

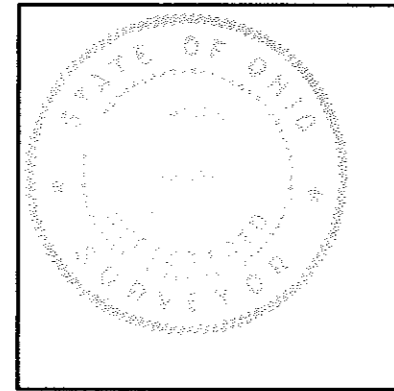
SURVEYORS CERTIFICATE

THIS IS TO CERTIFY THAT AT THE REQUEST OF THE OWNERS, THE RESERVE OF AVON LAKE, A LIMITED PARTNERSHIP, BY PARK CITY REALTY CORPORATION GENERAL PARTNER, I HAVE SURVEYED AND PLATTED THE RESERVE OF AVON LAKE SUBDIVISION NO. 4, AS SHOWN HEREON AND CONTAINING 11.2996 ACRES IN AVON TOWNSHIP SECTION NO. 7 (9.4047 Ac) AND IN SECTION NO. 18 (1.8949 Ac) NOW IN THE CITY OF AVON LAKE, COUNTY OF LORAIN, STATE OF OHIO, AND BEING PART OF THE SAME TRACT AS CONVEYED TO THE RESERVE OF AVON LAKE, A LIMITED PARTNERSHIP, DESCRIBED IN O.R. VOL. 711, PG. 805.

AT ALL POINTS INDICATED BY IRON PIN MONUMENTS WERE EITHER FOUND OR SET AS NOTED. MEASUREMENTS SHOWN ARE IN FEET AND DECIMAL PARTS THEREOF. BEARINGS SHOWN ARE TO ASSUMED AND FOR THE PURPOSE OF DESCRIBING ANGLES ONLY. ALL OF WHICH I CERTIFY TO BE CORRECT.

*James A. Resar*  
JAMES A. RESAR, P.E., P.S.  
REG. OHIO SURVEYOR NO. 6361

ACREAGE IN LOTS 9.4874 ACRES  
ACREAGE IN STREET 1.8122 ACRES  
TOTAL 11.2996 ACRES



OWNERS CERTIFICATE

WE, THE UNDERSIGNED OWNERS OF THE LAND SHOWN IN THE PLAT AND SURVEY FOR THE RESERVE OF AVON LAKE SUBDIVISION NO. 4 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 DEDICATE TO PUBLIC USE THE STREETS AND EASEMENTS SHOWN HEREON, AND DESIGNATED AS MOOREWOOD AVENUE, AND DURRELL AVENUE 60 FT.

THE RESERVE OF AVON LAKE, A LIMITED PARTNERSHIP BY PARK CITY REALTY CORPORATION, GENERAL PARTNER

*Ronald Madow*  
RONALD MADOW, VICE PRESIDENT  
PARK CITY REALTY CORPORATION, GENERAL PARTNER

NOTARY PUBLIC  
COUNTY OF LORAIN, OHIO  
STATE OF OHIO

THIS IS TO CERTIFY THAT BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, DID PERSONALLY APPEAR THE RESERVE OF AVON LAKE, A LIMITED PARTNERSHIP, BY PARK CITY REALTY CORPORATION GENERAL PARTNER BY RONALD MADOW, VICE PRESIDENT, WHO ACKNOWLEDGED THAT HE DID SIGN THE FOREGOING PLAT OF THE RESERVE OF AVON LAKE SUBDIVISION NO. 4, AND THAT IT WAS HIS OWN FREE ACT AND DEED. IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL THIS 26th DAY OF March, 1999.

