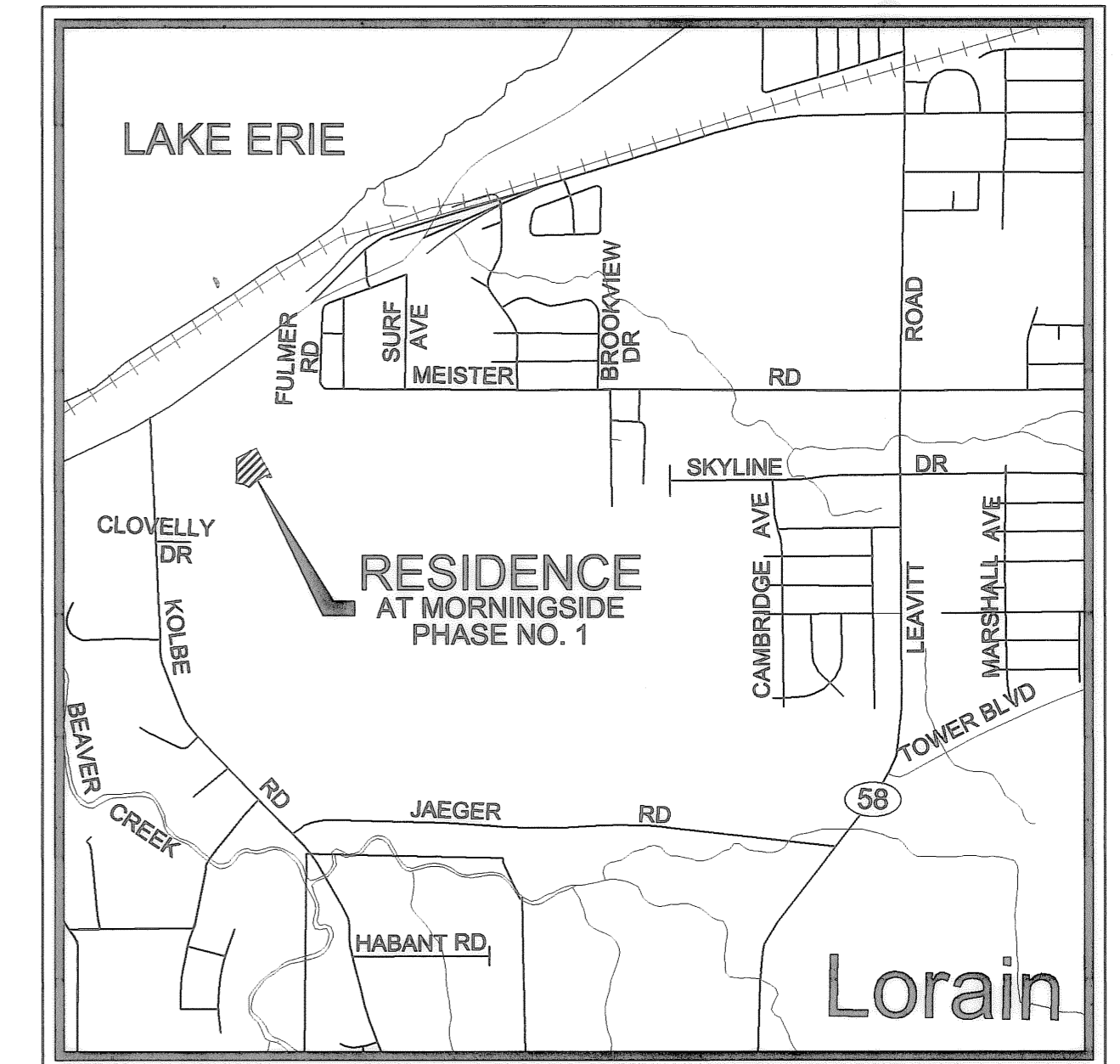
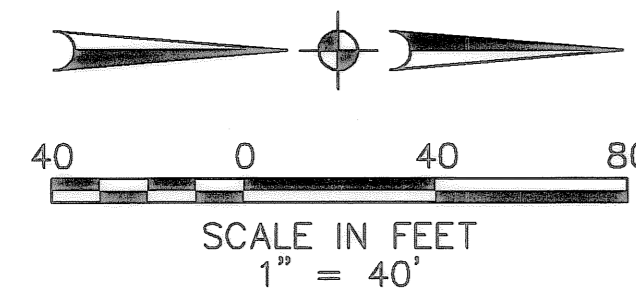
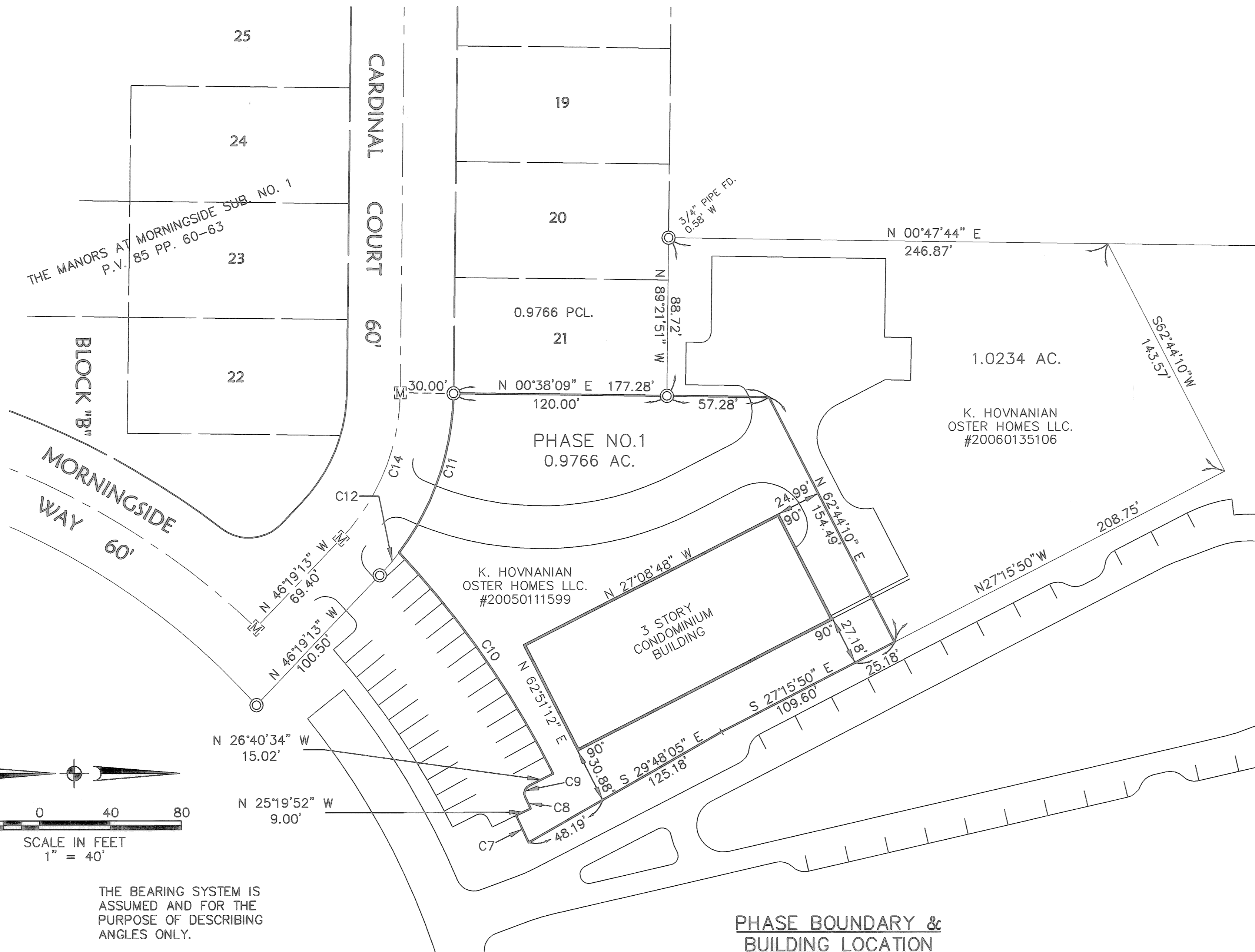


