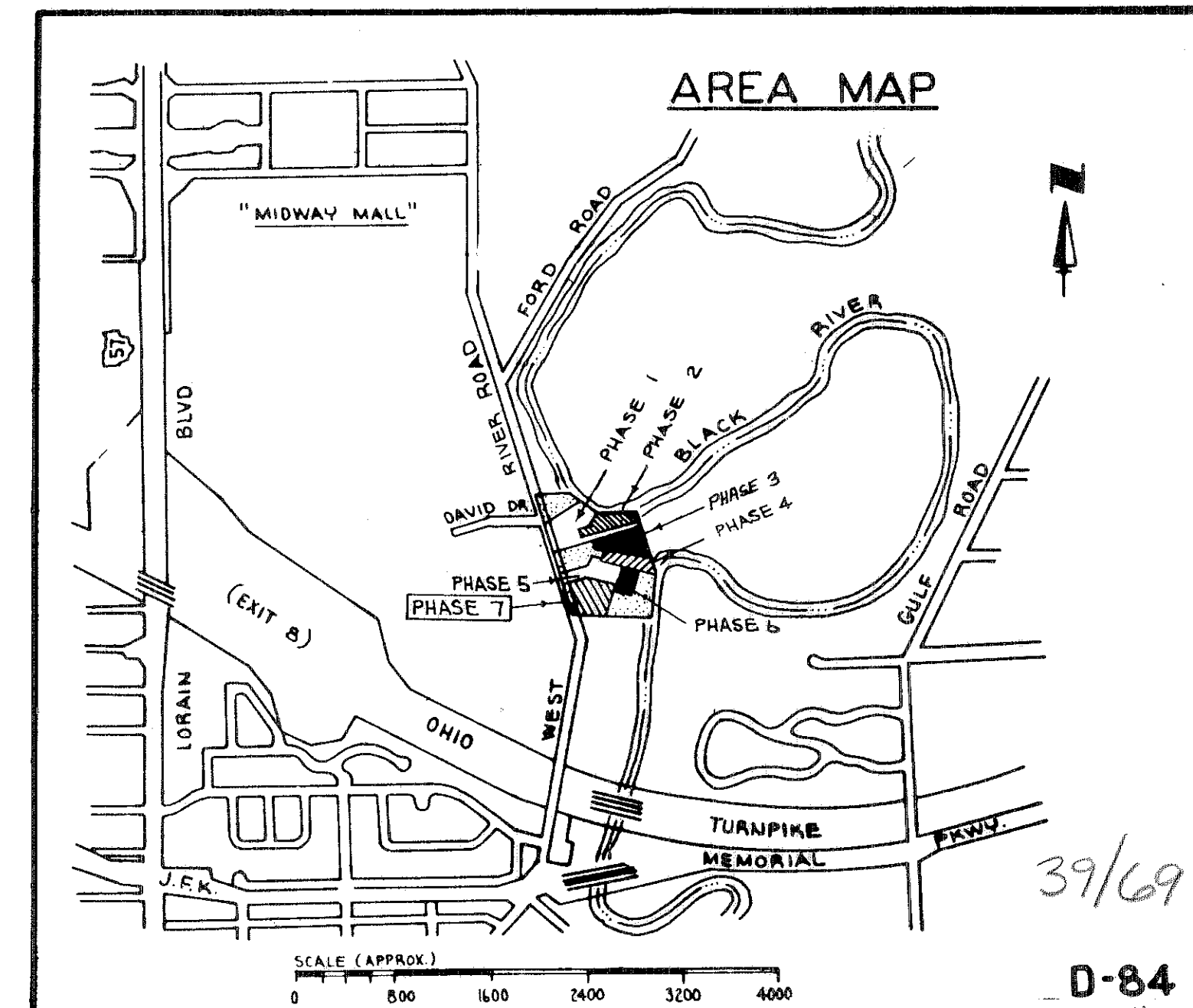
Robert E. Kleinoeder
ROBERT E. KLEINOEDER
REGISTERED ENGINEER NO. 18258



COMPOSITE MAP
NO SCALE

INDEX OF SHEETS

SHEET	DESCRIPTION
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TRANSFERRED
BY JULIAN A. PIJOR
SEP 14 1984
JULIAN A. PIJOR
LORAIN COUNTY AUDITOR

Received for Record SEP 14 1984
J.A. PIJOR
VOL 39
PAGE 18
Dorothy L. Esser
Lorain County Recorder
43122
18 inch
Box Lorain County Titles
S.K.

1219 WEST RIVER ROAD		
UNIT	AREA (S.F.)	PERCENTAGE
A-1	775	1.0316
B-1	775	1.0316
C-1	830	1.1048
D-1	830	1.1048
A-2	795	1.0582
B-2	795	1.0582
C-2	853	1.1354
D-2	853	1.1354
A-3	795	1.0582
B-3	795	1.0582
C-3	853	1.1354
D-3	853	1.1354
TOTAL	9802	13.0472

1217 WEST RIVER ROAD		
UNIT	AREA (S.F.)	PERCENTAGE
A-1	775	1.0316
B-1	775	1.0316
C-1	830	1.1048
D-1	830	1.1048
A-2	795	1.0582
B-2	795	1.0582
C-2	853	1.1354
D-2	853	1.1354
A-3	795	1.0582
B-3	795	1.0582
C-3	853	1.1354
D-3	853	1.1354
TOTAL	9802	13.0472

1215 WEST RIVER ROAD		
UNIT	AREA (S.F.)	PERCENTAGE
A-1	775	1.0316
B-1	775	1.0316
C-1	830	1.1048
D-1	830	1.1048
A-2	795	1.0582
B-2	795	1.0582
C-2	853	1.1354
D-2	853	1.1354
A-3	795	1.0582
B-3	795	1.0582
C-3	853	1.1354
D-3	853	1.1354
TOTAL	9802	13.0472

1207 WEST RIVER ROAD		
UNIT	AREA (S.F.)	PERCENTAGE
A-1	775	1.0316
B-1	775	1.0316
C-1	830	1.1048
D-1	830	1.1048
A-2	795	1.0582
B-2	795	1.0582
C-2	853	1.1354
D-2	853	1.1354
A-3	795	1.0582
B-3	795	1.0582
C-3	853	1.1354
D-3	853	1.1354
TOTAL	9802	13.0472

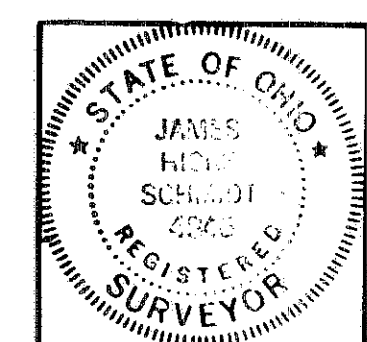
1205 WEST RIVER ROAD		
UNIT	AREA (S.F.)	PERCENTAGE
A-1	775	1.0316
B-1	775	1.0316
C-1	830	1.1048
D-1	830	1.1048
A-2	795	1.0582
B-2	795	1.0582
C-2	853	1.1354
D-2	853	1.1354
A-3	795	1.0582
B-3	795	1.0582
C-3	853	1.1354
D-3	853	1.1354
TOTAL	9802	13.0472

1203 WEST RIVER ROAD		
UNIT	AREA (S.F.)	PERCENTAGE
A-1	710	0.9450
A-2	710	0.9450
A-3	710	0.9450
A-4	710	0.9450
B-1	794	1.0569
B-2	794	1.0569
C-1	818	1.0888
C-2	818	1.0888
D-1	753	1.0022
D-2	753	1.0022
D-3	753	1.0022
D-4	753	1.0022
TOTAL	9076	12.0802

1193 WEST RIVER ROAD		
UNIT	AREA (S.F.)	PERCENTAGE
A-1	1622	2.1590
B-1	1622	2.1590
A-2	928	1.2352
B-2	928	1.2352
A-3	1070	1.4241
B-3	1070	1.4241
TOTAL	7240	9.6366

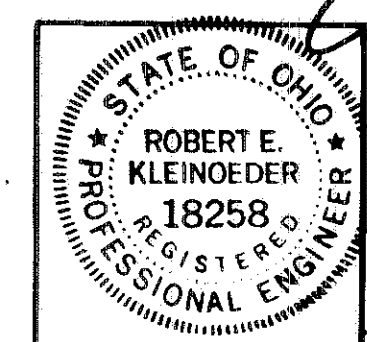
1201 WEST RIVER ROAD		
UNIT	AREA (S.F.)	PERCENTAGE
A-1	775	1.0316
B-1	775	1.0316
C-1	830	1.1048
D-1	830	1.1048
A-2	795	1.0582
B-2	795	1.0582
C-2	853	1.1354
D-2	853	1.1354
A-3	795	1.0582
B-3	795	1.0582
C-3	853	1.1354
D-3	853	1.1354
TOTAL	9802	13.0472

STATEMENT OF CERTIFICATION



I HEREBY CERTIFY THAT THE ATTACHED TABLES CORRECTLY REPRESENT THE AREAS AND PERCENTAGES OF OWNERSHIP FOR THE UNITS AS SHOWN ABOVE ON WEST RIVER ROAD IN CHERRY RIDGE CONDOMINIUMS.

James H. Schmidt
JAMES H. SCHMIDT, REG. SURVEYOR #4845



I HEREBY CERTIFY THAT THE ATTACHED TABLES CORRECTLY REPRESENT THE AREAS AND PERCENTAGES OF OWNERSHIP FOR THE UNITS AS SHOWN ABOVE ON WEST RIVER ROAD IN CHERRY RIDGE CONDOMINIUMS.

