

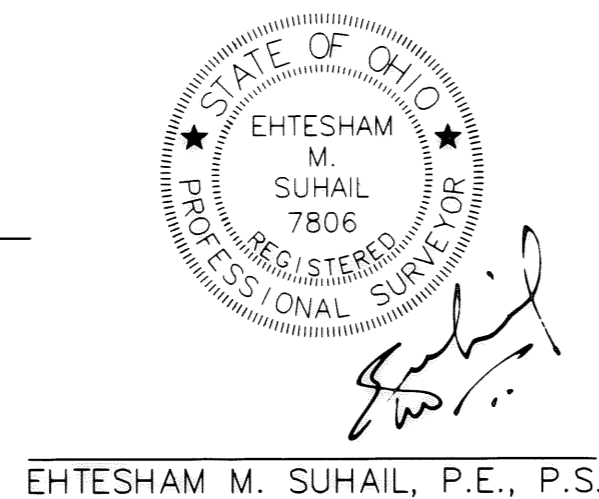
# TIMBER RIDGE SUBDIVISION NO. 1

CITY OF NORTH RIDGEVILLE, COUNTY OF LORAIN,  
STATE OF OHIO, AND BEING PART OF ORIGINAL LOT 2

APPROVALS

THIS IS TO CERTIFY THAT AT THE REQUEST OF THE OWNER I HAVE SURVEYED AND PLATTED "TIMBER RIDGE SUBDIVISION NO. 1" AS SHOWN HEREON AND CONTAINING 51.7265 ACRES OF LAND IN CITY OF NORTH RIDGEVILLE, COUNTY OF LORAIN AND STATE OF OHIO. IRON PINS HAVE EITHER BEEN SET OR WILL BE SET AT ALL POINTS INDICATED ON THE PLAT. DISTANCES ARE SHOWN IN FEET AND IN 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 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.

AREA IN SUBLOTS - 23.8258 AC.  
TOTAL AREA IN BLOCKS  
A, B, C, D, E AND F - 19.9276 AC.  
AREA IN R/W - 7.9731 AC.  
AREA IN SUBD. NO. 1 - 51.7265 AC.  
WETLANDS DEEDED AREA - 25.4583 AC.  
REMAINDER AREA - 44.1022 AC.



### OWNERS CERTIFICATE

THIS IS TO CERTIFY THAT THE UNDERSIGNED, BRETT DAVIS REPRESENTING BAGLEY ROAD LAND DEVELOPMENT COMPANY, LLC. OWNER OF LAND CONTAINED WITHIN THIS PLAT OF TIMBER RIDGE SUBDIVISION NO. 1, DO HEREBY ACCEPT IT TO BE CORRECT AND DEDICATE FOREVER TO PUBLIC USE THE ROADWAYS AND EASEMENTS AS SHOWN HEREON.

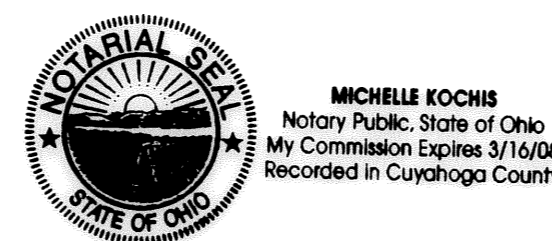
Brett Davis  
BY: BRETT DAVIS, MEMBER  
BAGLEY ROAD LAND DEVELOPMENT COMPANY, LLC.

STATE OF OHIO } SS  
LORAIN COUNTY }

BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, DID PERSONALLY APPEAR BRETT DAVIS, PRESIDENT, BAGLEY ROAD LAND DEVELOPMENT COMPANY, LLC., WHO ACKNOWLEDGED THE SIGNING OF THIS PLAT TO BE HIS OWN FREE ACT AND DEED.

IN TESTIMONY THEREOF I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL THIS 11 DAY OF December 2007.