# THE RESIDENCE AT MORNINGSIDE CONDOMINIUM PHASE NO. 1

BEING PART OF  
BLACK RIVER TOWNSHIP ORIGINAL LOT 1 - TRACT 3  
CITY OF LORAIN, COUNTY OF LORAIN, STATE OF OHIO



VICINITY MAP NO SCALE



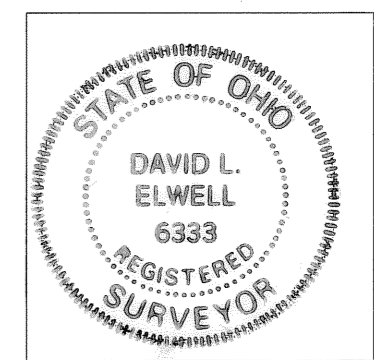
THE BEARING SYSTEM IS ASSUMED AND FOR THE PURPOSE OF DESCRIBING ANGLES ONLY.

CURVE TABLE						
CURVE	LENGTH	RADIUS	TANGENT	DELTA	CHORD	BEARING
C7	16.66'	498.00'	8.33'	1°55'00"	16.66'	S65°37'38"W
C8	6.95'	507.00'	3.48'	0°47'08"	6.95'	S64°16'34"W
C9	7.81'	5.00'	4.95'	89°26'26"	7.04'	N71°23'47"W
C10	151.61'	527.00'	76.33'	16°29'00"	151.09'	S55°04'56"W
C11	95.85'	150.00'	49.63'	36°36'45"	94.23'	N71°03'29"W
C12	16.84'	150.00'	8.43'	6°25'53"	16.83'	N49°32'09"W
C14	90.15'	120.00'	47.32'	43°02'39"	88.05'	N67°50'32"W

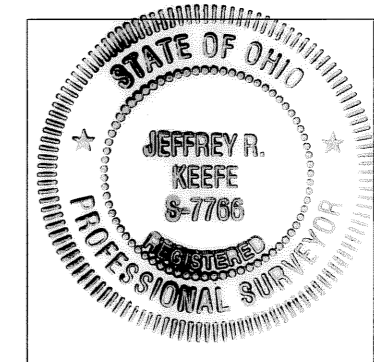
### SURVEYOR'S & ENGINEER'S CERTIFICATION

I HEREBY CERTIFY THAT THE ATTACHED DRAWINGS CORRECTLY REPRESENT THE BUILDING AND UNITS AS CONSTRUCTED.

*David L. Elwell* 8-28-06  
DAVID L. ELWELL, P.S. DATE  
PROFESSIONAL SURVEYOR OHIO REG. NO. 6333



*Jeffrey R. Keefe* 8-28-06  
JEFFREY R. KEEFE DATE  
PROFESSIONAL ENGINEER NO. 58389



### SHEET INDEX

SHEET NO.	DESCRIPTION
1.	TITLE SHEET, PHASE BOUNDARY & BUILDING LOCATION
2.	SURVEY MAP - OVERALL
3.	FOUNDATION, UNIT LOCATION, GARAGES, UNIT TABULATION
4.	UNIT DIMENSIONS.