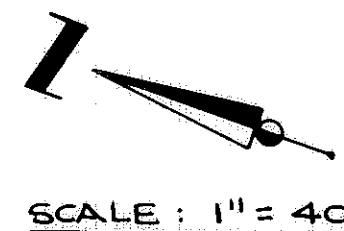
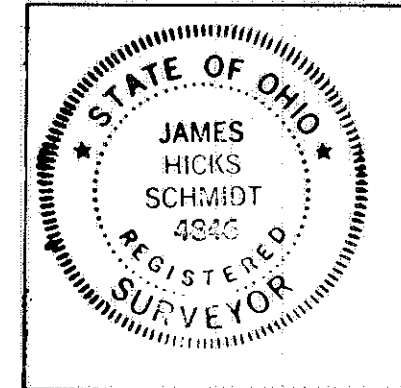
Robert E. Kleinoeder
ROBERT E. KLEINOEDER, P.E. #18258

CHERRY RIDGE CONDOMINIUMS
PERCENTAGES OF OWNERSHIP

CERTIFICATION

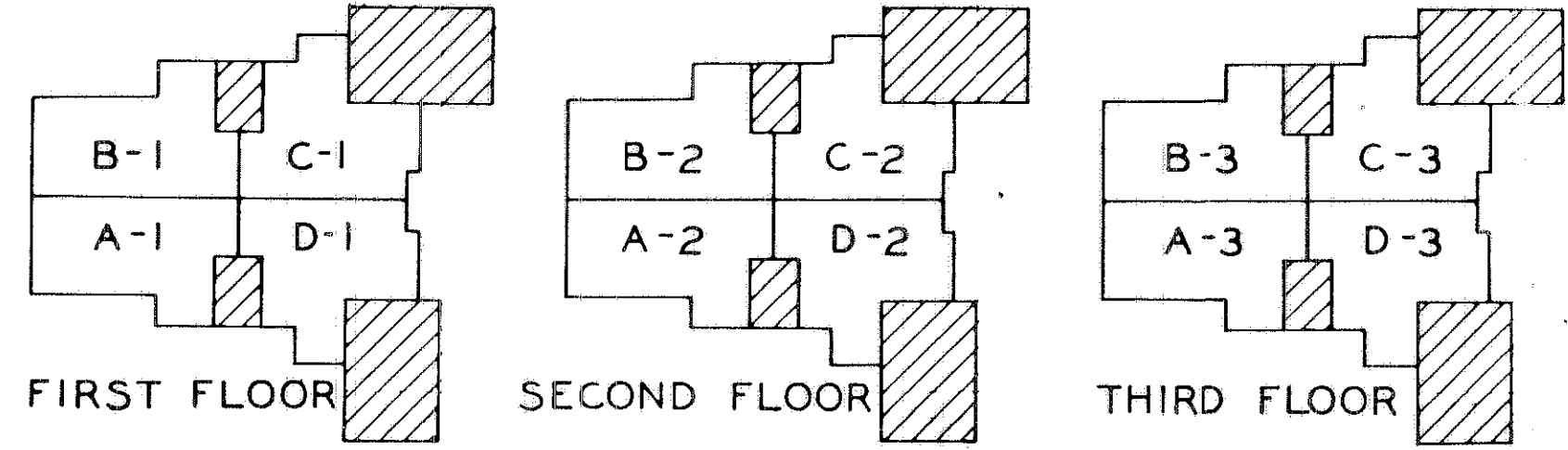
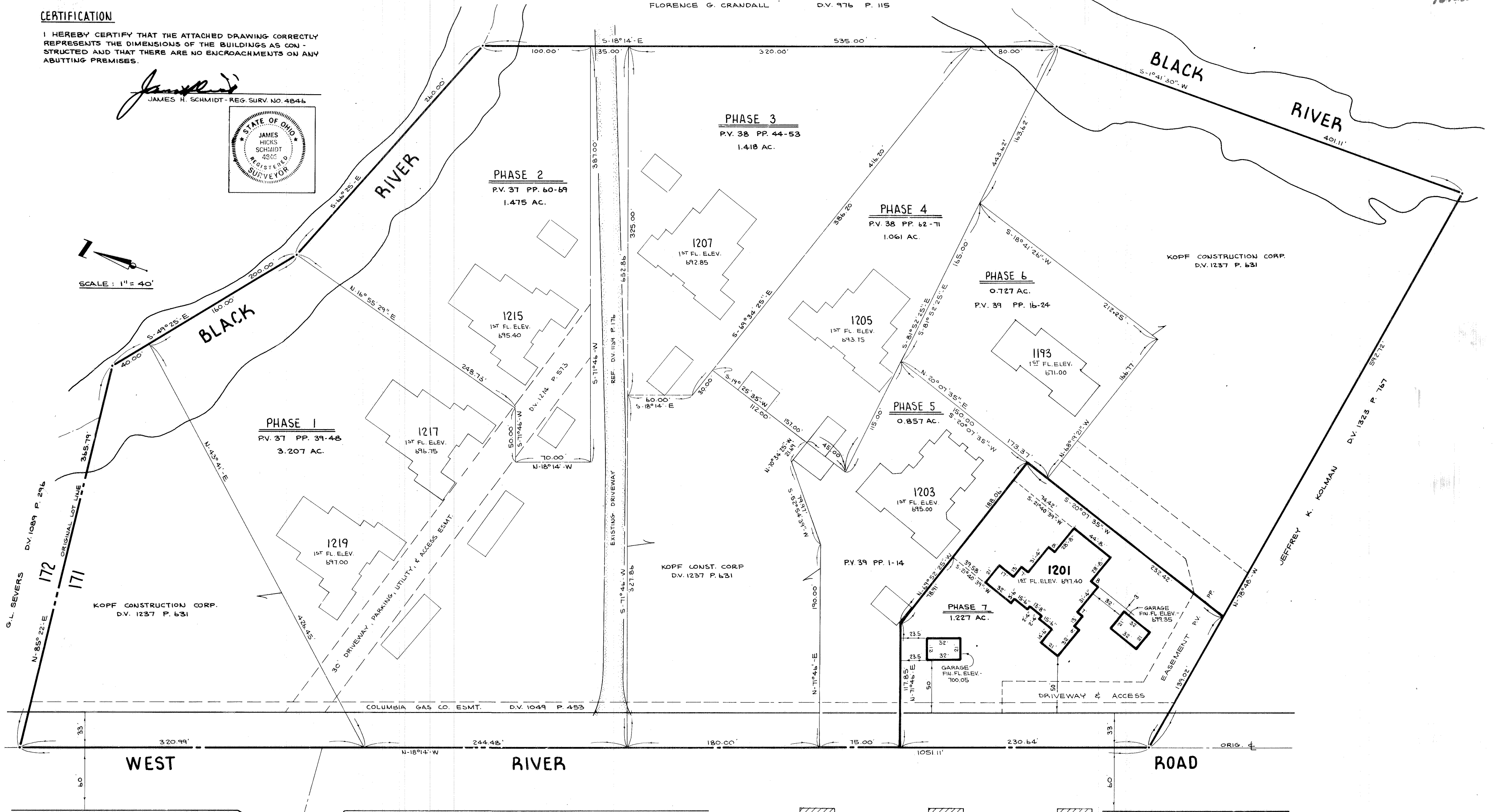
I HEREBY CERTIFY THAT THE ATTACHED DRAWING CORRECTLY REPRESENTS THE DIMENSIONS OF THE BUILDINGS AS CONSTRUCTED AND THAT THERE ARE NO ENCROACHMENTS ON ANY ABUTTING PREMISES.

JAMES H. SCHMIDT - REG. SURV. NO. 4846



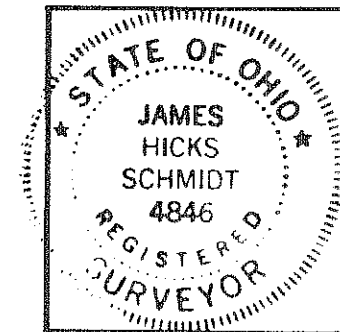
SCALE: 1" = 40'

FLORENCE G. CRANDALL D.V. 976 P. 115



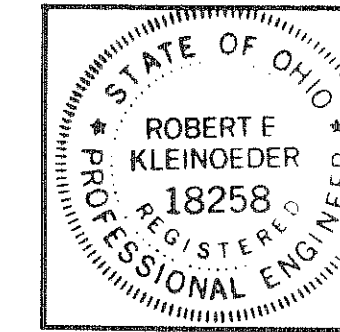
CHERRY RIDGE CONDOMINIUM PHASE 7 BLDG. 1201 BOUNDARY & LOCATION MAP

STATEMENTS OF CERTIFICATION



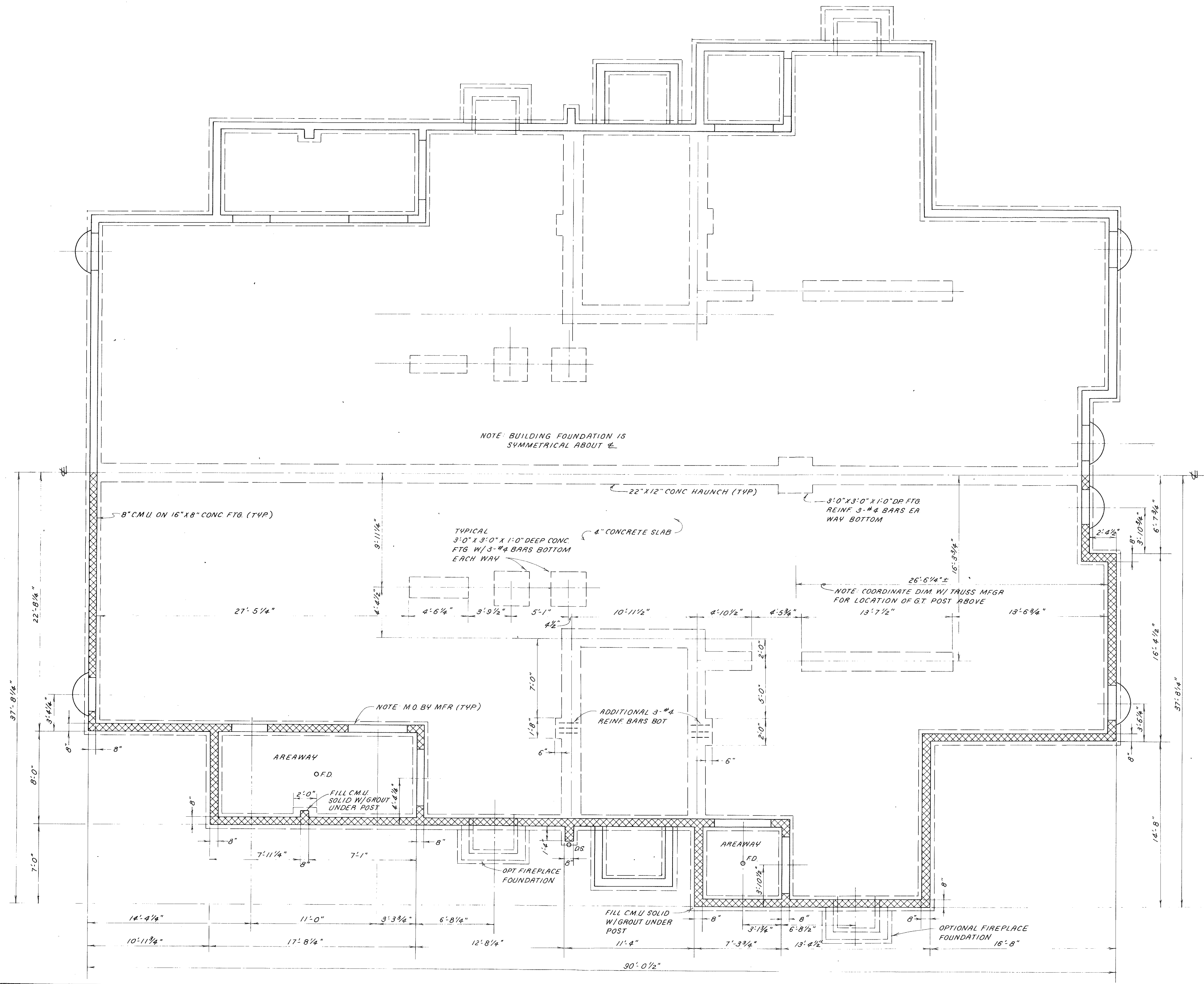
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James H. Schmidt
JAMES H. SCHMIDT, REG. SURVEYOR #4846

