# MARTIN'S RUN VILLAGE SUBDIVISION No. 2

BEING PART OF

BLACK RIVER TOWNSHIP TRACT 2 ORIGINAL LOT 11 CITY OF LORAIN, COUNTY OF LORAIN, STATE OF OHIO

MEISTER

RD

DR

Lorain

NO SCALE

#### OWNER'S CERTIFICATE

THIS IS TO CERTIFY THAT THE UNDERSIGNED, OSTER CONSTRUCTION, INC. BY THOMAS J. OSTER, ITS PRESIDENT, OWNER OF LAND CONTAINED WITHIN THIS PLAT OF MARTIN'S RUN VILLAGE SUBDIVISION NO. 2, DOES HEREBY ACCEPT IT TO BE CORRECT AND DEDICATES FOREVER TO PUBLIC USE THE STREETS AND EASEMENTS AS SHOWN HEREON

OSTER CONSTRUCTION INC.  BY: Johns of Sta president  THOMAS J. OSTER PRESIDENT		
WITNESS	BY:	
WITNESS	BY:	

#### NOTARY CERTIFICATE

STATE OF OHIO

THIS PLAT, WHO ACKNOWLEDGED THAT HE DID SIGN THIS FOREGOING PLAT AND THAT IT WAS HIS OWN FREE ACT AND DEED. IN TESTIMONY WHEREOF, I HAVE SET MY HAND AND OFFICIAL SEAL ON THIS 8th DAY OF Systember

Kristini Steen

NOTARY PUBLIC MY COMMISSION EXPIRES 6-9-08



### UNDERGROUND UTILITIES

THE OWNER OF THE WITHIN PLATTED LAND DOES HEREBY GRANT UNTO THE OHIO EDISON CO., CENTURY TELEPHONE OF OHIO, AND ADELPHIA CABLE COMMUNICATION, INC, THEIR SUCCESSORS AND ASSIGNEES, (HEREINAFTER REFERRED TO AS THE GRANTEES), 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 AND CONTIGUOUS TO ALL STREET LINES, EXCEPT WHERE SHOWN OTHERWISE, 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 GRANTEES TO DISTRIBUTE AND TRANSMIT ELECTRICITY AND COMMUNICATIONS SIGNALS FOR PUBLIC AND PRIVATE USE AT SUCH LOCATIONS AS GRANTEES 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 EASEMENT RIGHTS INDICATED HEREIN. GRANTEES SHALL AT THEIR EXPENSE RESTORE THE LAND TO ITS CONDITION AS IT EXISTED IMMEDIATELY PRIOR TO THE WORK PERFORMED BY GRANTEES. 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 GRANTEES. THE SUBLOTS SHALL BE RESTRICTED TO UNDERGROUND UTILITY

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	BY:	Mores of.	Cote,	resilet	
	BY:				
	DV.				

AREA IN 25 SUBLOTS 3.7451 ACRES 1.3813 ACRES AREA IN RIGHT-OF-WAY

TOTAL AREA IN SUBDIVISION 6.1618 ACRES

1.0354 ACRES

AREA IN BLOCKS

#### SURVEYOR'S CERTIFICATE

VICINITY MAP

**PROJECT** 

LOCATION

LAKE ERIE

THIS IS TO CERTIFY THAT AT THE REQUEST OF THE OWNERS I HAVE SURVEYED AND PLATTED "MARTIN'S RUN VILLAGE SUBDIVISION NO. 2" AS SHOWN HEREON AND CONTAINING 6.1618 ACRES OF LAND IN BLACK RIVER TOWNSHIP ORIGINAL LOT 11 IN TRACT 2 IN THE CITY OF LORAIN, COUNTY OF LORAIN, AND STATE OF OHIO. AT ALL POINTS THUSLY INDICATED -- , IRON PIN MONUMENTS WERE FOUND AND AT ALL POINTS THUSLY INDICATED—O—, IRON PIN MONUMENTS WERE SET. DISTANCES ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF. BEARINGS SHOWN ARE ASSUMED AND USED TO DESCRIBE ANGLES ONLY. THIS PLAT REPRESENTS A SURVEY IN WHICH THE TRAVERSE OF THE EXTERIOR BOUNDARIES OF THE TRACT AND OF EACH BLOCK WHEN COMPUTED FROM FIELD MEASUREMENTS OF THE GROUND CLOSED WITHIN A LIMIT OF ERROR OF ONE (1) FOOT TO TEN THOUSAND (10,000) FEET OF THE PERIMETER BEFORE BALANCING THE SURVEY. 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

LANDINGS AT->

MARTIN'S RUN SUBDV.