TRANSFERRED  
IN COMPLIANCE WITH SEC. 315.02  
OHIO REV. CODE  
OCT 12 2006  
free  
lmm  
MARK R. STEWART  
LORAIN COUNTY AUDITOR

DATE	DATE	DESCRIPTION	BY
08/21/06			
8/22/06	8/22/06	ORIGINAL ISSUE	CPW



KS Associates, Inc.  
260 Burns Road, Suite 100  
Elyria, OH 44035  
P 440 365 4730  
F 440 365 4790  
www.ksassociates.com

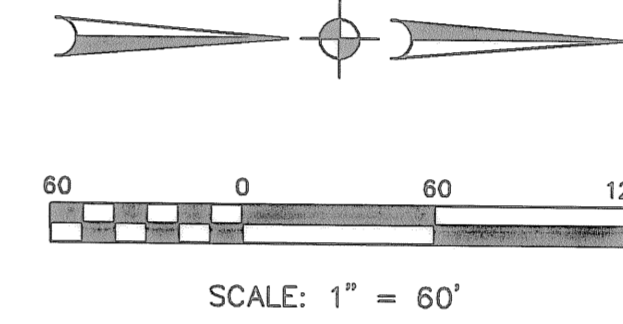
TITLE SHEET  
THE RESIDENCE AT MORNINGSIDE  
CONDOMINIUM PHASE NO.1  
BEING PART OF  
BLACK RIVER TOWNSHIP ORIGINAL LOT 1 - TRACT 3  
CITY OF LORAIN, COUNTY OF LORAIN, STATE OF OHIO

SHEET  
1  
OF  
4  
JOB NO.  
01117

02-03-001-108-027  
 LEE H. & CAROL K. TARNEY  
 #20020844447

02-03-001-108-026  
 WEST LAKE GARDENS ASSOC.  
 D.V. 1720 P. 256

CURVE	LENGTH	RADIUS	TANGENT	DELTA	CHORD	BEARING
C1	41.83'	25.00'	27.70'	95°51'24"	37.12'	N56°29'56"W
C2	495.94'	760.00'	257.16'	37°23'19"	487.19'	S56°52'43"W
C3	40.68'	25.00'	26.45'	93°13'28"	36.34'	S08°25'41"E
C4	153.99'	400.00'	77.96'	22°03'28"	153.04'	S66°04'08"E
C5	25.87'	90.00'	13.02'	16°28'02"	25.78'	S08°58'11"W
C6	31.97'	90.00'	16.16'	20°21'20"	31.81'	S80°33'30"W
C7	16.66'	498.00'	8.33'	1°55'00"	16.66'	S65°37'38"W
C8	6.95'	507.00'	3.48'	0°47'08"	6.95'	S64°16'34"W
C9	7.81'	5.00'	4.95'	89°26'26"	7.04'	N71°23'47"W
C10	151.61'	527.00'	76.33'	16°29'00"	151.09'	S55°04'56"W
C11	95.85'	150.00'	49.63'	36°36'45"	94.23'	N71°03'29"W
C12	16.84'	150.00'	8.43'	6°25'53"	16.83'	N49°32'09"W
C13	338.04'	410.00'	179.30'	47°14'25"	328.55'	N24°15'22"E
C14	90.15'	120.00'	47.32'	43°02'39"	88.05'	N67°50'32"W

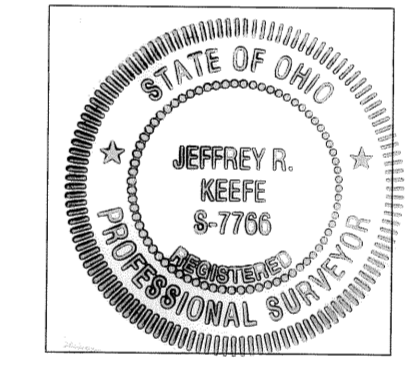


REMAINDER ( RESIDENCE PROJECT ONLY )  
 25.3246 AC.

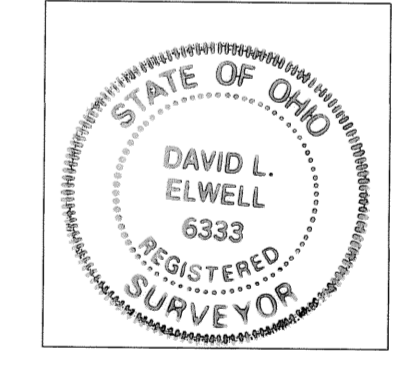
THE RESIDENCES AT MORNINGSIDE  
 (SITE UNDER CONSTRUCTION—  
 IRON PINS TO BE SET AT COMPLETION  
 OF IMPROVEMENTS & DEDICATION OF  
 STREETS WHEN THE PROPOSED SUBDIVISIONS  
 SHOWN ARE COMPLETED.)

**CERTIFICATION**  
 THIS IS TO CERTIFY THAT THE ATTACHED  
 DRAWINGS CORRECTLY REPRESENT THE  
 BUILDING AND UNITS AS CONSTRUCTED.

*Jeffrey R. Keefe* 8-28-06  
 JEFFREY R. KEEFE  
 PROFESSIONAL ENGINEER NO. 58389



*David L. Elwell* 8-28-06  
 DAVID L. ELWELL  
 PROFESSIONAL SURVEYOR NO. 6333



02-02-011-000-006  
 RICHARD C. KSENICH  
 #20030915596

- LEGEND**
- ⊞ EXISTING MONUMENT BOX
  - ⊞ IRON PIPE/ IRON PIN/ 5/8" KS CAPPED PIN FOUND
  - ⊙ 5/8"x30" KS CAPPED PIN SET
  - ⊙ RAILROAD SPIKE FOUND
  - ⊙ FOUND
  - S SURVEYED
  - R RECORD
  - U USED