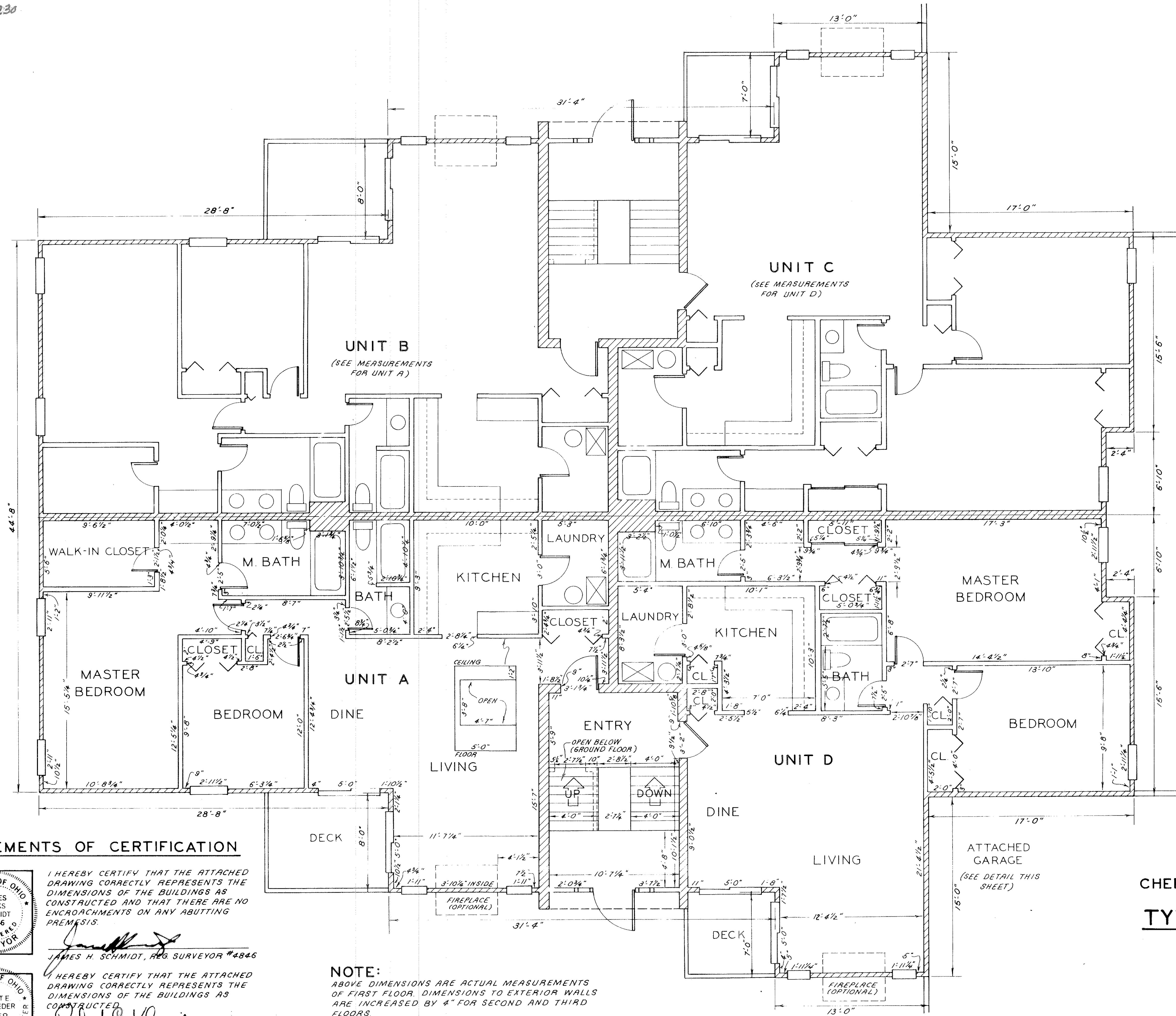


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ROBERT E. KLEINOEDER, P.E.

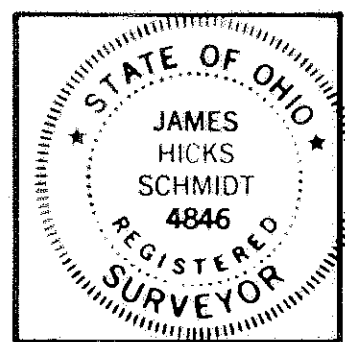


CHERRY RIDGE CONDOMINIUMS
FOUNDATION PLAN
SCALE: 1" = 4'



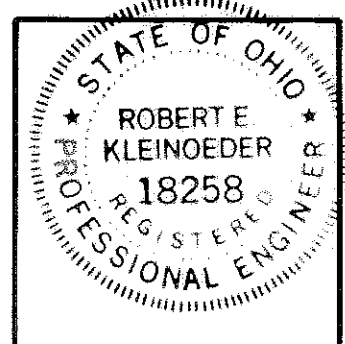
UNIT DESIGNATION:
 UNIT LETTERS - A, B, C & D - ARE BASED ON ORIENTATION SHOWN THIS SHEET. UNIT NUMBERS - 1, 2 & 3 - INDICATE FLOOR LEVEL WITH 1 BEING THE GROUND FLOOR.

STATEMENTS OF CERTIFICATION



I HEREBY CERTIFY THAT THE ATTACHED DRAWING CORRECTLY REPRESENTS 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 #4846



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Robert E. Kleinoeder
 ROBERT E. KLEINOEDER, P.E.

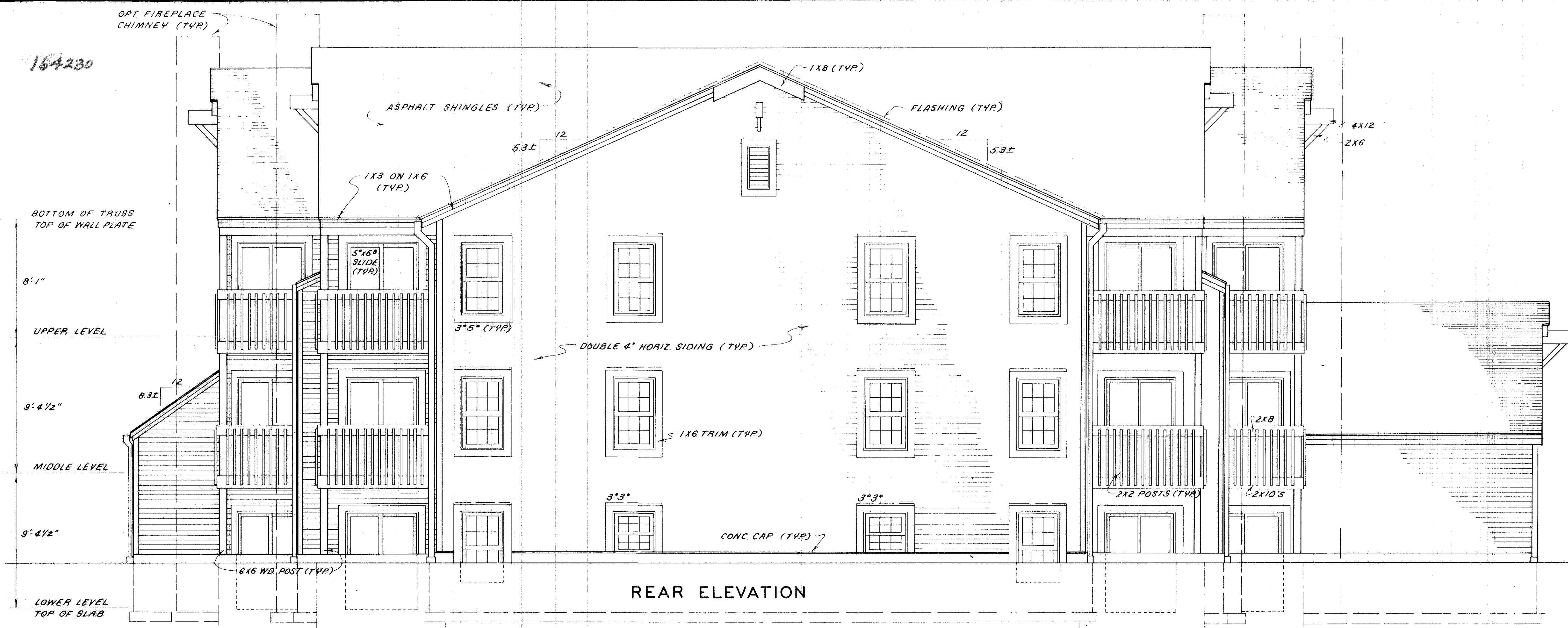
NOTE:
 ABOVE DIMENSIONS ARE ACTUAL MEASUREMENTS OF FIRST FLOOR. DIMENSIONS TO EXTERIOR WALLS ARE INCREASED BY 4" FOR SECOND AND THIRD FLOORS.