NOTARY PUBLIC *Gayle M. Zevchik*  
MY COMMISSION EXPIRES 10-3-03  
GAYLE M. ZEVCHIK  
NOTARY PUBLIC, STATE OF OHIO  
Recorded in Cuyahoga County  
My Comm. Expires Oct. 3, 2003

MORTGAGEE'S CERTIFICATE

THIS IS TO CERTIFY THAT DAVID MOSKOWITZ, TRUSTEE, MORTGAGEE OF LANDS SHOWN HEREON, DOES HEREBY ACCEPT THIS PLAT OF "THE RESERVE OF AVON LAKE SUBDIVISION NO. 4" TO BE CORRECT AND DOES DEDICATE TO PUBLIC USE FOR ROAD PURPOSES, THE ROADS ARE SHOWN HEREON: MOOREWOOD AVENUE, AND DURRELL AVENUE, 60 FT.

WITNESS *David E. Perles* *Ronald Madow*  
David E. Perles, Trustee

NOTARY PUBLIC  
COUNTY OF LORAIN, OHIO  
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 THAT HE DID SIGN THE FOREGOING PLAT OF THE RESERVE OF AVON LAKE SUBDIVISION NO. 4, AND THAT IT WAS HIS OWN FREE ACT AND DEED. IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL THIS 31st DAY OF March, 1999.

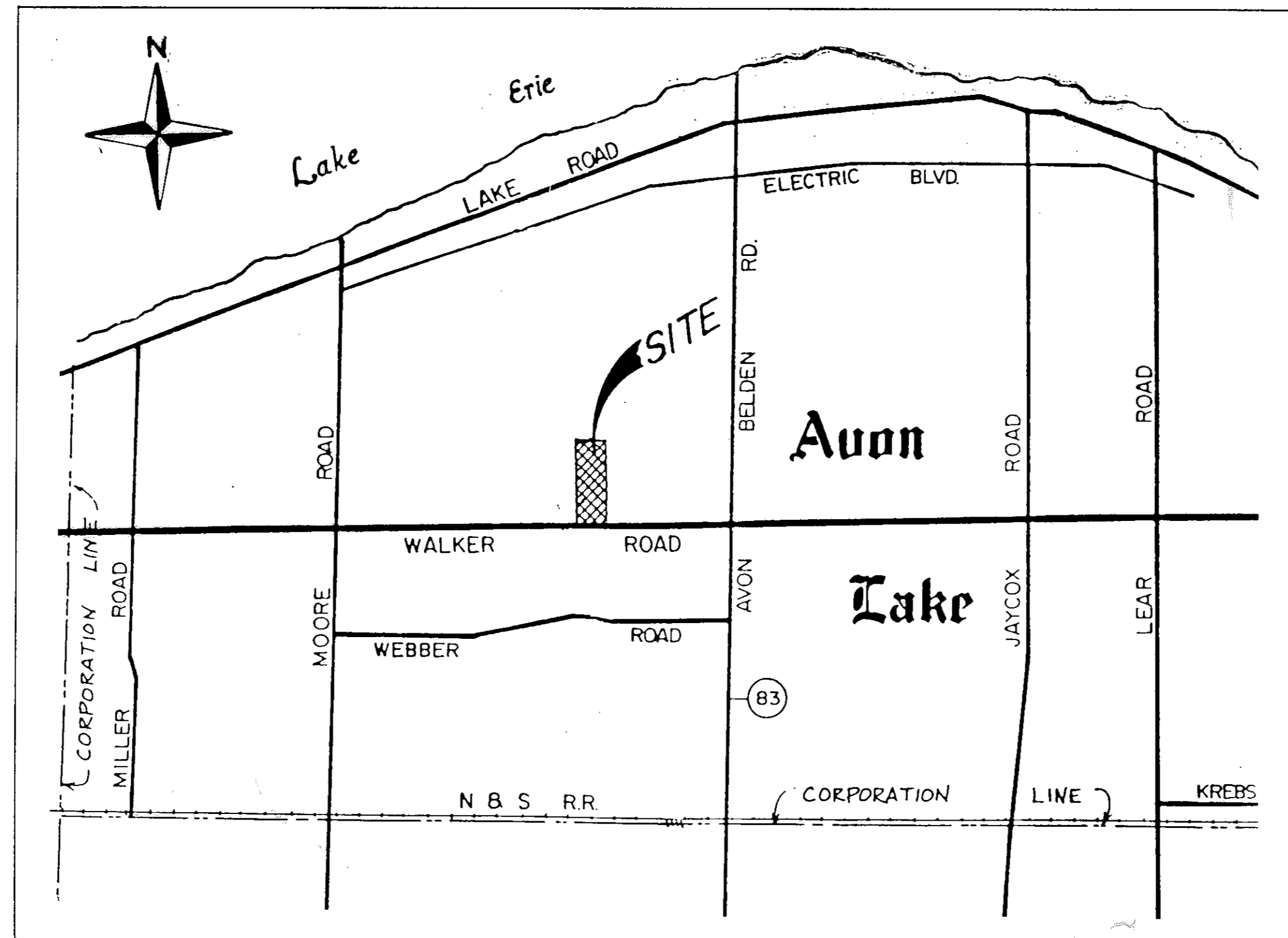
NOTARY PUBLIC *David E. Perles*  
MY COMMISSION EXPIRES 10-3-03

