

BARRINGTON PARK SUBDIVISION NO. 3

PART OF
ORIGINAL EATON TOWNSHIP LOT NO. 98
TOWNSHIP OF EATON, COUNTY OF LORAIN, STATE OF OHIO

OWNER'S CERTIFICATE

SITUATED IN THE TOWNSHIP OF EATON, COUNTY OF LORAIN, STATE OF OHIO, AND BEING A PART OF ORIGINAL LOT 98, OF SAID TOWNSHIP CONTAINING 12.7971 ACRES, AND BEING THE SAME TRACT AS CONVEYED TO NORTH GRAFTON REALTY, LLC AND DESCRIBED IN THE DEED RECORDED IN INSTRUMENT NO. 20060148470, IN THE OFFICE OF THE RECORDER, LORAIN COUNTY, OHIO.

THE UNDERSIGNED ROBERT D. YOST, PARTNER, HEREBY CERTIFIES THAT THE ATTACHED PLAT REPRESENTS "BARRINGTON PARK SUBDIVISION NO. 3", A SUBDIVISION OF LOTS 28 TO 54, DOES HEREBY ACKNOWLEDGE THIS PLAT OF SAME AND DEDICATES TO PUBLIC USE AS SUCH, ALL OR PARTS OF THE ROADS, BOULEVARDS, CUL-DE-SACS, PARKS OR RECREATION AREAS, PLANTING OR RESERVED STRIPS, ETC., SHOWN HEREIN AND NOT HERETOFORE DEDICATED.

THE UNDERSIGNED FURTHER AGREES THAT ANY USE OR IMPROVEMENTS MADE ON THIS LAND SHALL BE IN CONFORMITY WITH ALL EXISTING PLATTING, ZONING, HEALTH, OR OTHER LAWFUL RULES OR REGULATIONS INCLUDING THE APPLICABLE OFF-STREET LOADING AND PARKING REQUIREMENTS OF LORAIN COUNTY, OHIO FOR THE BENEFIT OF HIMSELF AND ALL OTHER SUBSEQUENT PARTIES TAKING TITLE FROM, UNDER, OR THROUGH THE UNDERSIGNED.

THE DIMENSIONS OF THE LOTS AND STREETS ARE SHOWN ON THE PLAT IN FEET AND DECIMAL PARTS THEREOF. EASEMENTS ARE RESERVED WHERE INDICATED ON THE PLAT FOR PUBLIC UTILITY PURPOSES ABOVE AND BENEATH THE SURFACE OF THE GROUND.

IN WITNESS WHEREOF THE UNDERSIGNED HAVE HEREUNTO SET THEIR HAND THIS 18th DAY OF October, 2007.

Kim T. Mah
WITNESS

Robert D. Yost
ROBERT D. YOST, PARTNER

Michelle Shough
WITNESS

NOTARY PUBLIC

STATE OF OHIO
LORAIN COUNTY S.S.

BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE DID PERSONALLY APPEAR ROBERT D. YOST REPRESENTING NORTH GRAFTON REALTY, LLC WHO ACKNOWLEDGED THE SIGNING OF THIS PLAT TO BE HIS OWN FREE ACT AND DEED FOR THE USES AND PURPOSES HEREIN EXPRESSED.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL THIS 18th DAY OF October, 2007.