**CHERRY RIDGE CONDOMINIUMS
 TYPICAL FLOOR PLAN**

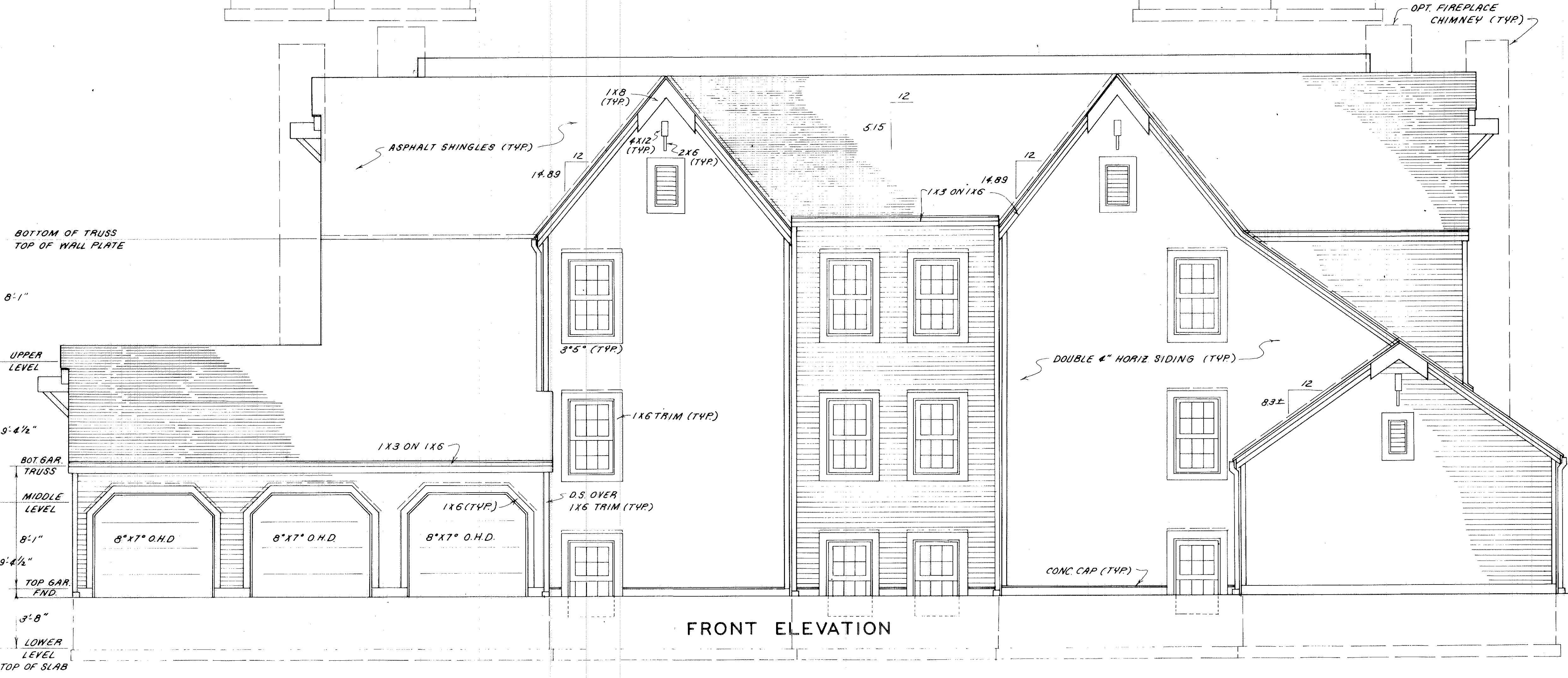
SCALE: 1"=4'

164230

164230

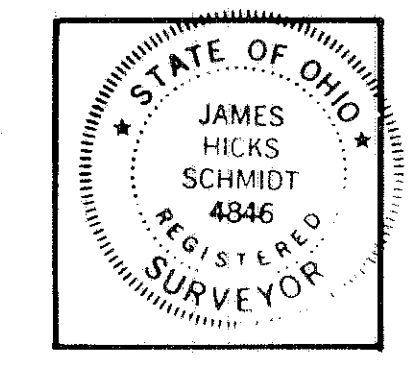


REAR ELEVATION



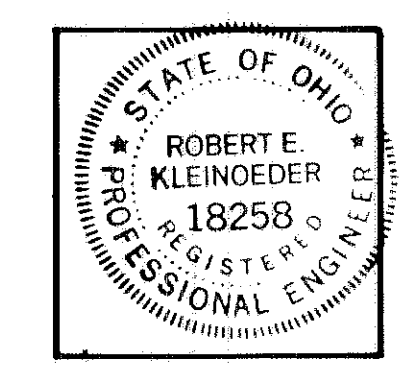
FRONT ELEVATION

STATEMENTS OF CERTIFICATION



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James H. Schmidt
 JAMES H. SCHMIDT, REGISTERED SURVEYOR #4346



I HEREBY CERTIFY THAT THE ATTACHED DRAWING CORRECTLY REPRESENTS THE DIMENSIONS OF THE BUILDINGS AS CONSTRUCTED.

Robert E. Kleinoeder
 ROBERT E. KLEINOEDER, P.E.

CHERRY RIDGE CONDOMINIUMS
 ELEVATION VIEWS

FRONT/REAR

SCALE: 1" = 4'

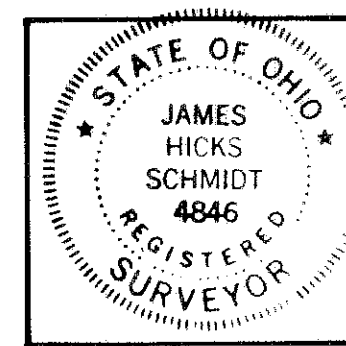


RIGHT SIDE ELEVATION



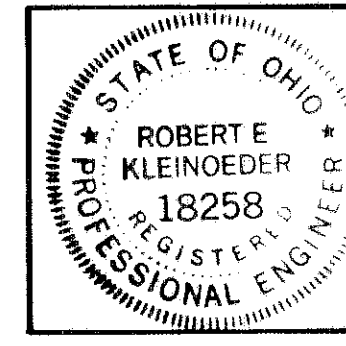
LEFT SIDE ELEVATION

STATEMENTS OF CERTIFICATION



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James H. Schmidt
JAMES H. SCHMIDT, REG. SURVEYOR #4846



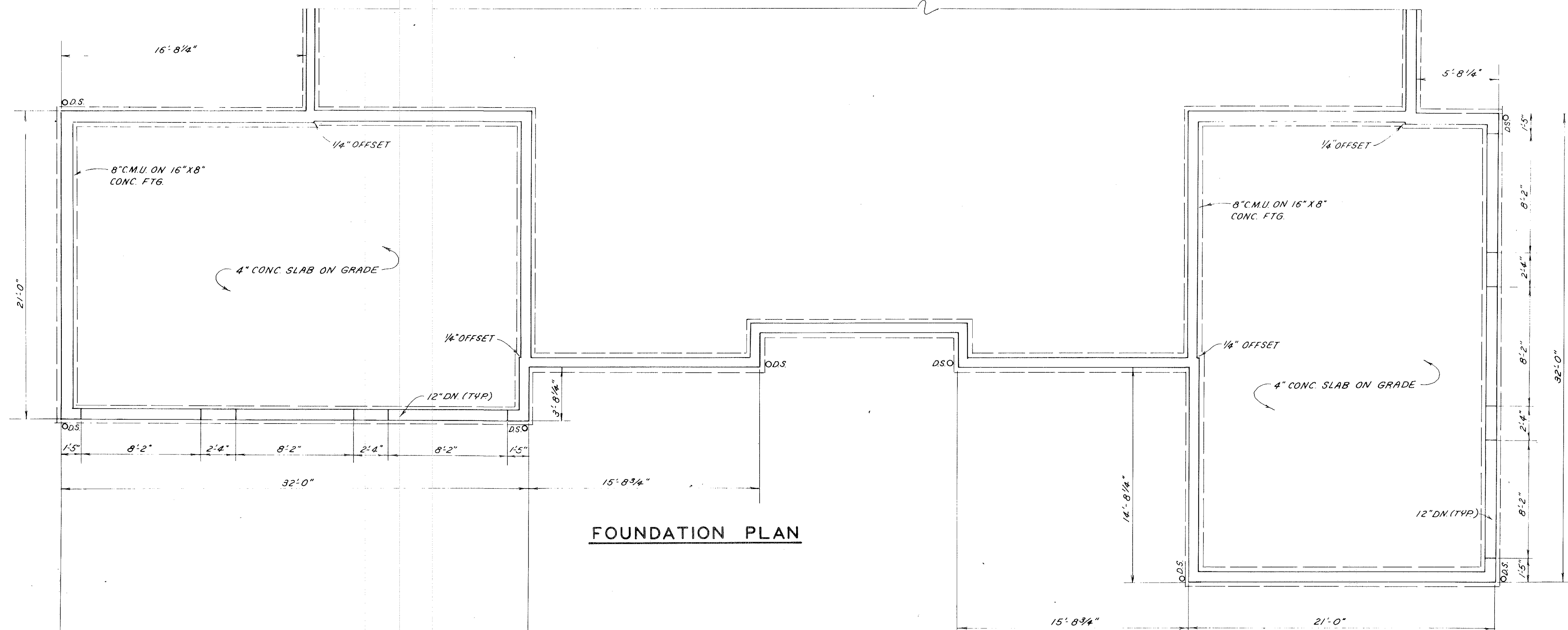
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Robert E. Kleineder
ROBERT E. KLEINEDER, P.E.

