

# GREENBRIAR SUBDIVISION NO 1

PART OF ORIGINAL CARLISLE TOWNSHIP SECTION NO 5  
AND A RESUBDIVISION OF PART OF SUBLLOT NO. 43 IN  
ROSEMERE ALLOTMENT NO. 3 P.V. 20 P. 22  
NOW IN  
CITY OF ELYRIA, COUNTY OF LORAIN, STATE OF OHIO

### OWNER'S CERTIFICATE

THIS IS TO CERTIFY THAT THE UNDERSIGNED DALE YOST, PRESIDENT OF HIGHLAND DEVELOPMENT COMPANY, OWNER OF LAND CONTAINED WITHIN THIS PLAT OF GREENBRIAR SUBDIVISION NO 1, HAVING EXAMINED THE SAME DOES HEREBY ACCEPT THE SAME TO BE CORRECT AND DEDICATES FOREVER, TO PUBLIC USE, THE STREETS AND EASEMENTS AS SHOWN HEREON.

BY: *Dale Yost*  
DALE YOST, PRESIDENT

### NOTARY PUBLIC

STATE OF OHIO  
SS

LORAIN COUNTY  
THIS IS TO CERTIFY THAT BEFORE ME, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, DID PERSONALLY APPEAR THE ABOVE NAMED DALE YOST, WHO ACKNOWLEDGED THAT HE DID SIGN THE FOREGOING PLAT AND THAT IT IS HIS FREE ACT AND DEED IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL AT ELYRIA, OHIO, THIS 18th DAY OF September, 1996.

