

HARBOR WALK ON THE BLACK RIVER NO. 16

BEING SUBLOTS 142 THROUGH 148 INCLUSIVE

ORIGINAL BLACK RIVER TOWNSHIP LOTS 2 & 3, TRACT 1, CITY OF LORAIN, COUNTY OF LORAIN, STATE OF OHIO
AND BEING THE RESUBDIVISION OF SUBLOT 10, IN RIVERFRONT URBAN RENEWAL SUBDIVISION NUMBER 2
AS RECORDED IN VOLUME 76, PAGES 74-75 OF LORAIN COUNTY PLAT RECORDS.

OWNER'S CERTIFICATE:

THIS IS TO CERTIFY THAT THE UNDERSIGNED, ZAREMBA BLACK RIVER DEVELOPMENT, L.L.C., OWNER OF LAND CONTAINED WITHIN THIS PLAT OF THE HARBOR WALK ON THE BLACK RIVER, DOES HEREBY ACCEPT IT TO BE CORRECT AND DEDICATE FOREVER TO PUBLIC USE THE STREETS, PARKS AND EASEMENTS AS SHOWN HEREON.

NATHAN ZAREMBA
ZAREMBA BLACK RIVER DEVELOPMENT, LLC

8-16-05

DATE

WITNESS

B. S. Og

8-16-05

DATE

STATE OF OHIO

S.S.

LORAIN COUNTY
BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED NATHAN ZAREMBA, ZAREMBA BLACK RIVER DEVELOPMENT, L.L.C., AUTHORIZED REPRESENTATIVE, WHO ACKNOWLEDGED THE SIGNING OF THE FOREGOING INSTRUMENT TO BE THEIR FREE ACT AND DEED, SIGNED AND SEALED THIS 16th DAY OF August, 2005

NOTARY PUBLIC
Linda J. Mengelkamp
Notary Public State of Ohio
Recorded in Lake County
Exp. Expires April 19, 2006

MY COMMISSION EXPIRES April 19, 2006

MORTGAGE CERTIFICATION:

THIS IS TO CERTIFY THAT THE UNDERSIGNED HUNTINGTON NATIONAL BANK, HOLDER OF A MORTGAGE DEED ON LANDS CONTAINED WITHIN THIS PLAT OF THE HARBOR WALK ON THE BLACK RIVER NUMBER 16, HAVING EXAMINED THE FOREGOING PLAT, DO HEREBY ACCEPT THE SAME TO BE CORRECT AND CONSENT TO DEDICATE TO PUBLIC USE, STREETS AS SHOWN HEREON; THEREBY RELEASING MORTGAGE RIGHTS ON THAT PART DEDICATED.

Richard Goss v.p.