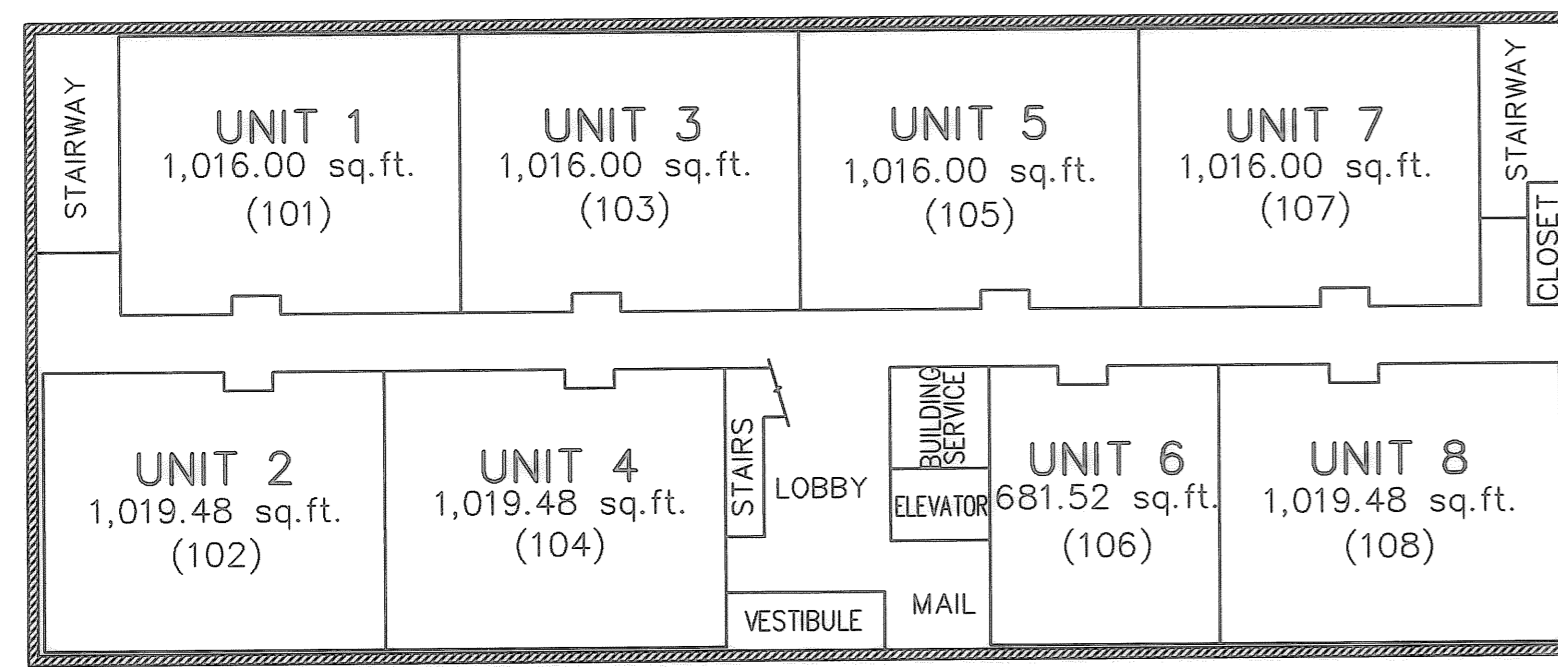
DATE	DESCRIPTION	BY
08/21/06		
CPW		
1-SEL102		
8/22/06	ORIGINAL ISSUE	CPW

KS Associates, Inc.  
 260 Burns Road, Suite 100  
 Elyria, OH 44035  
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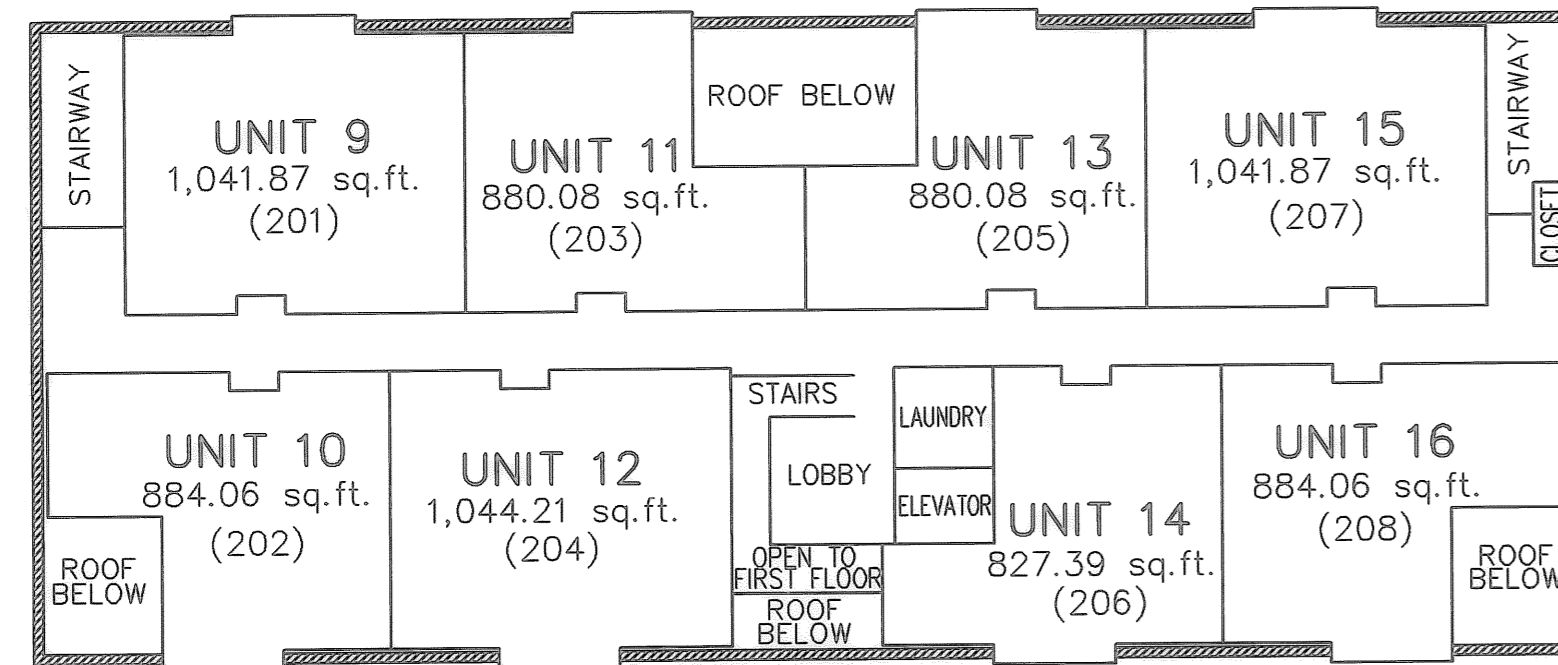
**SURVEY MAP**  
**THE RESIDENCE AT MORNINGSIDE**  
**CONDOMINIUM PHASE NO.1**  
 BEING PART OF  
 BLACK RIVER TOWNSHIP ORIGINAL LOT 1 - TRACT 3  
 CITY OF LORAIN, COUNTY OF LORAIN, STATE OF OHIO