*Shelton Buckingham*  
NOTARY PUBLIC

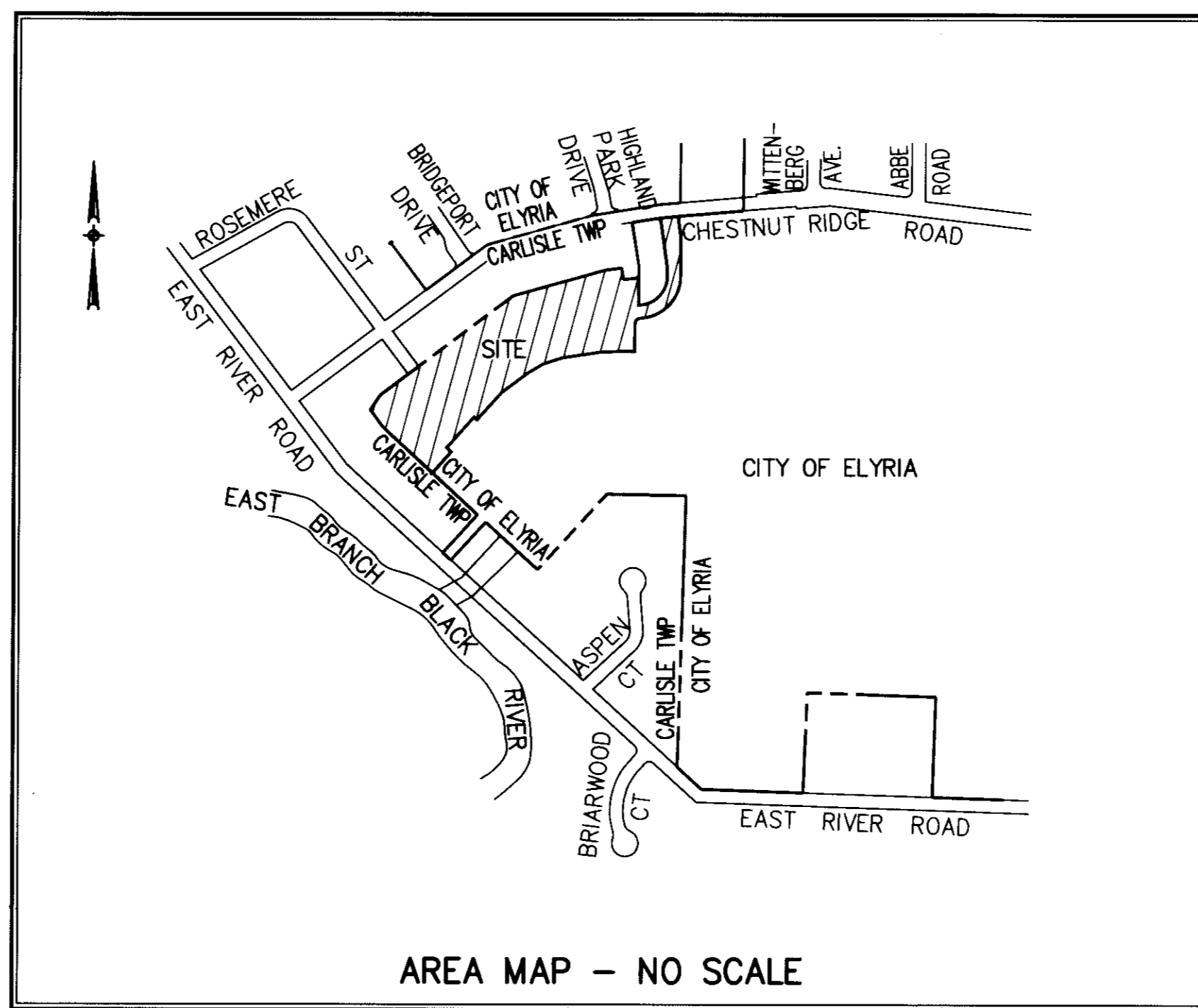
MY COMMISSION EXPIRES: 1-29-2000

### SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT AT THE REQUEST OF THE OWNER, I HAVE SURVEYED AND PLATTED GREENBRIAR SUBDIVISION NO 1, AS SHOWN HEREON, AND CONTAINING 11.2172 ACRES OF LAND IN CARLISLE TOWNSHIP ORIGINAL SECTION NO 5, NOW IN THE CITY OF ELYRIA, COUNTY OF LORAIN, AND STATE OF OHIO. AT ALL POINTS SO INDICATED OR, IRON PIN MONUMENTS WERE EITHER FOUND OR SET. DISTANCES SHOWN ARE IN FEET AND DECIMAL PARTS THEREOF. BEARINGS SHOWN ARE ASSUMED AND FOR THE PURPOSE OF DESCRIBING ANGLES ONLY. ALL OF WHICH I CERTIFY TO BE CORRECT. I HEREBY CERTIFY THAT THE FIELD SURVEY OF THE BOUNDARY SHOWN IN THIS PLAT OF GREENBRIAR SUBDIVISION NO 1 EXCEEDS ONE (1) FOOT IN 10,000 PRECISION, AS REQUIRED PER CHAPTER 1117.02, ELYRIA CITY CODIFIED ORDINANCES.

SURVEY MONUMENTS NECESSARY FOR CONSTRUCTION OF IMPROVEMENTS ARE IN PLACE WITH ANY REMAINING SURVEY MONUMENTS TO BE PROPERLY PLACED UPON COMPLETION OF CONSTRUCTION. ALL INFORMATION SHOWN HEREON IS BASED UPON A SURVEY PERFORMED BY KS ASSOCIATES, INC IN MAY 1995.

*David L. Elwell*  
DAVID L. ELWELL  
REGISTERED SURVEYOR NO 6333



AREA MAP - NO SCALE

### CITY ENGINEER

APPROVED THIS 18th DAY OF OCTOBER, 1996

*Ronny D. Sherris*  
ELYRIA CITY ENGINEER

NOTE - PERMANENT MONUMENTS SHALL BE PLACED IN ACCORDANCE WITH CITY OF ELYRIA CODIFIED ORDINANCES 1119.10(b).

NOTE - EASEMENTS GRANTED TO THE CITY OF ELYRIA FOR PUBLIC UTILITIES INCLUDING WATER MAINS, STORM AND SANITARY SEWERS SHALL HAVE PRIORITY OVER EASEMENTS GRANTED TO PRIVATE UTILITIES (ELECTRIC, TELEPHONE, GAS, CABLE TELEVISION, ETC.). ALL EASEMENTS SHALL CONFORM TO SECTION 1115.08, CODIFIED ORDINANCES OF THE CITY OF ELYRIA.

### CITY COUNCIL

THIS IS TO CERTIFY THAT ELYRIA CITY COUNCIL HAS ACCEPTED ALL PUBLIC LANDS AND EASEMENTS WITHIN THE CITY OF ELYRIA AS SHOWN HEREON, BY ADOPTION OF ORDINANCE NO. 96-203 ON Sept. 16, 1996.

BY: *Anthony J. Weber* 10-1-96  
CLERK OF ELYRIA CITY COUNCIL

### MORTGAGEE'S CERTIFICATE

THIS IS TO CERTIFY THAT Premier Bank & Trust, MORTGAGEE OF LANDS CONTAINED WITHIN THIS PLAT OF GREENBRIAR SUBDIVISION NO 1 AS SHOWN HEREON, AND REPRESENTED BY THE UNDERSIGNED, DOES HEREBY ACCEPT THIS PLAT OF SAME TO BE CORRECT AND DEDICATES FOREVER TO PUBLIC USE THE STREETS AND EASEMENTS AS SHOWN HEREON.