Michelle Kochis  
NOTARY PUBLIC  
MY COMM. EXPIRES 3/16/08

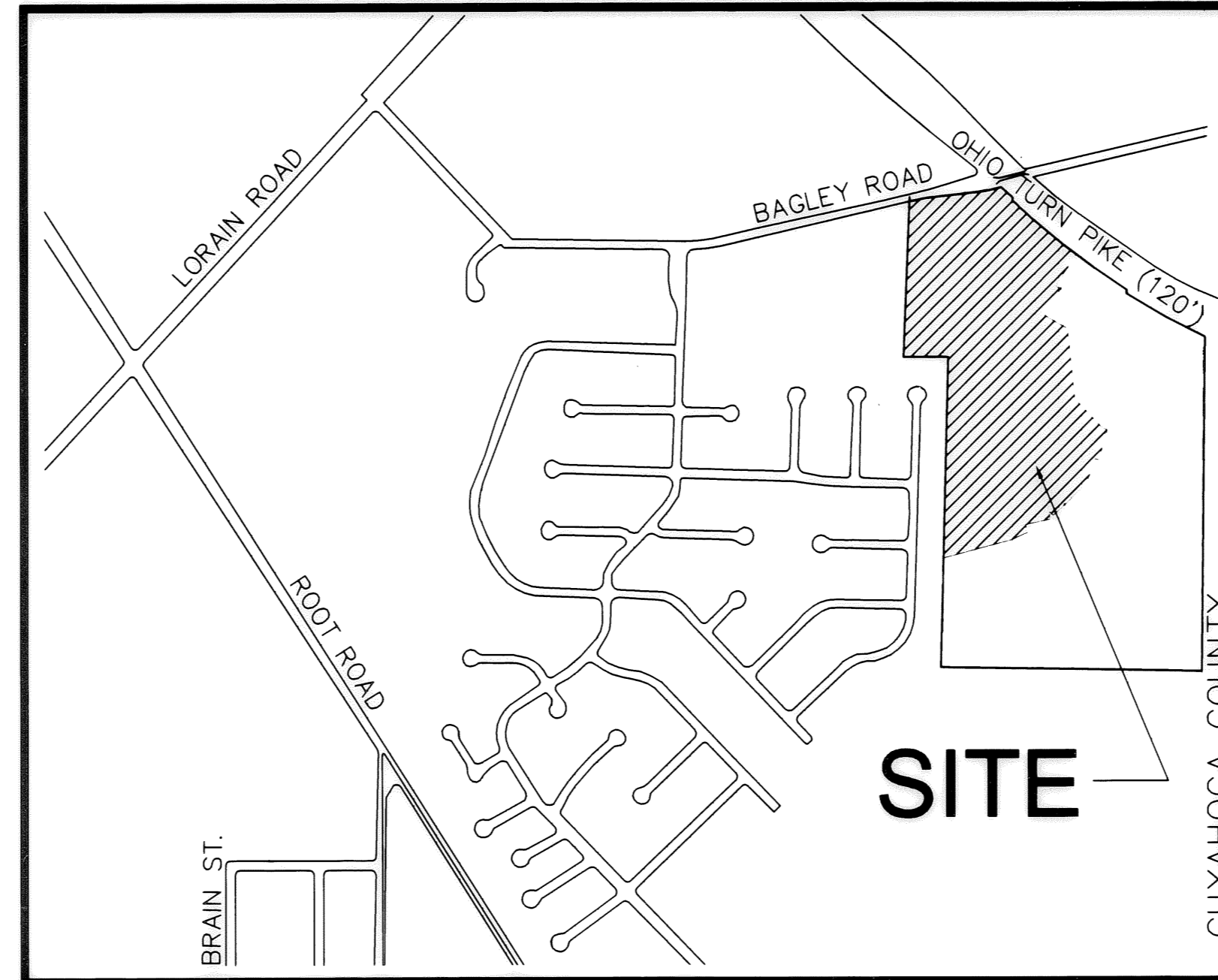


### UTILITY EASEMENT

BAGLEY ROAD LAND DEVELOPMENT COMPANY, LLC., THE OWNER OF THE WITHIN PLATTED LAND DO HEREBY GRANT UNTO THE OHIO EDISON CO., COLUMBIA GAS OF OHIO, CENTURY TELEPHONE OF OHIO, AND ADELPHIA CABLE COMMUNICATION, INC., THEIR SUCCESSORS AND ASSIGNEES, (HEREINAFTER 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 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 GRANTEE TO DISTRIBUTE AND TRANSMIT ELECTRICITY AND COMMUNICATIONS SIGNALS FOR PUBLIC AND PRIVATE USE AT SUCH LOCATIONS AS GRANTEE 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. GRANTEE SHALL AT THEIR EXPENSE RESTORE THE LAND TO ITS CONDITION AS IT EXISTED IMMEDIATELY PRIOR TO THE WORK PERFORMED BY GRANTEE, 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 GRANTEE. THE SUBLOTS SHALL BE RESTRICTED TO UNDERGROUND UTILITY SERVICE.

BAGLEY ROAD LAND DEVELOPMENT COMPANY, LLC.

Brett Davis  
BY: BRETT DAVIS  
MEMBER



LOCATION MAP - NOT TO SCALE

### MORTGAGE RELEASE

THE UNDERSIGNED, BEING THE HOLDER OF A MORTGAGE ENCUMBERING ALL OR A PORTION OF THE LANDS FORMING A PART OF THE PLAT HEREBY (A) RELEASES THE LIEN OF ITS MORTGAGE AND OTHER SECURITY DOCUMENTS AS TO ALL LANDS IN ANY RIGHT OF WAY BEING DEDICATED OR GRANTED BY THE PLAT AND ALL LANDS WITHIN BLOCKS A, B, C, D, E AND F AND THE WETLANDS DEEDED AREA IDENTIFIED ON THE PLAT, PROVIDED, HOWEVER, THAT THE RELEASE SHALL NOT APPLY TO ANY PORTION OF ANY LAND IDENTIFIED ON THE PLAT AS A LOT; AND (B) SUBORDINATES THE LIEN OF ITS MORTGAGE AND OTHER SECURITY DOCUMENTS TO THE UTILITY EASEMENTS BEING GRANTED PURSUANT TO THE PLAT THAT ENCUMBER THE LOTS CREATED BY THE PLAT.

Lottie Pelech  
LOTTIE PELECH, CO-TRUSTEE OF THE LOTTIE PELECH LIVING TRUST DATED JUNE 5, 2006

Claudia Ann Laux  
CLAUDIA ANN LAUX, CO-TRUSTEE OF THE LOTTIE PELECH LIVING TRUST DATED JUNE 5, 2006

STATE OF OHIO )  
) SS  
COUNTY OF Cuyahoga )

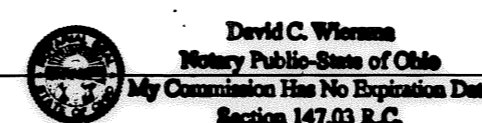
BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED LOTTIE PELECH, CO-TRUSTEE OF THE LOTTIE PELECH LIVING TRUST DATED JUNE 5, 2006, WHO ACKNOWLEDGED THE EXECUTION OF THIS PLAT AS HER FREE ACT AND DEED AS SUCH TRUSTEE.

WITNESS MY HAND AND SEAL THIS 5th DAY OF December, 2007.

