

FUNK SUBDIVISION

CITY OF OBERLIN, COUNTY OF LORAIN, STATE OF OHIO

BEING A PART OF ORIGINAL RUSSIA TOWNSHIP, LOT 74

APPROVALS

THIS PLAT IS APPROVED THIS 10th DAY OF May, 1999

Karl Johnson, P.E.
CITY ENGINEER

THIS PLAT IS APPROVED THIS 10th DAY OF May, 1999

David R. [Signature]
CHAIRPERSON
PLANNING COMMISSION

THIS PLAT IS APPROVED THIS 13^d DAY OF May, 1999.

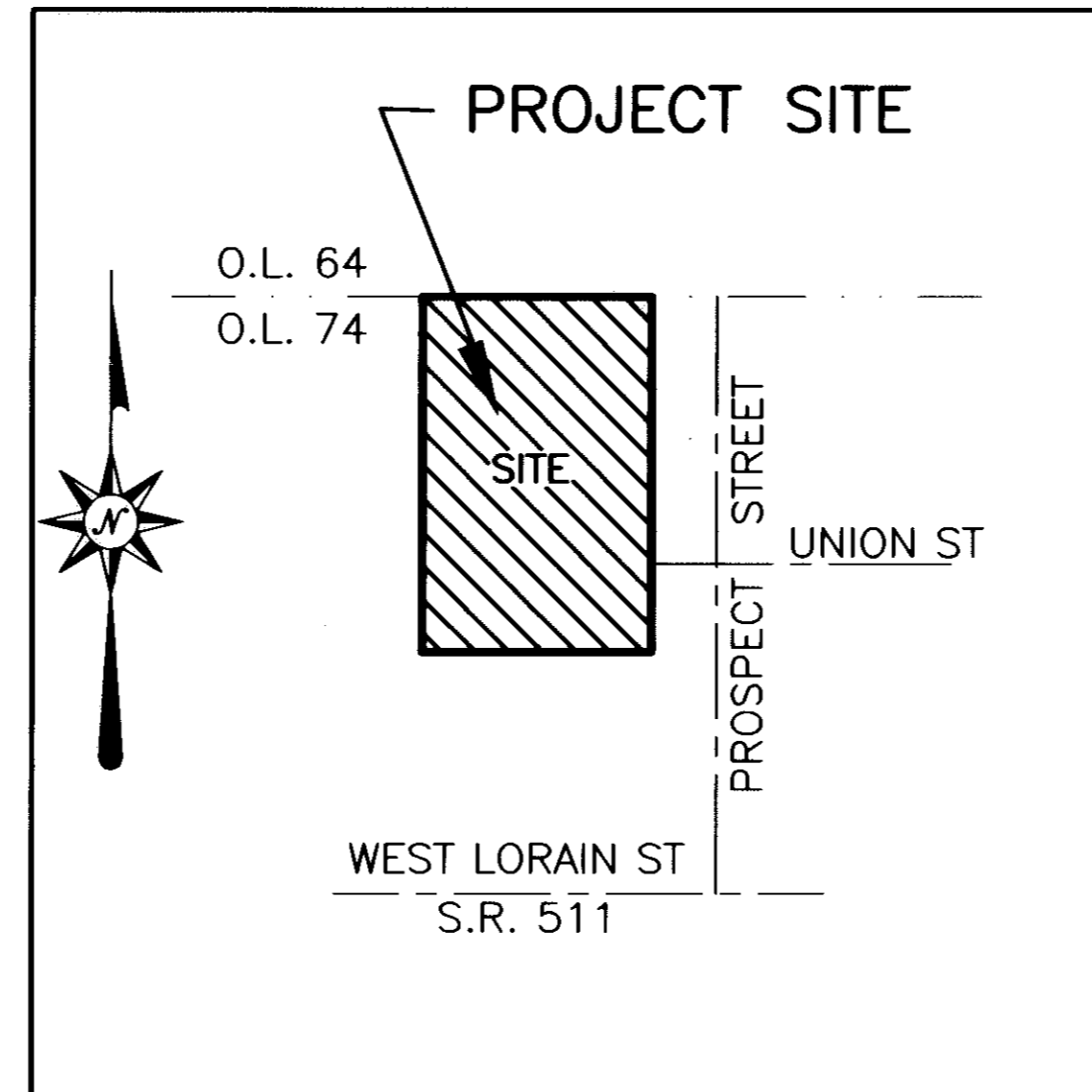
James M. Bauman
COUNCIL PRESIDENT

THIS PLAT IS APPROVED THIS 12th DAY OF MAY, 1999

Vin A. [Signature]
CITY SOLICITOR

THIS PLAT IS APPROVED THIS 10TH DAY OF MAY, 1999.

