

THE WOODLANDS SUBDIVISION NO. 7

PART OF ORIGINAL AVON TOWNSHIP SECTION NO. 19
CITY OF AVON LAKE COUNTY OF LORAIN STATE OF OHIO

PREPARED BY
THE HENRY G. REITZ ENGINEERING COMPANY

OWNERS CERTIFICATE

THIS IS TO CERTIFY THAT J & W DEVELOPMENT COMPANY DOES HEREBY ACCEPT THIS PLAT OF THE WOODLANDS SUBDIVISION NO. 7 TO BE CORRECT AND DEDICATES FOREVER TO PUBLIC USE: JAYCOX ROAD AS SHOWN HEREON.

J & W DEVELOPMENT COMPANY FURTHER GRANTS TO THE CITY OF AVON LAKE, PERPETUAL UTILITY EASEMENTS OF THE WIDTHS AND LOCATIONS AS SHOWN UNDER, OVER, AND THROUGH THE SUBLOTS AND LAND AS SHOWN HEREON. FOR THE PURPOSE OF INSTALLATION AND MAINTENANCE OF PUBLIC UTILITIES. NO BUILDINGS OR TREES ARE TO BE INSTALLED IN EASEMENTS AND THE CITY OF AVON LAKE IS TO BE HELD FREE FROM REPAIR OF ANYTHING PLACED IN THE EASEMENTS EXCEPT GRASS.

Thomas L. Butts
THOMAS L. BUTTS - PRESIDENT
J & W DEVELOPMENT COMPANY

UNDERGROUND CABLE EASEMENT

J & W DEVELOPMENT COMPANY, THE OWNER OF THE WITHIN PLATTED LAND DOES HEREBY GRANT UNTO THE CLEVELAND ELECTRIC ILLUMINATING COMPANY, CONTINENTAL CABLEVISION INC., AND THE LORAIN TELEPHONE COMPANY, THEIR SUCCESSORS AND ASSIGNS (HEREINAFTER REFERRED TO AS THE "GRANTEES"), 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 STREETS 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 NECESSARY AND CONVENIENT FOR THE GRANTEES TO DISTRIBUTE AND TRANSMIT ELECTRICITY, AND COMMUNICATIONS SIGNALS FOR PUBLIC AND PRIVATE USE AT SUCH LOCATIONS AS GRANTEES MAY DETERMINE UPON, WITHIN AND ACROSS THE EASEMENT PREMISES. SAID EASEMENT SHALL INCLUDE THE RIGHT TO INSTALL, MAINTAIN, REPAIR AND AUGMENT ELECTRIC AND COMMUNICATION FACILITIES OUTSIDE THE ABOVE DESCRIBED PREMISES AND SHALL ALSO INCLUDE THE RIGHT OF ACCESS, INGRESS AND EGRESS TO AND FROM ANY OF THE WITHIN DESCRIBED PREMISES FOR THE PURPOSE OF EXERCISING ANY OF THE EASEMENTS RIGHTS INDICATED HEREIN. GRANTEES SHALL AT THEIR EXPENSE RESTORE THE LAND TO ITS CONDITION AS IT EXISTED IMMEDIATELY PRIOR TO THE WORK PERFORMED BY GRANTEES, EXCEPT GRANTEES SHALL NOT BE RESPONSIBLE FOR REPLACING OR REPAIRING ANY PERMANENT STRUCTURES, TREES OR SHRUBS WHICH ARE LOCATED WITHIN THE EASEMENT BOUNDARIES AND ARE DAMAGED OR REMOVED AS A RESULT OF WORK PERFORMED AS PROVIDED FOR HEREIN BY GRANTEES. THE SUBLOTS SHALL BE RESTRICTED TO UNDERGROUND UTILITY SERVICE.