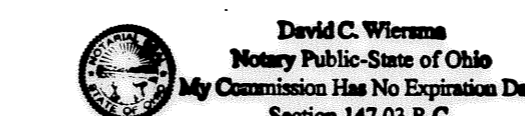
STATE OF OHIO )  
) SS  
COUNTY OF Cuyahoga )

BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED, CLAUDIA ANN LAUX, CO-TRUSTEE OF THE LOTTIE PELECH LIVING TRUST DATED JUNE 5, 2006, WHO ACKNOWLEDGED THE EXECUTION OF THIS PLAT AS HER FREE ACT AND DEED AS SUCH TRUSTEE.

WITNESS MY HAND AND SEAL THIS 5th DAY OF December, 2007.



David C. Wiersma  
NOTARY PUBLIC



David C. Wiersma  
NOTARY PUBLIC

### CITY ENGINEER

THIS IS TO CERTIFY THAT I HAVE EXAMINED THIS FOREGOING PLAT OF THE DEDICATION OF TIMBER RIDGE SUBDIVISION NO. 1 AND FIND SUFFICIENT MONUMENTS SET TO DEFINE THE STREET SHOWN HEREON AND APPROVE SAME.

Randy Duffich  
CITY ENGINEER

12-19-07  
DATE

### COUNCIL CERTIFICATE

THIS IS TO CERTIFY THAT THIS FOREGOING PLAT OF THE DEDICATION OF TIMBER RIDGE SUBDIVISION NO. 1 WAS ACCEPTED BY THE COUNCIL OF THE CITY OF NORTH RIDGEVILLE. Ordinance No. 4296-2006

Wanda Hillns  
MAYOR

### PLANNING COMMISSION

THIS IS TO CERTIFY THAT THIS FOREGOING PLAT OF THE DEDICATION OF TIMBER RIDGE SUBDIVISION NO. 1 IS HEREBY APPROVED BY THE PLANNING COMMISSION OF THE CITY OF NORTH RIDGEVILLE, OHIO.

Raymond Dunsen  
CHAIRMAN, CITY OF NORTH RIDGEVILLE  
PLANNING COMMISSION OR RESPONSIBLE OFFICIAL

12-18-07  
DATE

### LAW DIRECTOR CERTIFICATE

THIS IS TO CERTIFY THAT THIS FOREGOING PLAT OF THE DEDICATION OF TIMBER RIDGE SUBDIVISION NO. 1 IS COVERED BY A PROPER CERTIFICATE OF TITLE AND THE DEDICATION IS HEREBY APPROVED AS TO FORM. Not Required

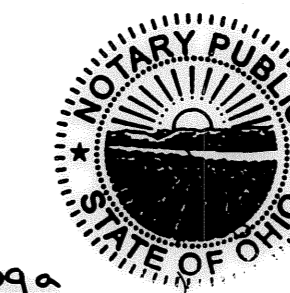
LAW DIRECTOR, CITY OF NORTH RIDGEVILLE

DATE

### MORTGAGE RELEASE

THE UNDERSIGNED, BEING THE HOLDER OF A MORTGAGE ENCUMBERING ALL OR A PORTION OF THE LANDS FORMING A PART OF THE PLAT HEREBY (A) RELEASES THE LIEN OF ITS MORTGAGE AND OTHER SECURITY DOCUMENTS AS TO ALL LANDS IN ANY RIGHT OF WAY BEING DEDICATED OR GRANTED BY THE PLAT AND ALL LANDS WITHIN BLOCKS A, B, C, D, E AND F AND THE WETLANDS DEEDED AREA IDENTIFIED ON THE PLAT, PROVIDED, HOWEVER, THAT THE RELEASE SHALL NOT APPLY TO ANY PORTION OF ANY LAND IDENTIFIED ON THE PLAT AS A LOT; AND (B) SUBORDINATES THE LIEN OF ITS MORTGAGE AND OTHER SECURITY DOCUMENTS TO THE UTILITY EASEMENTS BEING GRANTED PURSUANT TO THE PLAT THAT ENCUMBER THE LOTS CREATED BY THE PLAT.

STATE OF OHIO )  
) SS  
COUNTY OF Cuyahoga )



Anne M. Stetz  
NOTARY PUBLIC

FIFTH THIRD BANK  
BY: Robert A. Rutt  
PRINT NAME: Robert A. Rutt

TITLE: ASSISTANT VICE PRESIDENT

BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED Robert A. Rutt, THE Assistant Vice President

OF FIFTH THIRD BANK (THE "CORPORATION"), WHO ACKNOWLEDGED THE EXECUTION OF THIS PLAT ON BEHALF OF THE CORPORATION.

WITNESS MY HAND AND SEAL THIS 6th DAY OF December, 2007.

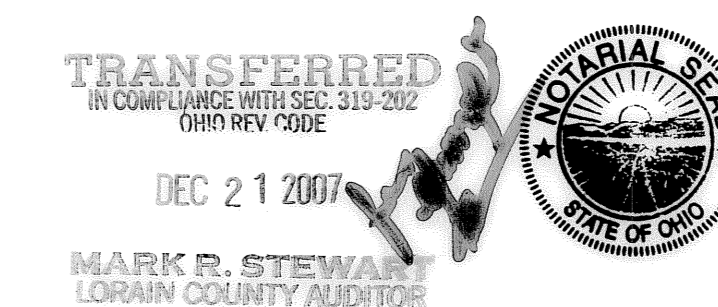
### MORTGAGE RELEASE

THE UNDERSIGNED, BEING THE HOLDER OF A MORTGAGE ENCUMBERING ALL OR A PORTION OF THE LANDS FORMING A PART OF THE PLAT HEREBY (A) RELEASES THE LIEN OF ITS MORTGAGE AND OTHER SECURITY DOCUMENTS AS TO ALL LANDS IN ANY RIGHT OF WAY BEING DEDICATED OR GRANTED BY THE PLAT AND ALL LANDS WITHIN BLOCKS A, B, C, D, E AND F AND THE WETLANDS DEEDED AREA IDENTIFIED ON THE PLAT, PROVIDED, HOWEVER, THAT THE RELEASE SHALL NOT APPLY TO ANY PORTION OF ANY LAND IDENTIFIED ON THE PLAT AS A LOT; AND (B) SUBORDINATES THE LIEN OF ITS MORTGAGE AND OTHER SECURITY DOCUMENTS TO THE UTILITY EASEMENTS BEING GRANTED PURSUANT TO THE PLAT THAT ENCUMBER THE LOTS CREATED BY THE PLAT.

