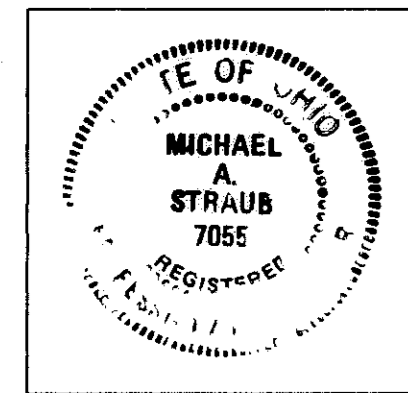


SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT AT THE REQUEST OF THE OWNERS I HAVE SURVEYED AND PLATTED "PARKSIDE SUBDIVISION NO. 1" AS SHOWN HEREON AND CONTAINING 13.0286 ACRES OF LAND IN AVON TOWNSHIP, SECTION NO. 29, NOW IN THE CITY OF AVON LAKE, LORAIN COUNTY, OHIO. AT ALL POINTS THUSLY INDICATED, IRON PIN MONUMENTS WERE FOUND AND AT ALL POINTS THUSLY INDICATED, IRON PIN MONUMENT WILL BE SET UPON COMPLETION OF CONSTRUCTION OF IMPROVEMENTS. DISTANCES ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF. BEARINGS SHOWN ARE ASSUMED AND USED TO DESCRIBE ANGLES ONLY. THE SURVEY MEETS THE MINIMUM STANDARDS FOR LAND SURVEYS, IN SECTION 4733-37 OF THE OHIO ADMINISTRATIVE CODE AND ADJACENT PROPERTY DESCRIPTIONS HAVE BEEN CONSIDERED IN PERFORMING THIS SURVEY, ALL OF WHICH I CERTIFY TO BE CORRECT.



ACREAGE IN 27 SUBLOTS 9.4843 ACRES
ACREAGE IN STREETS 2.5889 ACRES
ACREAGE IN BLOCKS 0.9554 ACRES
TOTAL ACREAGE 13.0286 ACRES

BY Michael Straub DATE 8-10-98
MICHAEL A. STRAUB
PROFESSIONAL SURVEYOR No. 7055

OWNER'S CERTIFICATE

WE THE UNDERSIGNED OWNERS OF THE LAND SHOWN ON THIS PLAT AND SURVEY DO HEREBY ASSENT TO AND ADOPT THIS SUBDIVISION OF THE SAME, ACKNOWLEDGE THAT THE SAME WAS AT OUR REQUEST AND AUTHORIZE ITS RECORDING. WE DO HEREBY GRANT UNTO THE CITY OF AVON LAKE UTILITY EASEMENT NO. 1. NO BUILDINGS OR TREES ARE TO BE INSTALLED IN SAID EASEMENT. THE CITY IS TO BE HELD FREE FROM REPAIR OF ANYTHING PLACED IN THE EASEMENT EXCEPT GRASS. WE DO HEREBY DEDICATE TO USE THE STREETS SHOWN HEREON AND DESIGNATED AS PARKSIDE DRIVE AND GARDENSIDE DRIVE.

SHORE WEST CONSTRUCTION COMPANY

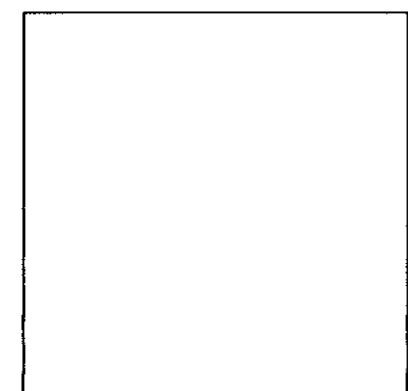
BY: Frederic C. Bower
BY: FREDERIC C. BOWER, PRESIDENT

NOTARY PUBLIC

COUNTY OF CUYAHOGA } S.S.
STATE OF OHIO

* SHORE WEST CONSTRUCTION COMPANY
BY:

THIS IS TO CERTIFY THAT BEFORE ME, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, DID PERSONALLY APPEAR FREDERIC C. BOWER, WHO ACKNOWLEDGED THAT HE DID SIGN THE FOREGOING PLAT OF PARKSIDE SUBDIVISION NO. 1 AND THAT IT WAS HIS OWN FREE ACT AND DEED, IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL THIS 19th DAY OF Aug., 1998.