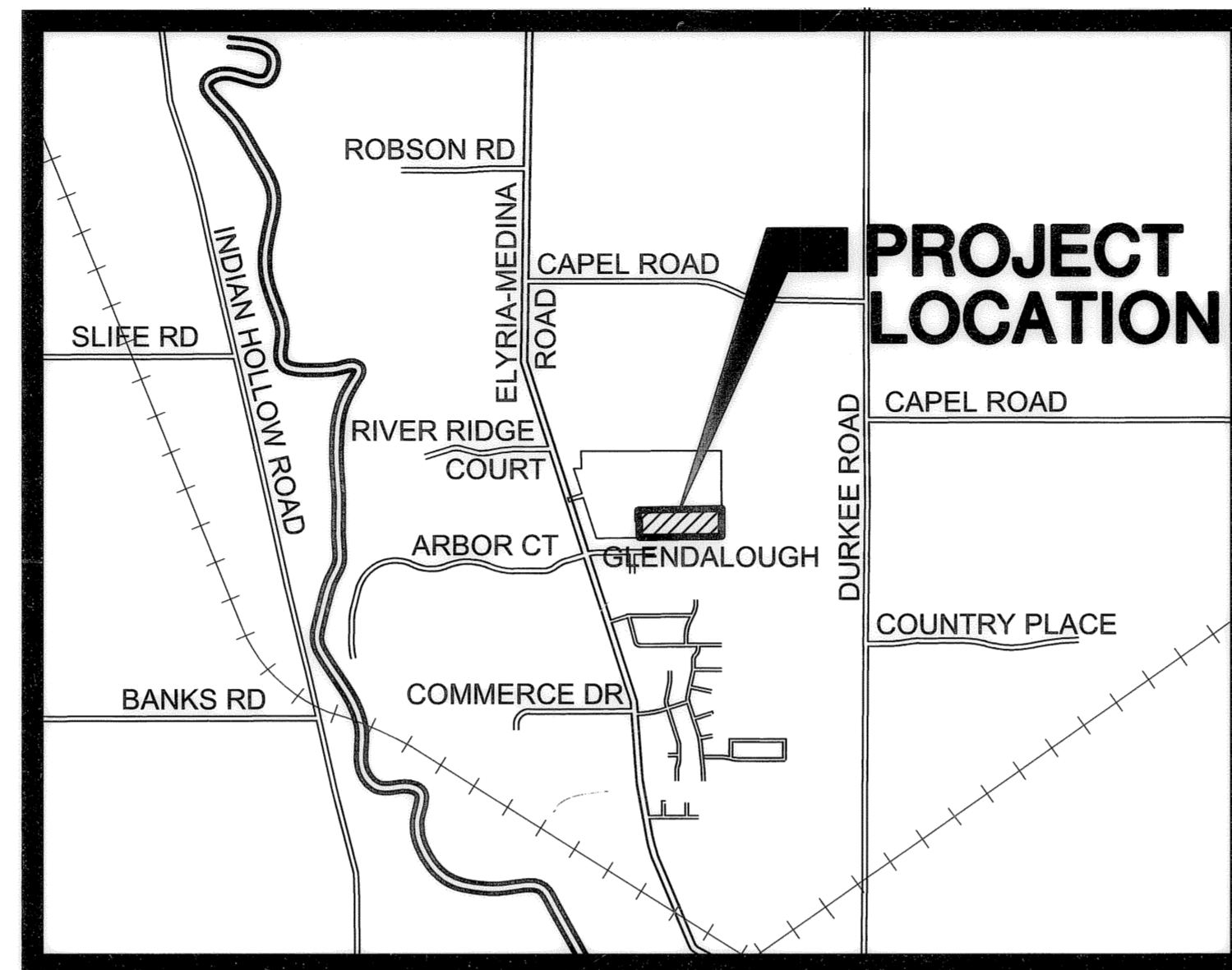
Michelle Shough
NOTARY PUBLIC

MY COMMISSION EXPIRES: _____



LEGEND

- ☒ EXISTING MONUMENT BOX
- ⊙ IRON PIPE/ IRON PIN/ 5/8" x 30" KS CAPPED PIN FOUND LABELED "KS ASSOCS INC PROP MARKER"
- ☒ PROPOSED MONUMENT BOX
- 5/8" x 30" KS CAPPED PIN SET LABELED "KS ASSOCS INC PROP MARKER"
- R RECORD
- S SURVEYED
- FD FOUND

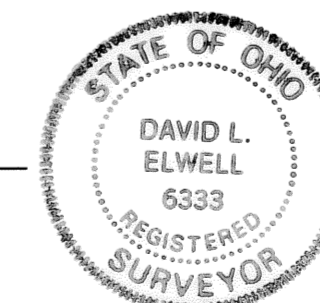


VICINITY MAP NO SCALE

SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT AT THE REQUEST OF THE OWNER, I HAVE SURVEYED AND PLATTED "BARRINGTON PARK SUBDIVISION NO. 3", AS SHOWN HEREON, AND CONTAINING 12.7971 ACRES OF LAND IN ORIGINAL LOT 98 OF EATON TOWNSHIP, LORAIN COUNTY, OHIO. AT ALL POINTS SO INDICATED ⊙ OR ⊙, IRON PIN MONUMENTS WERE EITHER FOUND OR SET AND AT ALL POINTS THUSLY INDICATED ⊙ OR ⊙, ADJUSTABLE MONUMENT BOX ASSEMBLIES WERE FOUND OR SET. DISTANCES SHOWN ARE IN FEET AND DECIMAL PARTS THEREOF. BEARINGS ARE BASED ON THE NORTH LINE OF WATERFORD CROSSING SUBDIVISION (N 89° 00' 29" E) AS RECORDED IN VOLUME 69, PAGE 66 OF THE LORAIN COUNTY PLAT RECORDS. ALL OF WHICH I CERTIFY TO BE CORRECT. I HEREBY CERTIFY THAT THE FIELD SURVEY OF THE BOUNDARY SHOWN IN THIS PLAT EXCEEDS ONE (1) FOOT IN 10,000 PRECISION. SURVEY MONUMENTS NECESSARY FOR CONSTRUCTION OF IMPROVEMENTS ARE IN PLACE WITH ANY REMAINING SURVEY MONUMENTS TO BE PROPERLY PLACED UPON COMPLETION OF CONSTRUCTION. ALL INFORMATION SHOWN HEREON IS BASED UPON A SURVEY PERFORMED BY KS ASSOCIATES, INC ON NOVEMBER 5, 2004.