BY: *Bruce E. Stearns*  
TITLE: *Sr. Vice President*

### NOTARY PUBLIC

STATE OF OHIO

SS

LORAIN COUNTY  
BEFORE ME, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, DID PERSONALLY APPEAR Premier Bank & Trust BY: *Bruce E. Stearns Sr. Vice President*

WHO ACKNOWLEDGED THAT HE DID SIGN THE FOREGOING PLAT OF GREENBRIAR SUBDIVISION NO 1 AND THAT IT WAS HIS OWN FREE ACT AND DEED AND THE FREE ACT AND DEED OF SAID Premier Bank & Trust

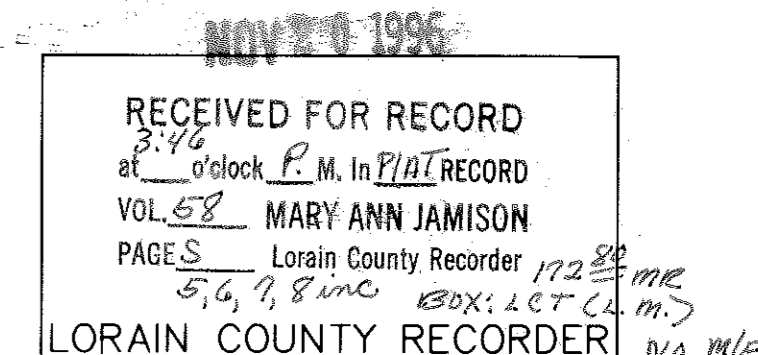
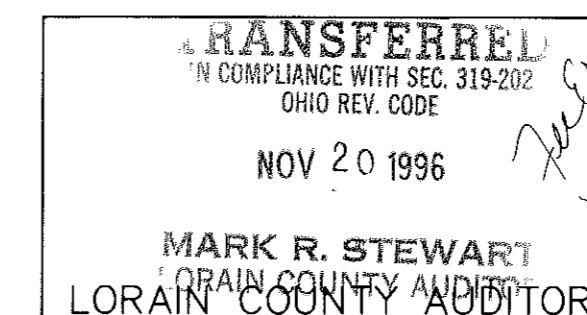
IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL AT Elyria, OHIO, THIS 24th DAY OF September, 1996.

*Mary E. Hurdley*  
NOTARY PUBLIC  
MY COMMISSION EXPIRES 5/25/98

### PLANNING COMMISSION

THIS IS TO CERTIFY THAT THE PLANNING COMMISSION OF THE CITY OF ELYRIA HAS APPROVED THIS PLAT OF GREENBRIAR SUBDIVISION NO 1 ON THE 16th DAY OF July, 1996.

*John D. Dill*  
PRESIDENT  
*Mary J. Swierka*  
SECRETARY



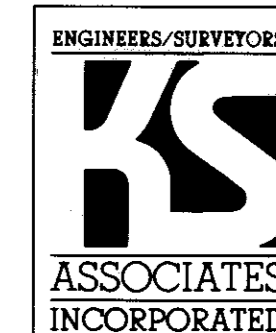
DATE: 07-15-96		
DRAWN BY: JEC/VY		
CH'D BY:		
FB 246,260,269,315		
DWG. NAME: 924241-11148		
REVISIONS		
09-09-96	REVISED PER ELYRIA CITY ENGINEER	
07-15-96	REVISED	
05-07-96	ORIGINAL ISSUE	

GREENBRIAR SUBDIVISION NO 1  
RECORD PLAT

KS ASSOCIATES, INC.