MY COMMISSION EXPIRES

NOTE:

ALL LOTS ARE SUBJECT TO THE COVENANTS AND RESTRICTIONS FOR BRIDGESIDE SUBDIVISION NO. 1 AS RECORDED IN ORIGINAL RECORD VOLUME 1126, PAGE 1 OF LORAIN COUNTY RECORDS AND AS AMENDED BY THE AMENDMENT CERTIFICATE TO BE FILED WITH THE CITY OF AVON LAKE AND LORAIN COUNTY.

10' UTILITY EASEMENT

SHORE WEST CONSTRUCTION COMPANY, THE OWNER OF THE WITHIN PLATTED LAND, DOES HEREBY GRANT UNTO THE ILLUMINATING COMPANY CENTURYTEL COMPANY OF OHIO AND CATV FACILITIES, THEIR SUCCESSORS AND ASSIGNS (HEREINAFTER REFERRED TO AS THE GRANTEE), A PERMANENT RIGHT-OF-WAY EASEMENT TEN FEET (10') IN WIDTH OVER, UNDER AND THROUGH ALL SUBLOTS AND ALL LANDS SHOWN HEREON AND PARALLEL WITH ALL STREET LINES TO CONSTRUCT, PLACE, OPERATE, MAINTAIN, REPAIR, RECONSTRUCT AND RELOCATE SUCH UNDERGROUND ELECTRIC AND COMMUNICATIONS CABLES, DUCTS, CONDUITS, SURFACE OR BELOW GROUND MOUNTED TRANSFORMERS, PEDESTALS, CONCRETE PADS AND OTHER FACILITIES AS ARE NECESSARY AND CONVENIENT FOR THE GRANTEE TO DISTRIBUTE AND TRANSMIT ELECTRICITY AND COMMUNICATIONS SIGNALS FOR PUBLIC AND PRIVATE USE AT SUCH LOCATIONS AS GRANTEE MAY DETERMINE UPON, WITHIN AND ACROSS THE EASEMENT PREMISES. SAID EASEMENT RIGHTS SHALL INCLUDE THE RIGHT, WITHOUT LIABILITY THEREOF, TO REMOVE TREES AND LANDSCAPING INCLUDING LAWNS WITHIN AND WITHOUT SAID EASEMENT WHICH MAY INTERFERE WITH THE INSTALLATION, MAINTENANCE, REPAIR OR OPERATION OF SAID ELECTRIC AND COMMUNICATIONS FACILITIES. THE RIGHT TO INSTALL, REPAIR, AUGMENT AND MAINTAIN SERVICE LINES OUTSIDE THE ABOVE DESCRIBED EASEMENT PREMISES AND WITH THE RIGHT OF ACCESS, INGRESS AND EGRESS TO AND FROM ANY OF THE WITHIN DESCRIBED PREMISES FOR EXERCISING ANY OF THE PURPOSES OF THIS RIGHT OF WAY AND EASEMENT GRANT. ALL SUBLOTS WILL BE RESTRICTED TO UNDERGROUND UTILITY SERVICE.

