

BARRINGTON PARK SUBDIVISION NO. 4

PART OF

ORIGINAL EATON TOWNSHIP LOT NO. 98 AND
A RESUBDIVISION OF SUBLOT No. 20 IN BARRINGTON PARK SUBDIVISION No. 1 (P.V. 90, PP. 24-26)
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 4.6469 ACRES, AND BEING THE SAME TRACT AS CONVEYED TO NORTH GRAFTON REALTY, LLC AND DESCRIBED IN THE DEED RECORDED IN INSTRUMENT NO. 20100318946, 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. 4", A SUBDIVISION OF LOTS 55 TO 65, 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 THEREOF THE UNDERSIGNED HAVE HEREUNTO SET THEIR HAND THIS 15 DAY OF August, 2010.

Sandee Regal
WITNESS
Ayn Senghly
WITNESS

NORTH GRAFTON REALTY, LLC
Robert D. Yost
ROBERT D. YOST, PARTNER

NOTARY PUBLIC

STATE OF OHIO
LORAIN COUNTY S.S.

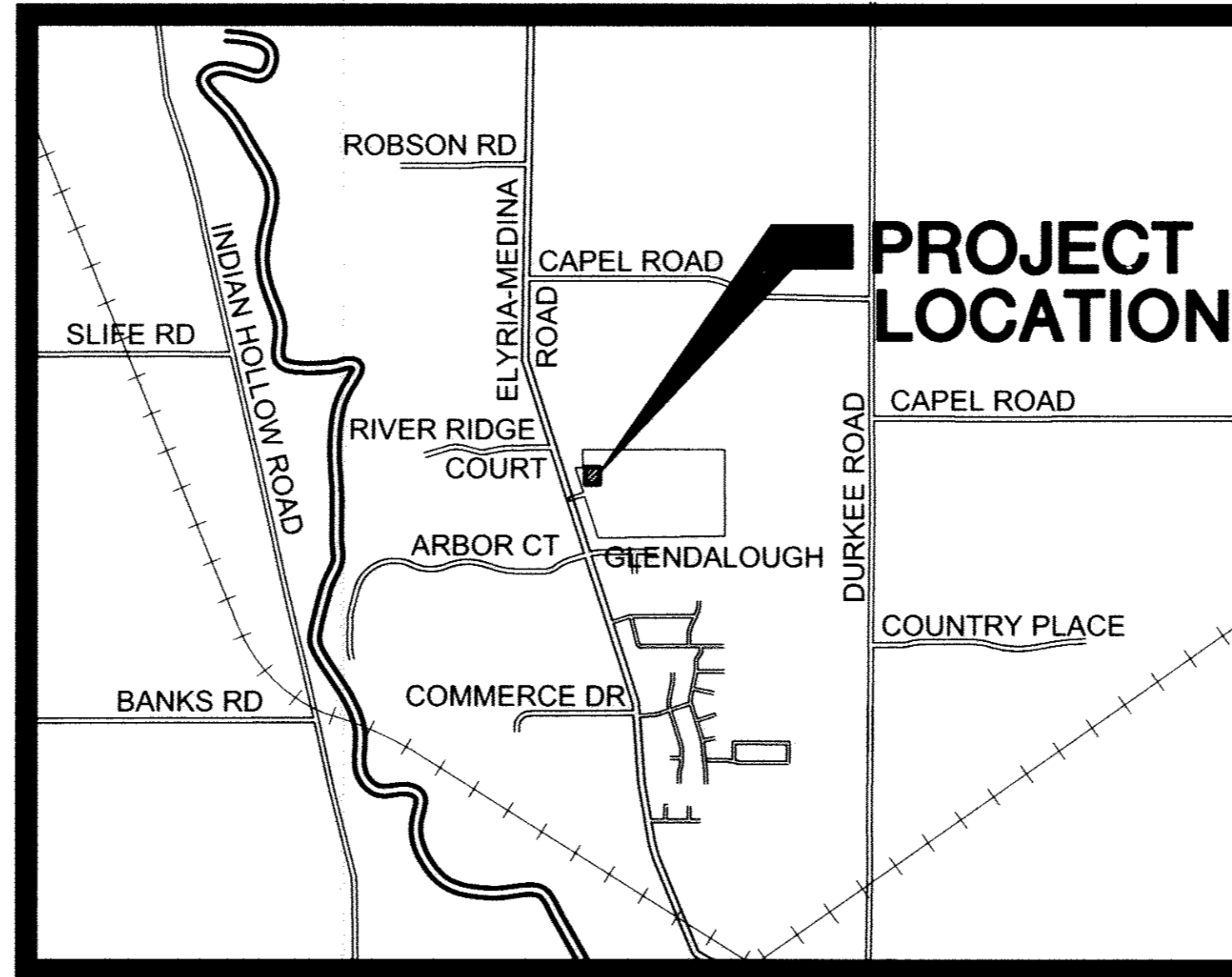
BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE DID PERSONALLY APPEAR ROBERT D. YOST REPRESENTING NORTH GRAFTON REALTY, LLC WHO ACKNOWLEDGED THE SIGNING OF THIS PLAT TO BE HIS OWN FREE ACT AND DEED FOR THE USES AND PURPOSES HEREIN EXPRESSED.