ENGINEERS/SURVEYORS  
424 Middle Avenue  
P.O. Box 89  
Elyria, Ohio 44036

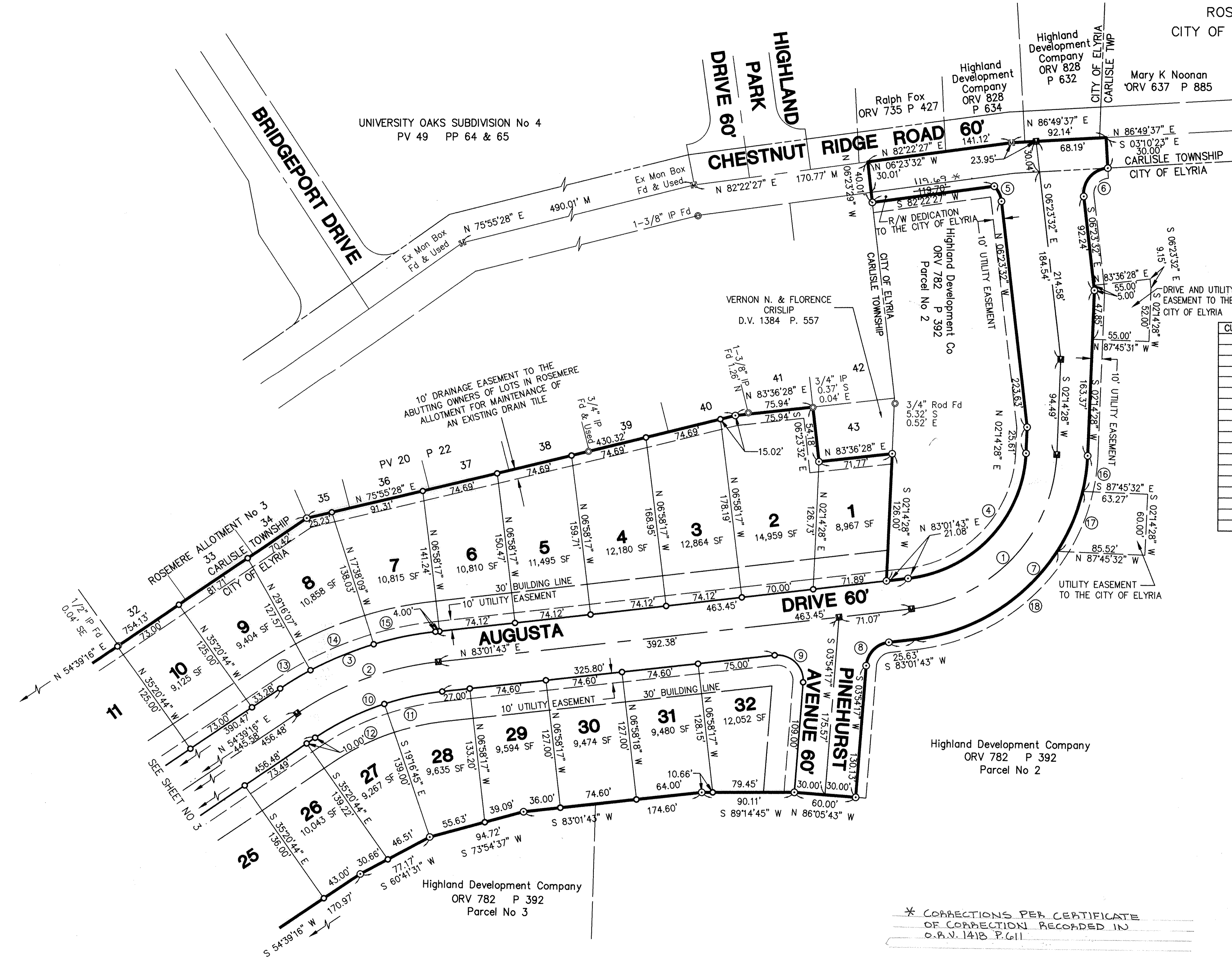
ELYRIA (216) 322-6317 \* LORAIN (216) 244-5757



SHEET 1 OF 4  
JOB NO 92424-1

# GREENBRIAR SUBDIVISION NO 1

PART OF ORIGINAL CARLISLE TOWNSHIP SECTION NO 5  
AND A RESUBDIVISION OF PART OF SUBLT NO. 43 IN  
ROSEMERE ALLOTMENT NO. 3 P.V. 20 P. 22  
CITY OF ELYRIA \* COUNTY OF LORAIN \* STATE OF OHIO