David L. Elwell
DAVID L. ELWELL
REGISTERED SURVEYOR NO. 6333



TRANSFERRED THIS _____ DAY OF _____, 2007.

LORAIN COUNTY AUDITOR

RECORDED THIS _____ DAY OF _____, 2007 IN
THE PLAT BOOK _____, PAGE NO. _____.

LORAIN COUNTY RECORDER

APPROVALS

APPROVED THIS 16 DAY OF OCTOBER, 2007.

Ken Long
LORAIN COUNTY ENGINEER

APPROVED THIS 16 DAY OF OCTOBER, 2007.

Ken Long
LORAIN COUNTY SANITARY ENGINEER

ACCEPTED THIS 7 DAY OF SEPTEMBER, 2007.

Doug Edwards
CHAIRMAN - EATON TOWNSHIP BOARD
OF TRUSTEES

APPROVED AS TO FORM THIS 27th DAY OF September, 2007.

Bernad A. Jones A.P.A.
LORAIN COUNTY PROSECUTOR'S OFFICE

APPROVED THIS 18 DAY OF OCTOBER, 2007.

James J. Gill
DIRECTOR - LORAIN COUNTY PLANNING COMMISSION

Sanitary approval is subject to the following condition:

- Access to the sanitary sewer constructed along State Route 57 as part of this project shall be available to both the Lorain County Commissioners Office and LORCO as joint designated management agencies (DMA).
- All sanitary sewers constructed as part of this project are owned and operated by the Lorain County Rural Wastewater District (LORCO) located at 22898 West Road, Wellington, Ohio.

ACREAGE BREAKDOWN

LOTS	9.0128 AC.
BLOCKS	1.5970 AC.
STREETS	2.1873 AC.
TOTAL	12.7971 AC.

TRANSFERRED
IN COMPLIANCE WITH SEC. 319.202
OHIO REV. CODE
NOV 14 2007

MARK R. STEWART
LORAIN COUNTY AUDITOR

DATE	DESCRIPTION	BY
9-05-07	REVISED PER MAP ROOM COMMENTS	CPW
2-19-07	ORIGINAL ISSUE	DAM

DATE	DESCRIPTION	BY
2-18-07	DAM	
	J-P LATES	
	REVISED PER MAP ROOM COMMENTS	CPW
	ORIGINAL ISSUE	DAM

REVISIONS

DATE	DESCRIPTION	BY
2-18-07	DAM	
	J-P LATES	
	REVISED PER MAP ROOM COMMENTS	CPW
	ORIGINAL ISSUE	DAM

KS ASSOCIATES, INC.
260 Burns Rd., Suite 100
Elyria, Ohio 44035
Phone (440) 365-4730
Fax (440) 365-4790
mailroom@ksassoc.com
www.ksassoc.com

RECORD PLAT
BARRINGTON PARK
SUBDIVISION NO. 3
OF PART OF
ORIGINAL EATON TOWNSHIP LOT NO. 98
TOWNSHIP OF EATON COUNTY OF LORAIN STATE OF OHIO

SHEET	1	OF	4
JOB NO.	03306		

MORTGAGEE'S CERTIFICATE

THIS IS TO CERTIFY THAT THE UNDERSIGNED OFFICERS OF THE NORTHERN SAVINGS & LOAN COMPANY, MORTGAGEE OF LANDS EMBRACED WITHIN THIS PLAT OF BARRINGTON PARK SUBDIVISION NO. 3 HEREBY ACCEPT THE SAME TO BE CORRECT AND DEDICATE TO PUBLIC USE OF STREETS AND EASEMENTS AS SHOWN HEREON.