IN WITNESS THEREOF, I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL THIS 15 DAY OF August, 2010.

Sandee Regal
NOTARY PUBLIC
MY COMMISSION EXPIRES: _____
SANDEE REGAL
NOTARY PUBLIC - STATE OF OHIO
Recorded in Lorain County
My Commission Expires Feb. 24, 2015

LEGEND

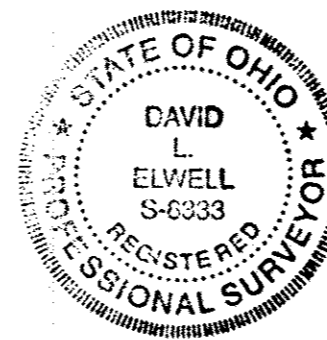
- ☒ EXISTING MONUMENT BOX
- ⊙ IRON PIPE/ IRON PIN/ 5/8" x 30" KS CAPPED PIN FOUND LABELED "KS ASSOCS INC PROP MARKER"
- ☒ PROPOSED MONUMENT BOX
- 5/8" x 30" KS CAPPED PIN SET LABELED "KS ASSOCS INC PROP MARKER"
- R RECORD
- S SURVEYED
- FD FOUND



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. 4", AS SHOWN HEREON, AND CONTAINING 4.6469 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 08/24/2010
DAVID L. ELWELL
REGISTERED SURVEYOR NO. 6333

TRANSFERRED THIS _____ DAY OF _____, 2010.

LORAIN COUNTY AUDITOR

RECORDED THIS _____ DAY OF _____, 2010 IN THE
PLAT BOOK _____ PAGE NO. _____

LORAIN COUNTY RECORDER

MORTGAGEES' CERTIFICATES
SEE SHEET 2

APPROVALS

APPROVED THIS 15th DAY OF AUGUST, 2010.

[Signature]
LORAIN COUNTY ENGINEER

APPROVED THIS 15th DAY OF AUGUST, 2010.

[Signature]
LORAIN COUNTY SANITARY ENGINEER

ACCEPTED THIS 16 DAY OF AUGUST, 2010.

[Signature]
CHAIRMAN - EATON TOWNSHIP BOARD
OF TRUSTEES

APPROVED AS TO FORM THIS 11th DAY OF AUGUST, 2010.

[Signature]
LORAIN COUNTY PROSECUTOR'S OFFICE

APPROVED THIS 11th DAY OF August, 2010.

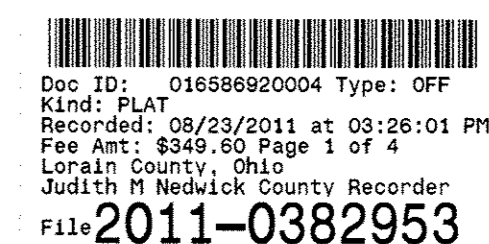
[Signature]
DIRECTOR - LORAIN COUNTY PLANNING COMMISSION

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	4.0982 AC.
STREETS	0.5487 AC.
TOTAL	4.6469 AC.