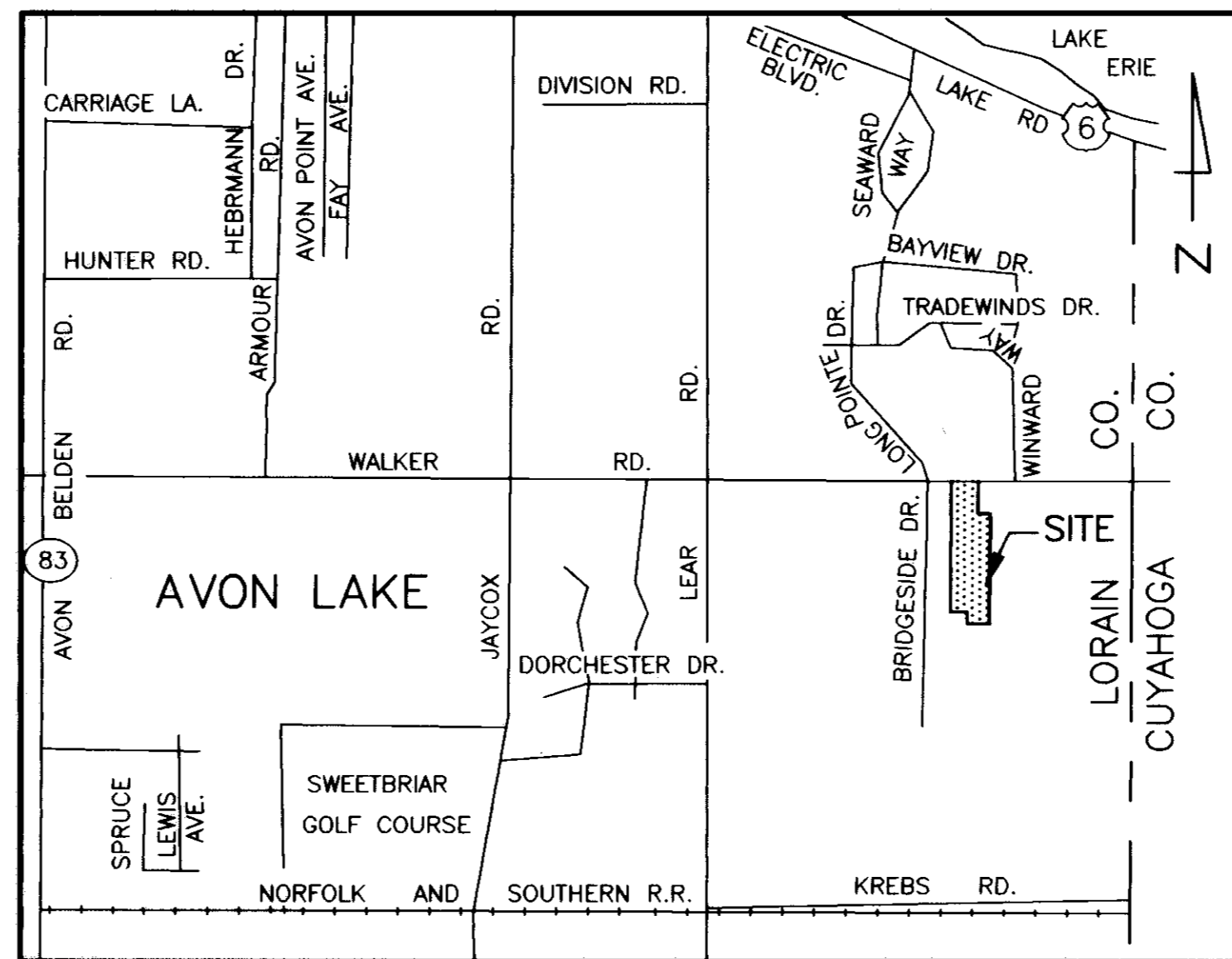
SHORE WEST CONSTRUCTION COMPANY

BY: Frederic C. Bower
BY: FREDERIC C. BOWER, PRESIDENT

Robert Hurley 8/10/98
THE ILLUMINATING COMPANY
Dave Z... 8/10/98
CENTURYTEL COMPANY OF OHIO
Rail...
CONTINENTAL CABLE

PARKSIDE SUBDIVISION NO. 1 PLAT

BEING PART OF ORIGINAL AVON TOWNSHIP SECTION NUMBER 29, NOW IN THE CITY OF AVON LAKE, COUNTY OF LORAIN, STATE OF OHIO



SITE MAP

SCALE: 1"=2000'

MORTGAGEE'S CERTIFICATE

THIS IS TO CERTIFY THAT OHIO SAVINGS BANK, THE MORTGAGEE OF LANDS CONTAINED WITHIN THIS PLAT OF PARKSIDE 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 SHOWN HEREON AND DESIGNATED AS PARKSIDE DRIVE, AND GARDENSIDE DRIVE, AND CITY OF AVON LAKE UTILITY EASEMENT NO. 1.