Thomas L. Butts
THOMAS L. BUTTS - PRESIDENT
J & W DEVELOPMENT COMPANY

NOTARY PUBLIC

COUNTY OF LORAIN)
STATE OF OHIO) SS
THIS IS TO CERTIFY THAT BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE DID PERSONALLY APPEAR J. & W. DEVELOPMENT COMPANY BY Thomas L. Butts WHO ACKNOWLEDGES THAT HE DID SIGN THE FOREGOING PLAT OF THE WOODLANDS SUBDIVISION NO. 6 AND THAT IT WAS HIS OWN FREE ACT AND DEED, AND FREE ACT AND DEED OF SAID CORPORATION.

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL AT Avon Lake, OHIO THIS 24th DAY OF July, 19 89.

Barbara A. Kucharski
NOTARY PUBLIC

MY COMMISSION EXPIRES June 21, 1993

WOODLANDS HOMEOWNER'S ASSOCIATION TO OWN AND MAINTAIN ALL GREEN AREAS IN THE WOODLANDS SUBDIVISIONS.

NOTE:
OWNERS OF THE LOTS ON THIS PLAT ARE SUBJECT TO THE SAME COVENANTS AND RESTRICTIONS AS SHOWN BY THE DECLARATION OF COVENANTS AND RESTRICTIONS FOR WOODLANDS SUBDIVISION NO. 1 AS RECORDED IN VOLUME 545, PAGE 592 ET SEQ OF THE LORAIN COUNTY DEED RECORDS.
1415

SURVEYOR'S CERTIFICATE

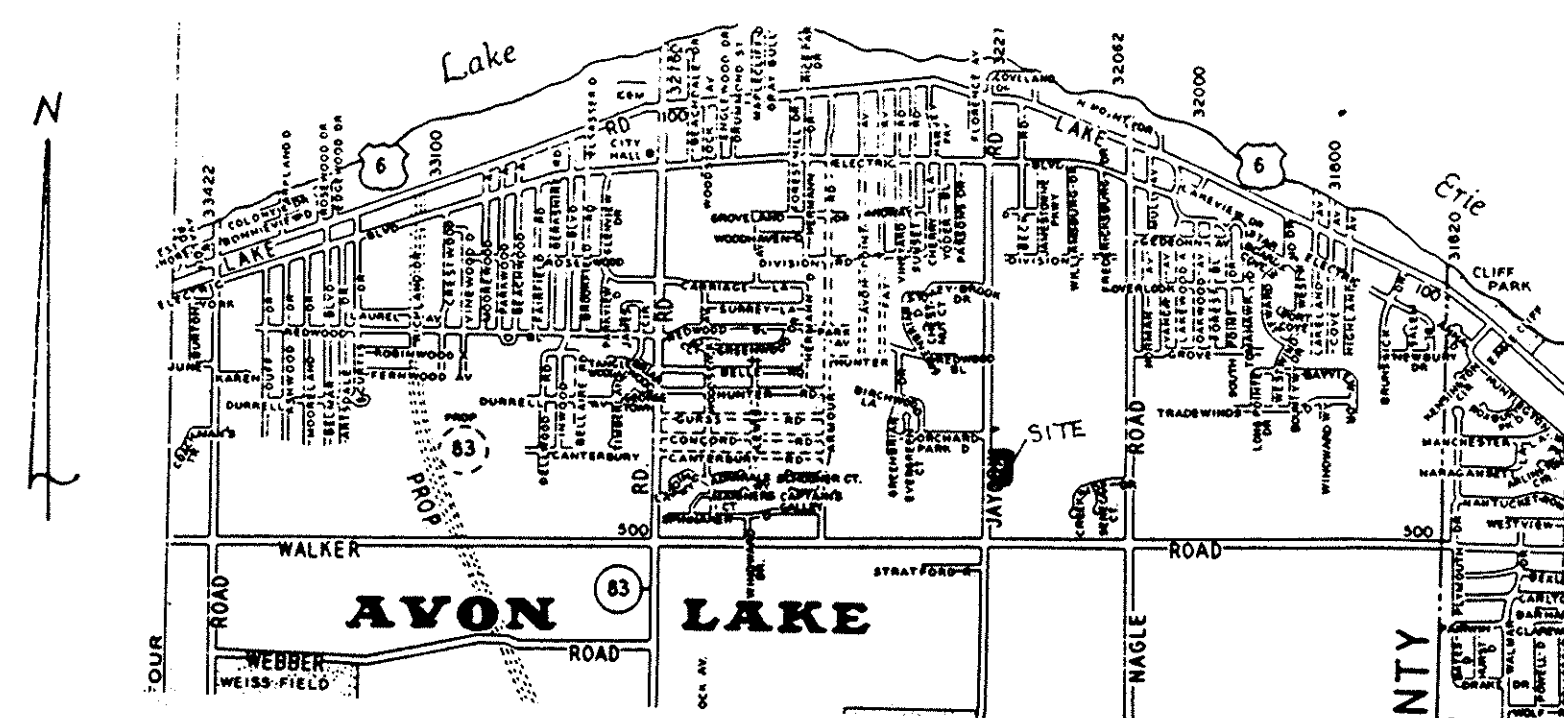
THIS IS TO CERTIFY THAT AT THE REQUEST OF THE OWNER, J. & W. DEVELOPMENT CO. I HAVE SURVEYED AND PLATTED THE WOODLANDS SUBDIVISION NO. 7 AS SHOWN HEREON AND CONTAINING 4.1455 ACRES IN AVON TOWNSHIP SECTION NO. 19 NOW IN THE CITY OF AVON LAKE, COUNTY OF LORAIN, STATE OF OHIO.