LAWYERS TITLE CO
424 MIDDLE AVE
ELYRIA, OH 44035

Vol 99
Pg 11-12-13-14

DATE	DESCRIPTION	BY
03/25/10	ORIGINAL ISSUE	DLE

DATE	DESCRIPTION	BY
03/25/10	ORIGINAL ISSUE	DLE

DATE	DESCRIPTION	BY
03/25/10	ORIGINAL ISSUE	DLE

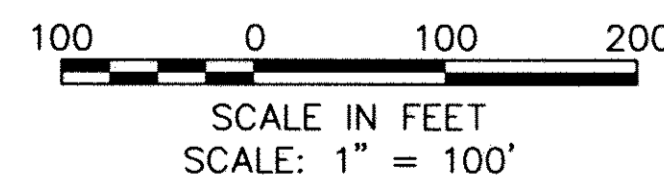
DATE	DESCRIPTION	BY
03/25/10	ORIGINAL ISSUE	DLE

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

TITLE SHEET
BARRINGTON PARK
SUBDIVISION NO. 4

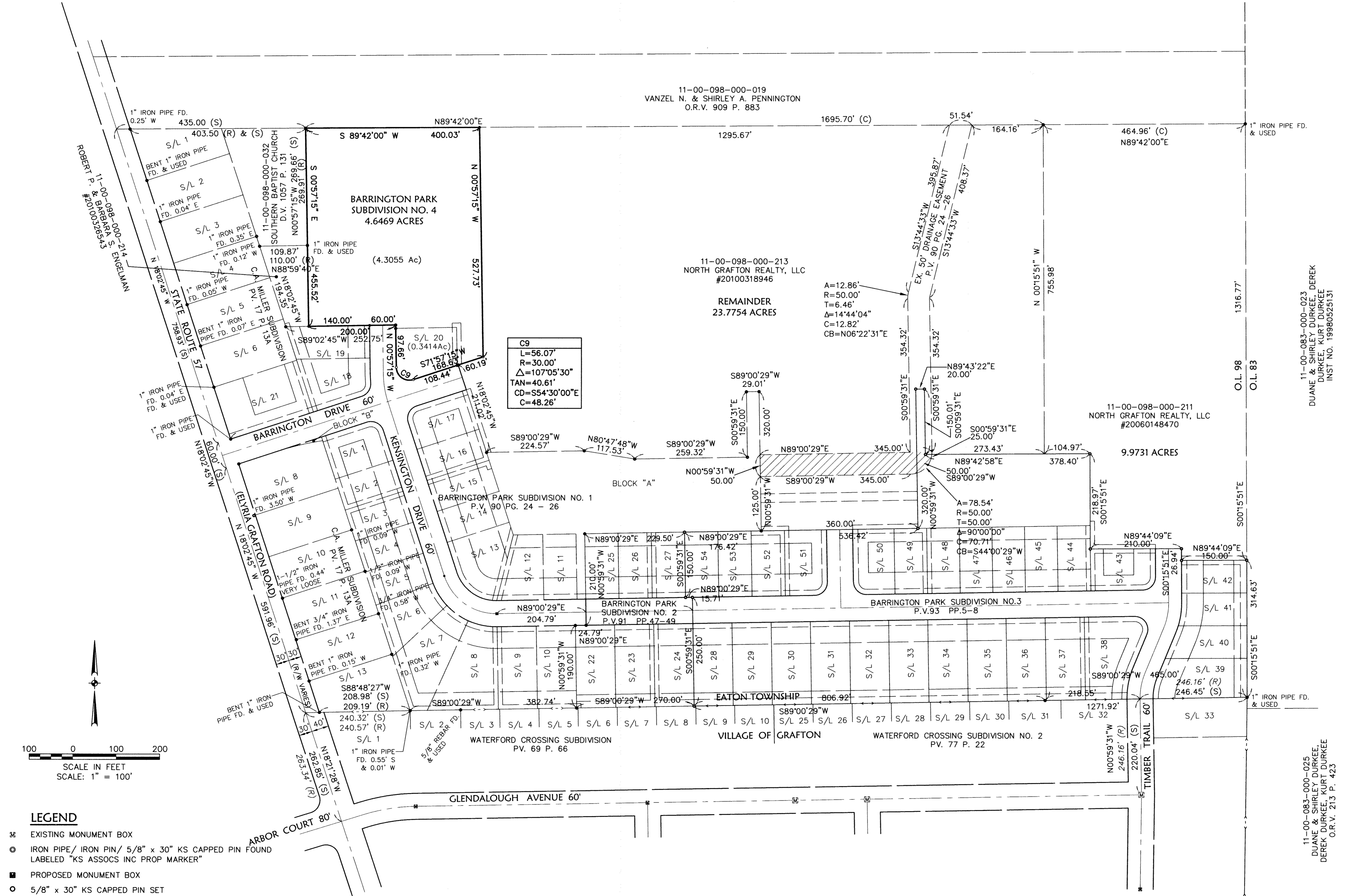
SHEET	1	OF	4
JOB NO.	09265		

R:\09000\09265\CIVIL 3D\CURRENT DRAWINGS\SHEETS\09265-SHT 2-REC PLAT.DWG 8/24/2010 8:44 AM



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



C9
 L=56.07'
 R=30.00'
 Δ=107°05'30"
 TAN=40.61'
 CD=S54°30'00"E
 C=48.26'

