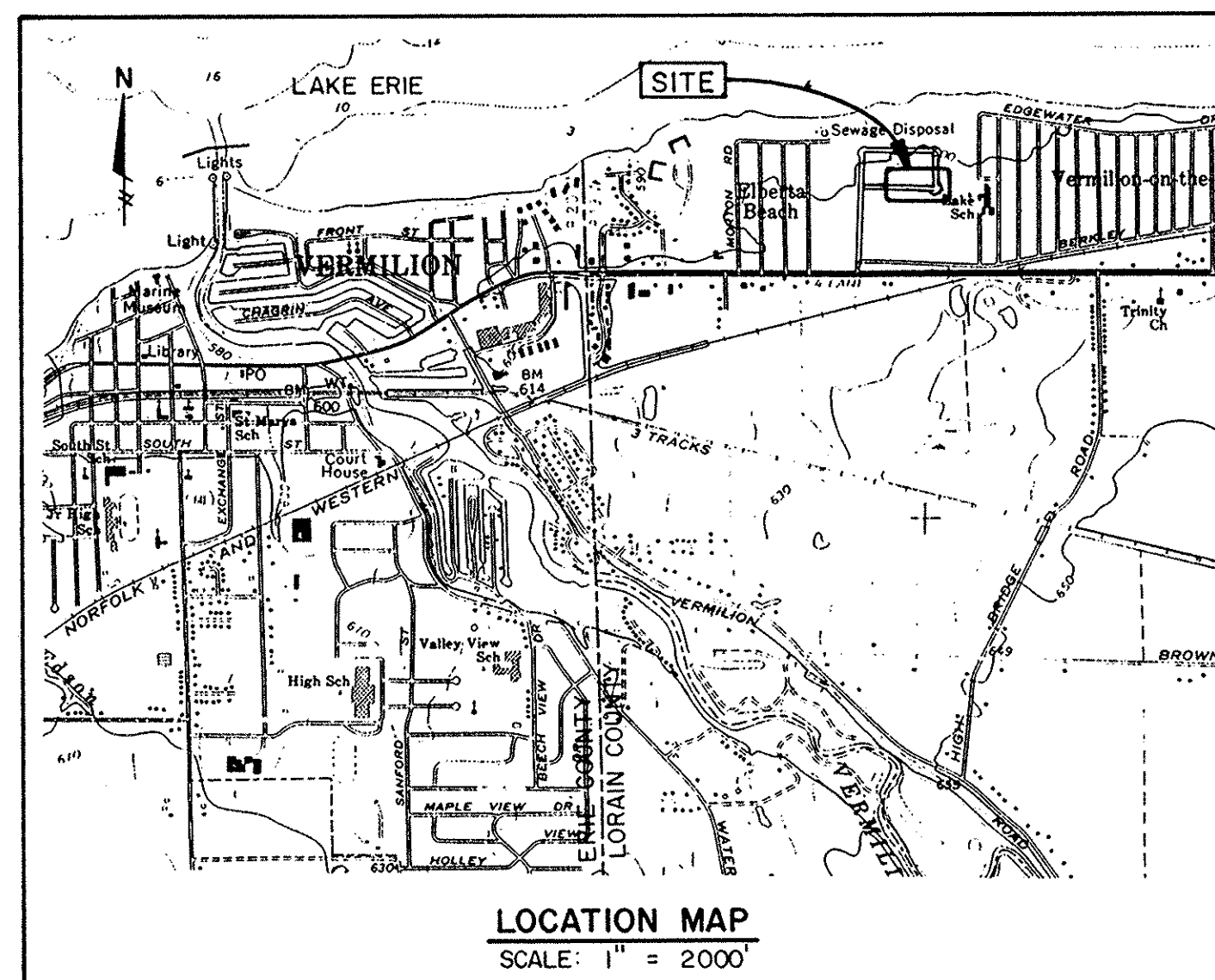


116975

46/5
116975

EDISON VILLAGE ESTATES SUBDIVISION NO. 3

PART OF BROWNHELM TOWNSHIP ORIGINAL LOT 1 AND LOT 2
CITY OF VERMILION, COUNTY OF LORAIN, STATE OF OHIO

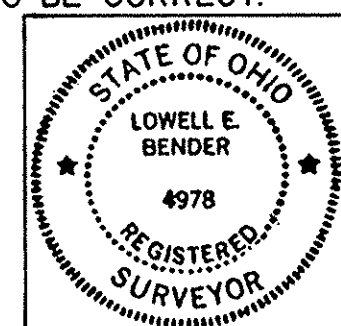


SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT, AT THE REQUEST OF THE OWNER, WE HAVE SURVEYED AND PLATTED EDISON VILLAGE ESTATES SUBDIVISION NO. 3 AS SHOWN HEREON, EMBRACING 2.101 ACRES OF LAND, MORE OR LESS, IN ORIGINAL LOT 1, AND 7.360 ACRES, MORE OR LESS, IN ORIGINAL LOT 2 OF BROWNHELM TOWNSHIP, NOW WITHIN THE CORPORATE LIMITS OF THE CITY OF VERMILION, OHIO, OF WHICH 1.206 ACRES LIE WITHIN STREET DEDICATION, AND 8.255 ACRES LIE IN BUILDING LOTS. MEASUREMENTS SHOWN ARE IN FEET AND DECIMALS THEREOF. BEARINGS USED ARE ASSUMED AND AND FOR PURPOSES OF DESCRIBING ANGLES ONLY. ALL OF WHICH I CERTIFY TO BE CORRECT.