OHIO SAVINGS BANK

BY: J. A. LeDin
BY: J. A. LEDIN, VICE PRESIDENT

NOTARY PUBLIC

COUNTY OF CUYAHOGA } S.S.
STATE OF OHIO

BEFORE ME, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE DID PERSONALLY APPEAR J. A. LEDIN, VICE PRESIDENT REPRESENTING OHIO SAVINGS BANK WHO ACKNOWLEDGED THAT SHE DID SIGN THE FOREGOING PLAT OF PARKSIDE SUBDIVISION NO. 1, AND THAT IT WAS OWN FREE WILL ACT AND DEED. IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL THIS 27th DAY OF AUGUST, 1998.



MY COMMISSION EXPIRES 10/29/2001

CITY ENGINEER

THIS IS TO CERTIFY THAT I HAVE EXAMINED THIS PLAT OF PARKSIDE SUBDIVISION NO. 1, 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.

Waide M. Mertz
AVON LAKE MUNICIPAL ENGINEER
WAIDE M. MERTZ, P.E.

CITY COUNCIL

THIS IS TO CERTIFY THAT THIS PLAT OF PARKSIDE SUBDIVISION NO. 1 HAS BEEN ACCEPTED BY THE COUNCIL OF THE CITY OF AVON LAKE, LORAIN COUNTY, OHIO, BY ORDINANCE NO. 179-98 PASSED THE 12 DAY OF October, 1998.

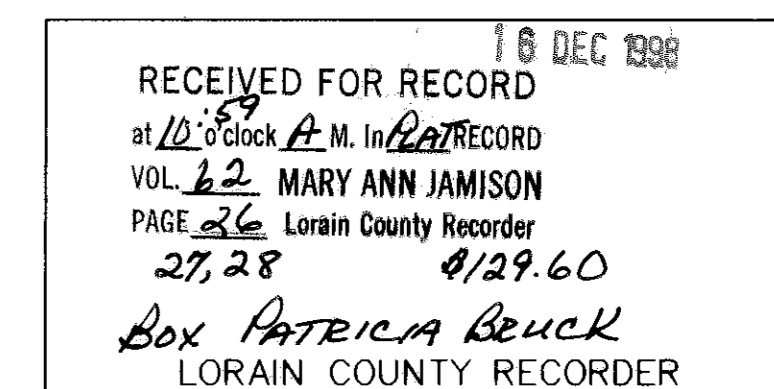
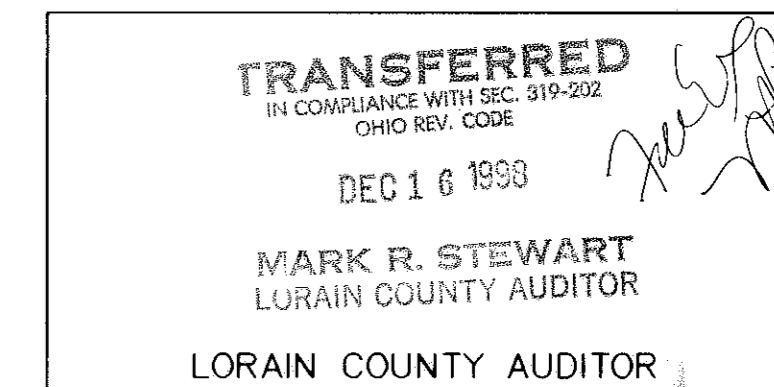
Vincent M. Urbin
MAYOR
VINCENT M. URBIN

Kathleen Lynch
CLERK OF COUNCIL
KATHLEEN LYNCH

LAW DIRECTOR

THIS IS TO CERTIFY THAT I HAVE EXAMINED THIS PLAT OF PARKSIDE SUBDIVISION NO. 1, AND FIND THE SAME TO BE PREPARED IN ACCORDANCE WITH THE CODIFIED ORDINANCES OF THE CITY OF AVON LAKE.