STATE OF Ohio )  
) SS  
COUNTY OF Cuyahoga )

NVR INC.  
BY: Mike Gans  
PRINT NAME: Mike Gans  
TITLE: Vp

BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED Michael Gould, THE Vice President OF NVR INC. (THE "CORPORATION"), WHO ACKNOWLEDGED THE EXECUTION OF THIS PLAT ON BEHALF OF THE CORPORATION. WITNESS MY HAND AND SEAL THIS 11th DAY OF December, 2007.



Michelle Kochis  
NOTARY PUBLIC

Michelle Kochis  
NOTARY PUBLIC

NO.	DATE	REVISIONS	BY	REFERENCE DRAWINGS

**Suhail & Suhail Inc.**  
Consulting Engineers & Surveyors  
18405 May Court  
Chagrin Falls, Ohio 44023  
(440) 708-1330 Fax: (440) 708-1348

DR. BY JR  
CHK. BY HS  
APPR. BY EMS  
DATE DEC. 03, 2007  
SCALE N/A

**TIMBER RIDGE  
SUBDIVISION NO. 1**  
CITY OF NORTH RIDGEVILLE, COUNTY OF LORAIN, STATE OF OHIO,  
AND BEING PART OF ORIGINAL LOT 2

**TITLE SHEET  
FINAL PLAT**

PREPARED FOR  
**IRONWOOD DEVELOPMENT COMPANY**  
20995 LORAIN ROAD  
SUITE 300  
FAIRVIEW PARK, OHIO 44126  
PHONE (440) 895-1200

S&S JOB NO. 05128  
SHEET NO. 1 OF 5



JONIEC JEFFREY J  
 P.P.M. 07-00-002-102-014  
 32351 BACLEY RD.  
 N RIDGEVILLE, OH 44039  
 ZONING: R-1

BLOCK 'F'  
 9380 S.F.  
 0.2153 AC

RIDGEFIELD HOMEOWNERS ASSOCIATION  
 0700001000113  
 INST. # 20050068615

RIDGEFIELD HOMEOWNERS ASSOCIATION  
 0700002102131  
 INST. # 20050068362

RIDGEFIELD HOMEOWNERS ASSOCIATION  
 0700002102098  
 INST. # 20050068364

**LEGEND**

- 5/8"x30" IRON PIN SET W/YELLOW CAP MARKED (SUHAIL-7806) IRON PIN/PIPE FOUND
- MON. BOX TO BE SET WITH 5/8"x30" IRON PIN W/YELLOW CAP MARKED (SUHAIL-7806)



THE TEMPORARY ACCESS EASEMENT TO THE WETLANDS DEEDED AREA SHALL AUTOMATICALLY TERMINATE UPON THE CREATION OF PERMANENT ACCESS TO THE WETLANDS DEEDED AREA THROUGH THE REMAINDER PARCEL, WHICH PERMANENT ACCESS MAY BE CREATED ON THE LAND SUBJECT TO THE TEMPORARY ACCESS EASEMENT.

**TEMPORARY ACCESS ESMT. LINE DATA**

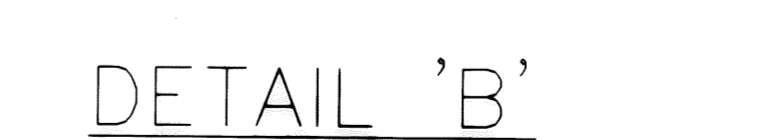
NUMBER	DIRECTION	DISTANCE
L214	S 10°03'20" E	36.34'
L215	S 66°12'55" E	18.34'
L216	N 67°44'54" E	30.75'
L217	S 16°00'48" W	43.11'

**TEMPORARY ACCESS ESMT. CURVE DATA**

NUMBER	DELTA ANGLE	CHORD DIRECTION	TANGENT	RADIUS	ARC LENGTH	CHORD LENGTH
C161	12°03'40"	S 48°26'21" E	27.47'	260.00'	54.73'	54.63'
C162	51°22'46"	S 80°09'34" E	24.05'	50.00'	44.84'	43.35'
C163	185°48'01"	N 12°56'56" W	-1184.37'	60.00'	194.57'	119.85'
C164	54°05'52"	S 46°57'43" E	30.64'	60.00'	96.65'	54.57'
C165	38°12'20"	N 39°00'57" W	17.32'	50.00'	33.34'	32.73'
C166	15°42'37"	S 50°15'49" E	44.15'	320.00'	87.74'	87.47'