CURVE TABLE

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
1	160.00'	225.60'	136.14'	207.37'	S 42°38'06" W	80°47'16"
2	300.00'	148.57'	75.84'	147.05'	S 68°50'30" W	28°22'27"
3	330.00'	163.42'	83.42'	161.76'	S 68°50'30" W	28°22'27"
4	130.00'	183.30'	110.61'	168.49'	N 42°38'06" E	80°47'16"
5	25.00'	16.63'	8.63'	16.32'	N 25°26'50" W	38°06'14"
6	25.00'	40.67'	26.45'	36.33'	S 40°13'02" W	93°13'09"
7	190.00'	267.90'	161.67'	246.25'	S 42°38'06" W	80°47'16"
8	25.00'	34.52'	20.65'	31.85'	S 43°28'00" W	79°07'27"
9	25.00'	44.02'	30.26'	38.55'	S 46°32'00" E	100°52'33"
10	270.00'	133.71'	68.26'	132.35'	N 68°50'30" E	28°22'27"
11	270.00'	58.00'	29.11'	57.89'	N 76°52'29" E	12°18'29"
12	270.00'	75.71'	38.10'	75.46'	N 62°41'16" E	16°03'58"
13	330.00'	35.00'	17.52'	34.98'	S 57°41'35" W	06°04'37"
14	330.00'	67.00'	33.62'	66.88'	S 66°32'52" W	11°37'58"
15	330.00'	61.42'	30.80'	61.33'	S 77°41'47" W	10°39'52"
16	190.00'	35.31'	17.71'	35.26'	N 07°33'56" E	10°38'55"
17	190.00'	64.30'	32.46'	63.99'	S 22°33'04" W	19°23'22"
18	190.00'	168.29'	90.12'	162.84'	S 57°39'15" W	50°44'59"

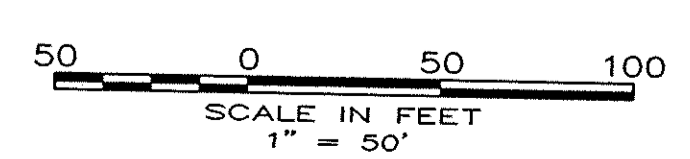
AREA IN SUBLOTS 8.0030 ACRES  
 AREA IN RIGHT-OF-WAY 3.2142 ACRES  
 TOTAL AREA 11.2172 ACRES

### LEGEND

- IRON PIN TO BE SET
- IRON PIN FOUND
- MONUMENT BOX
- PERMANENT MONUMENT PER CITY OF ELYRIA ORD. 1119.10 (b)

\* CORRECTIONS PER CERTIFICATE OF CORRECTION RECORDED IN O.P.V. 1418 P.611

NOTE: A 10' WIDE UTILITY EASEMENT TO OHIO EDISON, ALLTEL AND CONTINENTAL CABLEVISION IS RESERVED ALONG RIGHT OF WAY LINES AS SHOWN FOR THE INSTALLATION OF UNDERGROUND LINES.

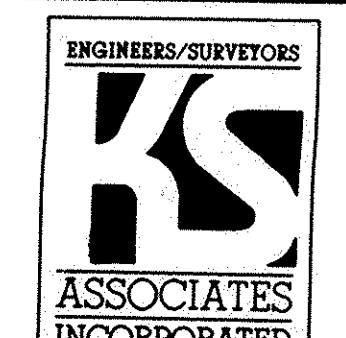


DATE: 07-15-96	
DRAWN BY: JEC/RFB/VY	
CH'D BY: 246,260,269	
F.B.: 309,315,321	
DWG. NAME: 824241-PLAT02	
XREF: 824241-PLAT	
REVISIONS	
09-09-96	REVISED PER ELYRIA CITY ENGINEER
07-15-96	REVISED
05-07-96	ORIGINAL ISSUE