Geoffrey R. Smith
AVON LAKE LAW DIRECTOR
GEOFFREY R. SMITH



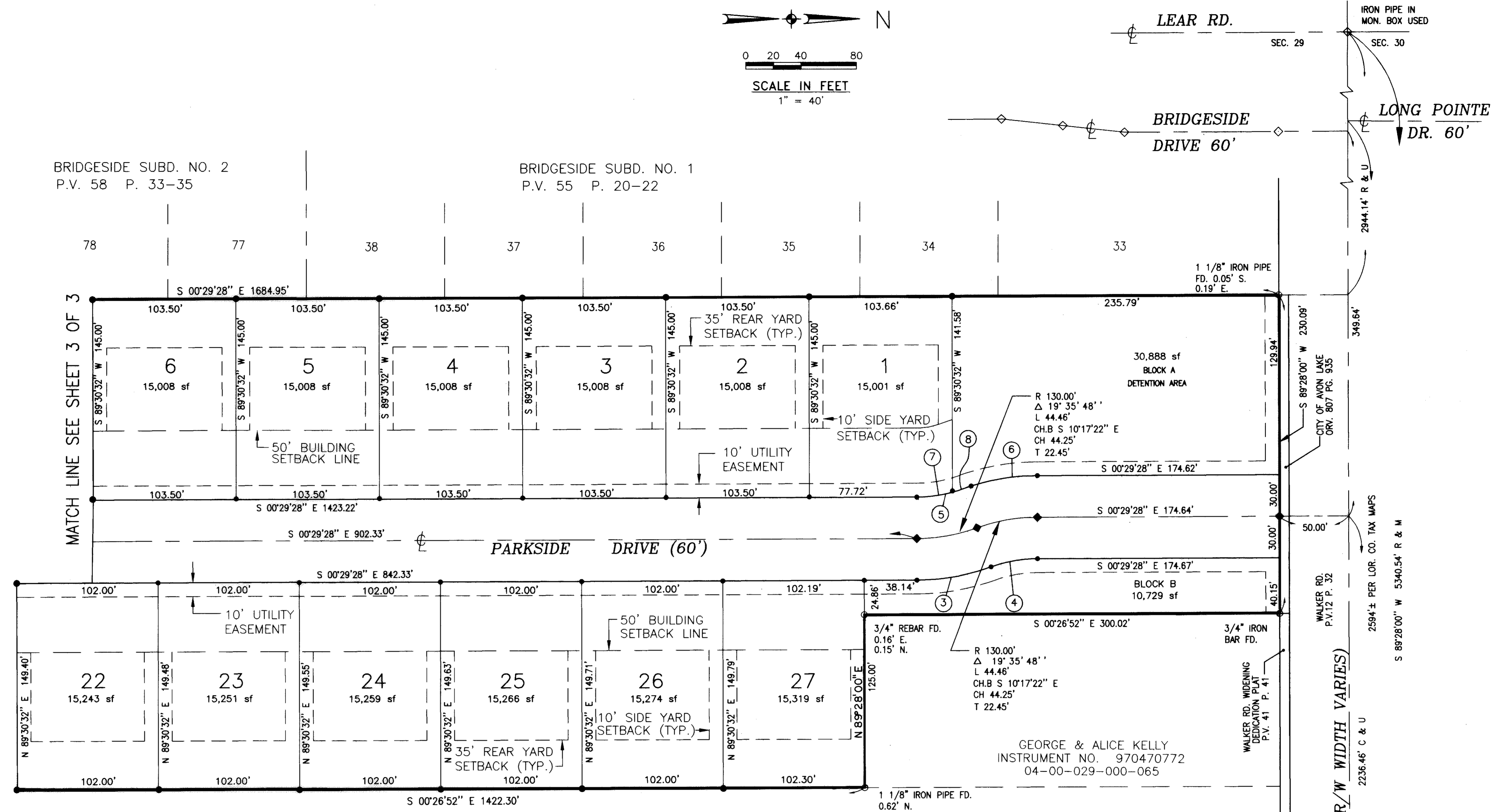
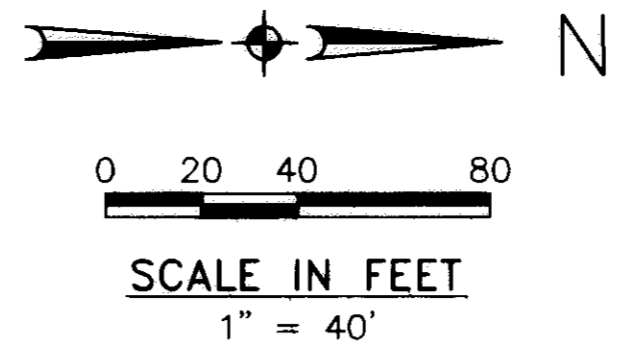
REVISIONS		
9-24-98	PER CITY INSTRUCTIONS	9-23-98
9-4-98	PER CITY COMMENTS OF	9-3-98
9-1-98	PER CITY COMMENTS OF	7-7-98

