

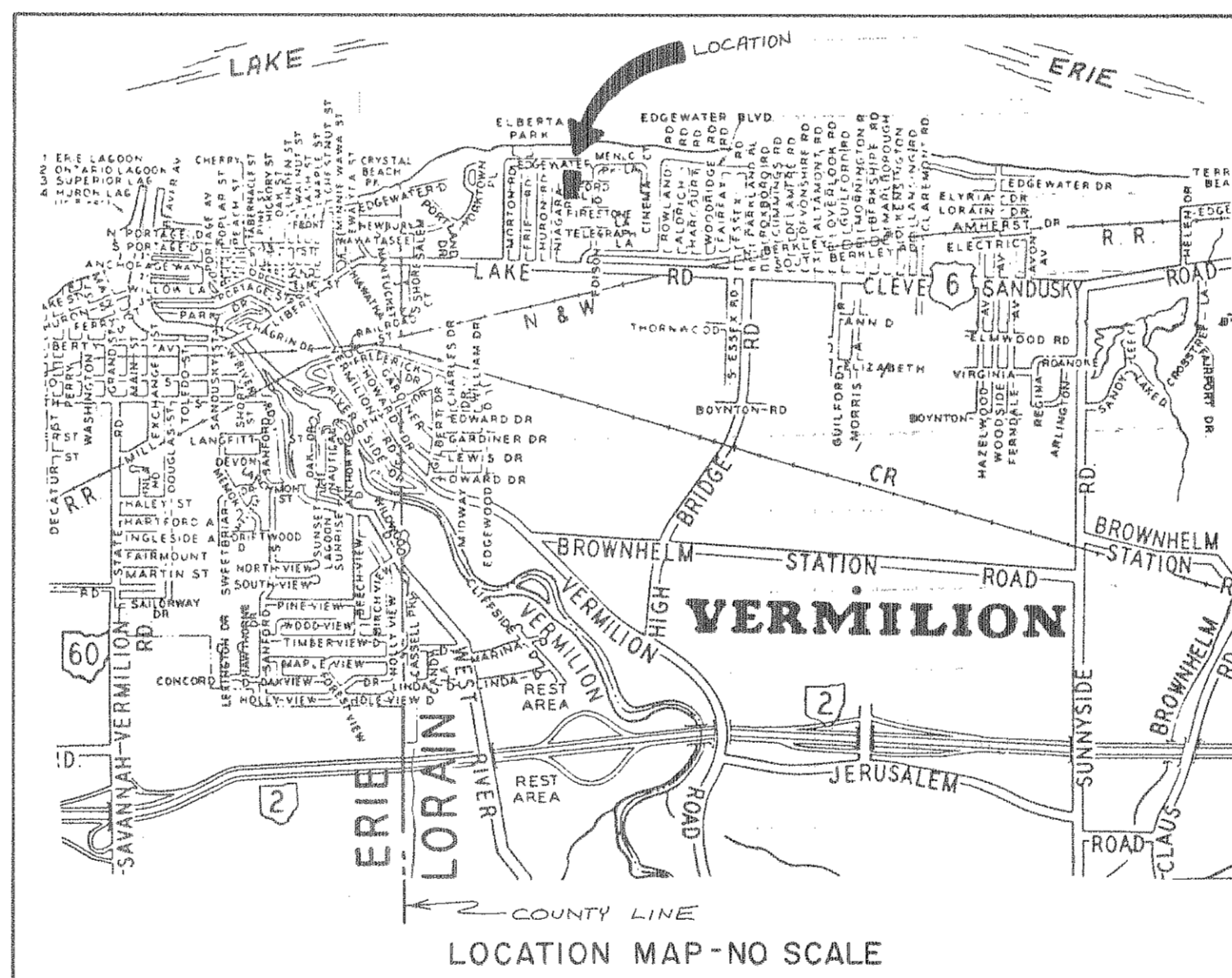
# EDISON VILLAGE

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# ADULT HOUSING SUBDIVISION

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PART OF BROWNHELM TOWNSHIP- ORIGINAL LOT 1  
CITY OF VERMILION COUNTY OF LORAIN STATE OF OHIO