First Place Bank formerly known as Northern Savings & Loan
MORTGAGEE

BY: James Ketchum
James Ketchum
TITLE: Vice President

NOTARY PUBLIC

STATE OF OHIO
LORAIN COUNTY S.S.

BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE DID PERSONALLY APPEAR JAMES KETCHUM REPRESENTING NORTHERN SAVINGS & LOAN COMPANY WHO ACKNOWLEDGED THE SIGNING OF THIS PLAT TO BE HIS/HER OWN FREE ACT AND DEED FOR THE USES AND PURPOSES HEREIN EXPRESSED.

IN WITNESS THEREOF, I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL THIS 22 DAY OF October, 2007.



Pamela K. Scholl
NOTARY PUBLIC
MY COMMISSION EXPIRES: Dec. 22, 2008

MORTGAGEE'S CERTIFICATE

THIS IS TO CERTIFY THAT THE UNDERSIGNED OFFICERS OF THE BUCKEYE COMMUNITY BANK, MORTGAGEE OF LANDS EMBRACED WITHIN THIS PLAT OF BARRINGTON PARK SUBDIVISION NO. 3 HEREBY ACCEPT THE SAME TO BE CORRECT AND DEDICATE TO PUBLIC USE OF STREETS AND EASEMENTS AS SHOWN HEREON.

Buckeye Community BANK
MORTGAGEE

BY: David E. Stearns
TITLE: President & CEO

NOTARY PUBLIC

STATE OF OHIO
LORAIN COUNTY S.S.

BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE DID PERSONALLY APPEAR _____ REPRESENTING BUCKEYE COM



Sandra P. Regal
NOTARY PUBLIC
MY COMMISSION EXPIRES: _____

DATE	DESCRIPTION	BY

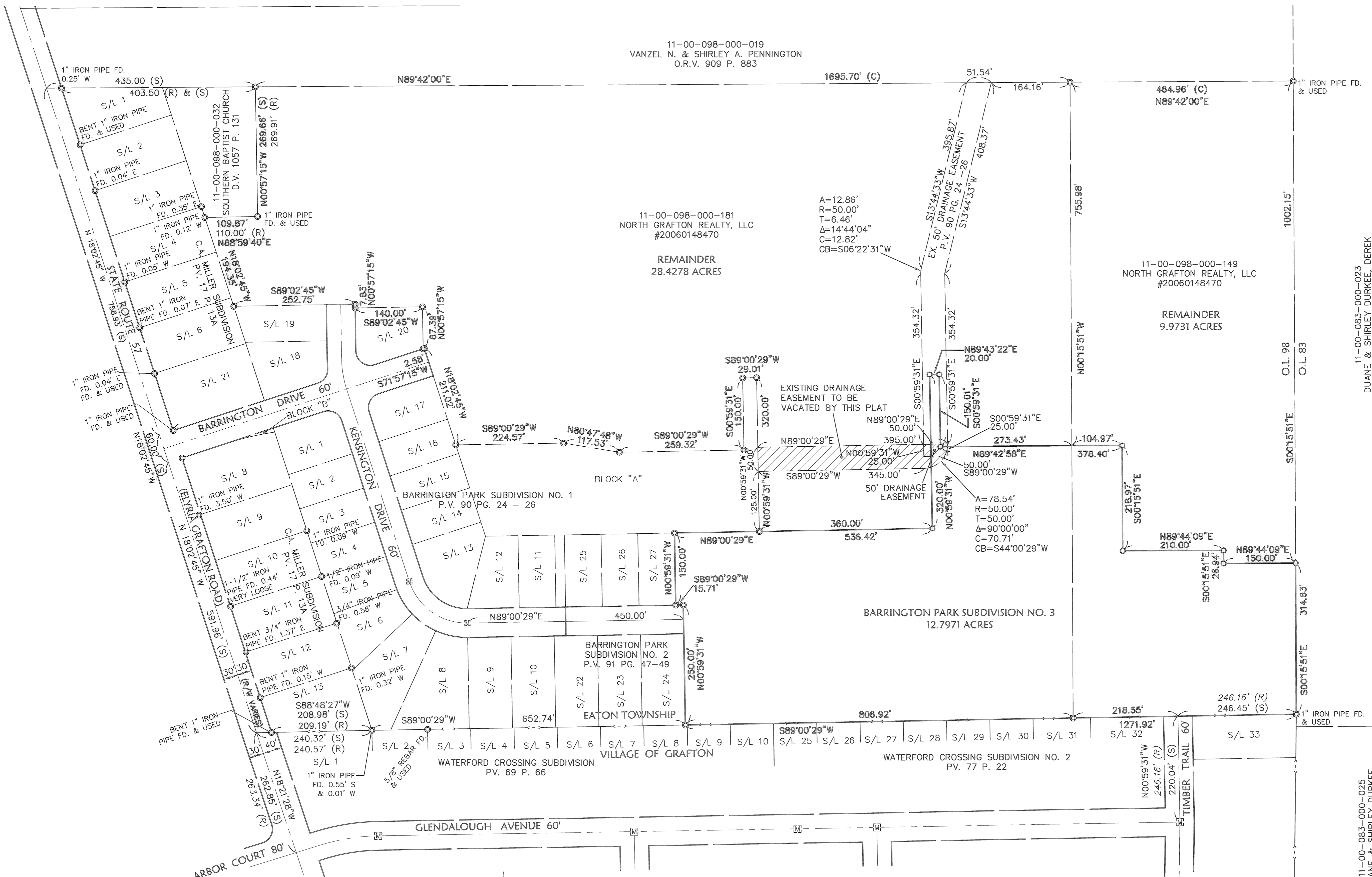
DATE: 10-22-07
DRAWN BY: BAJ
CHKD BY:
DWG. NAME: 3-PLAT2A
PATH: E:\03306\001\CONTROL
F.B.:

HS ASSOCIATES, Inc.
260 Burns Rd., Suite 100
Elyria, Ohio 44035
Phone (440) 565-4730
Fax (440) 565-4790
mailto:info@hsassoc.com
www.hsassoc.com

RECORD PLAT
**BARRINGTON PARK
SUBDIVISION NO. 3**
OF PART OF
ORIGINAL EATON TOWNSHIP LOT NO. 98
TOWNSHIP OF EATON COUNTY OF LORAIN STATE OF OHIO

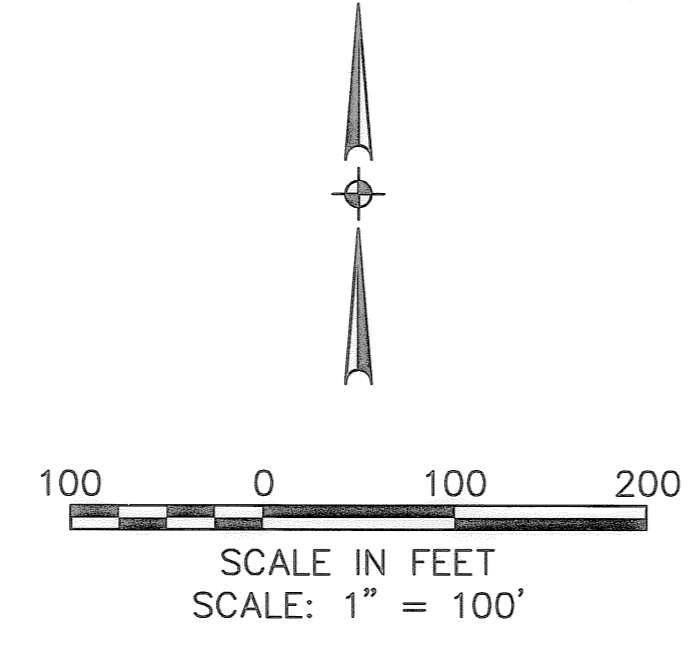
SHEET
2
OF
4
JOB NO.
03306

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LEGEND

- ☒ EXISTING MONUMENT BOX
- ⊙ IRON PIPE/ IRON PIN/ 5/8" x 30" KS CAPPED PIN FOUND LABELED "KS ASSOCS INC PROP MARKER"
- ☐ PROPOSED MONUMENT BOX
- 5/8" x 30" KS CAPPED PIN SET LABELED "KS ASSOCS INC PROP MARKER"
- R RECORD
- S SURVEYED
- FD FOUND



11-00-098-000-019
VANZEL N. & SHIRLEY A. PENNINGTON
O.R.V. 909 P. 883

11-00-098-000-181
NORTH GRAFTON REALTY, LLC
#20060148470

REMAINDER
28.4278 ACRES

11-00-098-000-149
NORTH GRAFTON REALTY, LLC
#20060148470

REMAINDER
9.9731 ACRES

BLOCK "A"