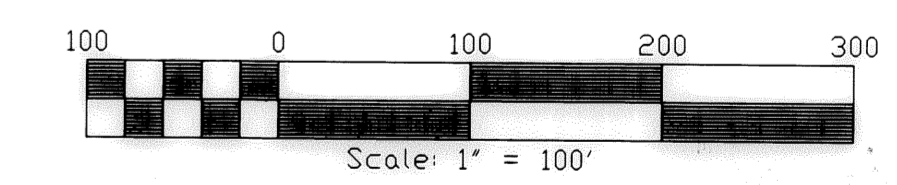
**EASEMENT DATA**

NUMBER	DELTA ANGLE	CHORD DIRECTION	TANGENT	RADIUS	ARC LENGTH	CHORD LENGTH
C159	00°30'12"	N 26°31'36" E	1.41'	320.00'	2.81'	2.81'
C160	04°28'49"	N 29°01'07" E	12.52'	320.00'	25.02'	25.02'



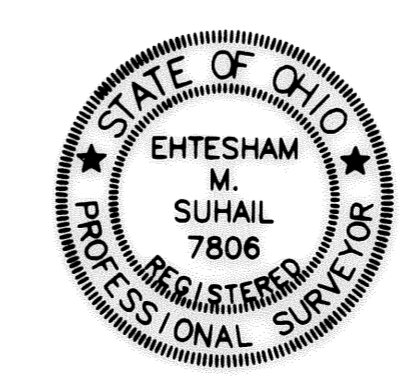
SPIRAL CURVE  
 R=-5021.07  
 L=254.54  
 T=01°27'08"  
 P=0.54  
 K=127.27  
 X=254.53  
 Y=2.15  
 LT=169.70  
 ST=84.85'  
 (CHORD TANGENT TO ANGLE POINT S 46°51'11" E 47.92')

SPIRAL CURVE  
 R=-5036.07  
 L=254.92  
 T=01°27'01"  
 P=0.54  
 K=127.46  
 X=254.91  
 Y=2.15  
 LT=169.95  
 ST=84.98'  
 (CHORD TANGENT TO ANGLE POINT S 47°27'50" E 193.49')



TRANSFERRED  
 IN COMPLIANCE WITH RC 315.02  
 Ohio Rev. Code  
 DEC 21 2007  
 MARK R. STEWART  
 LORAIN COUNTY AUDITOR

**Suhail & Suhail Inc.**  
 Consulting Engineers & Surveyors  
 18405 May Court  
 Chagrin Falls, Ohio 44023  
 (440) 708-1330 Fax: (440) 708-1348



DR. BY JR  
 CHK. BY HS  
 APPR. BY EMS  
 DATE JULY 07, 2007  
 SCALE 1"=100'

**TIMBER RIDGE SUBDIVISION NO.1**  
 SITUATED IN THE CITY OF NORTH RIDGEVILLE, COUNTY OF LORAIN STATE OF OHIO, AND BEING PART OF ORIGINAL LOT 2

PREPARED FOR  
**IRONWOOD DEVELOPMENT COMPANY**  
 20595 LORAIN ROAD  
 SUITE 300  
 FAIRVIEW PARK, OHIO 44126  
 PHONE: (440) 895-1200

**FINAL PLAT**

S&S JOB NO. 05128  
 SHEET NO. 2 OF 5

NO.	DATE	REVISIONS	BY	REFERENCE DRAWINGS



ROW DATA

Table with columns: NUMBER, DELTA ANGLE, CHORD DIRECTION, TANGENT, RADIUS, ARC LENGTH, CHORD LENGTH. Rows C23 to C111.

ROW DATA

Table with columns: NUMBER, DELTA ANGLE, CHORD DIRECTION, TANGENT, RADIUS, ARC LENGTH, CHORD LENGTH. Rows C112 to C155.

ROW DATA

Table with columns: NUMBER, DISTANCE, DIRECTION. Rows L13 to L119.

LOTLINE DATA

Table with columns: NUMBER, DISTANCE, DIRECTION. Rows L120 to L193.

CENTERLINE DATA

Table with columns: NUMBER, DISTANCE, DIRECTION. Rows L1 to L12.

PH1 BOUNDARY DATA

Table with columns: NUMBER, DISTANCE, DIRECTION. Rows L74 to L86.

EASEMENT DATA

Table with columns: NUMBER, DISTANCE, DIRECTION. Rows L194 to L213.

CENTERLINE DATA

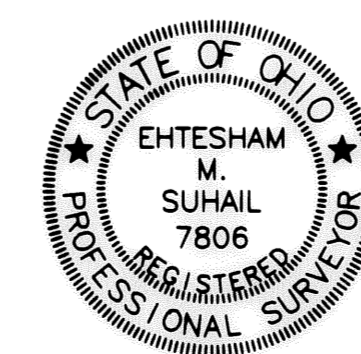
Table with columns: NUMBER, DELTA ANGLE, CHORD DIRECTION, TANGENT, RADIUS, ARC LENGTH, CHORD LENGTH. Rows C1 to C22.

PH1 BOUNDARY DATA

Table with columns: NUMBER, DELTA ANGLE, CHORD DIRECTION, TANGENT, RADIUS, ARC LENGTH, CHORD LENGTH. Rows CR1.

Table with columns: NO., DATE, REVISIONS, BY, REFERENCE DRAWINGS.