AT ALL POINTS INDICATED 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 WE CERTIFY TO BE CORRECT.

ACREAGE IN LOTS	3.4797 AC.
ACREAGE IN STREETS	0.6658 AC.
TOTAL	4.1455 AC.

P.T. Saylor Jr.
PAUL T. SAYLER JR., REGISTERED SURVEYOR



TRANSFERRED
IN COMPLIANCE WITH SEC. 319-202
OHIO REV. CODE
SEP 1 1989
JULIAN A. PIJOR
LORAIN COUNTY AUDITOR

Received for Record SEP 1 1989
at 3:25 clock P.M. in Plat RECORD
Vol 44 Dorothy S. Essex
Page 5455 Lorain County Recorder
486.40

NOTE

THIS IS TO CERTIFY THAT I HAVE EXAMINED THIS PLAT OF THE WOODLANDS SUBDIVISION NO. 7 AND FIND THE SAME TO BE PREPARED IN ACCORDANCE WITH THE CODIFIED ORDINANCES OF THE CITY OF AVON LAKE.

Smull
AVON LAKE LAW DIRECTOR

PLANNING COMMISSION

THIS IS TO CERTIFY THAT THIS PLAT OF THE WOODLANDS SUBDIVISION NO. 7 HAS BEEN APPROVED BY THE PLANNING COMMISSION OF THE CITY OF AVON LAKE, ON THE 22 DAY OF August, 19 89.

Thomas James Coker, P.E. SECRETARY

CITY COUNCIL

THIS IS TO CERTIFY THAT THIS PLAT OF THE WOODLANDS SUBDIVISION NO. 7 HAS BEEN ACCEPTED BY THE COUNCIL OF THE CITY OF AVON LAKE, LORAIN COUNTY, OHIO BY ORDINANCE NO. 177-89 PASSED THE 21 DAY OF August, 19 89.

Richard Lynn CLERK OF COUNCIL

ENGINEER'S CERTIFICATE

THIS IS TO CERTIFY THAT I HAVE EXAMINED THIS PLAT OF THE WOODLANDS SUBDIVISION NO. 7 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.

Thomas James Coker, P.E. AVON LAKE MUNICIPAL ENGINEER

LORAIN COUNTY
TAX MAP DEPARTMENT

Box: Lorain County Title Co.
L.M.

