

WINDMILL VILLAGE NO. 1

PHASE 5 - UNITS 23 THROUGH 26

BEING PART OF ORIGINAL AVON TOWNSHIP SECTION 10, NOW IN THE CITY OF AVON, COUNTY OF LORAIN AND STATE OF OHIO.

DIMENSIONS SHOWN ON THIS PLAT ARE EXPRESSED IN FEET AND DECIMAL PARTS THEREOF AND ALL BEARINGS ARE TO AN ASSUMED MERIDIAN AND ARE USED TO INDICATE ANGLES ONLY. PERMANENT MONUMENTS WERE FOUND OR SET AT ALL POINTS INDICATED HEREON. WE HEREBY CERTIFY THAT WE HAVE SURVEYED THE PREMISES AND PREPARED THIS PLAT AND THAT SAID PLAT IS CORRECT.

JULY 26, 1996 THE HENRY G. REITZ ENGINEERING COMPANY
SCALE 1" = 50'

0 25 50 100
GRAPHIC SCALE

STATE OF OHIO
DONALD E. WOIKE
REGISTERED SURVEYOR
5547

Donald E. Woike Pres
DONALD E. WOIKE
REGISTERED SURVEYOR NO. 5547
4214 ROCKY RIVER DRIVE
CLEVELAND, OHIO 44135

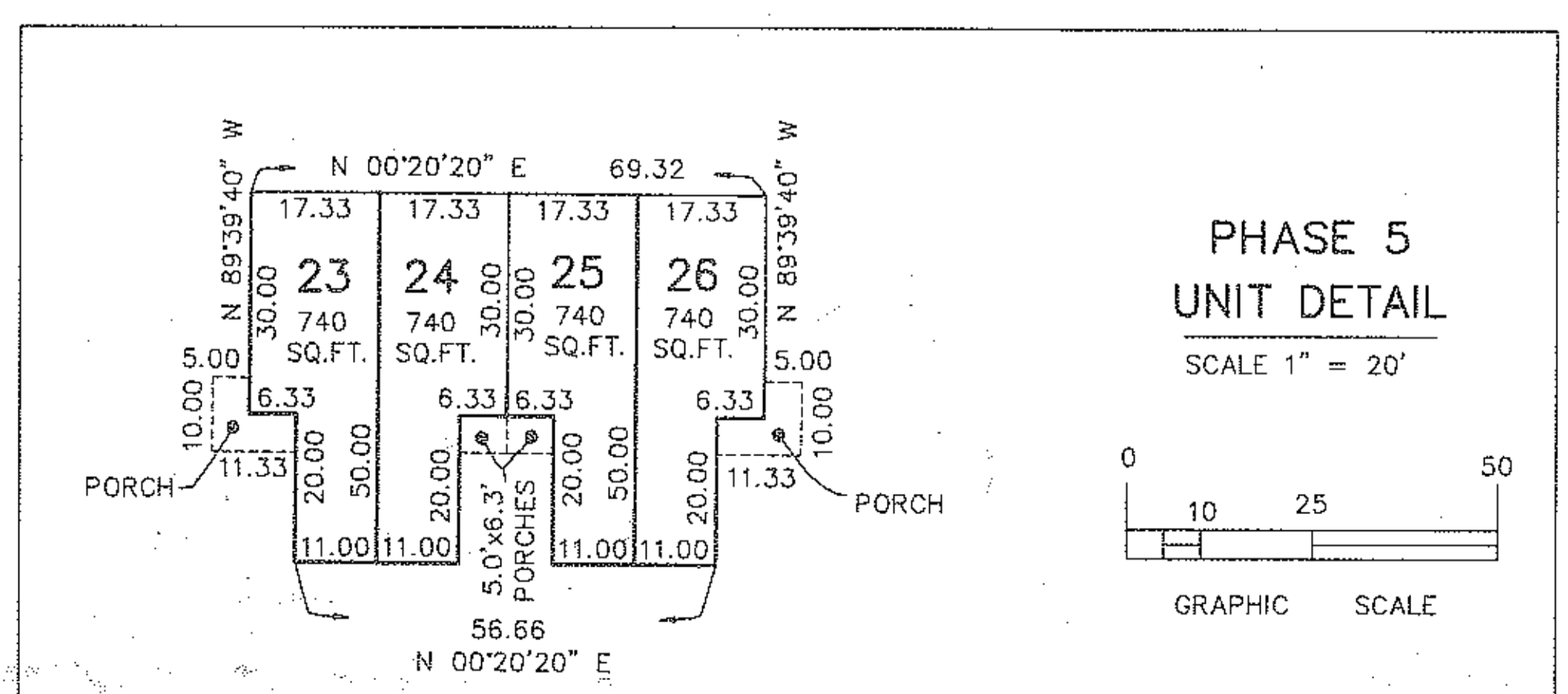
#21890

APPROVED
LORAIN CO.
MAP DEPT.
DATE 11-7-96
PAGE 4 00-010-A
BY *H. Holbert*
VIEW AFTER 21890

RETENTION EASEMENT VOL. 53 PG. 58
DELTA
44-44-414-800-444 2.45 A.
INTD PLAT 4.07 A.
REMAINDER 44-44-414-800-445 2.58 A.

CURVE DATA:
① Δ = 07°00'00"
R = 275.00'
T = 16.82'
L = 33.60'
C = 33.58'
N 86°54'20"E
② Δ = 07°00'00"
R = 325.00'
T = 19.88'
L = 39.71'
C = 39.68'
N 86°54'20"E

AREAS:
AREA IN PHASE 5 = 0.068 AC.
AREA IN PHASES 1 - 4 = 0.393 AC.
COMMON AREA = 2.577 AC.
AREA IN MOORE RD. = 0.314 AC.
TOTAL = 3.352 ACRES