Robert D. [Signature]
CITY MANAGER



VICINITY MAP
NO SCALE

UNDERGROUND EASEMENT

THE OWNERS OF THE WITHIN PLATTED LAND DO HEREBY GRANT UNTO THE CITY OF OBERLIN ELECTRIC COMPANY, GTE, CABLE CO-OP, THEIR SUCCESSORS AND ASSIGNS (HEREIN AFTER REFERRED TO AS THE GRANTEE) A PERMANENT RIGHT-OF-WAY EASEMENT TWELVE FEET (12') 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 DEEMED NECESSARY OR CONVENIENT FOR THE GRANTEE TO DISTRIBUTE AND TRANSMIT ELECTRICITY AND COMMUNICATION SIGNALS FOR PUBLIC AND PRIVATE USE AT SUCH LOCATIONS AS GRANTEE MAY DETERMINE UPON, WITHIN AND ACROSS THE EASEMENT PREMISES, RESERVING HOWEVER UNTO THE GRANTOR THE RIGHT TO CONSTRUCT DRIVES OVER AND ACROSS SAID EASEMENT PREMISES, BUT NO OTHER STRUCTURES OF ANY KIND SHALL BE PLACED THEREON. SAID EASEMENT SHALL INCLUDE THE RIGHT TO INSTALL, MAINTAIN, REPAIR AND AUGMENT ELECTRIC AND COMMUNICATION FACILITIES FROM 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 EASEMENT RIGHTS INDICATED HEREIN. THE GRANTEE SHALL, PROMPTLY FOLLOWING THE EXERCISE OF ANY OF THE RIGHTS GRANTED HEREUNDER, REPAIR, REPLACE AND/OR RESTORE ANY SIDEWALK, DRIVEWAY, LAWN OR LANDSCAPING TO APPROXIMATELY THE SAME CONDITION AS EXISTING BEFORE SUCH EXERCISE BY THE GRANTEE. ALL SUBLOTS SHALL BE RESTRICTED TO UNDERGROUND SERVICE.

GTE *J. [Signature]*
 OBERLIN MUNICIPAL LIGHT & POWER *Robert O. [Signature] Director*
 CABLE CO-OP *[Signature]*

SUBDIVISION AREA

AREA IN LOTS	13.6395 Ac.
AREA IN BLOCKS	6.1261 Ac.
AREA IN RIGHT OF WAY	4.8606 Ac.
SUBDIVISION AREA	24.6262 Ac.

AUG 2 3 1999
 RECEIVED FOR RECORD
 at 2:35 o'clock P.M. in PLAT RECORD
 VOL. 63, MARY ANN JAMBOIN
 PAGE 53 of Lorain County Recorder
 \$ 60 129.00
 Box: L.C.R.C.

TRANSFERRED
 IN COMPLIANCE WITH SEC. 915-20
 OHIO REV. CODE
 AUG 2 3 1999
 MARK R. STEWART
 LORAIN COUNTY AUDITOR

OWNERS ACCEPTANCE & DEDICATION:

I, THE UNDERSIGNED OWNER OF THE HEREON PLATTED LAND, DO HEREBY ACCEPT THIS PLAT AND SUBDIVISION THEREOF, AND DEDICATE FOR PUBLIC USE THE RIGHT OF WAY AND EASEMENTS AS SHOWN HEREON IN GRAPHIC SYMBOLS.

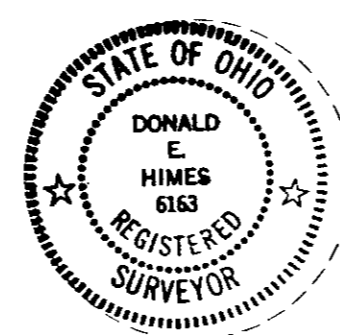
OBERLIN COMMONS LIMITED, L.L.C.