BARRINGTON PARK SUBDIVISION NO. 3
12.7971 ACRES

BARRINGTON PARK SUBDIVISION NO. 2
P.V. 91 PG. 47-49

BARRINGTON PARK SUBDIVISION NO. 1
P.V. 90 PG. 24 - 26

WATERFORD CROSSING SUBDIVISION
P.V. 69 P. 66

WATERFORD CROSSING SUBDIVISION NO. 2
P.V. 77 P. 22

11-00-083-000-025
DUANE & SHIRLEY DURKEE,
DEREK DURKEE, KURT DURKEE
O.R.V. 213 P. 423

11-00-083-000-023
DUANE & SHIRLEY DURKEE, DEREK
DURKEE, KURT DURKEE
INST NO. 980525131

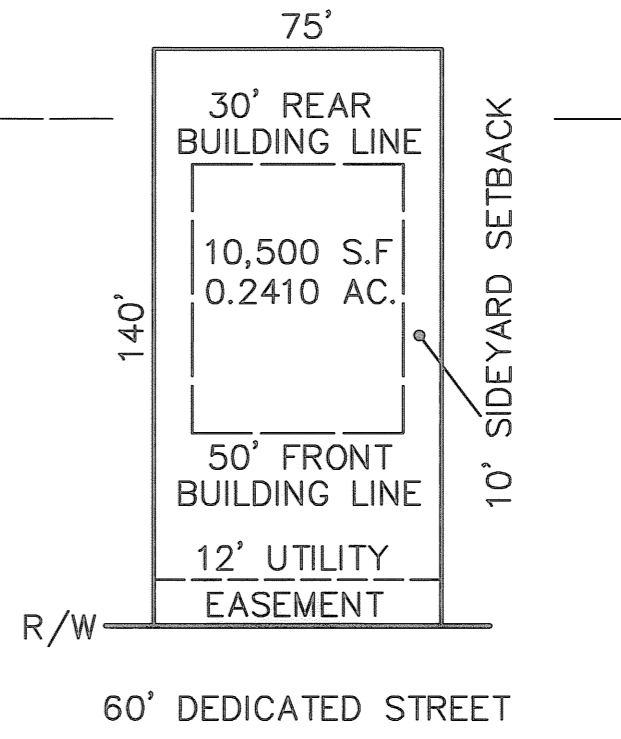
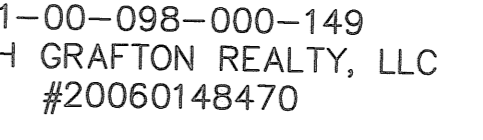
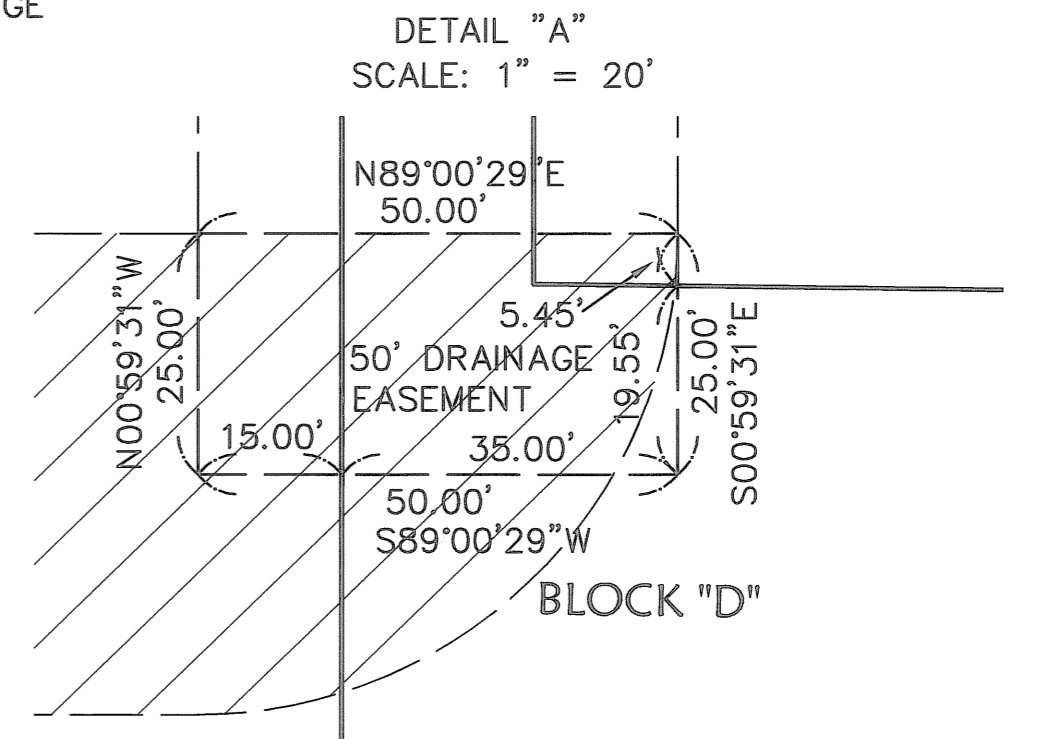
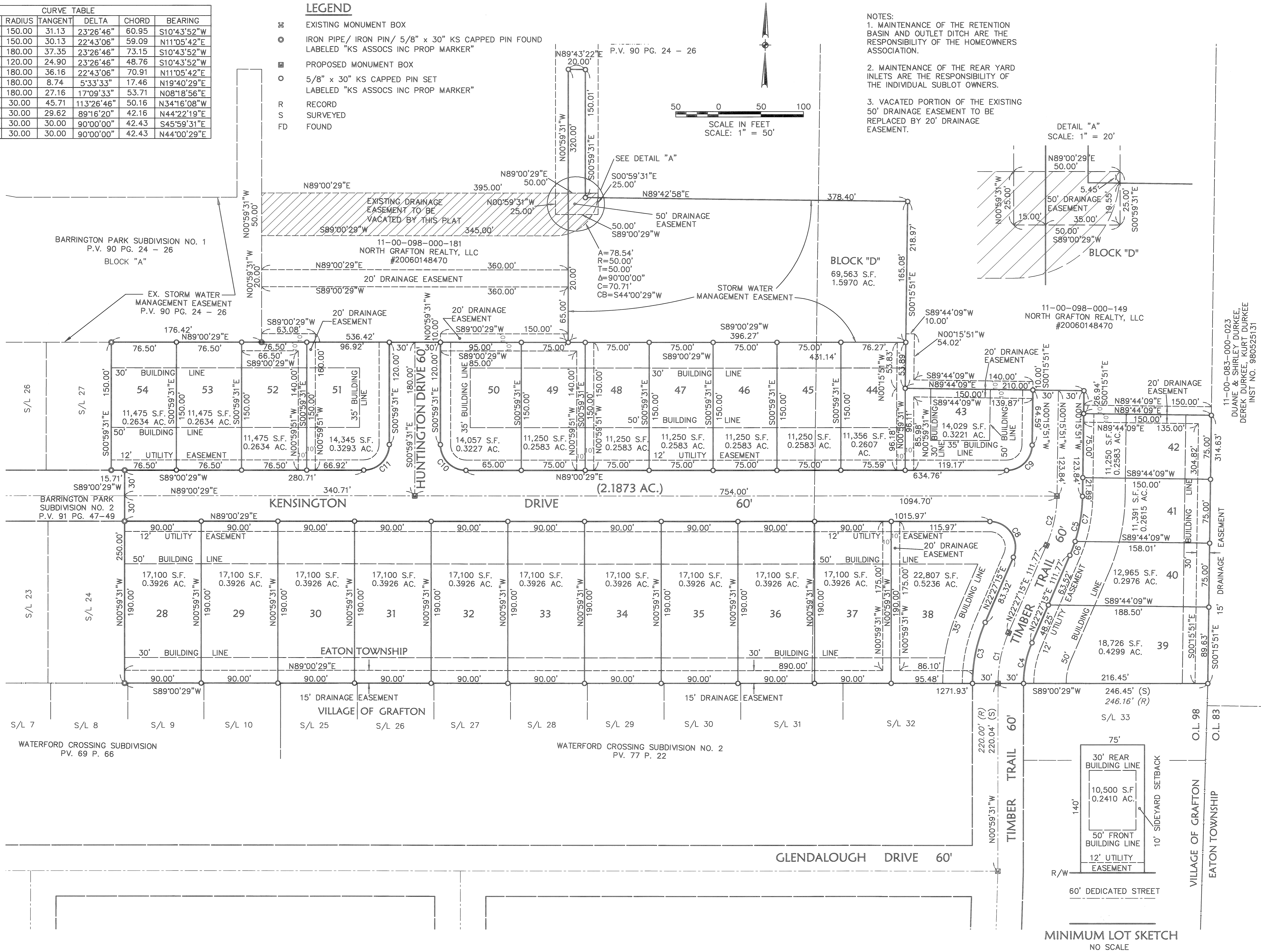