SHEET  
 2  
 OF  
 4  
 JOB NO.  
 01117

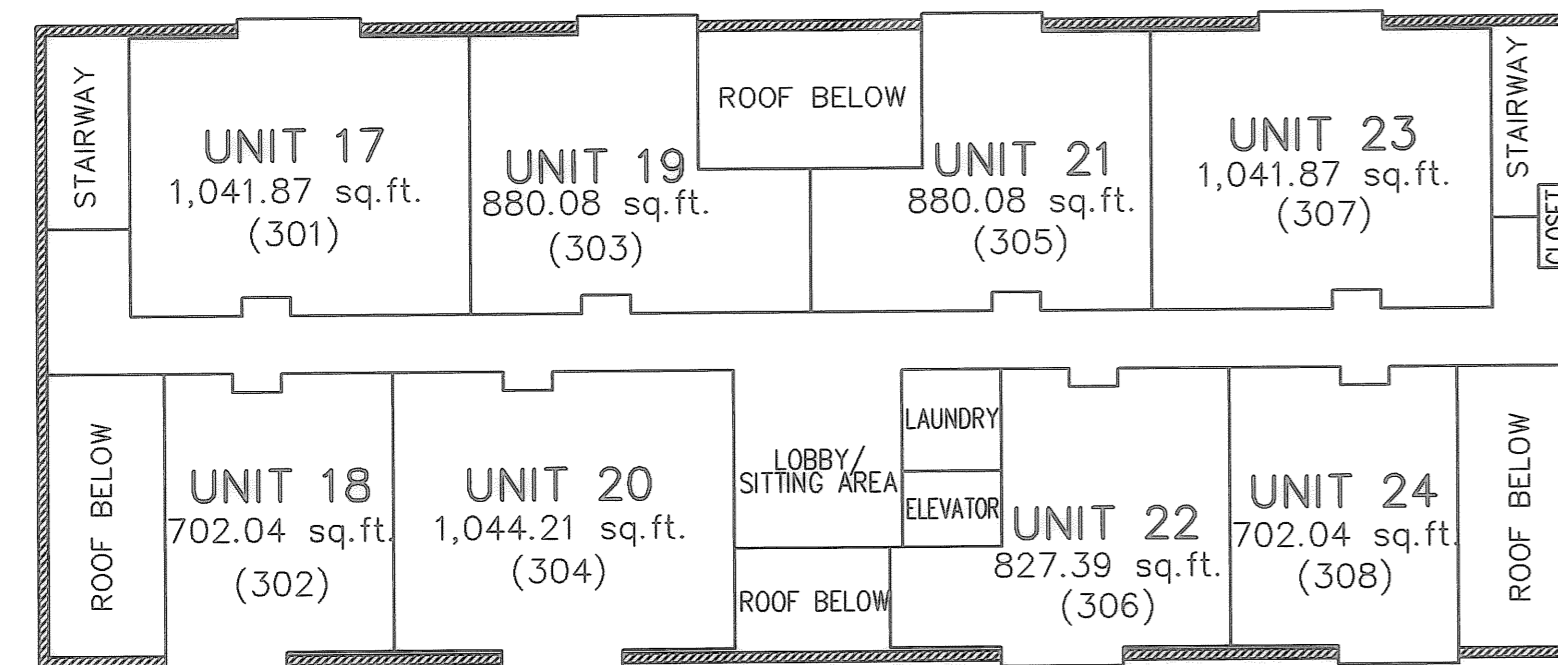
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FIRST FLOOR