| | OL. 1 | OL. 2 | TOTAL |
|---------|-------|-------|-----------|
| LOTS. | 1.840 | 6.415 | 8.255 AC. |
| STREETS | 0.261 | 0.945 | 1.206 AC. |
| TOTAL | 2.101 | 7.360 | 9.461 AC. |

Lowell E. Bender
LOWELL E. BENDER
REGISTERED SURVEYOR NO. 4978



CITY ENGINEER

APPROVED BY THE CITY ENGINEER FOR RECORDING PURPOSES ONLY ON THIS 23 DAY OF Aug. 1990

Yvonne Triggis
CITY ENGINEER

PLANNING COMMISSION

APPROVED BY THE PLANNING COMMISSION OF THE CITY OF VERMILION, OHIO, FOR RECORDING PURPOSES ONLY ON THIS 20 DAY OF August, 1990.

Denise M. Jenik
SECRETARY

John A. Mphala
CHAIRMAN

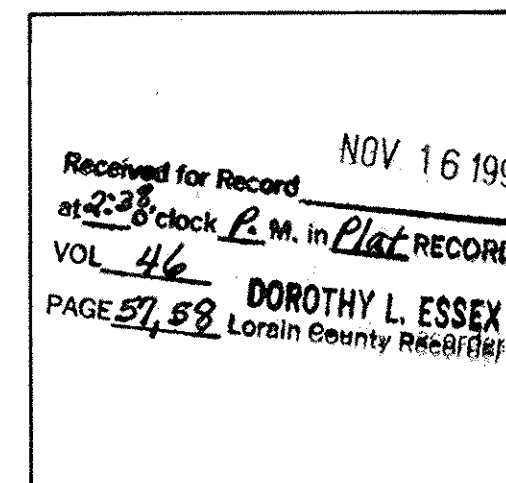
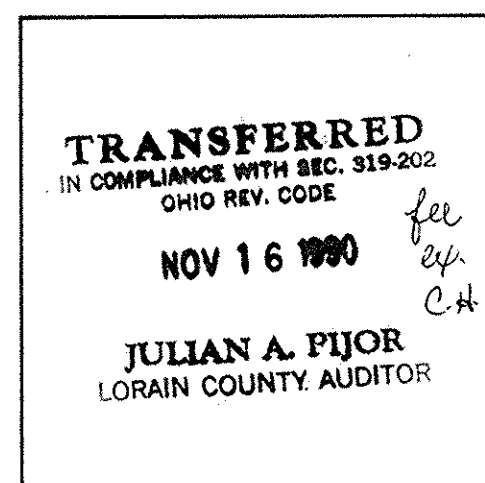
CITY COUNCIL

THIS IS TO CERTIFY THAT THIS PLAT OF EDISON VILLAGE ESTATES SUBDIVISION NO. 3 WAS APPROVED AND ACCEPTED BY THE CITY COUNCIL OF VERMILION, OHIO, FOR RECORDING PURPOSES ONLY ON THIS 18 DAY OF October, 1990.