PLAT

# The Reserve of Avon Lake Subdivision No. 4

SITUATED IN THE CITY OF AVON LAKE, COUNTY OF LORAIN & STATE OF OHIO & KNOWN AS BEING PART OF ORIGINAL AVON TOWNSHIP SECTIONS 7 & 18.

(A 19 LOT SUBDIVISION)



VICINITY MAP  
SCALE: 1" = 2200'

LOTS ARE SUBJECT TO HOMEOWNERS ASSOCIATION DECLARATION OF RESTRICTIONS, RESERVATIONS, AND COVENANTS WHICH ARE ON FILE WITH THE CITY OF AVON LAKE AND RECORDED IN VOL. 831, PGS. 218 THRU 236 OF LORAIN COUNTY RECORDS.

APPROVALS

THIS IS TO CERTIFY THAT I HAVE EXAMINED THIS PLAT OF THE RESERVE OF AVON LAKE SUBDIVISION NO. 4 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.

THIS IS TO CERTIFY THAT THIS PLAT OF THE RESERVE OF AVON LAKE SUBDIVISION NO. 4 HAS BEEN ACCEPTED BY THE COUNCIL OF THE CITY OF AVON LAKE, LORAIN COUNTY, OHIO, BY ORDINANCE NO. 80-99 PASSED THE 12 DAY OF April, 1999.

*Kathleen Lynch*  
CLERK OF COUNCIL  
KATHLEEN LYNCH  
*Vincent M. Urbin*  
MAYOR  
VINCENT M. URBIN

THIS IS TO CERTIFY THAT I HAVE EXAMINED THIS PLAT OF THE RESERVE OF AVON LAKE SUBDIVISION NO. 4 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

10 FT. UTILITY EASEMENT

THE RESERVE OF AVON LAKE, A LIMITED PARTNERSHIP, BY PARK CITY REALTY CORPORATION, GENERAL PARTNER, THE OWNERS OF THE WITHIN PLATTED LAND DOES HEREBY GRANT UNTO: THE CLEVELAND ILLUMINATING COMPANY, CENTURY TELEPHONE COMPANY OF OHIO, AND MEDIA ONE, THEIR SUCCESSORS AND ASSIGNEES (HEREINAFTER REFERRED TO AS THE GRANTEE) A PERMANENT RIGHT OF WAY EASEMENT TEN FT. 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 COMMUNICATION 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 SHALL INCLUDE THE RIGHT TO INSTALL, MAINTAIN, REPAIR AND AUGMENT ELECTRIC AND COMMUNICATIONS 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. GRANTEE SHALL AT THEIR EXPENSE RESTORE THE LAND TO ITS CONDITION AS IT EXISTED IMMEDIATELY PRIOR TO THE WORK PERFORMED BY GRANTEE, EXCEPT GRANTEE 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 GRANTEE. THE SUBLOTS SHALL BE RESTRICTED TO UNDERGROUND UTILITY SERVICE.