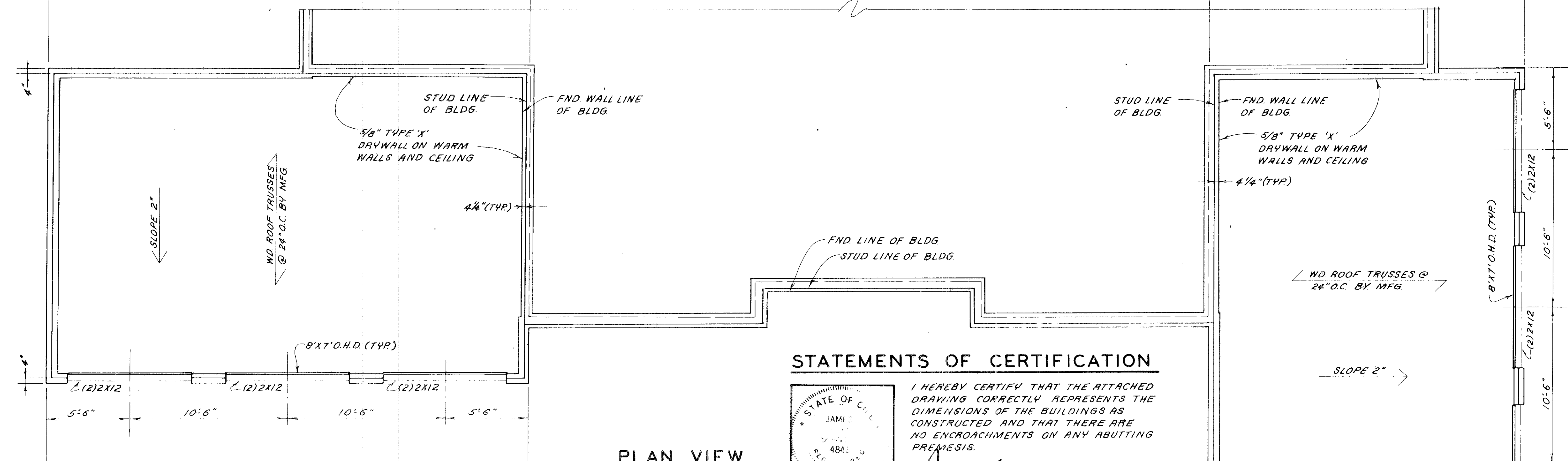
CHERRY RIDGE CONDOMINIUMS
ELEVATION VIEWS

RIGHT/LEFT

SCALE: 1" = 4'



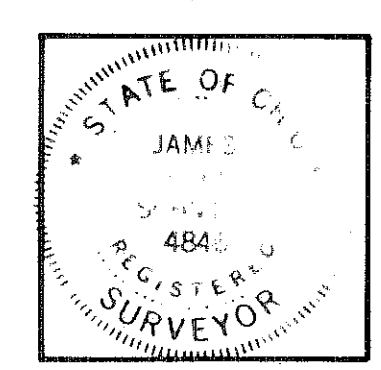
FOUNDATION PLAN



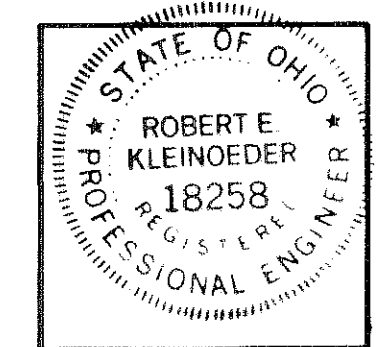
PLAN VIEW

NOTE:
 GARAGE ORIENTATION DIFFERS AS PER SITE CONDITIONS. SEE "BOUNDARY AND LOCATION MAP" FOR ORIENTATION OF ATTACHED GARAGES FOR EACH BUILDING.

STATEMENTS OF CERTIFICATION



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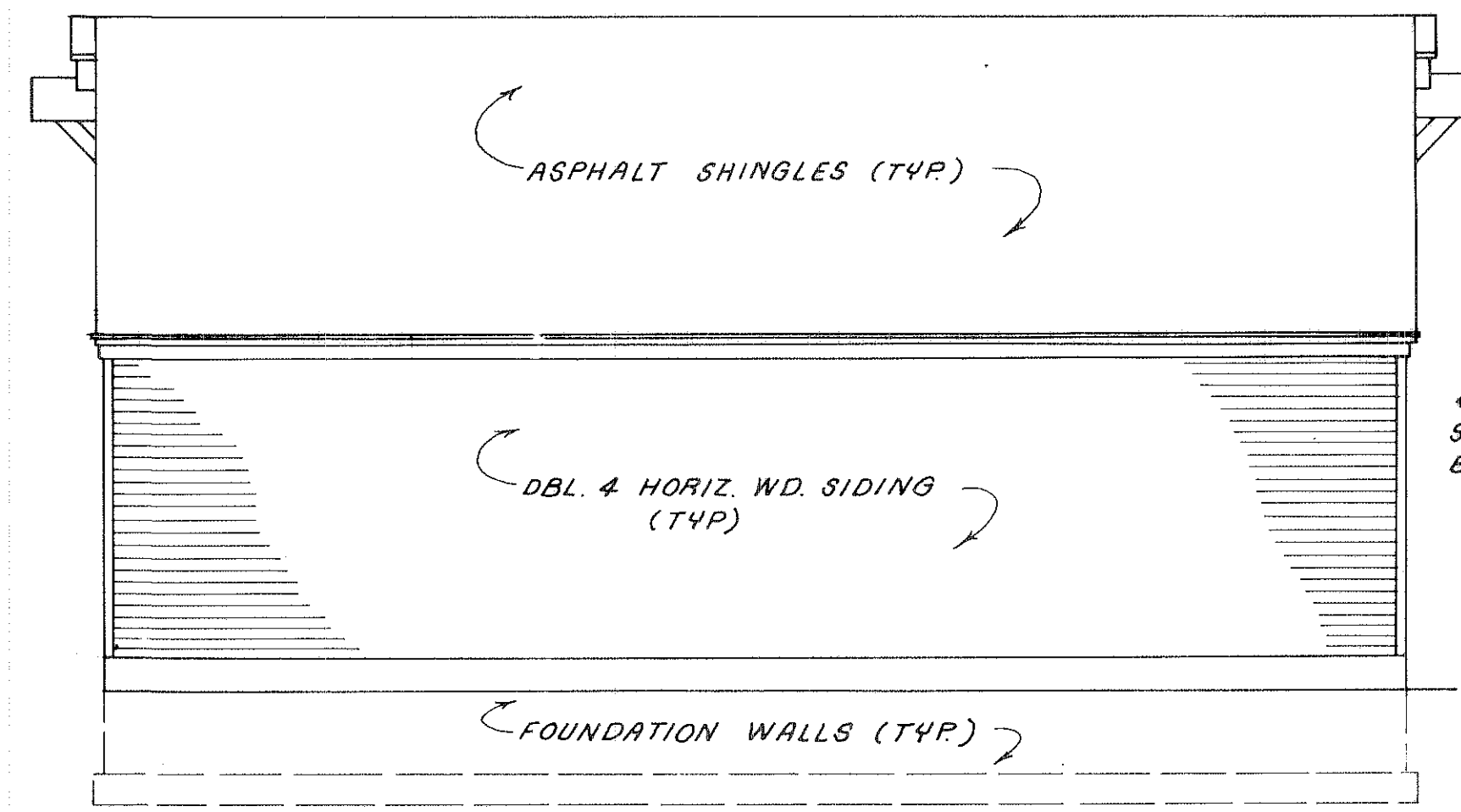


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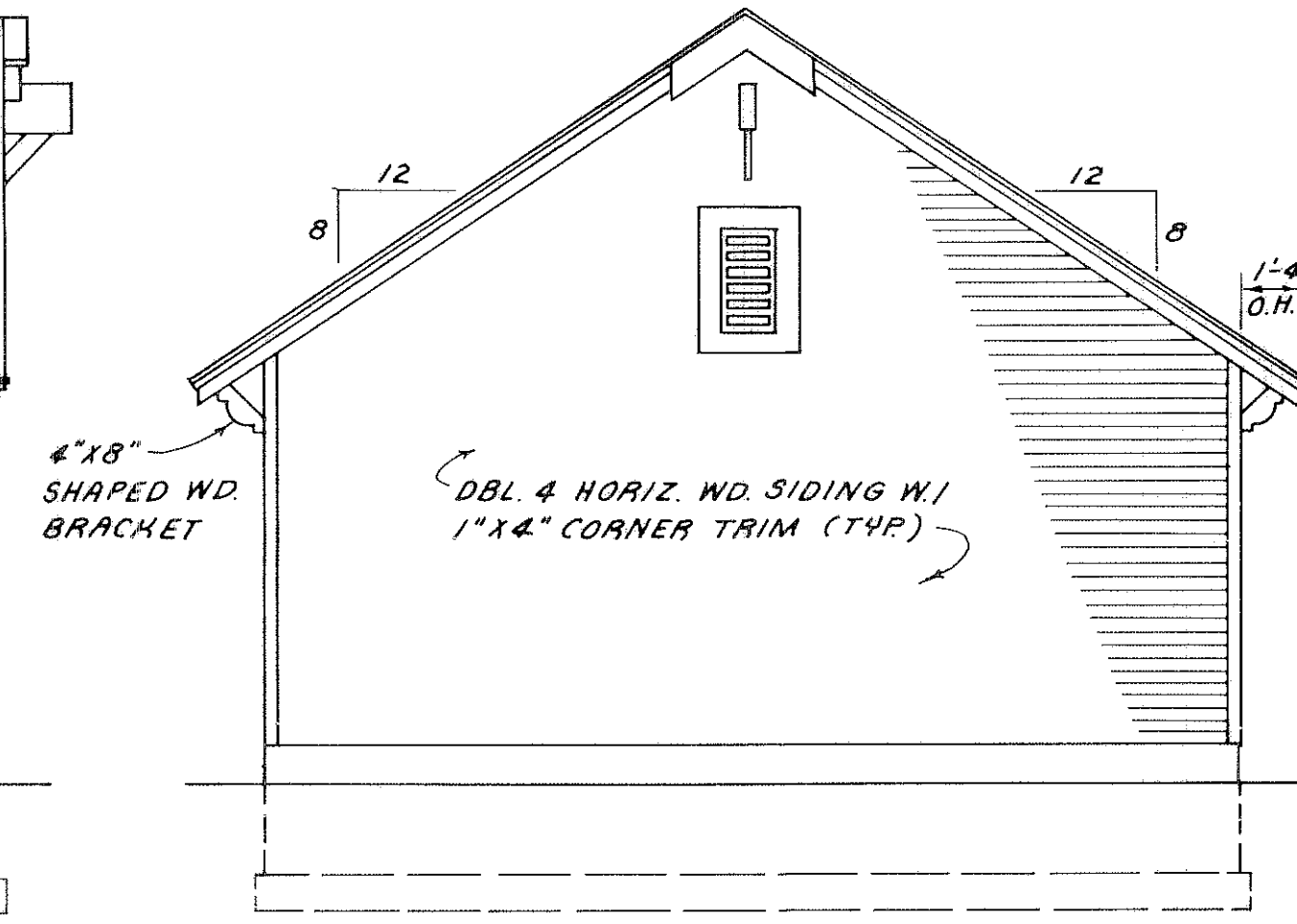
CHERRY RIDGE CONDOMINIUMS
ATTACHED GARAGE
 SCALE: 1"=4'