PARKSIDE SUBDIVISION NO. 1 PLAT

REW R.E. WARNER & ASSOCIATES, INC. CONSULTING ENGINEERS
THREE KING JAMES PARK - SUITE 300
24600 CENTER RIDGE ROAD
WESTLAKE, OHIO 44145
TELEPHONE (440) 835-9400

JOB No. 82397

1
3



BRIDGESIDE SUBD. NO. 2
P.V. 58 P. 33-35

BRIDGESIDE SUBD. NO. 1
P.V. 55 P. 20-22

MATCH LINE SEE SHEET 3 OF 3

GEORGE P. & ALICE KELLY
D. V. 1308 P. 628
04-00-029-000-067

LEGEND

- IRON PIN/I. PIPE FOUND
- IRON PIN SET 5/8" IRON BAR WITH YELLOW R.E. WARNER CAP
- ◇ MONUMENT BOX FOUND
- ◆ MONUMENT BOX W/I. PIN SET
- R RECORD
- M MEASURED
- U USED
- C CALCULATED
- FD FOUND

CURVE DATA ON ROW LINE

CURVE	LENGTH	DELTA	RADIUS	TANGENT	BEARING	CHORD
①	47.12'	90°00'00"	30.00'	30.00'	S44°30'32"W	42.43'
②	47.12'	90°00'00"	30.00'	30.00'	S45°29'28"E	42.43'
③	54.72'	19°35'48"	160.00'	27.63'	N10°17'22"W	54.46'
④	34.20'	19°35'48"	100.00'	17.27'	N10°17'22"W	34.04'
⑤	34.20'	19°35'48"	100.00'	17.27'	N10°17'22"W	34.04'
⑥	54.72'	19°35'48"	160.00'	27.63'	N10°17'22"W	54.46'
⑦	26.24'	15°02'04"	100.00'	13.20'	S08°00'30"E	26.16'
⑧	7.96'	04°33'44"	100.00'	3.98'	S17°48'24"E	7.96'