OWNER:

LARRY FUNK, PARTNER *Larry Funk*

SURVEYOR'S CERTIFICATE:

I DECLARE THE BOUNDARY OF THIS PLAT TO BE A TRUE REPRESENTATION OF AN ACTUAL FIELD SURVEY MADE BY ME AND A SUBDIVISION THEREOF. DISTANCES ARE GIVEN IN FEET AND DECIMAL PARTS THEREOF. N89°22'18"W IS THE BEARING OF RECORD FOR THE CENTERLINE OF WEST LORAIN STREET (S.R. 511). PROPERTY CORNERS WERE FOUND OR SET AS INDICATED. ● - INDICATES 5/8 INCH DIAMETER IRON PIN, 30 INCHES LONG, WITH ZWICK CAP SET. ■ - INDICATES 5/8 INCH DIAMETER IRON PIN REFERENCE MONUMENT, 30 INCHES LONG, WITH ZWICK CAP, TO BE SET UPON COMPLETION OF CONSTRUCTION. ○ - INDICATES PROPERTY CORNER FOUND AND USED AS NOTED. ALL CORRECT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE AND BELIEF.



Donald E. Himes
 DONALD E. HIMES, P.S. No. 6163

NOTARIAL ACKNOWLEDGMENT:

STATE OF OHIO S.S.
COUNTY OF LORAIN

ACKNOWLEDGED BEFORE ME BY LARRY FUNK, PARTNER OF OBERLIN COMMONS LIMITED, L.L.C. ON BEHALF OF SAID CORPORATION AT Oberlin, OHIO THIS 19th DAY OF MAY, 1999.

NOTARY PUBLIC

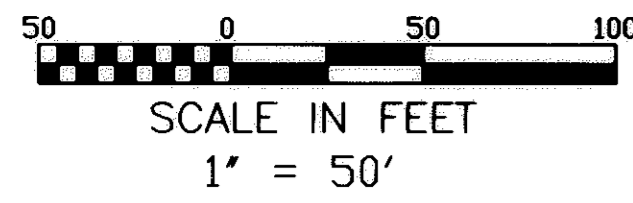
MY COMM. EXPIRES *[Signature]*
 JOHN P. GORSKE
 Notary Public - State of Ohio
 My Commission Expires July 28, 1999



SHEET 1 OF 3
 © ZWICK ASSOCIATES, INC.
 engineers - surveyors
 8750 STEARNS ROAD, OLMASTED TWP., OHIO 44138-1743 (440) 235-2729