GREENBRIAR SUBDIVISION NO 1  
**RECORD PLAT**

**KS ASSOCIATES, INC.**

ENGINEERS/SURVEYORS  
 424 Middle Avenue  
 P.O. Box 99  
 Elyria, Ohio 44036



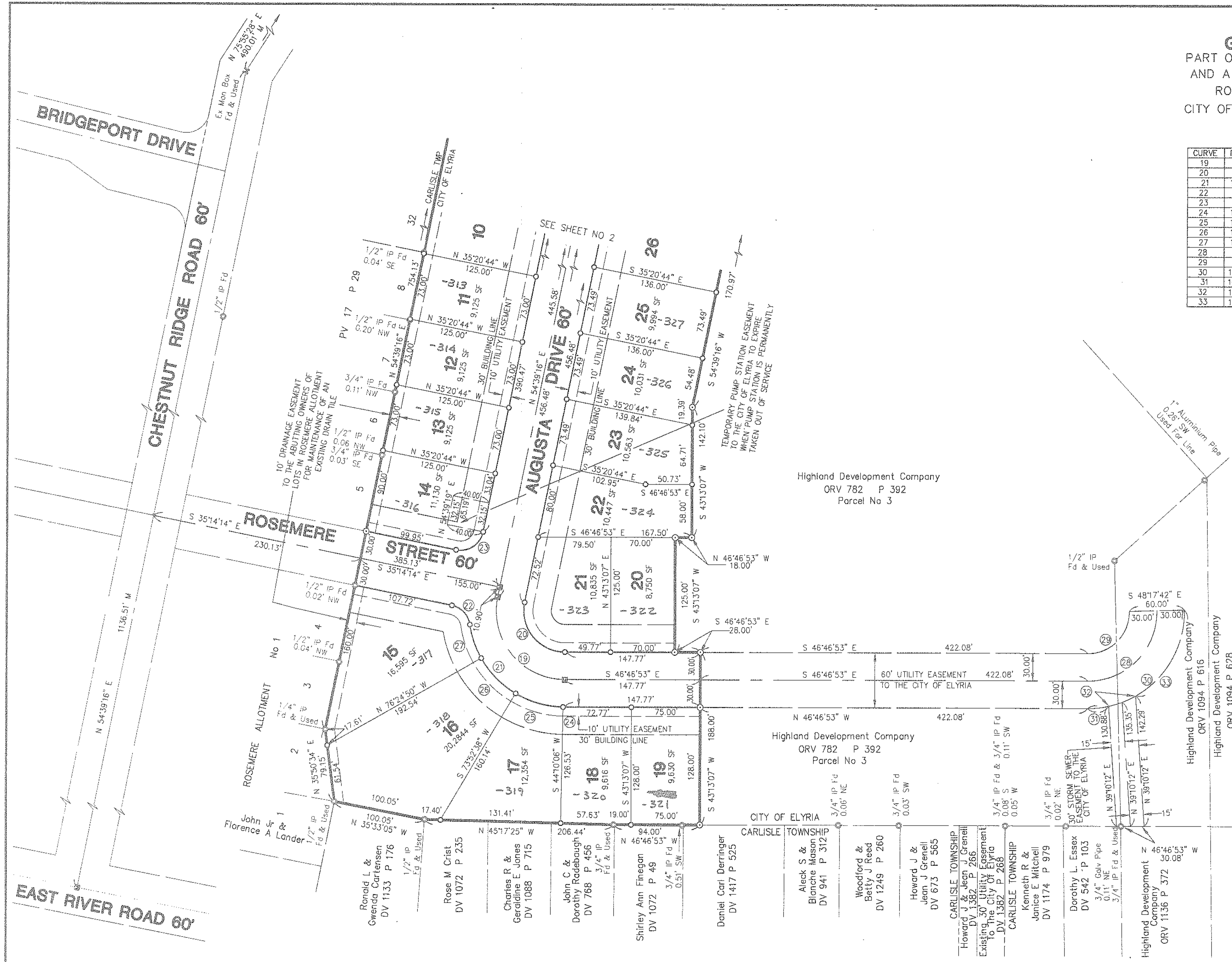
SHEET 2 OF 4  
 JOB NO. 92424-1



**GREENBRIAR SUBDIVISION NO 1**  
 PART OF ORIGINAL CARLISLE TOWNSHIP SECTION NO 5  
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 CITY OF ELYRIA \* COUNTY OF LORAIN \* STATE OF OHIO

CURVE TABLE

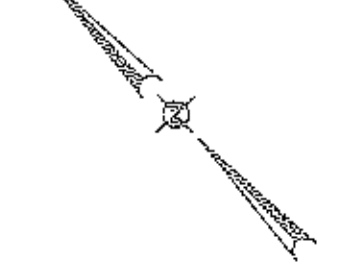
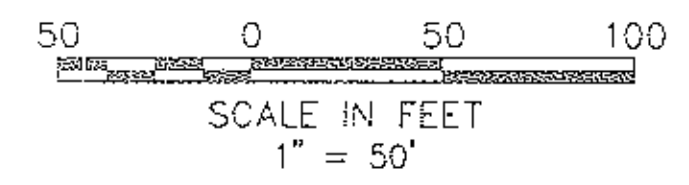
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
19	75.00'	132.78'	91.69'	116.11'	S 03°48'45" W	101°26'09"
20	45.00'	79.67'	55.01'	69.66'	N 03°56'12" E	101°26'09"
21	105.00'	149.63'	90.71'	137.29'	S 05°57'25" E	81°38'55"
22	25.00'	30.59'	17.54'	28.72'	S 00°11'06" E	70°06'17"
23	25.00'	39.32'	25.05'	35.39'	N 80°17'29" W	90°06'29"
24	105.00'	1.74'	0.87'	1.74'	S 46°18'23" E	00°56'58"
25	105.00'	54.44'	27.85'	53.84'	S 30°58'38" E	29°42'32"
26	105.00'	54.44'	27.85'	53.84'	S 01°16'06" E	29°42'32"
27	105.00'	39.00'	19.73'	38.78'	S 24°13'36" W	21°16'53"
28	75.00'	119.79'	77.01'	107.46'	N 87°27'43" E	91°30'50"
29	45.00'	71.87'	46.20'	64.47'	N 87°27'43" E	91°30'50"
30	105.00'	167.71'	107.81'	150.44'	N 87°27'43" E	91°30'50"
31	105.00'	23.19'	11.64'	23.14'	N 53°06'27" W	12°39'09"
32	105.00'	31.52'	15.88'	31.41'	N 68°02'04" W	17°12'06"
33	105.00'	113.00'	62.67'	107.62'	N 72°32'05" E	61°39'35"