070533

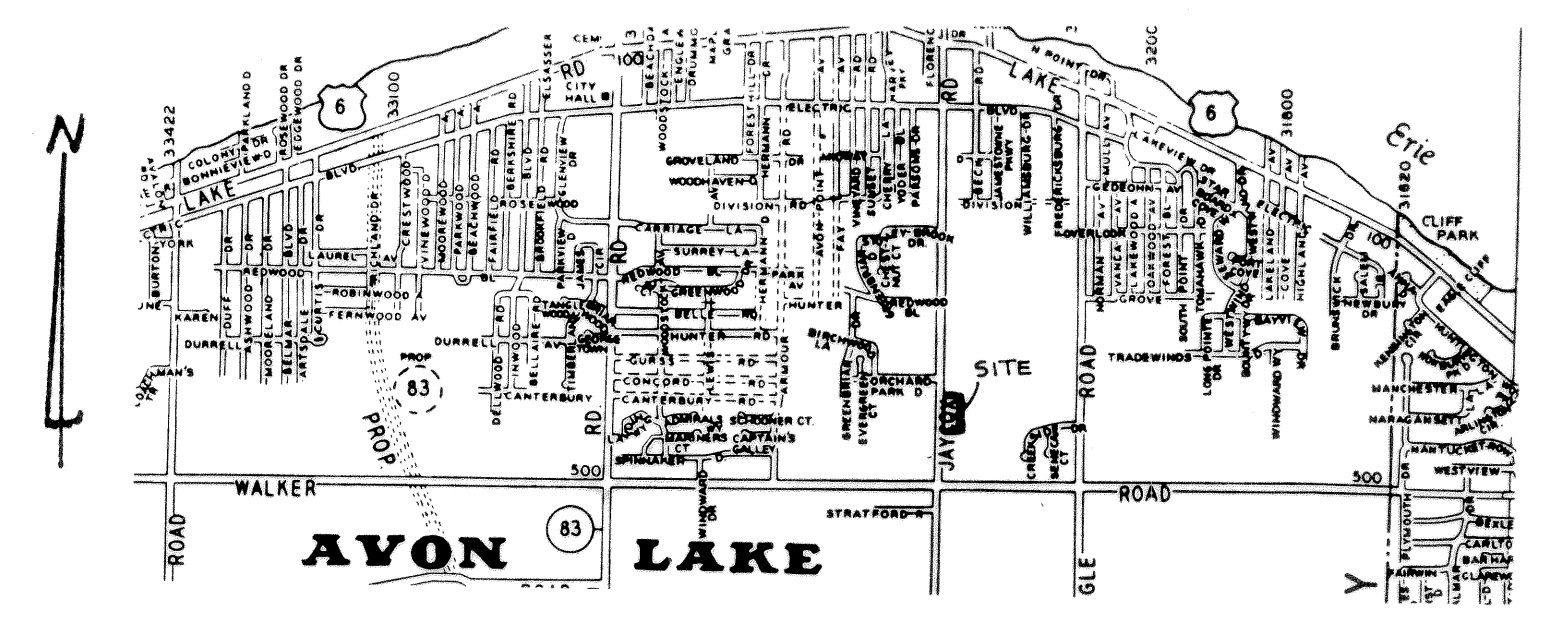
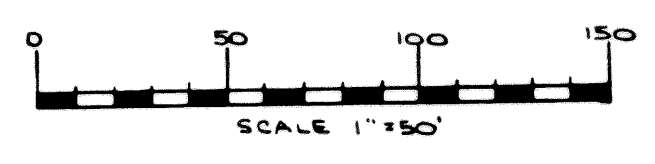
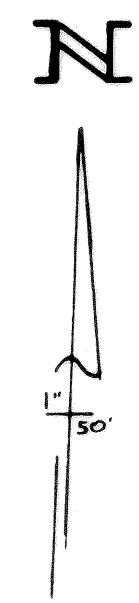
070533

THE WOODLANDS SUBDIVISION NO. 7

OF PART OF ORIGINAL AVON TOWNSHIP SECTION NO. 19, NOW IN THE CITY OF AVON LAKE, COUNTY OF LORAIN, AND STATE OF OHIO. MONUMENTS WERE FOUND OR SET AT ALL POINTS INDICATED HEREON. DISTANCES ARE GIVEN IN FEET AND DECIMAL PARTS THEREOF. ALL OF WHICH WE CERTIFY TO BE CORRECT.