164230
164230

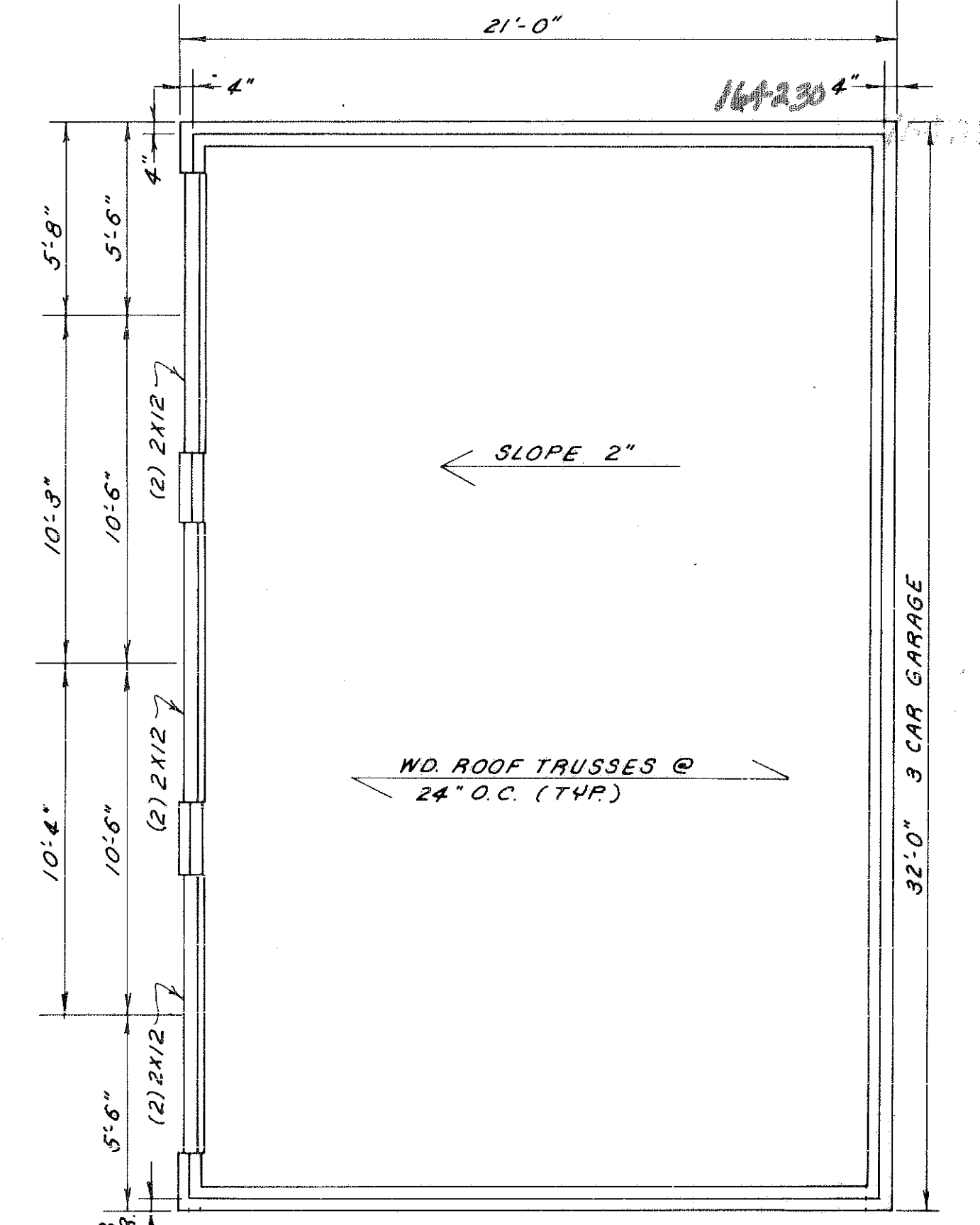
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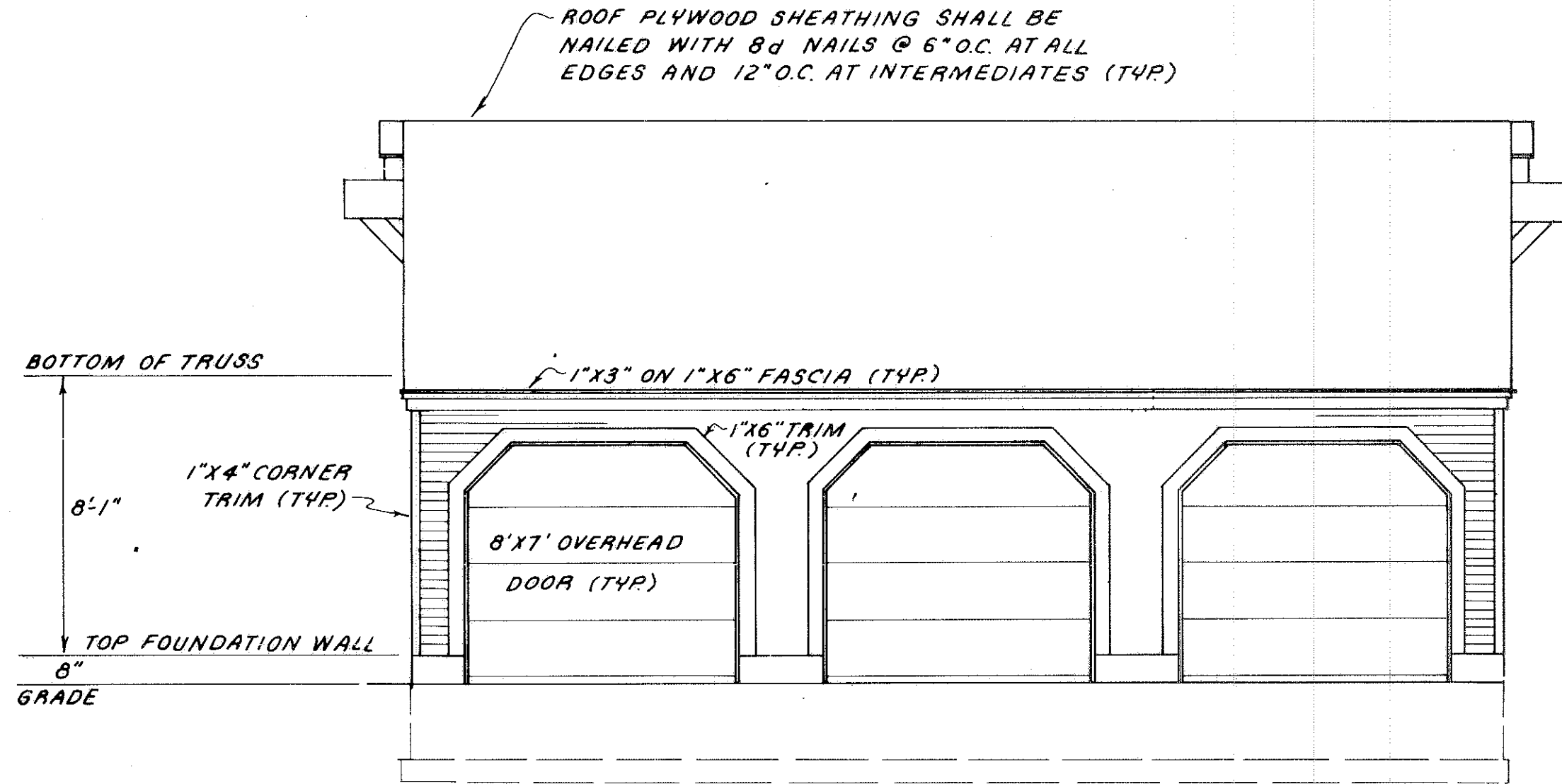
REAR ELEVATION