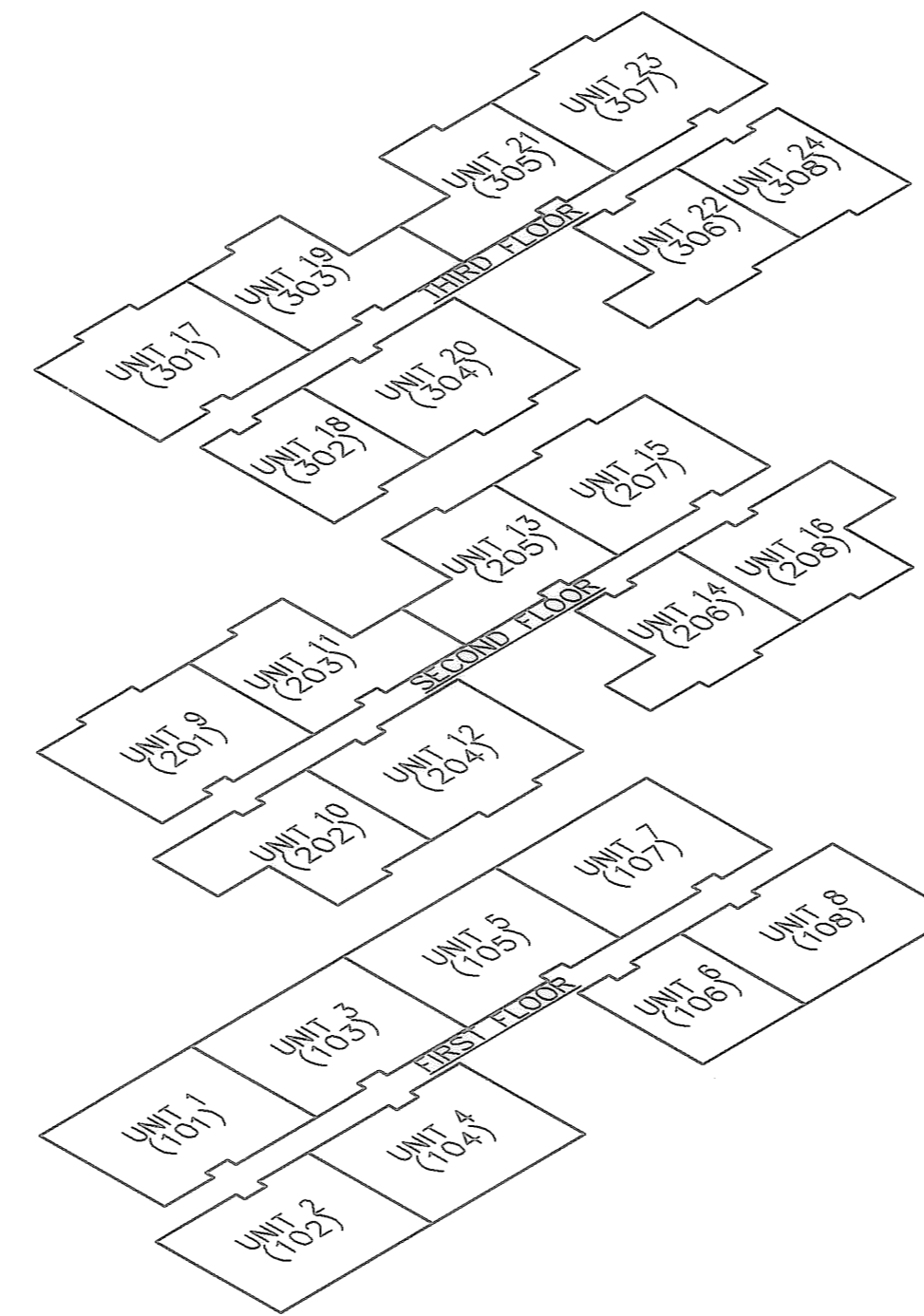
SECOND FLOOR



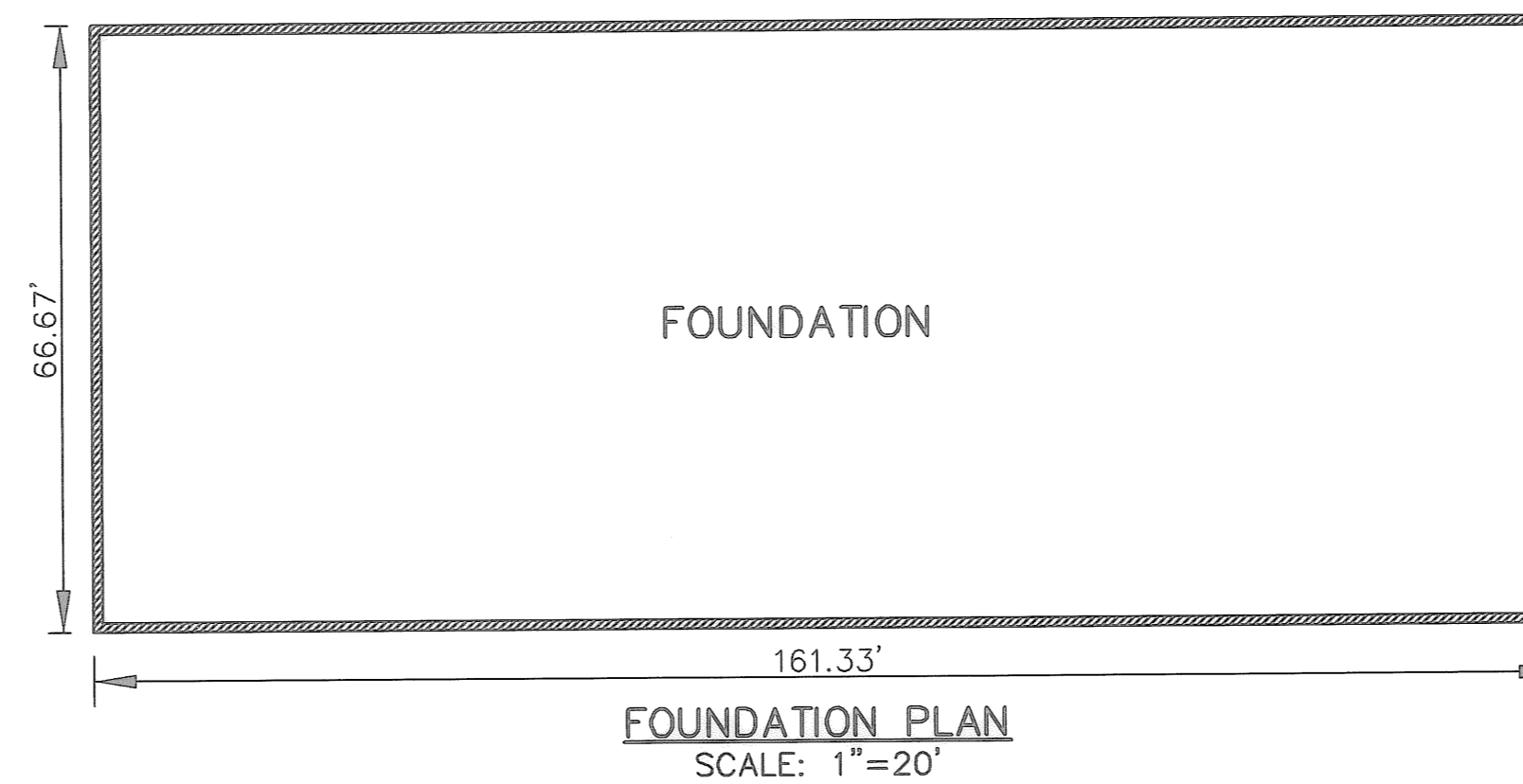
THIRD FLOOR

UNIT DETAILS  
SCALE: 1"=20'