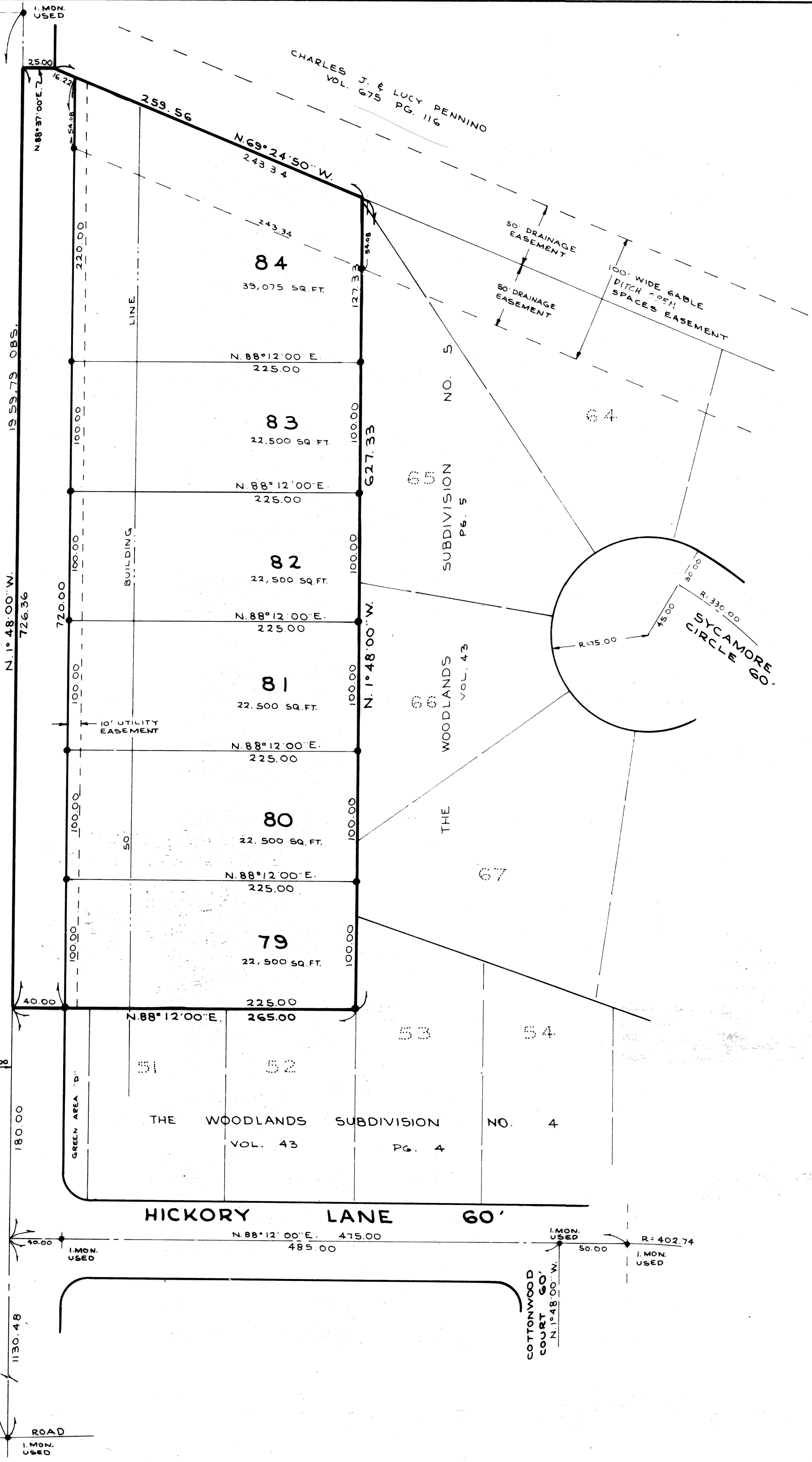
SCALE 1"=50'
JUNE, 1987

THE HENRY G. REITZ ENGINEERING CO.



JAYCOX ROAD

HICKORY LANE 60'



LORAIN COUNTY
TAX MAP DEPARTMENT