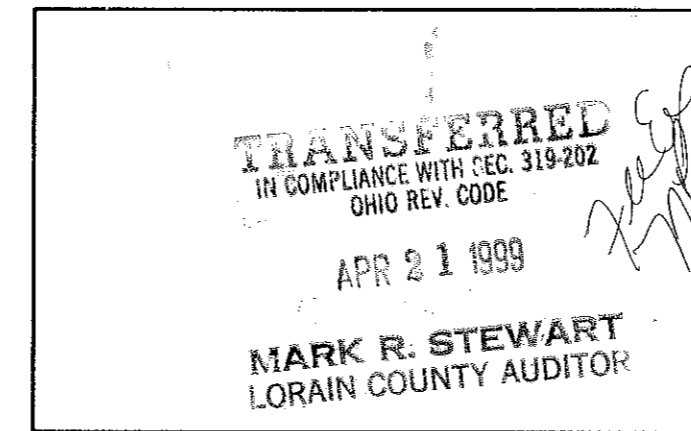
THE RESERVE OF AVON LAKE, A LIMITED PARTNERSHIP BY PARK CITY REALTY CORPORATION, GENERAL PARTNER

*Ronald Madow*  
RONALD MADOW, VICE PRESIDENT  
PARK CITY REALTY CORPORATION, GENERAL PARTNER

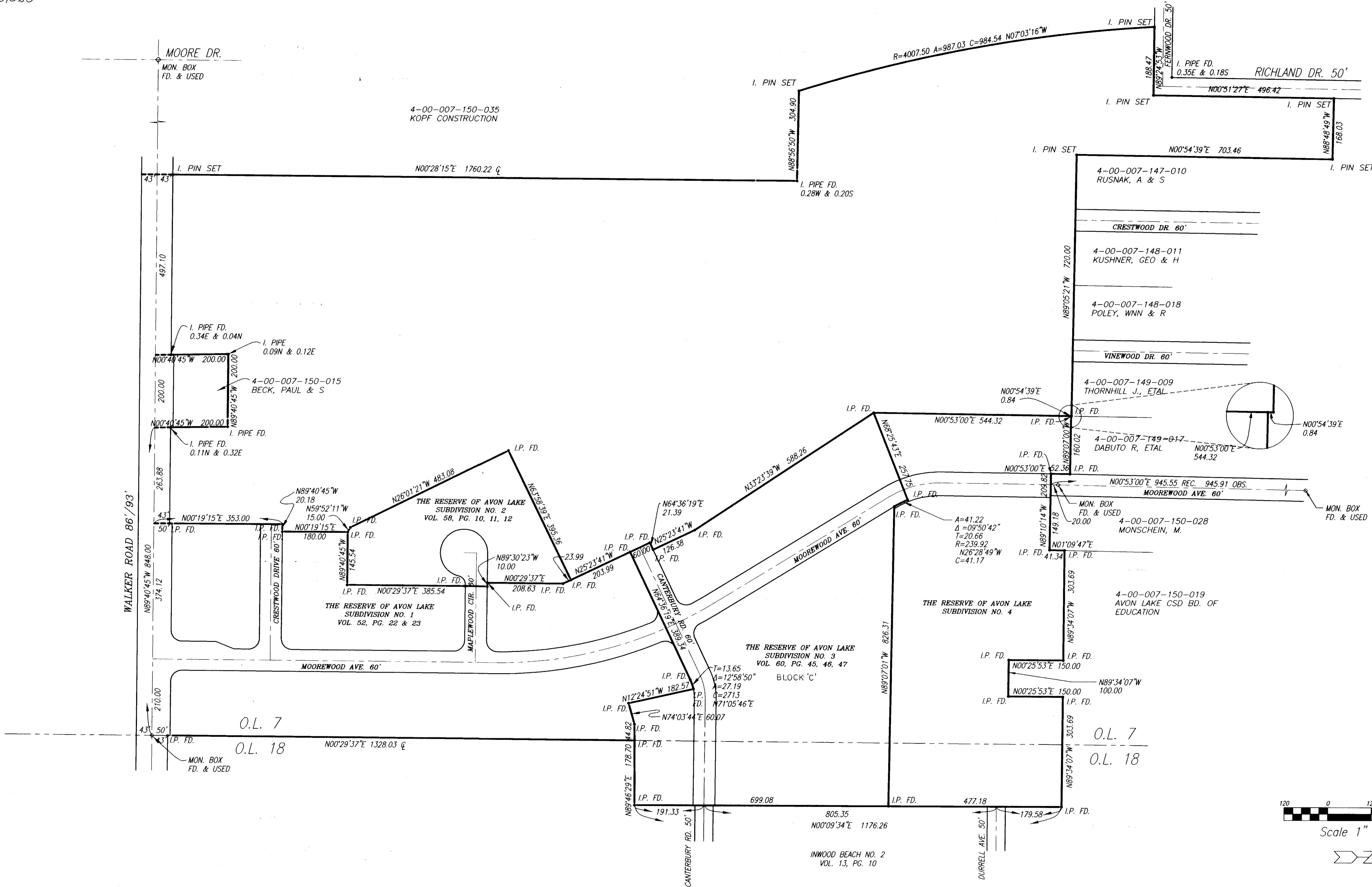
REV. 2-15-99  
REV. 1-4-99

J.A.R. Engineering & Surveying, Inc.  
CONSULTING ENGINEERS / SURVEYORS  
24629 DETROIT ROAD WESTLAKE, OHIO 44145  
Phone: (440)-871-8345