Alvin L. Cragg
MAYOR

Christine Pulaski
CLERK OF COUNCIL

PREPARED BY
GRINDLE, BENDER AND ASSOC., INC.
ARCHITECTURE - ENGINEERING - SURVEYING
ASHLAND, OHIO



LORAIN COUNTY AUDITOR

LORAIN COUNTY RECORDER

\$86.40

BOX: LORAIN Co. TITLE LM

LORAIN COUNTY TAX MAP DEPARTMENT COPY

REVISED 8-21-90

OWNER'S CERTIFICATE

THIS IS TO CERTIFY THAT CASSELL REALTY COMPANY OWNER OF THE LANDS CONTAINED WITHIN THIS PLAT OF EDISON VILLAGE ESTATES SUBDIVISION NO. 3, DOES HEREBY ACCEPT THE SAME TO BE CORRECT AND DEDICATES TO PUBLIC USE THE DRIVES AND STREETS AS SHOWN HEREON.

REPRESENTING CASSELL REALTY COMPANY:

Kenneth F. Casell
PRESIDENT

NOTARY PUBLIC

COUNTY OF LORAIN } SS:
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 THIS PLAT TO BE HIS OWN FREE ACT AND DEED.

IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL THIS 6 DAY OF September, 1990.

Janice M. Stipe
NOTARY PUBLIC
MY COMMISSION EXPIRES 8-28-95

MORTGAGEE'S CERTIFICATE

THIS IS TO CERTIFY THAT EDISON VILLAGE NAT BANK AS REPRESENTED BY THE UNDESIGNED, MORTGAGEE OF THE LANDS CONTAINED WITHIN THIS PLAT OF EDISON VILLAGE ESTATES SUBDIVISION NO. 3 DOES HEREBY ACCEPT THE SAME TO BE CORRECT AND DEDICATES TO PUBLIC USE THE DRIVES AND STREETS AS SHOWN HEREON.

Edwin J. Henry, J.P.
TITLE

NOTARY PUBLIC

COUNTY OF LORAIN } SS:
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 THIS PLAT TO BE HIS OWN FREE ACT AND DEED.