NO. 1 P.V. 74 P.54-56

DAVID L ELWELL 6333 COUSTERED

# LEGEND

DAVID L. ELWELL

 MONUMENT BOX FOUND PROPOSED MONUMENT BOX

REGISTERED SURVEYOR NO 6333

 IRON PIN/ IRON PIPE/ KS CAPPED REBAR FOUND LABELED "KS ASSOC INC PROP MARKER"

O - 5/8" KS CAPPED REBAR SET

LABELED "KS ASSOC INC PROP MARKER"

MORTGAGES CERTIFICATE

THIS IS TO CERTIFY THAT THE UNDERSIGNED, REPRESENTING FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF LOBAIN THE SAME, ACCEPTS IT TO BE CORRECT, AND DEDICATES FOREVE

CHAIRMAN & TRESIDENT

#### **MORTGAGEE'S**

NOTARY CERTIFICATE STATE OF OHIO SS

LORAIN COUNTY

BEFORE ME, A NOTARY PUBLIC IN AND, FOR SAID COUNTY AND STATE DID PERSONALLY APPEAR BONER - BROSKU WHO ACKNOWLEDGED THAT HE DID SIGN THIS FOREGOING PLAT AND THAT IT WAS HIS OWN FREE ACT AND DEED, IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL ON THIS 8th DAY OF SEPTEMBER

My Commission Expires

MY COMMISSION EXPIRES DECEMBER 7, 2007

#### LORAIN CITY SURVEYOR CERTIFICATE

THIS IS TO CERTIFY THAT I HAVE EXAMINED THIS FOREGOING PLAT OF MARTIN'S RUN VILLAGE SUBDIVISION NO. 2 AND FIND SUFFICIENT MONUMENTS SET TO DEFINE THE STREETS SHOWN HEREON AND APPROVE SAME.

PATRICK A. McGANNON, PS LORAIN CITY SURVEYOR

## COUNCIL CERTIFICATE

THIS IS TO CERTIFY THAT THIS FOREGOING PLAT OF MARTIN'S RUN VILLAGE SUBDIVISION NO. 2 WAS ACCEPTED BY THE COUNCIL OF THE CITY OF LORAIN

BY ORDINANCE NO \_\_\_ PASSED THIS \_\_\_, 20 The DAY OF - Maries CLERK OF COUNCIL

# PLANNING COMMISSION

THIS IS TO CERTIFY THAT THIS FOREGOING PLAT OF MARTIN'S RUN VILLAGE SUBDIVISION NO. 2 IS HEREBY APPROVED BY THE PLANNING COMMISSION OF THE CITY OF LORAIN, OHIO.

CHAIRMAN, CITY OF LORAIN PLANNING COMMISSION

DATE

#### LAW DIRECTOR'S CERTIFICATE

THIS IS TO CERTIFY THAT THIS FOREGOING PLAT OF MARTIN'S RUN VILLAGE SUBDIVISION NO. 2 IS COVERED BY A PROPER CERTIFICATE OF TITLE AND THE PLAT IS HEREBY APPROVED AS TO FORM.

LAW DIRECTOR, CITY OF LORAIN

#### PARK DEPARTMENT CERTIFICATE

THIS IS TO CERTIFY THAT THE REQUIREMENTS OF SECTION 1111.05 AS APPROVED BY ORDINANCE NO. 186-85 OF THE CODIFIED ORDINANCES OF THE CITY OF LORAIN HAVE BEEN MET; WHEREIN THE PARK DEDICATION HAS BEEN WAIVED AND OTHER CONSIDERATIONS ACCEPTED IN LIEU THEREOF.

DIRECTOR OF PUBLIC SERVICE

DATE



LORAIN COUNTY RECORDER



O

SHEET JOB NO.

03041