8/18/05

HUNTINGTON NATIONAL BANK

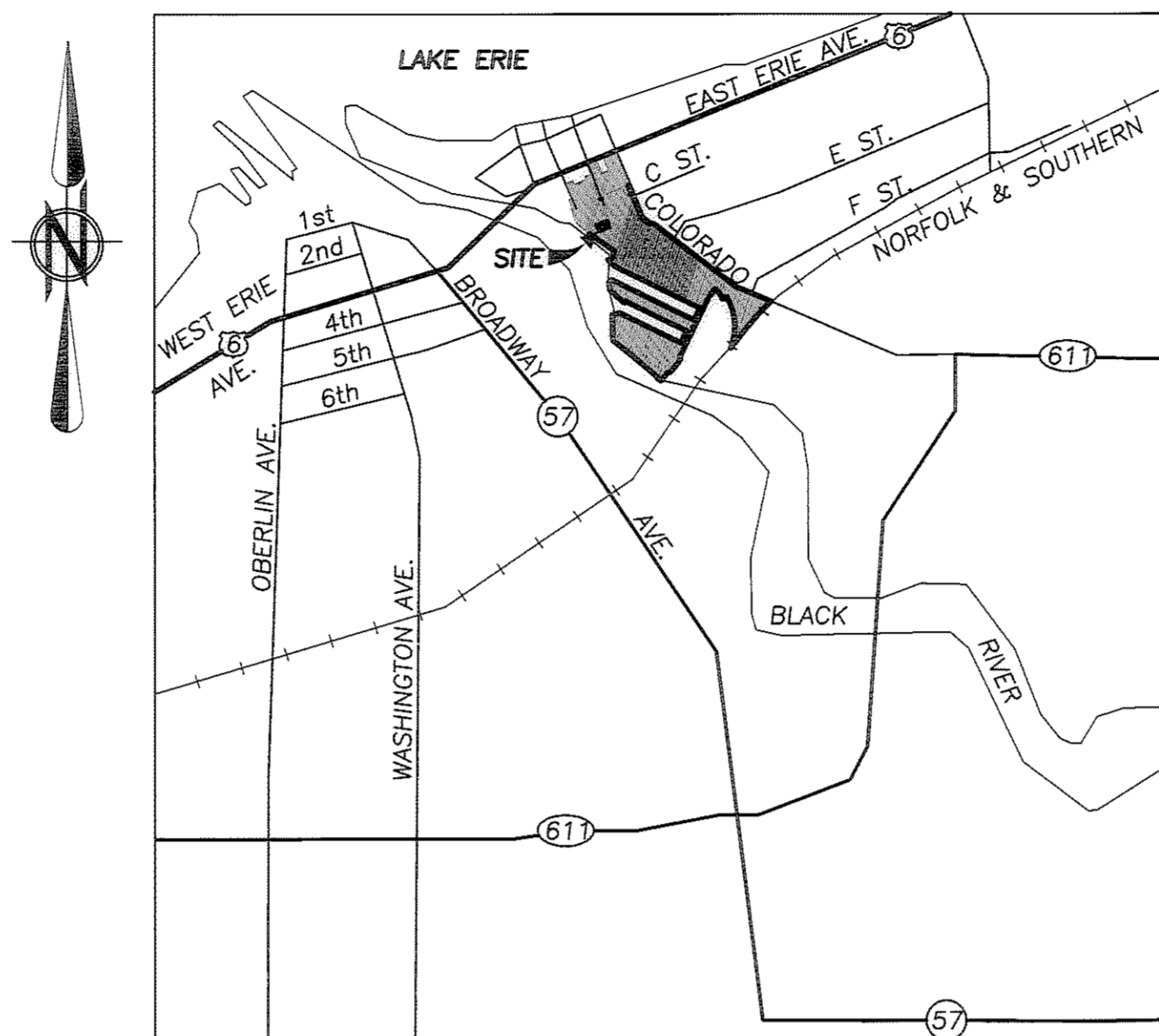
STATE OF OHIO

S.S.

LORAIN COUNTY
BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, DID PERSONALLY APPEAR Richard Goss LEGAL REPRESENTATIVE OF HUNTINGTON NATIONAL BANK, WHO ACKNOWLEDGED THE SIGNING OF THE FOREGOING INSTRUMENT TO BE THEIR FREE ACT AND DEED FOR THE USES AND PURPOSES HEREIN EXPRESSED, IN WITNESS WHEREOF I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL THIS 18 DAY OF August, 2005

NOTARY PUBLIC

MY COMMISSION EXPIRES April 19, 2006



LOCATION MAP

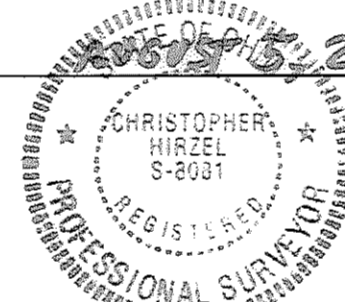
SCALE: 1 IN. = 1/2 MI.

SURVEYOR'S CERTIFICATE:

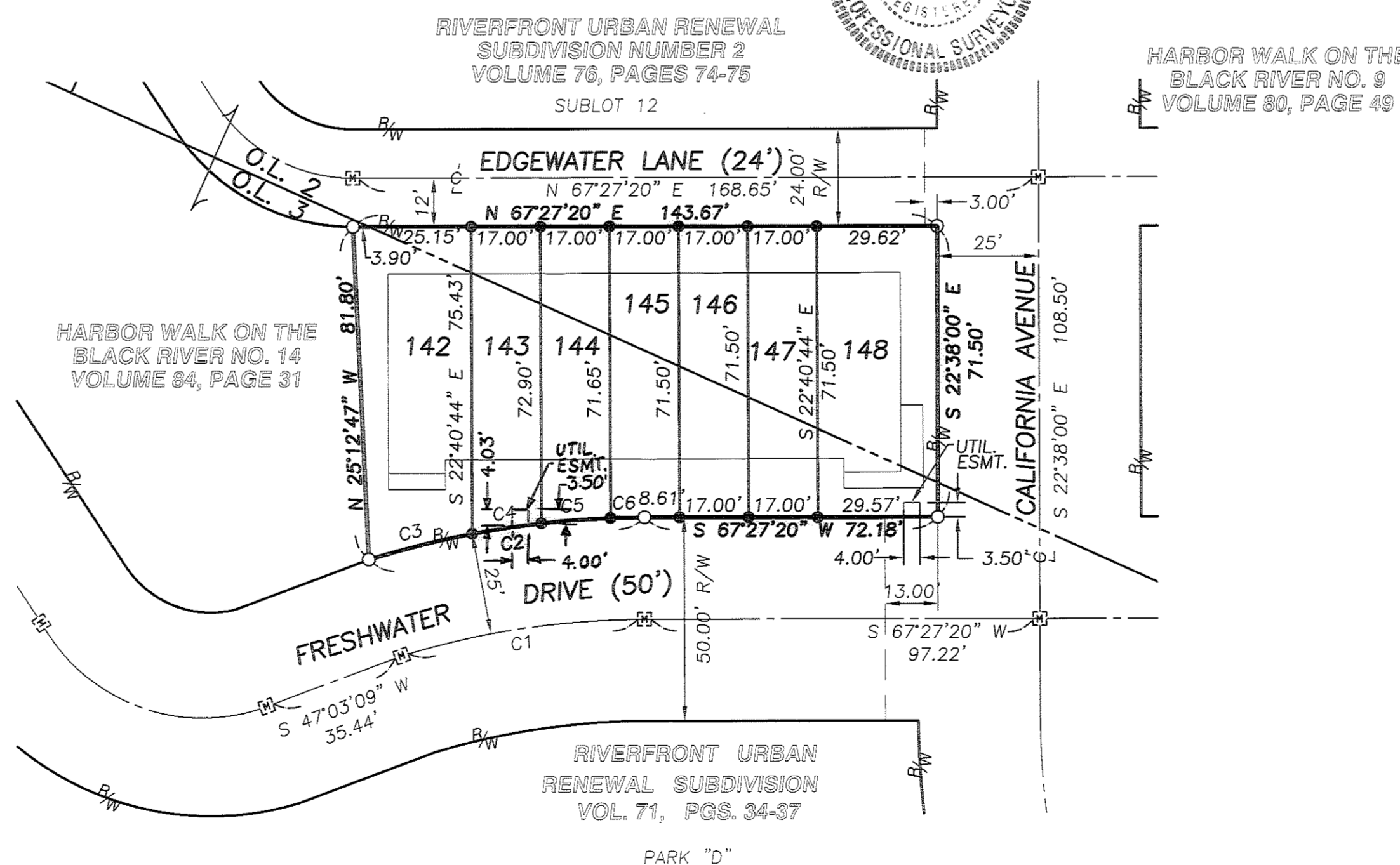
THIS IS TO CERTIFY THAT, AT THE REQUEST OF THE OWNERS, I HAVE SURVEYED AND PLATTED THE "HARBOR WALK ON THE BLACK RIVER NUMBER 16", BEING SUBLOTS 142 THROUGH 148, INCLUSIVE, AS SHOWN HEREON CONTAINING 0.2385 OF AN ACRE OF LAND OF WHICH 0.1012 ACRES LIE IN ORIGINAL BLACK RIVER TOWNSHIP LOT NO. 2 TRACT 1, 0.1373 ACRES LIE IN ORIGINAL BLACK RIVER TOWNSHIP LOT NO. 3 TRACT 1, CITY OF LORAIN, COUNTY OF LORAIN, STATE OF OHIO AND BEING THE RESUBDIVISION OF SUBLOT 10 IN RIVERFRONT URBAN RENEWAL SUBDIVISION NUMBER 2 AS RECORDED IN VOLUME 76, PAGES 74-75 OF LORAIN COUNTY PLAT RECORDS. AT ALL POINTS THUSLY INDICATED O, IRON PIN MONUMENTS WERE FOUND AND AT ALL POINTS THUSLY INDICATED • IRON PIN MONUMENTS WERE SET. DISTANCES ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF. BEARINGS SHOWN ARE ASSUMED AND USED TO DESCRIBE ANGLES ONLY. THE PLAN 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. ALL OF WHICH I CERTIFY TO BE CORRECT.