PLAT COVER SHEET
 FUNK SUBDIVISION
 CITY OF OBERLIN, OHIO

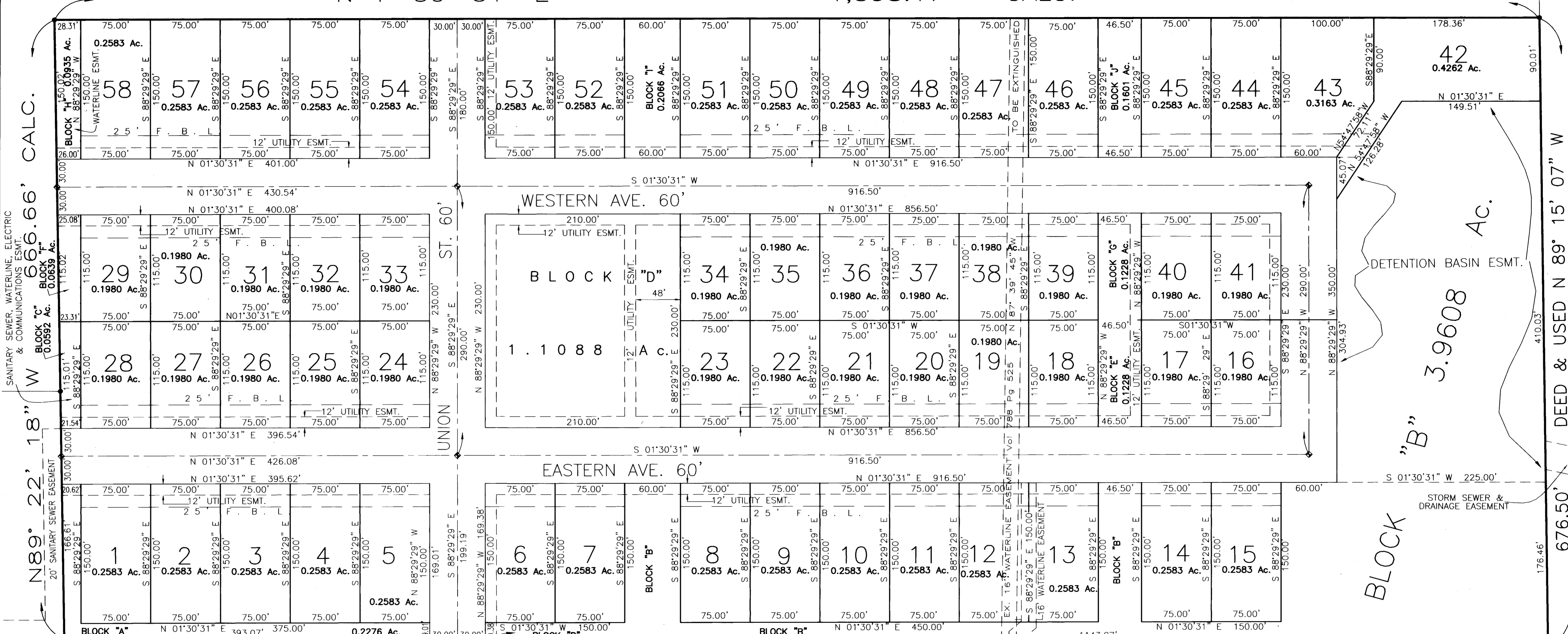
DESIGNED	P.D.Z.	DRAWN	C.D.G.	CHECKED	D.E.H.
DATE	JULY 1998	REVISED		SCALE	NONE



(FORMERLY) THE LORAIN & ASHLAND RAILROAD D.V.103 P.303
(FORMERLY) THE GRANITE IMPROVEMENT Co. D.V.264 P.71

N 1° 30' 31" E

1,598.17' CALC.



N 89° 22' 18" W
20' SANITARY SEWER EASEMENT
BLOCK "C" 0.0592 AC.
BLOCK "F" 0.0639 AC.
BLOCK "H" 0.0935 AC.
WATERLINE ESMT.