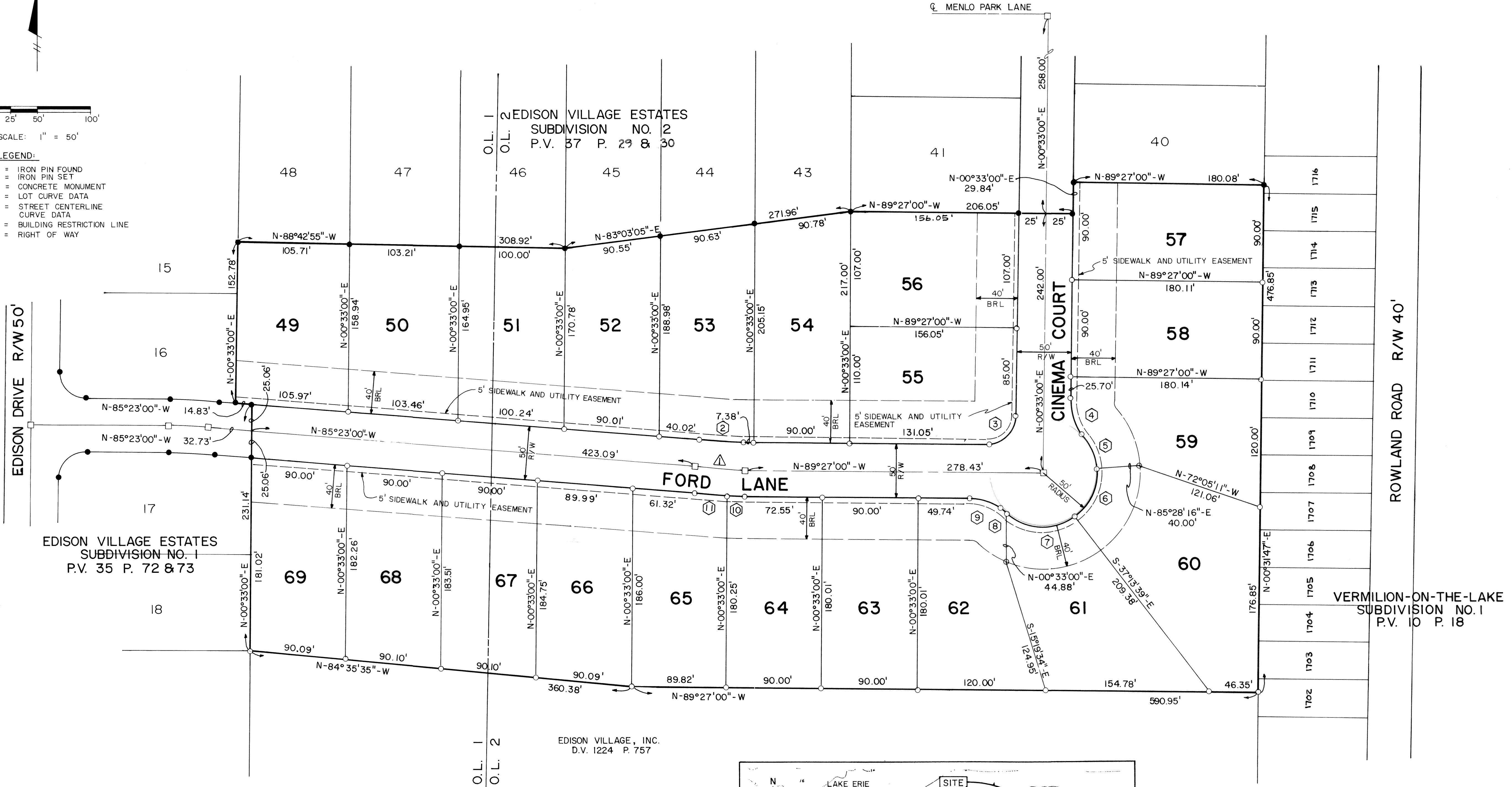
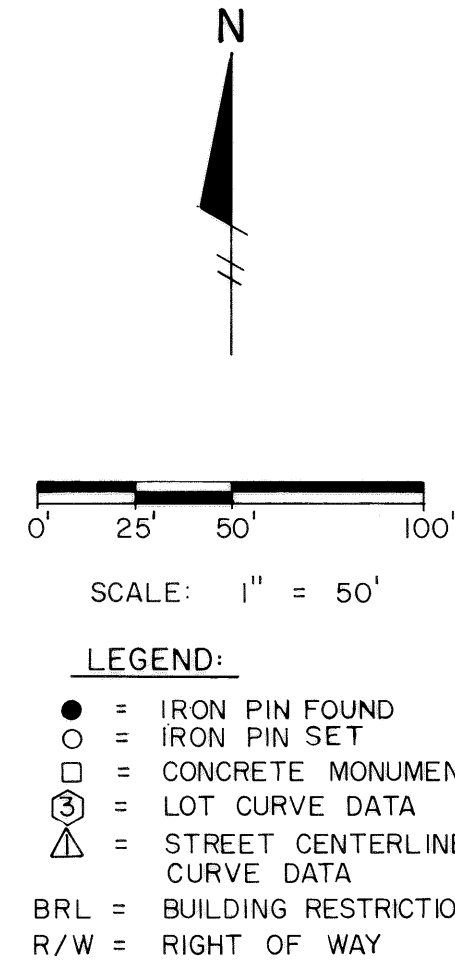
IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL THIS 6 DAY OF September, 1990.