1/3  
1/98



APR 21 1999  
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at 12:28 o'clock P.M. in PLAT RECORD  
VOL. 63 MARY ANN JAMISON  
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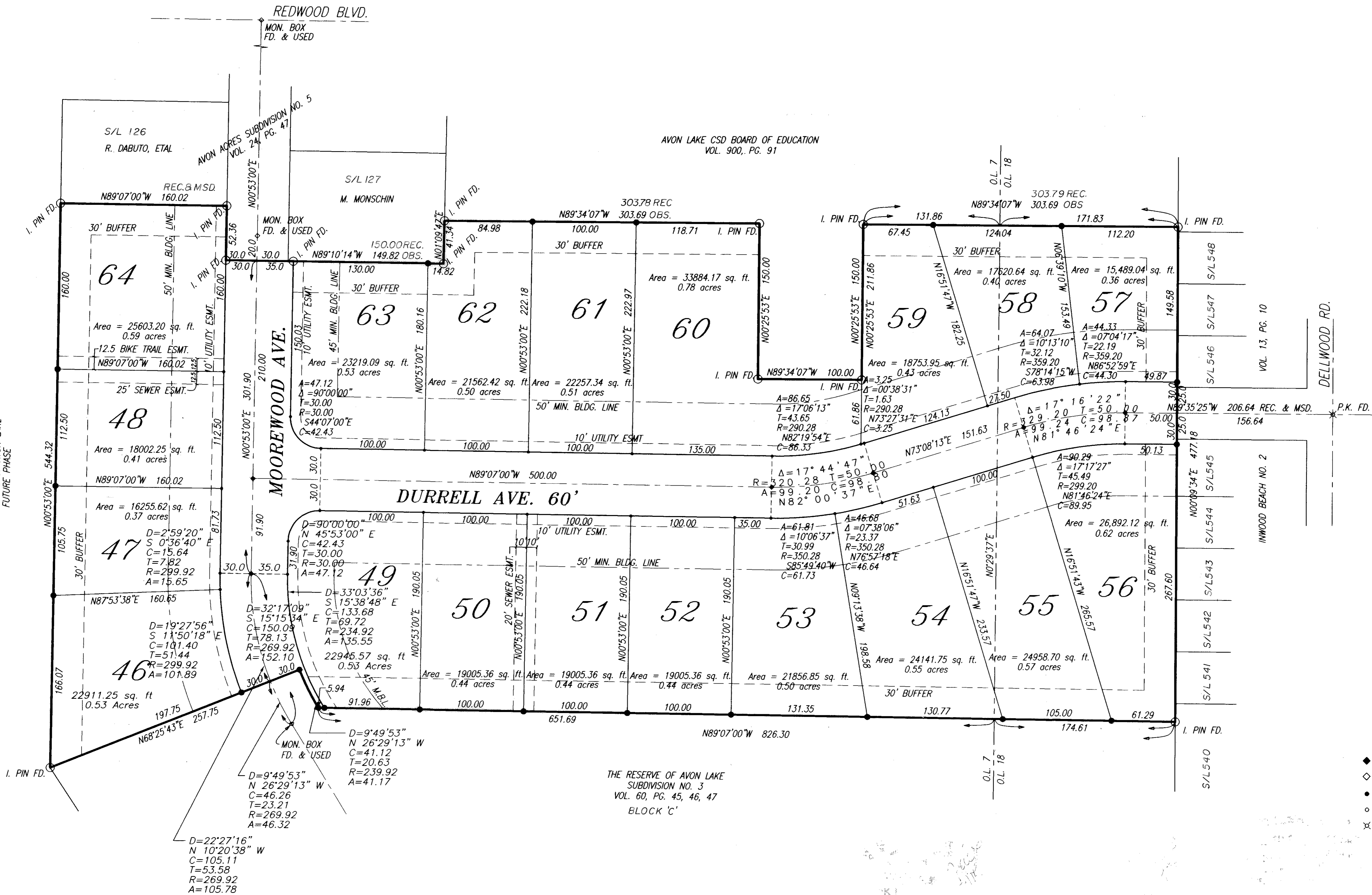
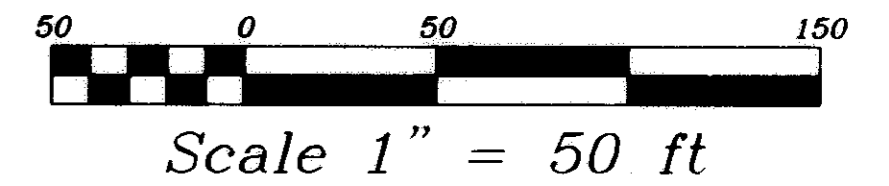


REVISIONS	DATE	DESCRIPTION
1-4-99		1. ADDED PHASE NO. 3 INFORMATION.
2-15-99		2. ADDED SURROUNDING OWNERS & PINS.

THE RESERVE OF AVON LAKE  
SUBDIVISION NO. 4  
BOUNDARY SURVEY

**J.A.R. Engineering  
& Surveying, Inc.**  
24629 DETROIT ROAD WESTLAKE, OHIO 44145  
Phone: (440)-871-8345

2  
3  
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THE RESERVE OF AVONLAKE, A LIMITED PARTNERSHIP  
O.R. VOL. 711, PG. 805

THE RESERVE OF AVON LAKE  
FUTURE PHASE

AVON LAKE CSD BOARD OF EDUCATION  
VOL. 900, PG. 91

THE RESERVE OF AVON LAKE  
SUBDIVISION NO. 3  
VOL. 60, PG. 45, 46, 47  
BLOCK 'C'

- LEGEND
- ◆ MON. BOX SET
  - ◇ MON. BOX FOUND
  - I. PIN SET
  - I. PIN FOUND
  - × P.K. NAIL FOUND

1-4-99	1. ADDED PROPERTY PINS & ADJOINERS.
2-15-99	2. ADDED 30' BUFFER & REVERSED BIKE EASEMENT.
3-17-99	3. ADDED O.L. LINE.

THE RESERVE OF AVON LAKE  
SUBDIVISION NO. 4  
PLAT

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