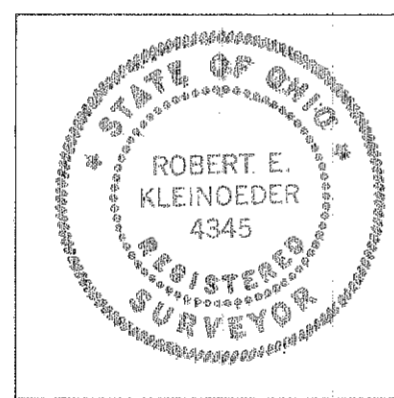


**SURVEYORS CERTIFICATE**

THIS IS TO CERTIFY THAT AT THE REQUEST OF THE OWNER, EDISON VILLAGE INC., I HAVE SURVEYED AND PLATTED EDISON VILLAGE ADULT HOUSING SUBDIVISION AS SHOWN HEREON AND CONTAINING ACRES IN BROWNHELM TOWNSHIP ORIGINAL LOT 1, NOW IN THE CITY OF VERMILION, COUNTY OF LORAIN, AND STATE OF OHIO. MEASUREMENTS SHOWN ARE IN FEET AND DECIMAL PARTS THEREOF. BEARINGS USED ARE ASSUMED AND FOR THE PURPOSE OF DESCRIBING ANGLES ONLY. ALL OF WHICH I CERTIFY TO BE CORRECT.

I FURTHER CERTIFY THAT THIS PLAT REPRESENTS A SURVEY IN WHICH THE TRAVERSE OF THE EXTERIOR BOUNDARIES OF THE TRACT AND OF EACH BLOCK WHEN COMPUTED FROM FIELD MEASUREMENTS CLOSED WITHIN A LIMIT OF ERROR OF 1 FOOT IN 10,000 FEET OF THE PERIMETER BEFORE BALANCING THE SURVEY, AND THAT ALL THE REQUIRED SURVEY MONUMENTS ARE CORRECTLY SHOWN HEREON AND THAT THOSE WHICH ARE NECESSARY FOR CONSTRUCTION OF IMPROVEMENTS ARE IN PLACE ON THE SITE WITH ANY REMAINING SURVEY MONUMENTS TO BE PROPERLY PLACED UPON COMPLETION OF CONSTRUCTION.

AREA IN STREETS 0.2580 AC.  
AREA IN SUBLOTS 1.1227 AC.  
TOTAL AREA 1.3807 AC.



*Robert E. Kleinoeder*  
ROBERT E. KLEINOEDER - REG. SURVEYOR

**CITY ENGINEER**

APPROVED BY THE CITY ENGINEER FOR RECORDING PURPOSES ONLY THIS 2<sup>ND</sup> DAY OF AUGUST, 1984.

*Greg Telesky*  
CITY ENGINEER

**PLANNING COMMISSION**

APPROVED BY THE PLANNING COMMISSION OF THE CITY OF VERMILION, OHIO, FOR RECORDING PURPOSES THIS 9<sup>TH</sup> DAY OF AUGUST, 1984.

*Jack R. Armstrong*  
CHAIRMAN

*Phyllis' Berkelemini*  
SECRETARY

**CITY COUNCIL**

THIS IS TO CERTIFY THAT THIS PLAT OF EDISON VILLAGE ADULT HOUSING SUBDIVISION WAS APPROVED AND ACCEPTED BY THE CITY COUNCIL OF VERMILION, OHIO, FOR RECORDING PURPOSES ONLY THIS 8<sup>TH</sup> DAY OF AUGUST, 1984.

*Hobart A. Johnson*  
MAYOR

*Cleora P. Dulan*  
CLERK OF COUNCIL

PREPARED BY  
KLEINOEDER - SCHMIDT AND ASSOCIATES  
ENGINEERS & SURVEYORS ELYRIA, OHIO

**OWNERS CERTIFICATE**

THIS IS TO CERTIFY THAT EDISON VILLAGE, INC., OWNER OF THE LANDS CONTAINED WITHIN THIS PLAT OF EDISON VILLAGE ADULT HOUSING SUBDIVISION, DOES HEREBY ACCEPT THE SAME TO BE CORRECT AND DEDICATES FOREVER TO PUBLIC USE ALL OF THE STREETS LANES AND COURTS, AND ALL EASEMENTS AS SHOWN HEREON.

REPRESENTING EDISON VILLAGE INC.:  
*Ronald C. Smith*  
PRESIDENT

**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 THE ABOVE SIGNED OWNER WHO ACKNOWLEDGED THE SIGNING OF THE FOREGOING INSTRUMENT TO BE HIS OWN FREE ACT AND DEED. IN WITNESS THEREOF I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL THIS 24<sup>TH</sup> DAY OF AUG, 1984.

*Sarah Handley*  
NOTARY PUBLIC

MY COMMISSION EXPIRES: 4/24/87

**MORTGAGEES CERTIFICATE**

THIS IS TO CERTIFY THAT THE LORAIN COUNTY SAVINGS AND TRUST CO., AS REPRESENTED BY THE UNDERSIGNED, MORTGAGEE OF LANDS CONTAINED WITHIN THIS PLAT OF EDISON VILLAGE ADULT HOUSING SUBDIVISION DOES HEREBY ACCEPT THE SAME TO BE CORRECT AND DEDICATES FOREVER TO PUBLIC USE THE STREETS, LANES AND COURTS, AND ALL EASEMENTS AS SHOWN HEREON.