LORAIN COUNTY CITY OF AVON LAKE SEC. 29
COUNTY & CITY CORPORATION LINE
CUYAHOGA COUNTY CITY OF BAY VILLAGE

REVISIONS	DATE	DESCRIPTION
1	9-4-98	PER CITY COMMENTS OF 9-3-98
2	9-1-98	PER CITY COMMENTS OF 7-7-98

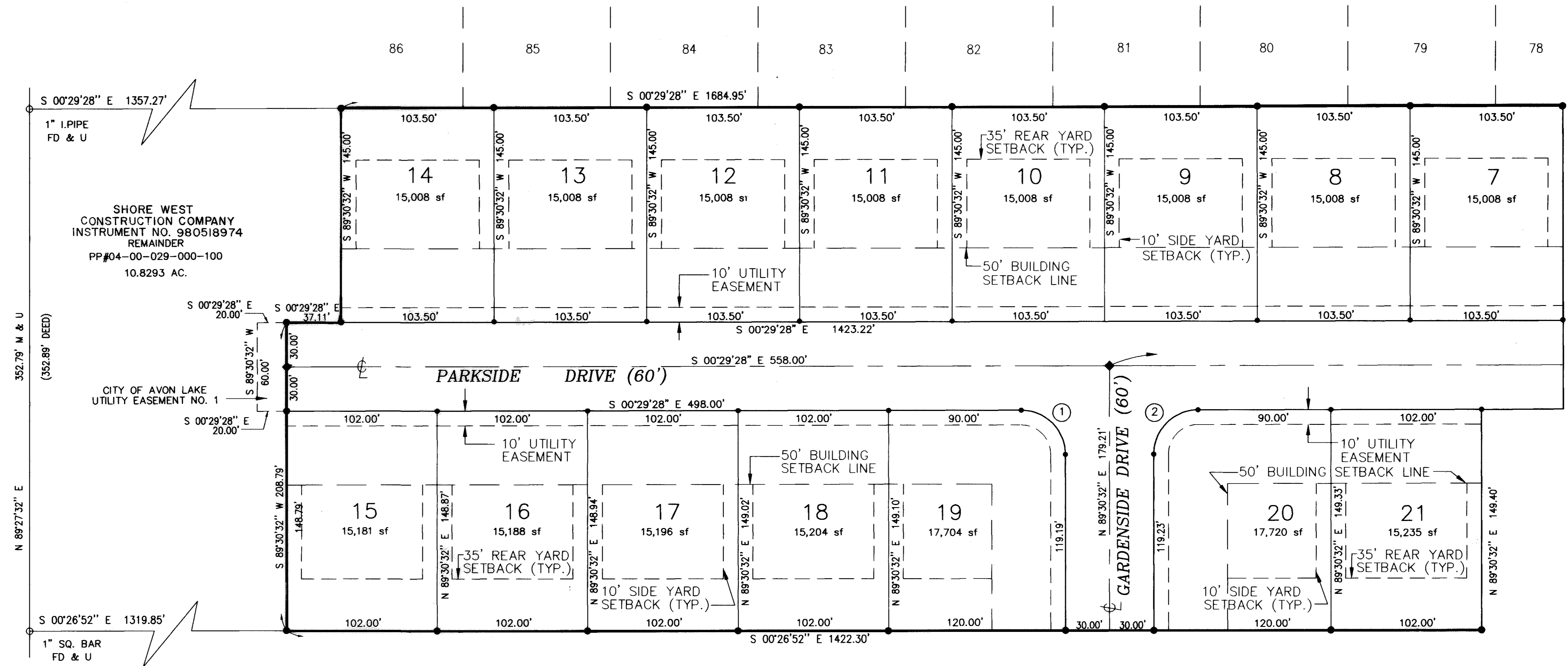
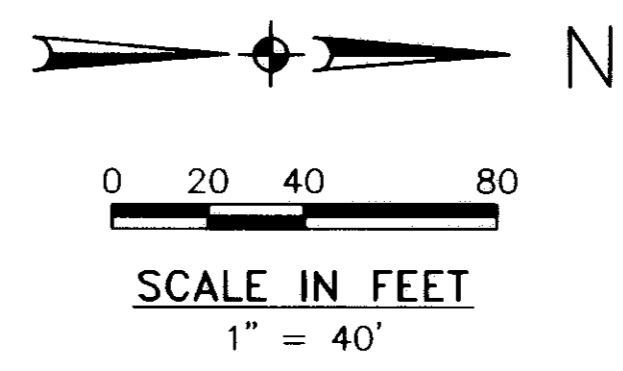
**PARKSIDE
SUBDIVISION NO. 1
PLAT**

REW R.E. WARNER & ASSOCIATES, INC.
CONSULTING ENGINEERS
THREE KING JAMES PARK - SUITE 300
24600 CENTER RIDGE ROAD
WESTLAKE, OHIO 44145
TELEPHONE (440) 835-9400

JOB No. 82397

2
3

BRIDGESIDE SUBD. NO. 2
P.V. 58 P. 33-35



SHORE WEST
CONSTRUCTION COMPANY
INSTRUMENT NO. 980518974
REMAINDER
PP#04-00-029-000-100
10.8293 AC.

CITY OF AVON LAKE
UTILITY EASEMENT NO. 1

GEORGE P. & ALICE KELLY
D. V. 1308 P. 628
04-00-029-000-067

LEGEND

- IRON PIN/I. PIPE FOUND
- IRON PIN SET 5/8" IRON BAR WITH YELLOW R.E. WARNER CAP
- ◆ MONUMENT BOX W/I. PIN SET
- U USED
- M MEASURED
- FD FOUND

ACREAGE

BLOCK A	= 0.7091 ACRES
BLOCK B	= 0.2463 ACRES
AREA IN 27 SUBLOTS	= 9.4843 ACRES
AREA IN R.O.W.	= 2.5889 ACRES
TOTAL AREA	= 13.0286 ACRES

FOR CURVE DATA ON ROW LINE SEE SHEET 2 OF 3.

REVISIONS	
9-1-98	PER CITY COMMENTS OF 7-7-98

PARKSIDE
SUBDIVISION NO. 1
PLAT

REW R.E. WARNER & ASSOCIATES, INC.
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3
3