A=12.86'
 R=50.00'
 T=6.46'
 Δ=14°44'04"
 C=12.82'
 CB=N06°22'31"E

A=78.54'
 R=50.00'
 T=50.00'
 Δ=90°00'00"
 C=70.71'
 CB=S44°00'29"W

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

11-00-098-000-213
 NORTH GRAFTON REALTY, LLC
 #20100318946

11-00-098-000-211
 NORTH GRAFTON REALTY, LLC
 #20060148470

11-00-083-000-023
 DUANE & SHIRLEY DURKEE, DEREK
 DURKEE, KURT DURKEE
 INST. NO. 19980525131

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

DATE	DESCRIPTION

DATE	BY	DESCRIPTION

DATE	BY	DESCRIPTION

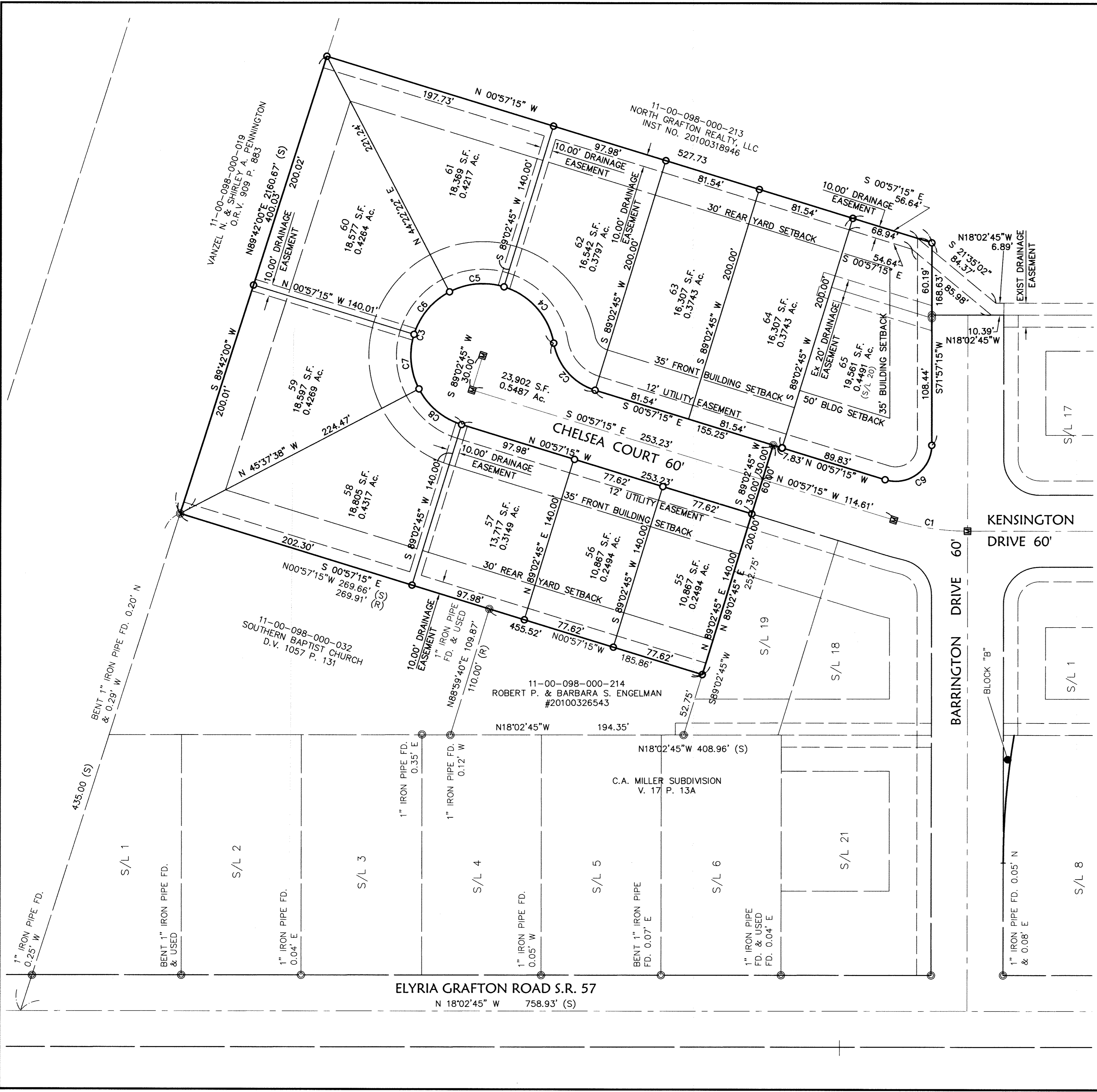
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 260 Burns Road, Suite 100
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 www.ksassociates.com