WE, THE UNDERSIGNED OWNERS, STENGER REALTY CO., HEREBY CERTIFY THAT THE ATTACHED PLAT CORRECTLY REPRESENTS WINDMILL VILLAGE NO.1 PHASE 5. AND DEDICATE TO PUBLIC USE THE STREET SHOWN HEREON, AND DESIGNATED AS MOORE ROAD, AND FURTHER AGREES THAT ANY USE OF IMPROVEMENTS MADE ON THIS LAND SHALL BE IN CONFORMITY WITH EXISTING ZONING, PLATTING, HEALTH OR OTHER LAWFUL RULES AND REGULATIONS OF THE CITY OF AVON, OHIO, FOR THE BENEFIT OF THEMSELVES AND ALL OTHER OWNERS OR ASSIGNS TAKING TITLE FROM THE UNDERSIGNED.

STENGER REALTY CO.
BY: *Frank Stenger - Pres.*

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 STENGER REALTY CO. BY: FRANK STENGER WHO ACKNOWLEDGES THAT HE DID SIGN THE FOREGOING PLAT AND THAT IT WAS HIS FREE ACT AND DEED AND THE FREE ACT AND DEED OF SAID CORPORATION.

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL AT Cleveland, OHIO THIS 30th DAY OF July, 19 96

Michael J. Malnar
NOTARY PUBLIC
Michael J. Malnar
Notary Commission

APPROVALS

THIS PLAT IS APPROVED FOR RECORDING PURPOSES ONLY THIS 12th DAY OF August, 1996
CITY ENGINEER *Steve C. Zwick*

THIS PLAT IS APPROVED FOR RECORDING PURPOSES ONLY THIS ___ DAY OF ___ 19___
PLANNING COMMISSION - CHAIRPERSON *[Signature]*

THIS PLAT IS APPROVED FOR RECORDING PURPOSES ONLY THIS ___ DAY OF ___ 19___ THIS APPROVAL DOES NOT CONSTITUTE AN ACCEPTANCE OF THE DEDICATION OF ANY PUBLIC STREET OR HIGHWAY DEDICATED HEREON.
COUNCIL PRESIDENT *[Signature]*

COVENANTS, EASEMENTS, RESTRICTIONS & CONDITIONS

DECLARATION OF COVENANTS, CONDITIONS & RESTRICTIONS FOR SAID SUBDIVISION ARE AS RECORDED IN LORAIN COUNTY OFFICIAL RECORDS VOL. 1066 PG. 911, AND THE SAME ARE INCORPORATED HEREIN BY REFERENCE AS FULLY AS IF REWRITTEN HEREON.

TAX MAP DEPT COPY #21890

57/76