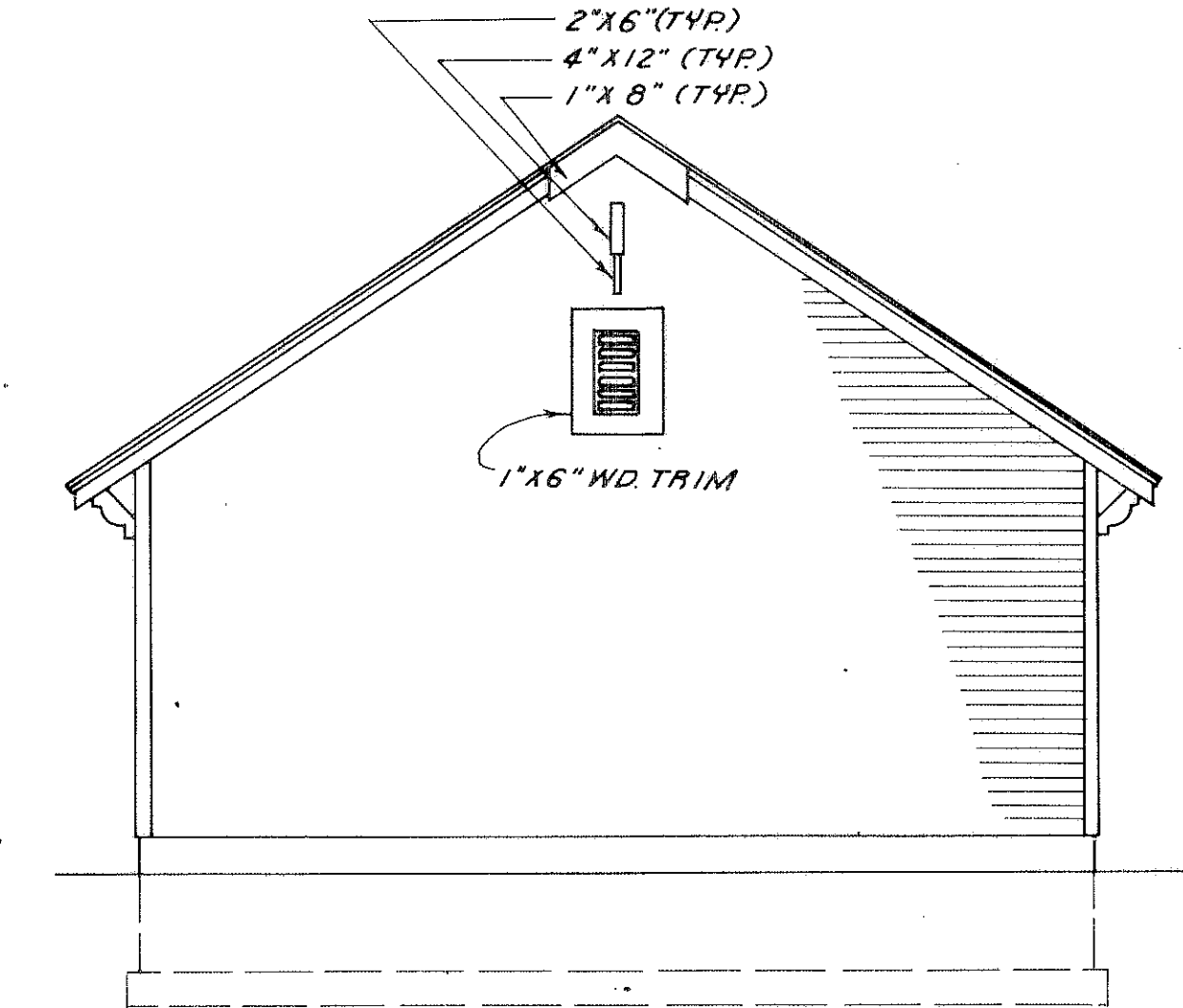
LEFT SIDE ELEVATION



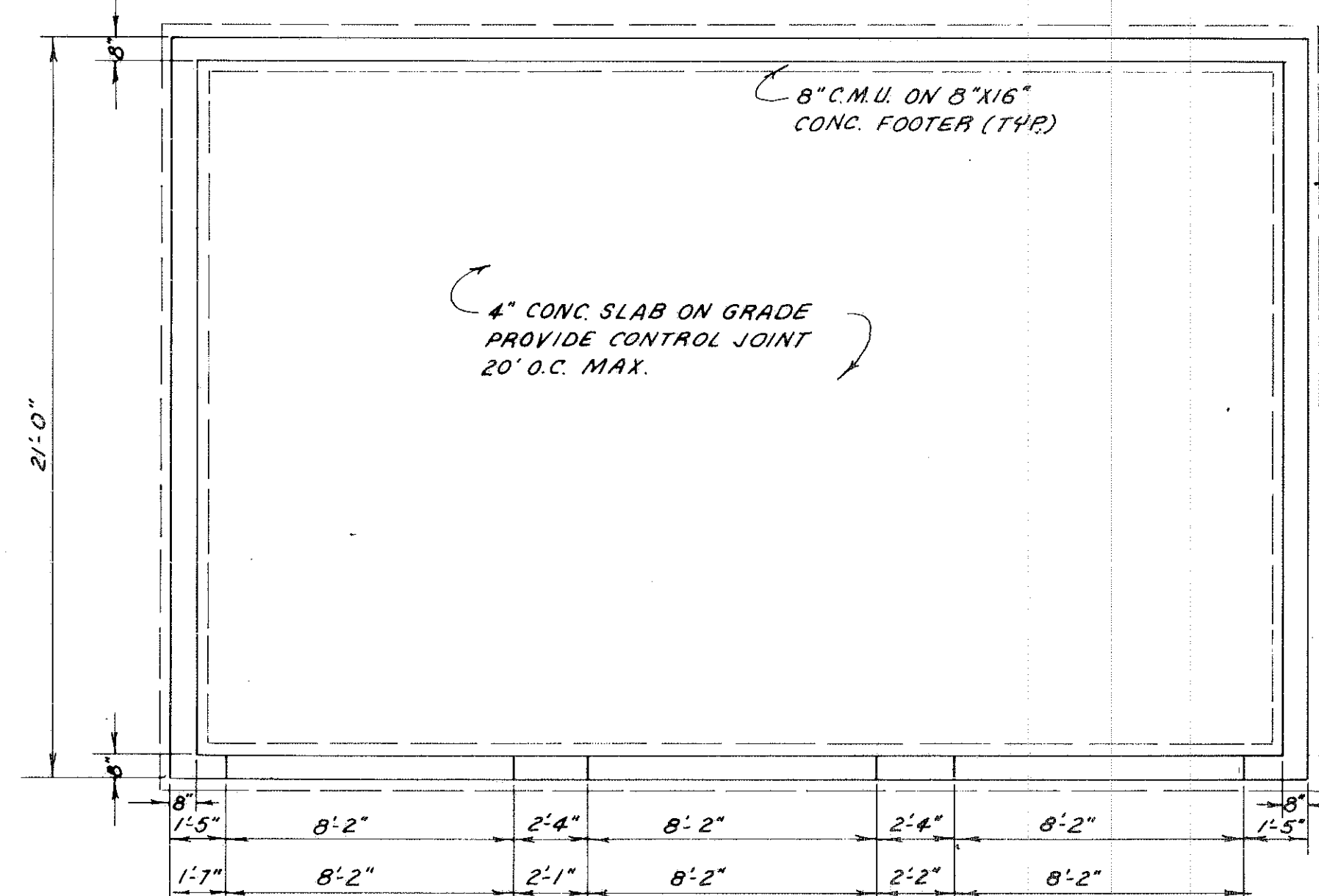
PLAN VIEW



FRONT ELEVATION

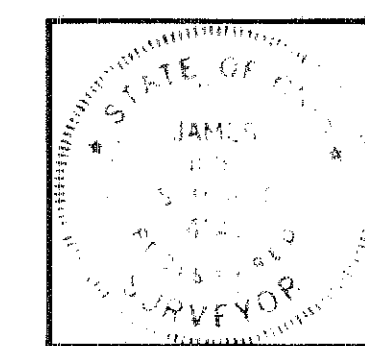


RIGHT SIDE ELEVATION



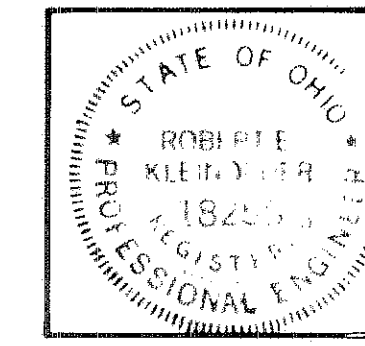
FOUNDATION PLAN

STATEMENTS OF CERTIFICATION



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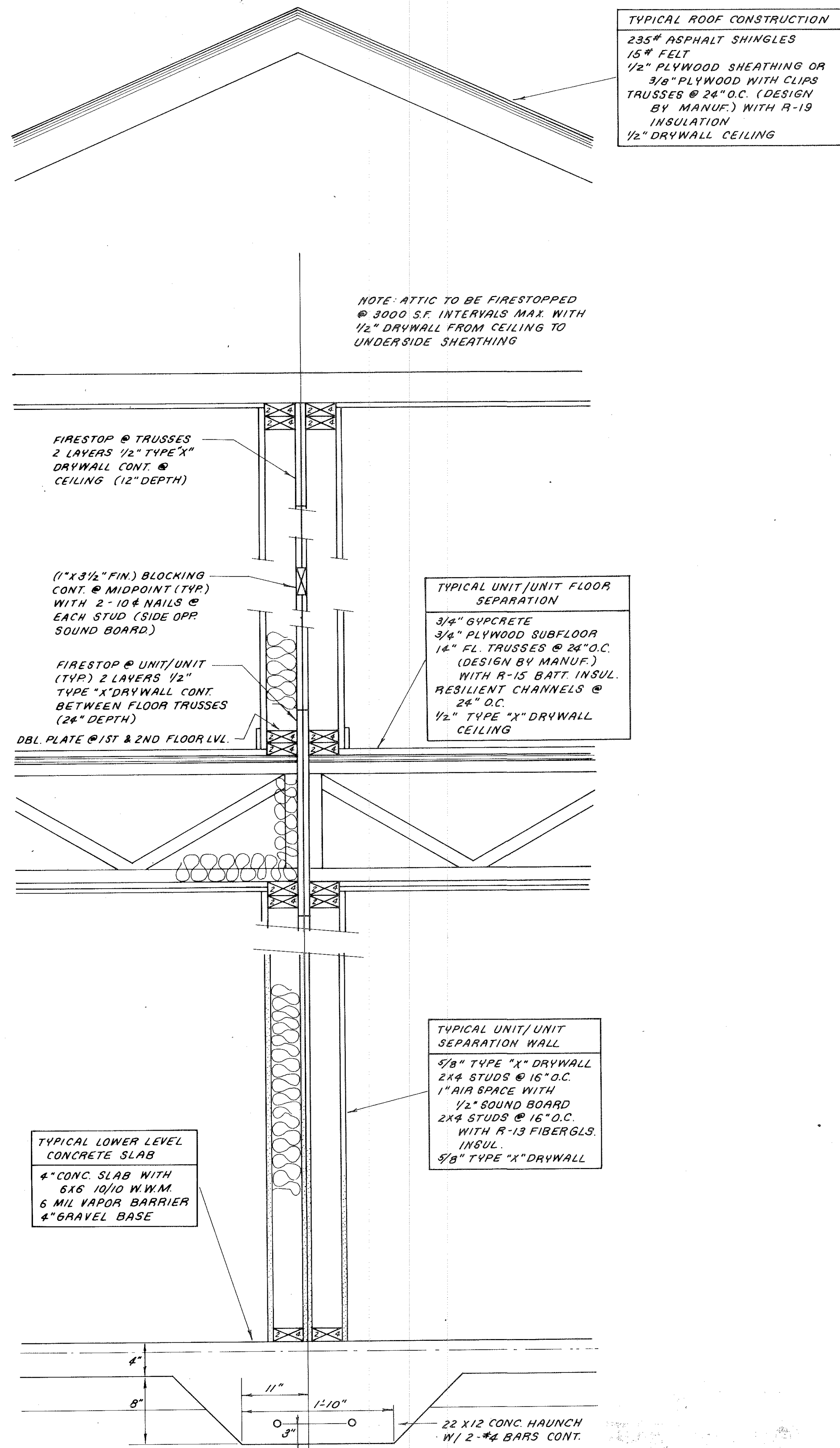
Robert E. Kleinoeder
ROBERT E. KLEINOEDER, P.E.