RECORD PLAT
BARRINGTON PARK
SUBDIVISION NO. 4

SHEET 3 OF 4

JOB NO. 09265

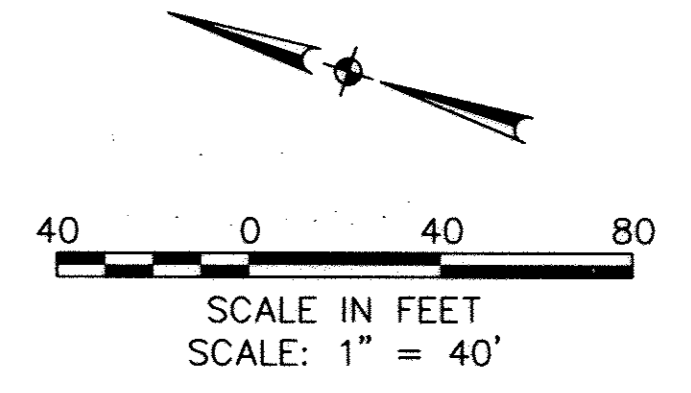
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 - 5/8" x 30" KS CAPPED PIN SET LABELED "KS ASSOCS INC PROP MARKER"
 - R RECORD
 - S SURVEYED
 - FD FOUND

NOTE:
MAINTENANCE OF THE REAR YARD INLETS ARE THE RESPONSIBILITY OF THE INDIVIDUAL SUBLLOT OWNERS.

CURVE TABLE (LINEAR UNITS IN FEET)						
CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHORD DIRECTION	CHORD
C1	62.35	209.00	17°05'30"	31.41	S09°30'00"E	62.12
C2	54.95	50.00	62°57'52"	30.62	S30°31'41"W	52.22
C3	254.43	60.00	242°57'52"	97.98	N59°28'19"W	102.34
C4	65.94	60.00	62°57'52"	36.74	N30°31'41"E	62.67
C5	46.78	60.00	44°40'23"	24.65	N23°17'26"W	45.61
C6	47.47	60.00	45°19'37"	25.05	N68°17'26"W	46.24
C7	46.78	60.00	44°40'23"	24.65	S66°42'34"W	45.61
C8	47.47	60.00	45°19'37"	25.05	S21°42'34"W	46.24
C9	56.07	30.00	107°05'30"	40.61	S54°30'00"E	48.26



DATE		DESCRIPTION		BY	
REVISIONS					
DATE	BY	DESCRIPTION			
3/16/10	CCC				
	DLE				
	09265-SHT 3-REC PLAT				
	DWG. NAME				
	PATH:				
	F.B.				
<p>KS Associates, Inc. 260 Burris Road, Suite 100 Elyria, OH 44035 P 440 365 4730 F 440 365 4790 www.ksassociates.com</p>					
<p>RECORD PLAT BARRINGTON PARK SUBDIVISION NO. 4</p> <p>CITY OF GRAFTON LORAIN COUNTY, STATE OF OHIO</p>					
<p>SHEET 4 OF 4</p>					
<p>JOB NO. 09265</p>					

Tax Map Dept. Copy #11-01256

97/14