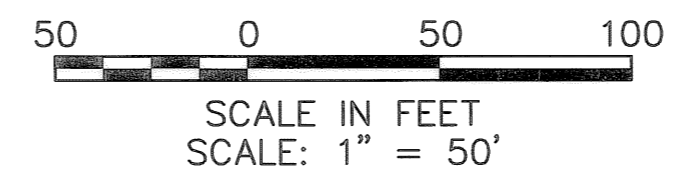
BY	
DATE	2-18-07
DESCRIPTION	DRAWN BY: DAM CHKD BY: J.E. RAJOT DWG. NAME: BARRINGTON PARK SUBDIVISION NO. 3 PATH: E:\03000\03306\LD\DT\CONTROL
REVISIONS	9-05-07 REVISED PER MAP ROOM COMMENTS 6-20-07 REVISED REMAINDER PARCEL NUMBER 2-19-06 ORIGINAL ISSUE
 KS ASSOCIATES KS Associates, Inc. 260 Burns Rd., Suite 100 Elvira, Ohio 44035 Phone (440) 365-4730 Fax (440) 365-4790 mailroom@ksassoc.com www.ksassoc.com	
RECORD PLAT BARRINGTON PARK SUBDIVISION NO. 3 OF PART OF ORIGINAL EATON TOWNSHIP LOT NO. 98 TOWNSHIP OF EATON COUNTY OF LORAIN STATE OF OHIO	
SHEET	3
OF	4
JOB NO.	03306