Suhail & Suhail Inc. Consulting Engineers & Surveyors. 18405 May Court, Chagrin Falls, Ohio 44023. (440) 708-1330 Fax: (440) 708-1348



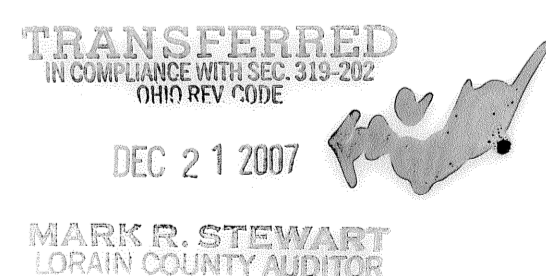
DR. BY JR
CHK. BY HS
APPR. BY EMS
DATE JULY 07, 2007
SCALE 1"=100'

TIMBER RIDGE SUBDIVISION NO. 1
SITUATED IN THE CITY OF NORTH RIDGEVILLE, COUNTY OF LORAIN
STATE OF OHIO, AND BEING PART OF ORIGINAL LOT 2

FINAL PLAT

PREPARED FOR IRONWOOD DEVELOPMENT COMPANY
20595 LORAIN ROAD
SUITE 300
FAIRVIEW PARK, OHIO 44126
PHONE: (440) 895-1200

S&S JOB NO. SHEET NO.
05128 3 OF 5





LOT NO. 12  
LOT NO. 11  
LOT NO. 1  
LOT NO. 2

JEFFREY E. JONIEC  
VOL. 836 PG. 531  
0700002102014

RIDGEFIELD HOMES INC.  
SUBDIVISION NO. 5  
VOL. 67, PAGE 54

RIDGEFIELD HOMES INC.  
SUBDIVISION NO. 4  
VOL. 63, PAGE 48

OHIO TURNPIKE  
COMMISSION EASEMENT  
FOR PUBLIC HIGHWAY PURPOSES  
Vol. 588 PAGE 245  
Vol. 580 PAGE 125

OHIO TURNPIKE  
COMMISSION EASEMENT  
FOR DRAINAGE PURPOSES  
Vol. 580 PAGE 127

TEMPORARY ACCESS ESMT. CURVE DATA

NUMBER	DELTA ANGLE	CHORD DIRECTION	TANGENT	RADIUS	ARC LENGTH	CHORD LENGTH
C7	12°03'40"	S 48°26'21" E	27.47'	260.00'	54.73'	54.63'
C8	51°22'46"	S 80°09'34" E	24.05'	50.00'	44.84'	43.35'
C9	185°48'01"	N 12°56'56" W	-1184.37'	60.00'	194.57'	119.85'
C10	54°05'52"	S 46°57'43" E	30.64'	60.00'	56.65'	54.57'
C11	38°12'20"	N 39°00'57" W	17.32'	50.00'	33.34'	32.73'
C12	15°42'37"	S 50°15'49" E	44.15'	320.00'	87.74'	87.47'

TEMPORARY ACCESS ESMT. LINE DATA

NUMBER	DIRECTION	DISTANCE
L19	S 10°03'20" E	36.34'
L20	S 66°12'55" E	18.34'
L21	N 67°44'54" E	30.75'
L22	S 16°00'48" W	43.11'

SUBDIVISION NO. 1  
2,253,208 S.F.  
51.7265 AC.

TOTAL AREA IN SUBDIVISION  
5,283,264 S.F.  
121.2870 AC.

REMAINDER PARCEL  
1,921,092 S.F.  
44.1022 AC.

WETLANDS DEEDED AREA  
1,108,964 S.F.  
25.4583 AC.  
(SEE DETAILS ON SHEET 5)

NUMBER	DIRECTION	DISTANCE
L1	N 46°50'09" W	56.02'
L2	S 77°55'23" W	114.68'
L3	S 77°57'08" W	118.71'
L4	N 62°22'08" E	37.13'
L5	N 67°42'44" E	65.00'
L6	N 77°15'38" E	170.00'
L7	N 05°04'55" W	39.98'
L8	N 10°13'58" E	11.37'
L9	S 42°24'30" E	33.90'
L10	N 47°35'30" E	170.00'
L11	N 42°24'30" W	4.54'
L12	N 47°35'30" E	110.00'
L13	N 32°47'35" E	61.67'
L14	N 20°44'25" E	150.00'
L15	N 58°20'56" W	57.35'
L16	N 60°46'04" W	88.63'
L17	N 59°23'17" W	88.63'
L18	N 01°31'49" E	20.05'

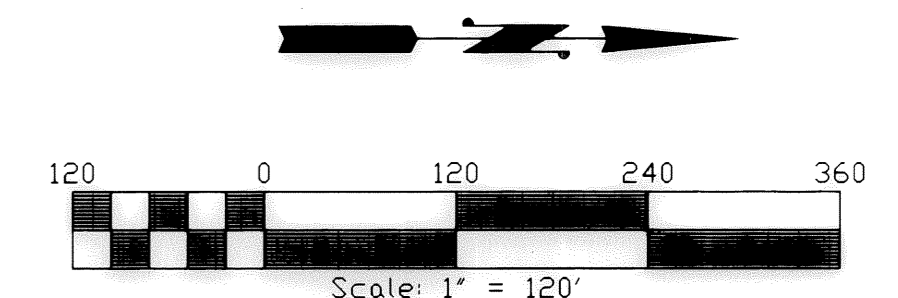
THE TEMPORARY ACCESS EASEMENT TO THE WETLANDS DEEDED AREA SHALL AUTOMATICALLY TERMINATE UPON THE CREATION OF PERMANENT ACCESS TO THE WETLANDS DEEDED AREA THROUGH THE REMAINDER PARCEL, WHICH PERMANENT ACCESS MAY BE CREATED ON THE LAND SUBJECT TO THE TEMPORARY ACCESS EASEMENT.