AREA IN SUBLOTS 8.0030 ACRES  
 AREA IN RIGHT-OF-WAY 3.2142 ACRES  
 TOTAL AREA 11.2172 ACRES

- LEGEND**
- IRON PIN TO BE SET
  - IRON PIN FOUND
  - MONUMENT FOUND
  - PERMANENT MONUMENT PER CITY OF ELYRIA ORD. 1119.10 (b)

NOTE: A 10' WIDE UTILITY EASEMENT TO OHIO EDISON, ALLTEL AND CONTINENTAL CABLEVISION IS RESERVED ALONG RIGHT OF WAY LINES AS SHOWN FOR THE INSTALLATION OF UNDERGROUND LINES.



DATE:	07-15-98
DRAWN BY:	JEC/VY
CHKD BY:	
F.B.:	248,280,288,315
DWG. NAME:	924241-PLAT
XREF:	824241-PLAT

REVISIONS	DESCRIPTION
09-09-96	REVISED PER ELYRIA CITY ENGINEER
07-15-96	REVISED
05-07-96	ORIGINAL ISSUE

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SHEET 3 OF 4  
 JOB NO. 92424-1

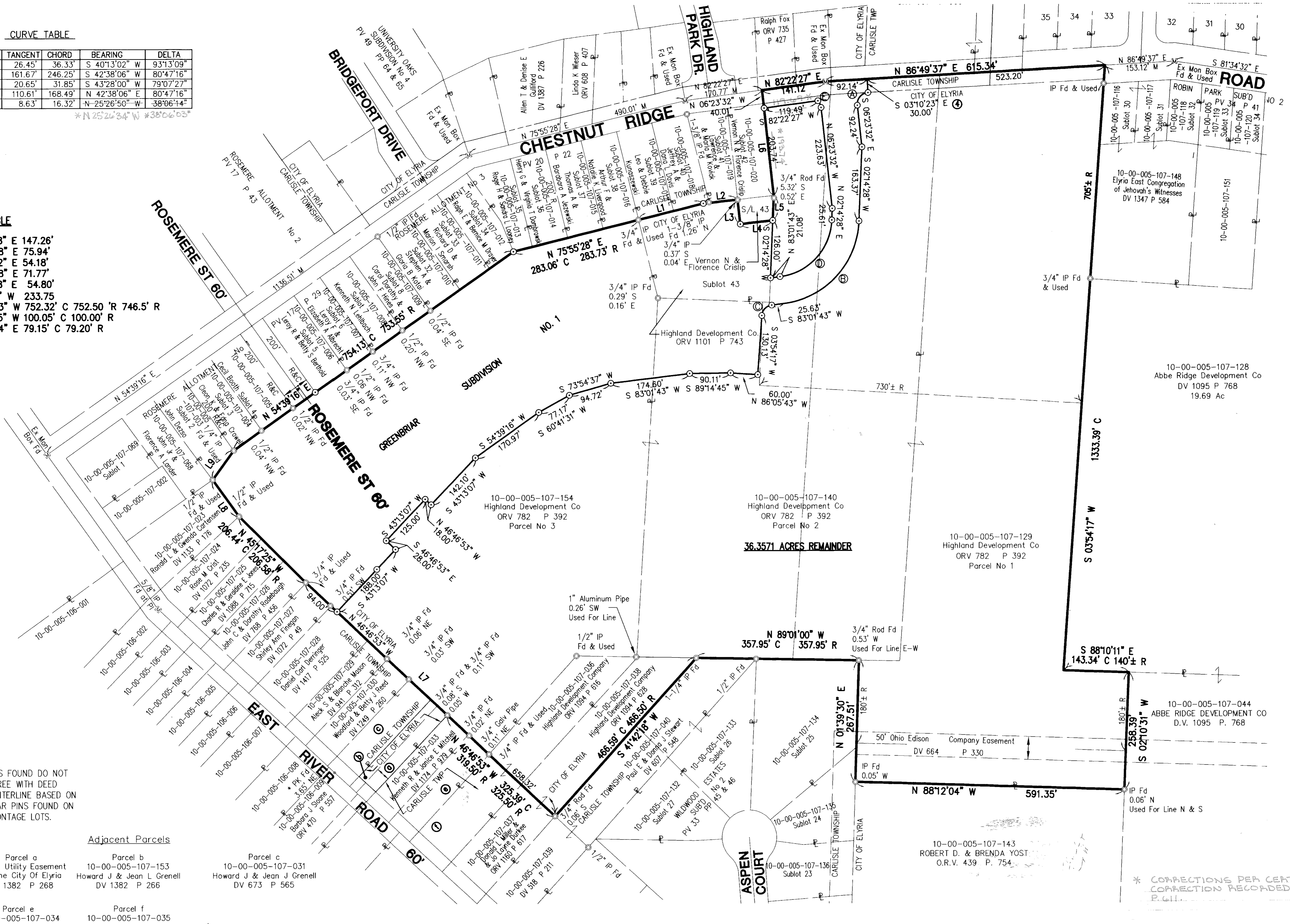
TAX MAP DEPT # 21455

CURVE TABLE

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
A	25.00'	40.67'	26.45'	36.33'	S 40°13'02" W	93°13'09"
B	190.00'	267.90'	161.67'	246.25'	S 42°38'06" W	80°47'16"
C	25.00'	34.52'	20.65'	31.85'	S 43°28'00" W	79°07'27"
D	130.00'	183.30'	110.61'	168.49'	N 42°38'06" E	80°47'16"
E	25.00'	16.63'	8.63'	16.32'	N 25°26'50" W	38°06'14"

LINE TABLE