CURVE TABLE						
CURVE	LENGTH	RADIUS	TANGENT	DELTA	CHORD	BEARING
C1	61.38	150.00	31.13	23°26'46"	60.95	S10°43'52"W
C2	59.48	150.00	30.13	22°43'06"	59.09	N11°05'42"E
C3	73.66	180.00	37.35	23°26'46"	73.15	S10°43'52"W
C4	49.11	120.00	24.90	23°26'46"	48.76	S10°43'52"W
C5	71.37	180.00	36.16	22°43'06"	70.91	N11°05'42"E
C6	17.46	180.00	8.74	5°33'33"	17.46	N19°40'29"E
C7	53.91	180.00	27.16	17°09'33"	53.71	N08°18'56"E
C8	59.40	30.00	45.71	113°26'46"	50.16	N34°16'08"W
C9	46.74	30.00	29.62	89°16'20"	42.16	N44°22'19"E
C10	47.12	30.00	30.00	90°00'00"	42.43	S45°59'31"E
C11	47.12	30.00	30.00	90°00'00"	42.43	N44°00'29"E

LEGEND

- ▣ EXISTING MONUMENT BOX
- IRON PIPE/ IRON PIN/ 5/8" x 30" KS CAPPED PIN FOUND LABELED "KS ASSOCS INC PROP MARKER"
- ▣ PROPOSED MONUMENT BOX
- 5/8" x 30" KS CAPPED PIN SET LABELED "KS ASSOCS INC PROP MARKER"
- R RECORD
- S SURVEYED
- FD FOUND

- NOTES:**
1. MAINTENANCE OF THE RETENTION BASIN AND OUTLET DITCH ARE THE RESPONSIBILITY OF THE HOMEOWNERS ASSOCIATION.
 2. MAINTENANCE OF THE REAR YARD INLETS ARE THE RESPONSIBILITY OF THE INDIVIDUAL SUBLLOT OWNERS.
 3. VACATED PORTION OF THE EXISTING 50' DRAINAGE EASEMENT TO BE REPLACED BY 20' DRAINAGE EASEMENT.



BY		DESCRIPTION
DATE	2-16-07	
REVISIONS		
DATE	10-10-07	RENAMED BLOCK "C" TO BLOCK "D"
DATE	10-03-07	REVISED DIMENSION PER MAP ROOM
DATE	9-05-07	REVISED PER MAP ROOM COMMENTS
DATE	6-20-07	REVISED REMAINDER PARCEL NUMBER
DATE	2-19-07	ORIGINAL ISSUE

DATE	2-16-07
DRAWN BY	DAM
CHECKED BY	BAJ
DWG. NAME	3-PLAT2
PATH	E:\30306\JOB\CONTROL
F.B.	

KS ASSOCIATES

KS Associates, Inc.
960 Bloorville Suite 100
Elyria, OH 44035
Phone: (440) 345-4730
Fax: (440) 345-4790
multitroom@ksassoc.com
www.ksassoc.com

RECORD PLAT
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OF PART OF
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TOWNSHIP OF EATON COUNTY OF LORAIN STATE OF OHIO

SHEET	4	OF	4
JOB NO.	03306		

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