THE OHIO FUEL GAS CO. R/W  
VOL. 600, PG. 621  
THE COLUMBIA GAS OF OHIO,  
INC. R/W  
VOL. 960, PG. 116

SPIRAL CURVE  
R=-5021.07  
L=254.54  
T=01°27'08"  
P=0.54  
K=127.27  
X=254.53  
Y=2.15  
LT=169.70  
ST=84.85'  
(CHORD TANGENT TO ANGLE POINT S 46°51'11" E 47.92')

SPIRAL CURVE  
R=-5036.07  
L=254.92  
T=01°27'01"  
P=0.54  
K=127.46  
X=254.91  
Y=2.15  
LT=169.95  
ST=84.98'  
(CHORD TANGENT TO ANGLE POINT S 47°27'50" E 193.49')

R=-4911.07  
L=250.00  
T=01°27'30"  
P=0.53  
K=125.00  
X=249.98  
Y=2.12  
LT=166.67  
ST=83.34

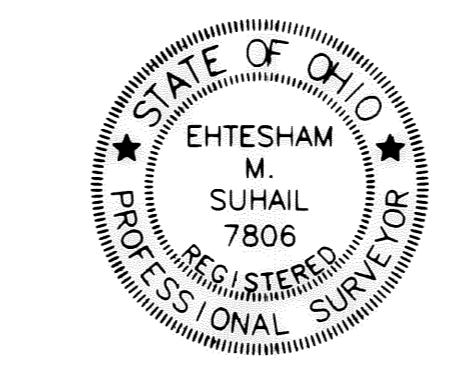


TRANSFERRED  
IN COMPLIANCE WITH SEC. 319-202  
OHIO REV. CODE  
DEC 21 2007  
MARK R. STEWART  
LORAIN COUNTY AUDITOR

NUMBER	DELTA ANGLE	CHORD DIRECTION	TANGENT	RADIUS	ARC LENGTH	CHORD LENGTH
C1	09°02'04"	S 52°48'12" E	397.86'	5036.07'	794.08'	793.26'
C2	06°54'39"	S 60°56'44" E	305.60'	5061.07'	610.46'	610.09'
C3	09°32'54"	N 17°30'49" W	26.73'	320.00'	53.33'	53.27'
C4	04°20'25"	S 71°25'48" E	12.13'	320.00'	24.24'	24.24'
C5	00°37'55"	N 58°22'56" W	19.14'	3470.00'	38.27'	38.27'
C6	04°13'33"	N 50°23'57" W	185.80'	5036.07'	371.43'	371.35'

NO.	DATE	BY	REVISIONS	REFERENCE DRAWINGS

**Suhail & Suhail Inc.**  
Consulting Engineers & Surveyors  
18405 May Court  
Chagrin Falls, Ohio 44023  
(440) 708-1330 Fax: (440) 708-1348



DR. BY **FA**  
CHK. BY **HS**  
APPR. BY **EMS**  
DATE **JUNE 29, 2007**  
SCALE **1" = 120'**

**TIMBER RIDGE SUBDIVISION**  
SITUATED IN THE CITY OF NORTH RIDGEVILLE, COUNTY OF LORAIN  
STATE OF OHIO, AND BEING PART OF ORIGINAL LOT 2

**BOUNDARY PLAT**

PREPARED FOR  
**IRONWOOD DEVELOPMENT COMPANY**  
20595 LORAIN ROAD  
SUITE 300  
FAIRVIEW PARK, OHIO 44126  
PHONE: (440) 865-1200