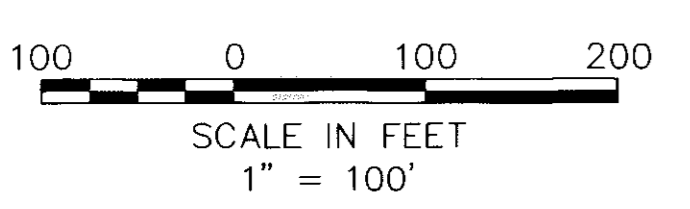
- L1-N 75°55'28" E 147.26'
- L2-N 83°36'28" E 75.94'
- L3-S 06°23'32" E 54.18'
- L4-N 83°36'28" E 71.77'
- L5-N 02°14'28" E 54.80'
- L6-N 6°23'32" W 233.75'
- L7-N 46°46'53" W 752.32' C 752.50' R 746.5' R
- L8-N 35°33'05" W 100.05' C 100.00' R
- L9-N 35°50'34" E 79.15' C 79.20' R



\* NOTE: PK'S FOUND DO NOT AGREE WITH DEED CENTERLINE BASED ON REAR PINS FOUND ON FRONTAGE LOTS.

Adjacent Parcels

- Parcel a: Ex 30' Utility Easement To The City Of Elyria DV 1382 P 268
- Parcel b: Howard J & Jean L Grenell DV 1382 P 266
- Parcel c: Howard J & Jean J Grenell DV 673 P 565
- Parcel e: Dorothy L. Essex DV 542 P 103
- Parcel f: Highland Development Company ORV 1136 P 372

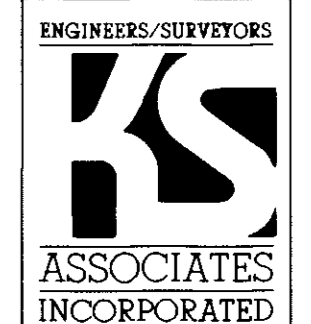


DATE	REVISIONS
07-15-96	
09-09-96	REVISED PER ELYRIA CITY ENGINEER
07-15-96	ORIGINAL ISSUE

GREENBRIAR SUBDIVISION NO. 1  
**RECORD PLAT**

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P.O. Box 89  
Elyria, Ohio 44036



ELYRIA (216) 322-6317 \* LORAIN (216) 244-5757

SHEET 4 OF 4  
JOB NO. 92424-1

\* CORRECTIONS PER CERTIFICATE OF CORRECTION RECORDED IN O.R.V. 1418

TAX MAP DEPT # 21955