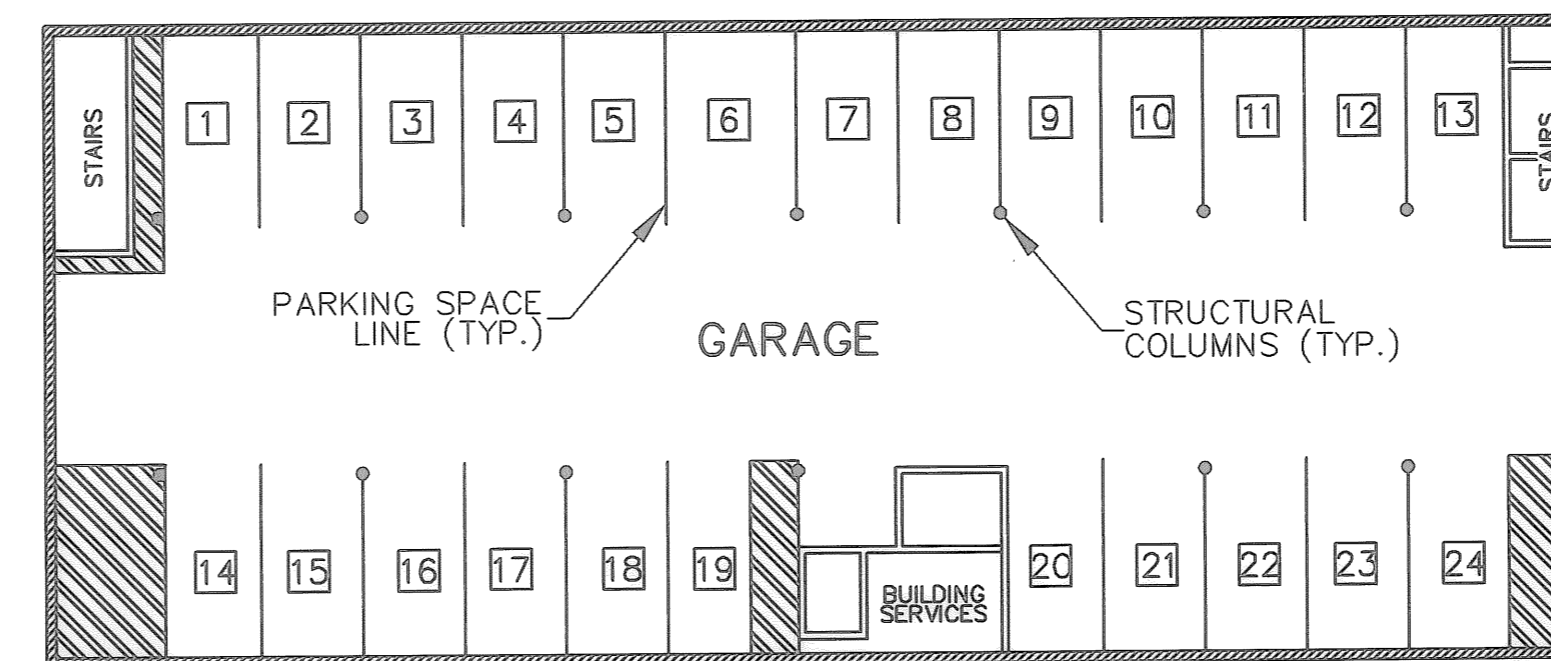
UNIT NO.	SQ. FOOTAGE	% OF TOTAL	FLOOR ELEV.
1 (101)	1016.00	4.5343%	607.51
2 (102)	1019.48	4.5498%	607.51
3 (103)	1016.00	4.5343%	607.51
4 (104)	1019.48	4.5498%	607.51
5 (105)	1016.00	4.5343%	607.51
6 (106)	681.52	3.0415%	607.51
7 (107)	1016.00	4.5343%	607.51
8 (108)	1019.48	4.5498%	607.51
9 (201)	1041.87	4.6497%	618.73
10 (202)	884.06	3.9454%	618.73
11 (203)	880.08	3.9277%	618.73
12 (204)	1044.21	4.6602%	618.73
13 (205)	880.08	3.9277%	618.73
14 (206)	827.39	3.6925%	618.73
15 (207)	1041.87	4.6497%	618.73
16 (208)	884.06	3.9454%	618.73
17 (301)	1041.87	4.6497%	629.73
18 (302)	702.04	3.1331%	629.73
19 (303)	880.08	3.9277%	629.73
20 (304)	1044.21	4.6602%	629.73
21 (305)	880.08	3.9277%	629.73
22 (306)	827.39	3.6925%	629.73
23 (307)	1041.87	4.6497%	629.73
24 (308)	702.04	3.1331%	629.73
TOTAL	22407.16	100.0000%	



ISOMETRIC VIEW  
NOT TO SCALE



FOUNDATION PLAN  
SCALE: 1"=20'

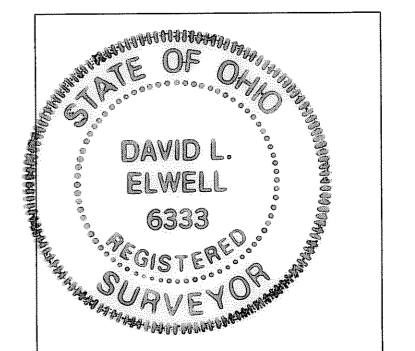
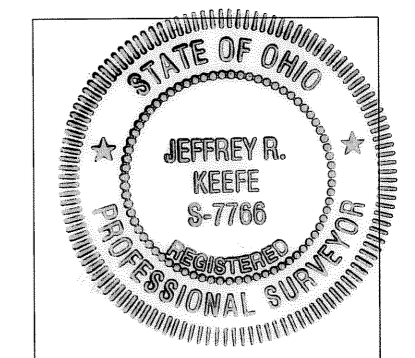


GARAGE LAYOUT  
SCALE: 1"=20'

**CERTIFICATION**  
THIS IS TO CERTIFY THAT THE ATTACHED DRAWINGS CORRECTLY REPRESENT THE BUILDING AND UNITS AS CONSTRUCTED.