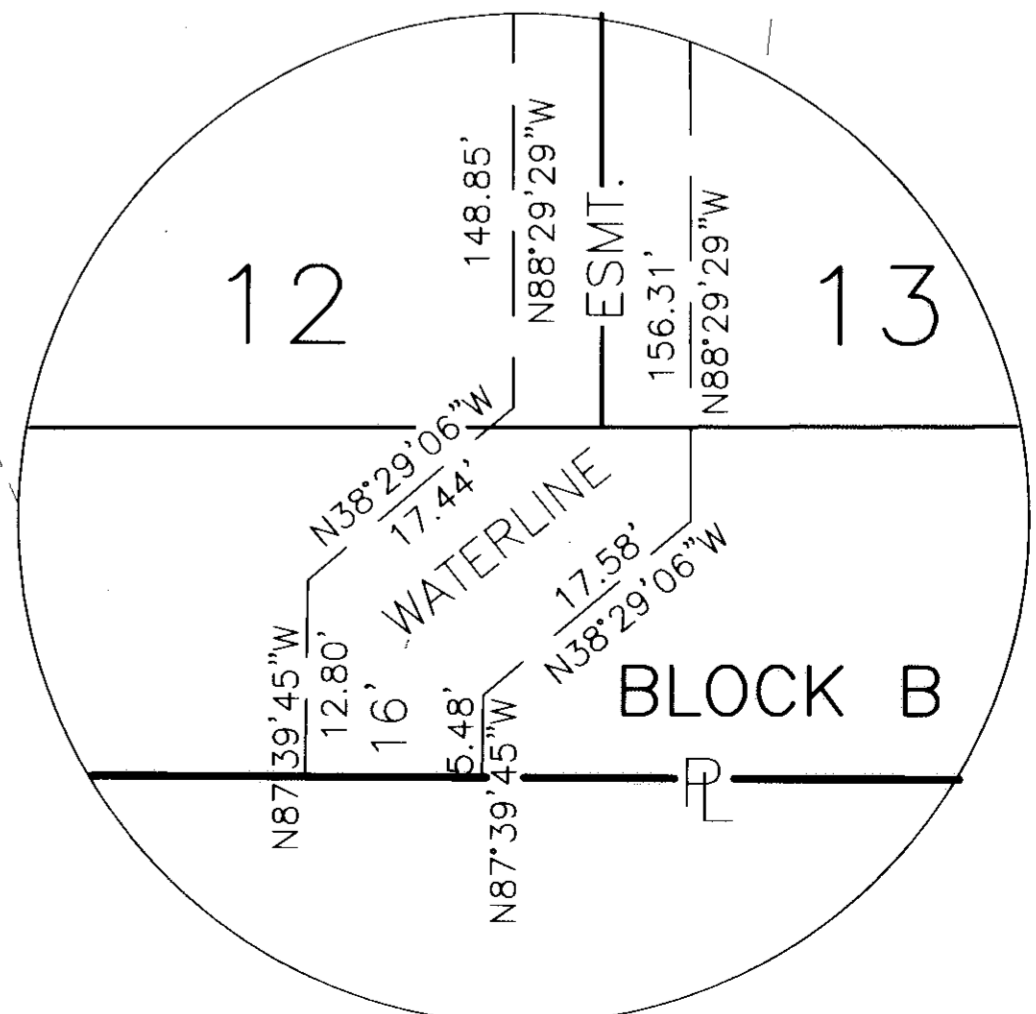
O.L. 74
O.L. 64

DEED & USED N 89° 15' 07" W
676.50'

MAPLE ST. 25'
N 89° 07' 19" W

HOLLYWOOD ADDITION P.V.7 P.55
S/L's 279-297

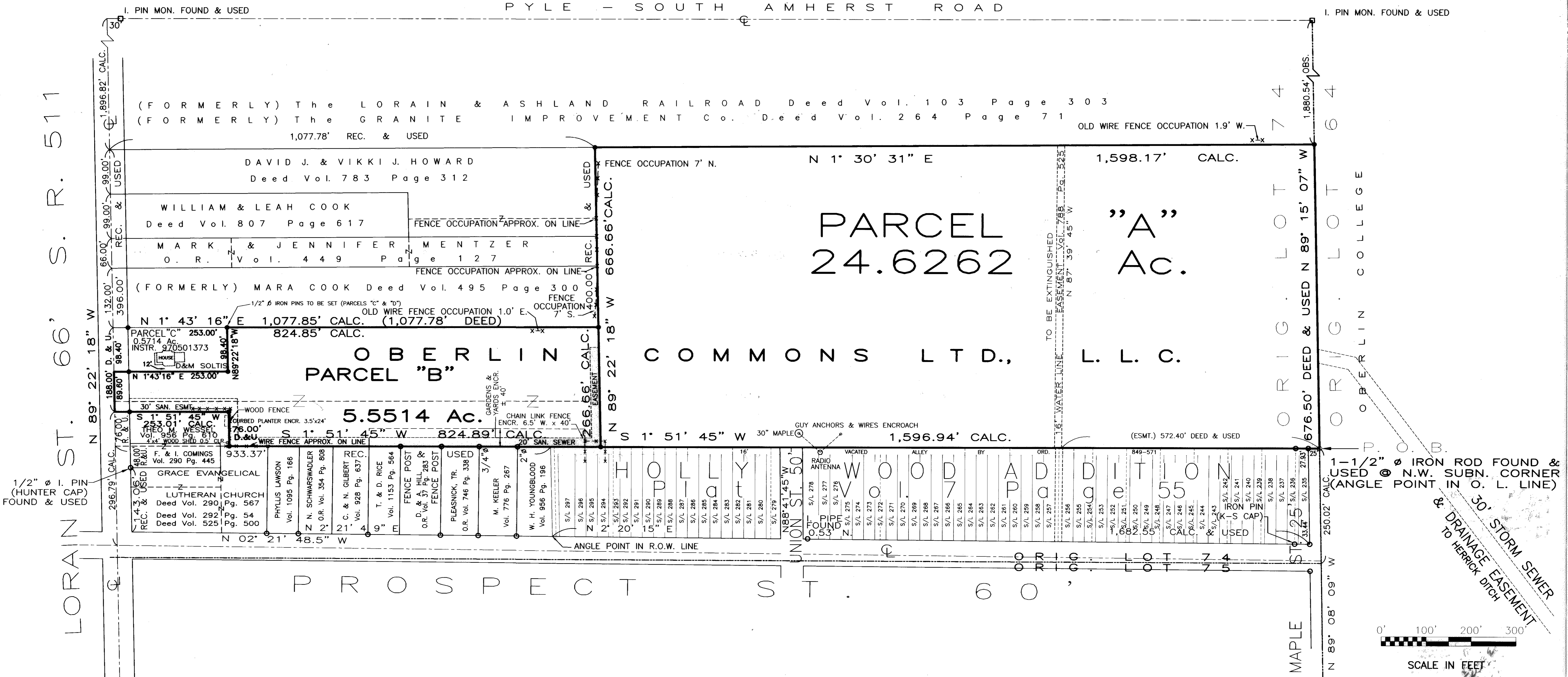
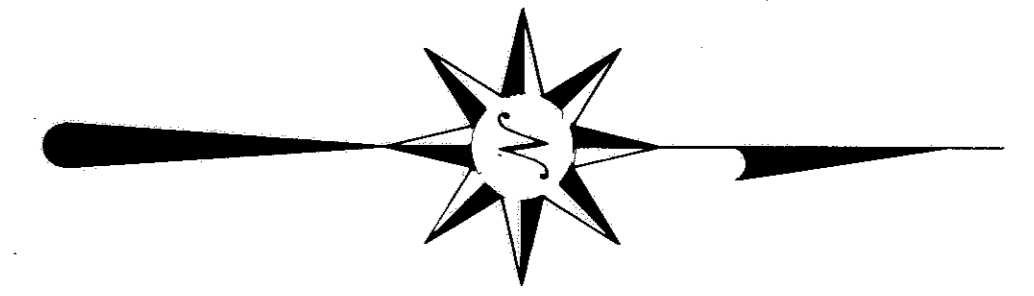
HOLLYWOOD ADDITION P.V.7 P.55
S/L's 235-278