S&S JOB NO. **05128**  
SHEET NO. **4 OF 5**

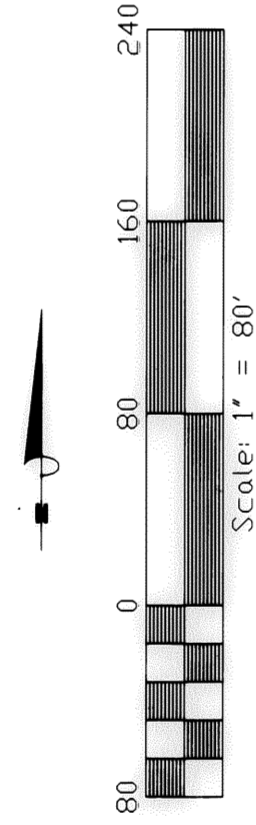
LOT NO. 12

LOT NO. 1

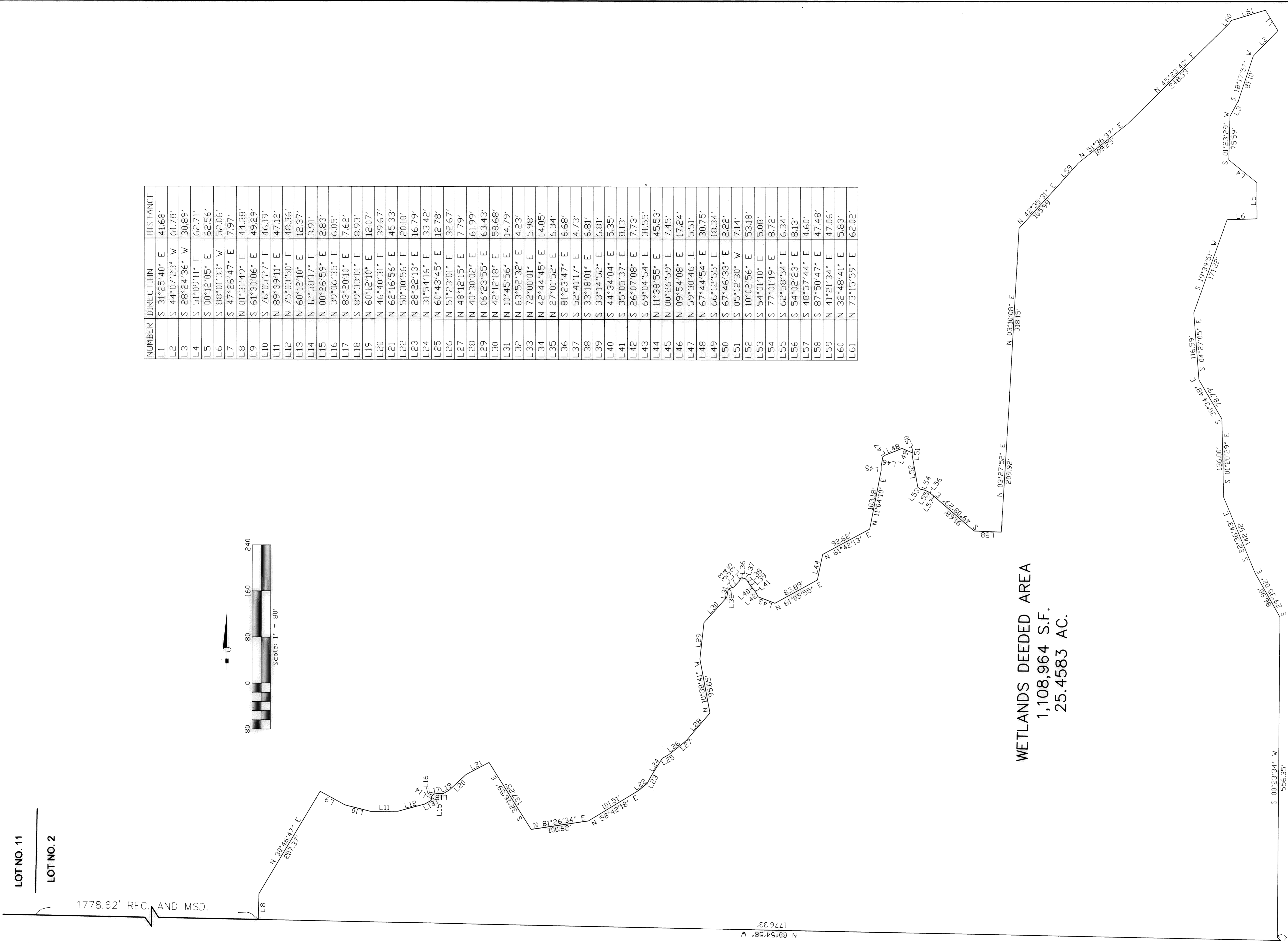
LOT NO. 11

LOT NO. 2

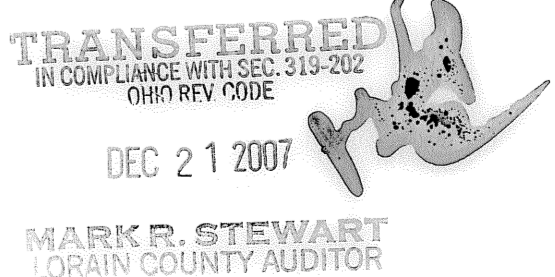
1778.62' REC. AND MSD.



NUMBER	DIRECTION	DISTANCE
L1	S 31°25'40" E	41.68'
L2	S 44°07'23" W	61.78'
L3	S 28°24'36" W	30.89'
L4	S 51°09'11" E	62.71'
L5	S 00°12'05" E	62.56'
L6	S 88°01'33" W	52.06'
L7	S 47°26'47" E	7.97'
L8	N 01°31'49" E	44.38'
L9	S 61°30'06" E	49.29'
L10	S 76°05'27" E	46.19'
L11	N 89°39'11" E	47.12'
L12	N 75°03'50" E	48.36'
L13	N 60°12'10" E	12.37'
L14	N 12°58'17" E	3.91'
L15	N 00°26'59" E	2.83'
L16	N 39°06'35" E	6.05'
L17	N 83°20'10" E	7.62'
L18	S 89°33'01" E	8.93'
L19	N 60°12'10" E	12.07'
L20	N 46°40'31" E	39.67'
L21	N 62°16'56" E	45.33'
L22	N 50°30'56" E	20.10'
L23	N 28°22'13" E	16.79'
L24	N 31°54'16" E	33.42'
L25	N 60°43'45" E	12.78'
L26	N 51°23'01" E	32.67'
L27	N 48°12'15" E	7.79'
L28	N 40°30'02" E	61.99'
L29	N 06°23'55" E	63.43'
L30	N 42°12'18" E	58.68'
L31	N 10°45'56" E	14.79'
L32	N 63°52'32" E	4.23'
L33	N 72°00'01" E	5.98'
L34	N 42°44'45" E	14.05'
L35	N 27°01'52" E	6.34'
L36	S 81°23'47" E	6.68'
L37	S 52°41'17" E	4.73'
L38	S 33°18'01" E	6.81'
L39	S 33°14'52" E	6.81'
L40	S 44°34'04" E	5.35'
L41	S 35°05'37" E	8.13'
L42	S 26°07'08" E	7.73'
L43	S 69°04'54" E	31.55'
L44	N 11°38'55" E	45.53'
L45	N 00°26'59" E	7.45'
L46	N 09°54'08" E	17.24'
L47	N 59°30'46" E	5.51'
L48	N 67°44'54" E	30.75'
L49	S 66°12'55" E	18.34'
L50	S 67°46'33" E	2.22'
L51	S 05°12'30" W	7.14'
L52	S 10°02'56" E	53.18'
L53	S 54°01'10" E	5.08'
L54	S 77°01'19" E	8.72'
L55	S 54°02'23" E	8.13'
L56	S 62°58'54" E	6.34'
L57	S 48°57'44" E	4.60'
L58	S 87°50'47" E	47.48'
L59	N 41°21'34" E	47.06'
L60	N 32°48'41" E	5.83'
L61	N 73°15'59" E	62.02'



WETLANDS DEEDED AREA  
 1,108,964 S.F.  
 25.4583 AC.



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 DATE JUNE 29, 2007  
 SCALE 1" = 80'

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 STATE OF OHIO, AND BEING PART OF ORIGINAL LOT 2

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S&S JOB NO. **05128** SHEET NO. **5 OF 5**