*Bell...* *Don W. ...*  
TITLE

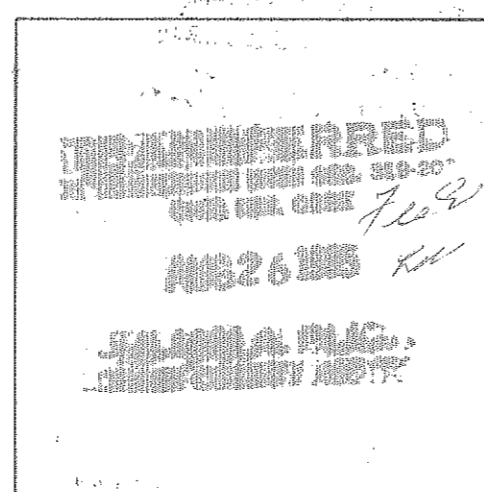
**NOTARY PUBLIC**

COUNTY OF LORAIN } S.S.  
STATE OF OHIO }

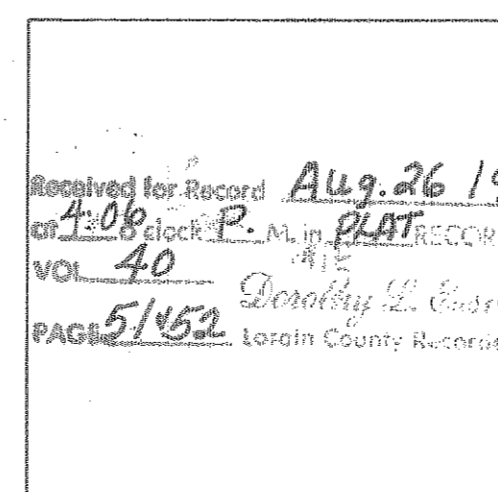
THIS IS TO CERTIFY THAT BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE DID PERSONALLY APPEAR THE ABOVE SIGNED MORTGAGEE WHO ACKNOWLEDGED THE SIGNING OF THE FOREGOING INSTRUMENT TO BE THEIR OWN FREE ACT AND DEED. IN WITNESS THEREOF I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL THIS 31<sup>ST</sup> DAY OF AUG, 1984.

*Sarah Handley*  
NOTARY PUBLIC

MY COMMISSION EXPIRES: 4/24/87



LORAIN COUNTY AUDITOR



LORAIN COUNTY RECORDER

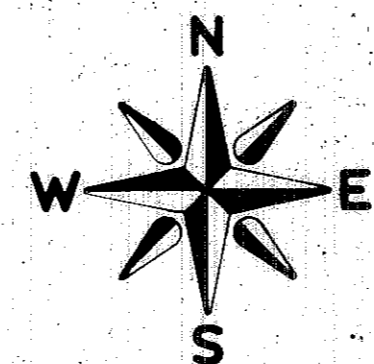
\$86.40

195736

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CITY OF VERMILION  
D.V. 942 P. 37

EDISON VILLAGE ESTATES HOMEOWNERS ASSOCIATION PARK



SCALE: 1" = 40'

### EDISON VILLAGE ADULT HOUSING SUBDIVISION

PART OF BROWNHelm TOWNSHIP ORIGINAL LOT 1  
CITY OF VERMILION COUNTY OF LORAIN  
STATE OF OHIO

PREPARED BY  
KLEINOEDER - SCHMIDT AND ASSOCIATES  
ENGINEERS AND SURVEYORS

JUNE 1984  
REV. 7-85

\* NOTE - DIMENSION 69.56'  
IN RED INK AGREES WITH PLAT  
OF RECORD AS FOUND IN PLAT  
VOLUME 40, PAGE 52, OFFICE OF  
LORAIN COUNTY RECORDER.  
CHANGE OF DIMENSION WAS MADE ON  
ORIGINAL MYLAR BUT NOT ON TAX MAP  
DEPARTMENT MYLAR.

EDISON VILLAGE INC. D.V. 1224 P. 757  
5.4649 AC. REMAINDER

HEALTH CARE AND RETIREMENT CORP. OF AMERICA  
D.V. 1322 P. 49

NOTE: AT ALL POINTS INDICATED THIS IRON PIN MONUMENTS WERE EITHER FOUND OR SET.