© ZWICK ASSOCIATES, INC.
engineers • surveyors
8750 STEARNS ROAD, OLMIsted TWP., OHIO 44138-1743 (440) 235-2729

PLAT OF PARCEL "A"
FUNK SUBDIVISION
CITY OF OBERLIN, LORAIN COUNTY, OHIO

DESIGNED DEH	DRAWN CDG	CHECKED DEH
DATE JULY 1998	REVISED JULY 1999	SCALE 1" = 50'



1/2" Ø I. PIN (HUNTER CAP) FOUND & USED
 W. LORAIN ST. 66' S. R. 511
 N 89° 22' 18" W
 188.00' D. & U. 189.60' 98.40'
 132.00' 396.00'
 56.00' 99.00' 99.00' 99.00'
 1.896.82' CALC.
 REC. & USED

I. PIN MON. FOUND & USED
 1,880.54' OBS.
 1,598.17' CALC.
 N 1° 30' 31" E
 1,598.17' CALC.
 "A" Ac.
 676.50' DEED & USED N 89° 15' 07" W
 1,880.54' OBS.
 OBERLIN COLLEGE
 1-1/2" Ø IRON ROD FOUND & USED @ N.W. SUBN. CORNER (ANGLE POINT IN O. L. LINE)
 30' STORM SEWER & DRAINAGE EASEMENT TO HERRICK DITCH
 250.02' CALC.
 N 89° 08' 09" W
 MAPLE
 SCALE IN FEET
 0' 100' 200' 300'

CERTIFICATE

I DECLARE THIS PLAT TO BE A TRUE REPRESENTATION OF AN ACTUAL FIELD SURVEY MADE BY ME IN JANUARY 1997 AND TO BE CORRECT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE AND BELIEF.

DISTANCES ARE INDICATED IN FEET AND DECIMAL PARTS THEREOF. NORTH DATUM IS ASSUMED, AND BEARINGS ARE INTENDED ONLY FOR THE PURPOSE OF DESCRIBING ANGLES. PROPERTY CORNER MONUMENTS WERE FOUND OR SET AS INDICATED.

DONALD E. HIMES OHIO REGISTERED LAND SURVEYOR No. 6163
 JULY 22, 1997

- INDICATES IRON PIN SET (5/8" Ø WITH ZWICK CAP)
- INDICATES IRON PIPE FOUND (1" Ø UNLESS OTHERWISE NOTED)

© **ZWICK ASSOCIATES, INC.**
 engineers • surveyors
 8750 STEARNS ROAD, OLMSTED TWP., OHIO 44138-1743 (216) 235-2729
OBERLIN COMMONS, LTD.
LOT SPLIT PLAT
 PART OF ORIG. RUSSIA TWP. LOT 74
 CITY OF OBERLIN, LORAIN Co., OHIO
 DESIGNED D.E.H. DRAWN PDZ/CDG CHECKED P.D.Z.
 DATE JULY 1997 REVISED JULY 1997 SCALE 1"=100'
 3/3