CHERRY RIDGE CONDOMINIUMS

DETACHED GARAGE

3 CAR

SCALE: 1"=4'



TYPICAL ROOF CONSTRUCTION
 235# ASPHALT SHINGLES
 15# FELT
 1/2" PLYWOOD SHEATHING OR
 3/8" PLYWOOD WITH CLIPS
 TRUSSES @ 24" O.C. (DESIGN
 BY MANUF.) WITH R-19
 INSULATION
 1/2" DRYWALL CEILING

NOTE: ATTIC TO BE FIRESTOPPED
 @ 3000 S.F. INTERVALS MAX. WITH
 1/2" DRYWALL FROM CEILING TO
 UNDERSIDE SHEATHING

FIRESTOP @ TRUSSES
 2 LAYERS 1/2" TYPE "X"
 DRYWALL CONT. @
 CEILING (12" DEPTH)

(1" X 3 1/2" FIN.) BLOCKING
 CONT. @ MIDPOINT (TYP.)
 WITH 2 - 10# NAILS @
 EACH STUD (SIDE OPP.
 SOUND BOARD)

FIRESTOP @ UNIT/UNIT
 (TYP.) 2 LAYERS 1/2"
 TYPE "X" DRYWALL CONT.
 BETWEEN FLOOR TRUSSES
 (24" DEPTH)

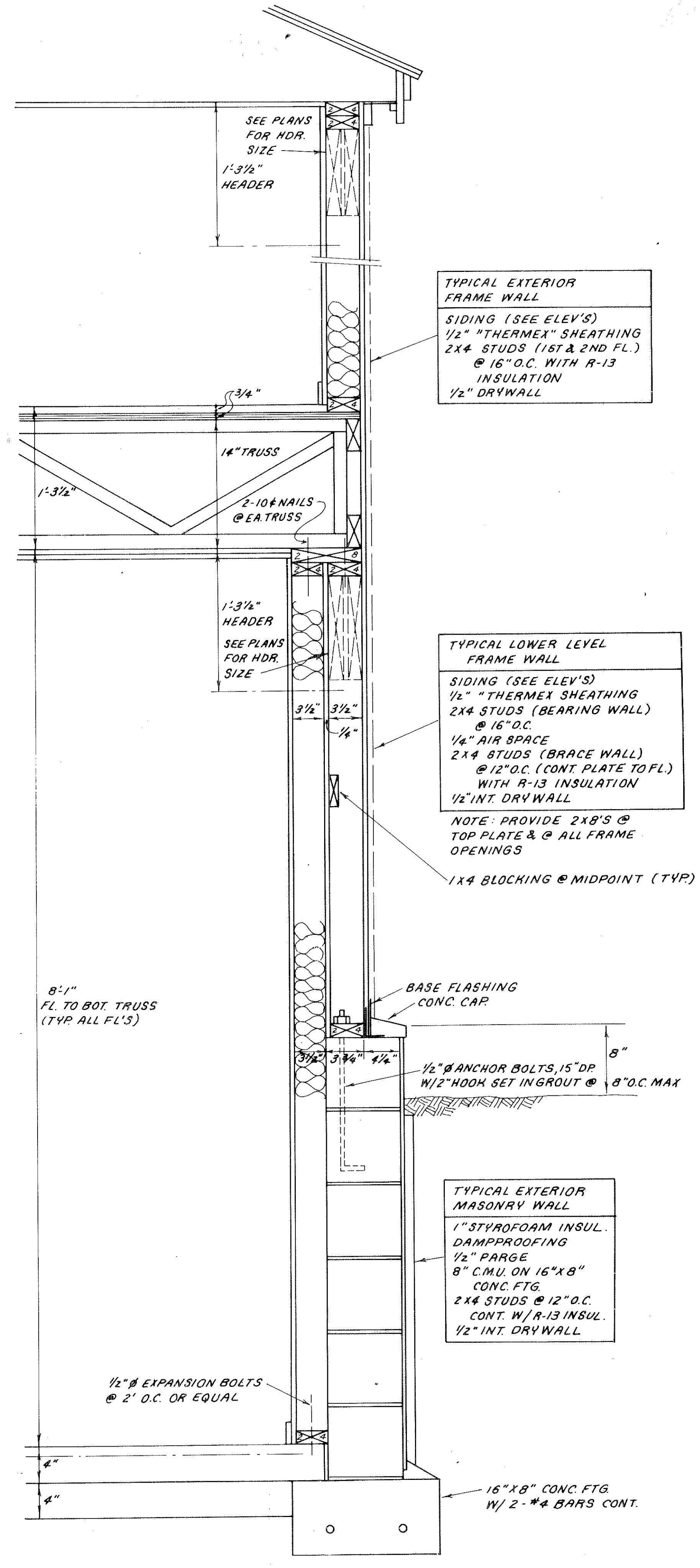
DBL. PLATE @ 1ST & 2ND FLOOR LVL.

**TYPICAL UNIT/UNIT FLOOR
 SEPARATION**
 3/4" GYPCRETE
 3/2" PLYWOOD SUBFLOOR
 1 1/2" FL. TRUSSES @ 24" O.C.
 (DESIGN BY MANUF.)
 WITH R-15 BATT. INSUL.
 RESILIENT CHANNELS @
 24" O.C.
 1/2" TYPE "X" DRYWALL
 CEILING

**TYPICAL UNIT/UNIT
 SEPARATION WALL**
 5/8" TYPE "X" DRYWALL
 2X4 STUDS @ 16" O.C.
 1" AIR SPACE WITH
 1/2" SOUND BOARD
 2X4 STUDS @ 16" O.C.
 WITH R-13 FIBERGLS.
 INSUL.
 5/8" TYPE "X" DRYWALL

**TYPICAL LOWER LEVEL
 CONCRETE SLAB**
 4" CONC. SLAB WITH
 6X6 10/10 W.W.M.
 6 MIL VAPOR BARRIER
 4" GRAVEL BASE

TYPICAL DWELLING UNIT SEPARATION WALL



SEE PLANS
 FOR HDR.
 SIZE
 1'-3 1/2"
 HEADER

**TYPICAL EXTERIOR
 FRAME WALL**
 SIDING (SEE ELEV'S)
 1/2" "THERMEX" SHEATHING
 2X4 STUDS (1ST & 2ND FL.)
 @ 16" O.C. WITH R-13
 INSULATION
 1/2" DRYWALL

**TYPICAL LOWER LEVEL
 FRAME WALL**
 SIDING (SEE ELEV'S)
 1/2" "THERMEX" SHEATHING
 2X4 STUDS (BEARING WALL)
 @ 16" O.C.
 1/4" AIR SPACE
 2X4 STUDS (BRACE WALL)
 @ 12" O.C. (CONT. PLATE TO FL.)
 WITH R-13 INSULATION
 1/2" INT. DRYWALL

NOTE: PROVIDE 2X8'S @
 TOP PLATE & @ ALL FRAME
 OPENINGS

1X4 BLOCKING @ MIDPOINT (TYP.)

8'-1"
 FL TO BOT. TRUSS
 (TYP. ALL FL'S)

BASE FLASHING
 CONC. CAP

1/2" ANCHOR BOLTS, 15" DP.
 W/ 2" HOOK SET IN GROUT @
 8" O.C. MAX

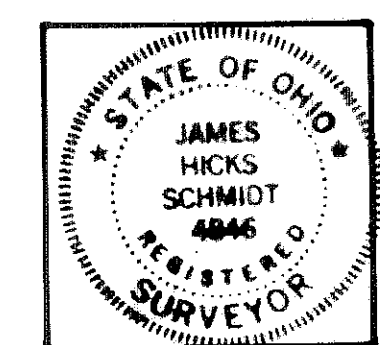
**TYPICAL EXTERIOR
 MASONRY WALL**
 1" STYROFOAM INSUL.
 DAMPROOFING
 1/2" PARGE
 8" C.M.U. ON 16" X 8"
 CONC. FTG.
 2X4 STUDS @ 12" O.C.
 CONT. W/ R-13 INSUL.
 1/2" INT. DRYWALL

1/2" EXPANSION BOLTS
 @ 2' O.C. OR EQUAL

16" X 8" CONC. FTG.
 W/ 2 - #4 BARS CONT.

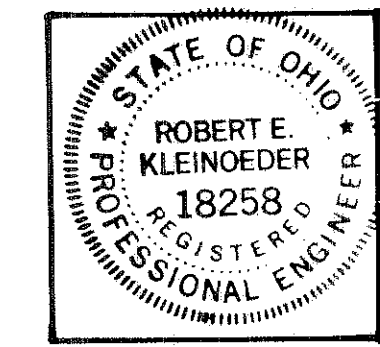
TYPICAL EXTERIOR WALL

STATEMENTS OF CERTIFICATION



I HEREBY CERTIFY THAT THE ATTACHED
 DRAWING CORRECTLY REPRESENTS 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 #4846



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 DIMENSIONS OF THE BUILDINGS AS
 CONSTRUCTED.

Robert E. Kleinoeder
 ROBERT E. KLEINOEDER, P.E.

CHERRY RIDGE CONDOMINIUMS

WALL SECTIONS

SCALE: 1.5" = 1'