Christopher M. Hartzel

CHRISTOPHER M. HARTZEL, P.S.
REGISTERED SURVEYOR NUMBER 8081



DATE



PARK "D"

LEGEND:

- ☐ MONUMENT BOX
- 5/8" REBAR FOUND WITH CAP STAMPED "BRAMHALL 8073"
- 5/8" REBAR SET WITH CAP STAMPED "BRAMHALL 8073"
- LIMITS OF BUILDING

ACREAGE TABLE

SUBLOT	AREA (SQ.FT.)	AREA (AC.)
142	2139.72	0.0491
143	1259.06	0.0289
144	1226.94	0.0282
145	1215.93	0.0279
146	1215.50	0.0279
147	1215.50	0.0279
148	2115.80	0.0486

CURVE TABLE

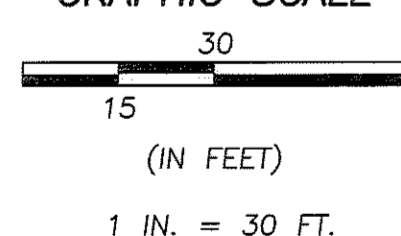
LABEL	LENGTH	RADIUS	CHORD	BEARING	TANGENT	DELTA
C1	60.64	205.00	60.42	S58°58'52"W	30.54	16°56'56"
C2	68.81	230.00	68.56	S58°53'04"W	34.67	17°08'32"
C3	26.20	230.00	26.18	S53°34'35"W	13.11	6°31'33"
C4	17.19	230.00	17.18	S58°58'48"W	8.60	4°16'52"
C5	17.05	230.00	17.04	S63°14'38"W	8.53	4°14'48"
C6	8.36	230.00	8.38	S66°24'42"W	4.19	2°05'19"

BASIS OF BEARINGS:

A PORTION OF THE CENTERLINE OF CALIFORNIA AVENUE WHICH WAS ASSUMED TO BE SOUTH 22° 38' 00" EAST

AS SURVEYED ON JULY OF 2003

GRAPHIC SCALE



TRANSFERRED
IN COMPLIANCE WITH PUBLIC SAFETY
OCT 0 6 2005
3rd by mlc

MARK R. STEWART
LORAIN COUNTY AUDITOR

LORAIN COUNTY AUDITOR

LORAIN COUNTY RECORDER

UTILITY EASEMENT:

WE, THE OWNERS OF THE WITHIN PLATTED LAND, DO HEREBY GRANT UNTO THE OHIO EDISON COMPANY AND CENTURYTEL, THEIR SUCCESSORS AND ASSIGNS, A PERMANENT RIGHT-OF-WAY EASEMENT OVER THE LANDS AS SHOWN ON THE RECORDED PLAT DRAWINGS. ALSO, WE, DO HEREBY GRANT UNTO OHIO EDISON COMPANY AND CENTURYTEL, THEIR SUCCESSORS AND ASSIGNS, A PERMANENT RIGHT-OF-WAY EASEMENT WITHIN STREET RIGHT-OF-WAYS AS SHOWN ON THE RECORDED PLAT DRAWINGS. SAID EASEMENTS SHALL BE USED TO CONSTRUCT, PLACE, OPERATE, MAINTAIN, REPAIR, RECONSTRUCT OR RELOCATE SUCH UNDERGROUND ELECTRIC AND COMMUNICATION CABLES, DUCTS, CONDUITS, PIPES, SURFACE MOUNTED TRANSFORMERS AND PEDESTALS, CONCRETE PADS OR MANHOLES AND OTHER FACILITIES AS ARE DEEMED NECESSARY OR CONVENIENT BY THE GRANTEEES FOR DISTRIBUTING, TRANSPORTING, AND TRANSMITTING ELECTRICITY AND COMMUNICATION SIGNALS FOR PUBLIC AND PRIVATE USE AT SUCH LOCATIONS AS THE GRANTEEES MAY DETERMINE UPON, WITHIN AND ACROSS SAID EASEMENT PREMISES. SAID EASEMENT RIGHTS SHALL INCLUDE THE RIGHT, WITHOUT LIABILITY THEREOF, TO REMOVE TREES AND LANDSCAPING INCLUDING LAWNS, FLOWERS OR SHRUBBERY WITHIN SAID EASEMENT PREMISES WHICH MAY INTERFERE WITH THE INSTALLATION, MAINTENANCE, REPAIR OR OPERATION OF ELECTRIC CURRENT, AND THE RIGHT OF ACCESS, INGRESS TO THE PURPOSES OF THIS RIGHT-OF-WAY EASEMENT.

BRAMHALL
ENGINEERING AND SURVEYING CO., INC.
37307 HARVEST DRIVE AVON, OHIO 44011
(440) 934 - 7878 (440) 934 - 7879 FAX