#### LEGAL DESCRIPTION:

SITUATED IN THE CITY OF VERMILION, COUNTY OF LORAIN, AND STATE OF OHIO, BEING KNOWN AS PART OF ORIGINAL BROWNHelm TOWNSHIP LOT NO. 1, AND MORE DEFINITELY DESCRIBED AS FOLLOWS:  
BEGINNING IN THE NORTHWESTERLY CORNER OF SUBLOT NO. 10 IN EDISON VILLAGE ESTATES SUBDIVISION NO. 1 AS RECORDED IN VOLUME 35, PAGES 72 AND 73 OF LORAIN COUNTY PLAT RECORDS:  
THENCE SOUTH 0°33'00" WEST IN THE WESTERLY LINE OF SAID SUBDIVISION, A DISTANCE OF 220.01 FEET TO A POINT IN THE NORTHERLY LINE OF SUBLOT NO. 9 IN SAID SUBDIVISION.  
THENCE NORTH 89°56'00" WEST IN THE NORTHERLY LINE OF SUBLOT NO. 9, A DISTANCE OF 80.01 FEET TO THE NORTHWESTERLY CORNER THEREOF.  
THENCE SOUTH 0°33'00" WEST IN THE WESTERLY LINE OF SAID SUBDIVISION, A DISTANCE OF 141.86' TO A POINT.  
THENCE NORTH 89°27'00" WEST, A DISTANCE OF 73.81 FEET TO A POINT.  
THENCE NORTH 0°04'00" EAST, A DISTANCE OF 141.13 FEET TO A POINT.  
THENCE NORTH 89°56'00" WEST, A DISTANCE OF 82.21 FEET TO A POINT.  
THENCE NORTH 0°04'00" EAST, A DISTANCE OF 220.00 FEET TO A POINT IN THE SOUTHERLY LINE OF EDISON VILLAGE ESTATES HOMEOWNERS ASSOCIATION PARK.  
THENCE SOUTH 89°56'00" EAST IN THE SOUTHERLY LINE OF SAID PARK, A DISTANCE OF 226.43 FEET TO THE PLACE OF BEGINNING.  
ENCLOSING A PARCEL CONTAINING 1.3807 ACRES OF LAND BUT SUBJECT TO ALL LEGAL HIGHWAYS, AS SURVEYED BY KLEINOEDER-SCHMIDT AND ASSOCIATES IN JUNE OF 1984.

NOTE: OWNERS OF LOTS ON THIS PLAT ARE RESPONSIBLE FOR MAINTAINING PROPER DRAINAGE ON THEIR LOT IN ACCORDANCE WITH THE APPROVED GRADING PLAN ON FILE WITH THE CITY OF VERMILION ENGINEERING DEPT.

#### EDISON VILLAGE ESTATES HOMEOWNER'S ASSOCIATION PARK

THE OWNER(S) OF EACH LOT IN THE SUBDIVISION SHALL PARTICIPATE IN THE EDISON VILLAGE ESTATES HOMEOWNER'S ASSOCIATION AND SHALL HAVE ONE (1) VOTE PER LOT OWNED, WHETHER INDIVIDUALLY OR JOINTLY, IN THE ORGANIZATION AND MANAGEMENT OF SUCH ASSOCIATION. THE OWNER(S) OF A LOT SHALL BE ELIGIBLE TO SERVE UPON THE ASSOCIATION'S GOVERNING BODY. SUCH ASSOCIATION SHALL BECOME ACTIVE WHEN 50% OR MORE OF THE LOTS HAVE BEEN SOLD AND SHALL THEREAFTER COMMENCE TO OWN, OPERATE, MANAGE, AND MAINTAIN CERTAIN COMMON RECREATION LAND DESCRIBED AND DEDICATED UPON THIS PLAT TOGETHER WITH SUCH IMPROVEMENTS AS IT SHALL DEEM APPROPRIATE THEREAFTER AND WHICH MAY INCLUDE A SWIMMING POOL, RECREATION HALL, PICNIC FACILITIES, ETC. EACH LOT OWNER SHALL BE UNIFORMLY ASSESSED ANNUAL DUES PER LOT IN AN AMOUNT APPROVED BY THE ASSOCIATION WHICH SHALL BE SUFFICIENT TO REASONABLY AND PROPERLY MANAGE, OPERATE, REPAIR, AND MAINTAIN SUCH COMMON RECREATION LAND AND ITS IMPROVEMENTS. FAILURE OF ANY LOT OWNER(S) TO PAY THE DULY ADOPTED PRORATA SHARE THEREFORE SHALL OPERATE AS A LIEN UPON THE DEFAULTED OWNER'S PARCEL. IN THE EVENT THE ASSOCIATION SHOULD FAIL TO REASONABLY MAINTAIN, OPERATE AND MANAGE SUCH RECREATION FACILITIES, THE LAND SHALL THEREUPON REVERT TO EDISON VILLAGE, INC., ITS SUCCESSORS AND ASSIGNS FOR THE CONSTRUCTION OF DWELLING UNITS THEREUPON.

RECORDED  
LORAIN COUNTY  
JUN 24 1984

40/52