*Jeffrey R. Keefe* 8-28-06  
JEFFREY R. KEEFE  
PROFESSIONAL ENGINEER NO. 58389

*David L. Elwell* 8-28-06  
DAVID L. ELWELL  
PROFESSIONAL SURVEYOR NO. 6333



REVISIONS	DATE	DESCRIPTION	BY
	8/22/06	ORIGINAL ISSUE	CPW



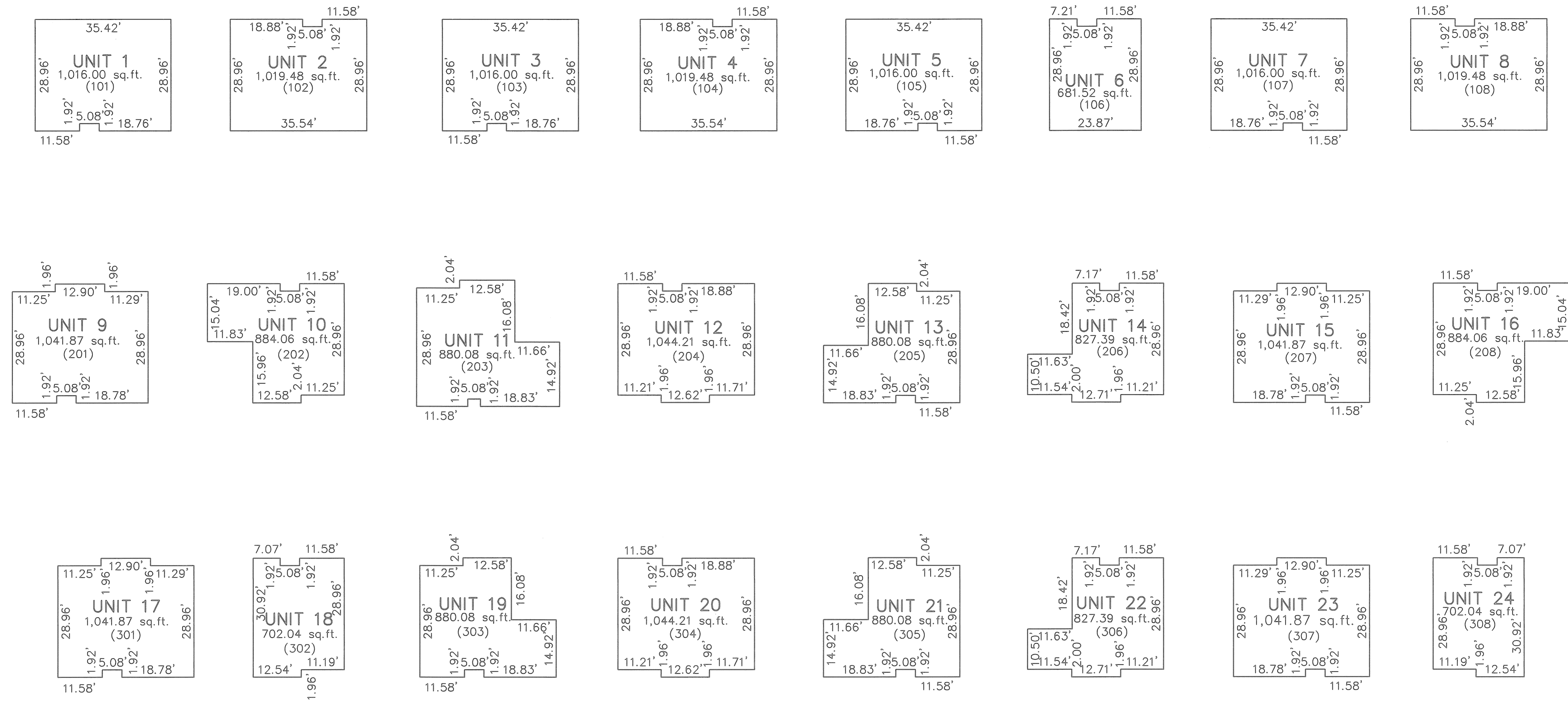
KS Associates, Inc.  
260 Burns Road, Suite 100  
Elyria, OH 44035  
P 440 365 4730  
F 440 365 4790  
www.ksassociates.com

UNITS / GARAGE PLANS  
**THE RESIDENCE AT MORNINGSIDE  
CONDOMINIUM PHASE NO.1**

BEING PART OF  
BLACK RIVER TOWNSHIP ORIGINAL LOT 1 - TRACT 3  
CITY OF LORAIN, COUNTY OF LORAIN, STATE OF OHIO

SHEET  
3  
OF  
4  
JOB NO.  
01117

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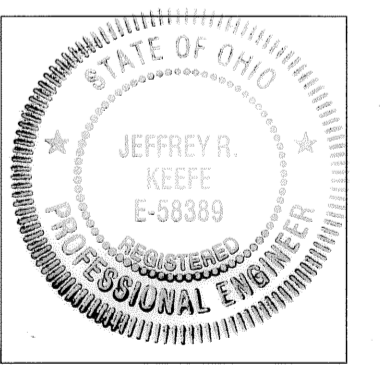


**UNIT DIMENSIONS**  
SCALE: 1"=16'

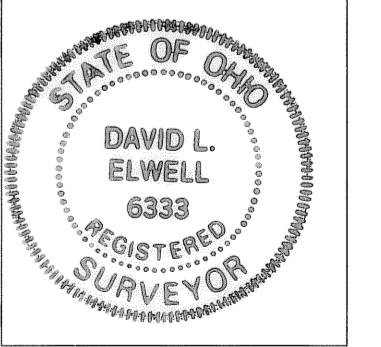
DIMENSIONS SHOWN ARE INTERIOR WALLS

**CERTIFICATION**  
THIS IS TO CERTIFY THAT THE ATTACHED DRAWINGS CORRECTLY REPRESENT THE AND UNITS AS CONSTRUCTED.

*Jeffrey R. Keefe* 10-4-06  
JEFFREY R. KEEFE  
PROFESSIONAL ENGINEER NO. 58389



*David L. Elwell* 10-09-06  
DAVID L. ELWELL  
PROFESSIONAL SURVEYOR NO. 6333



DATE	DESCRIPTION	BY
08/21/06		
8/22/06	ORIGINAL ISSUE	CPW

**KS ASSOCIATES**  
KS Associates, Inc.  
260 Burns Road, Suite 100  
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**UNIT DIMENSIONS**  
**THE RESIDENCE AT MORNINGSIDE**  
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SHEET  
4  
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