Janice M. Stipe
NOTARY PUBLIC
MY COMMISSION EXPIRES 8-28-95

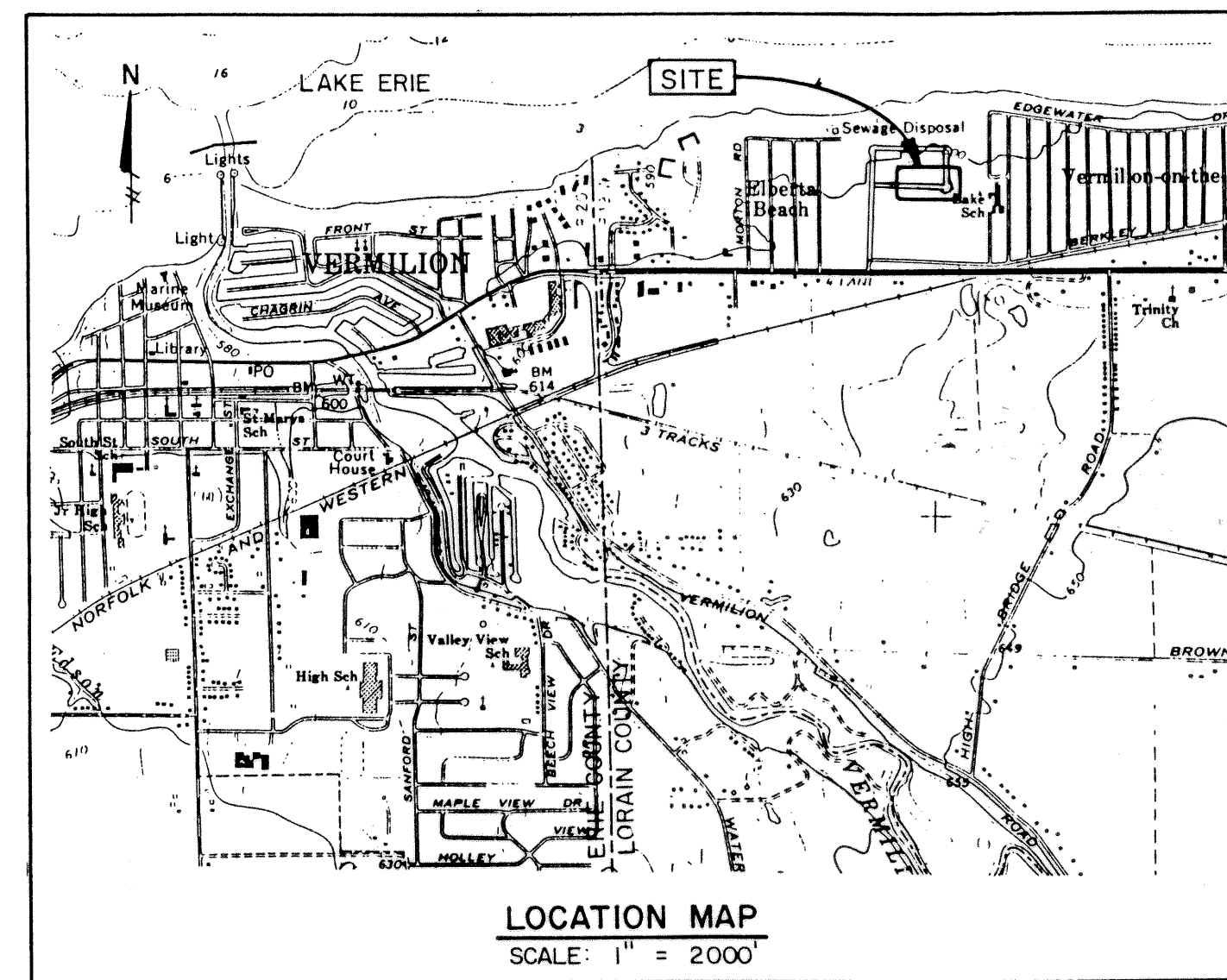
DATE: 8/3/90
SHEET: 1 OF 2

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EDISON VILLAGE ESTATES SUBDIVISION NO. 3



| CURVE DATA | | | | | |
|------------|--------|---------|---------|-----------|----------------------|
| CURVE NO. | ARC | RADIUS | TANGENT | DELTA | CHORD BEAR. / DIST. |
| 1 | 44.36' | 625.00' | 22.19' | 0°04'00" | N-87°25'00"-W 44.35' |
| 2 | 42.59' | 600.00' | 21.30' | 0°04'00" | N-87°25'15"-W 42.58' |
| 3 | 39.27' | 25.00' | 25.00' | 90°00'00" | N-45°33'00"-E 35.36' |
| 4 | 36.14' | 50.00' | 18.90' | 41°24'29" | N-2°09'14"-W 35.35' |
| 5 | 31.70' | 50.00' | 16.40' | 36°19'45" | N-22°41'52"-W 31.17' |
| 6 | 50.00' | 50.00' | 27.32' | 57°18'05" | N-24°07'19"-E 47.95' |
| 7 | 65.22' | 50.00' | 38.18' | 74°44'06" | N-89°51'36"-W 60.69' |
| 8 | 3.88' | 50.00' | 1.94' | 0°27'02" | N-50°13'56"-W 3.88' |
| 9 | 36.14' | 50.00' | 18.90' | 41°24'29" | N-5°48'53"-W 35.35' |
| 10 | 17.45' | 650.00' | 8.72' | 0°32'17" | N-88°40'52"-W 17.45' |
| 11 | 28.69' | 650.00' | 14.35' | 0°21'44" | N-86°38'52"-W 28.69' |



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 THEREOF 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.

LORAIN COUNTY TAX MAP DEPARTMENT COPY