

SUBDIVISION PLAT RED TAIL DEVELOPMENT NO. 11 SECOND ~~PARTIAL~~ REVISED PLAT

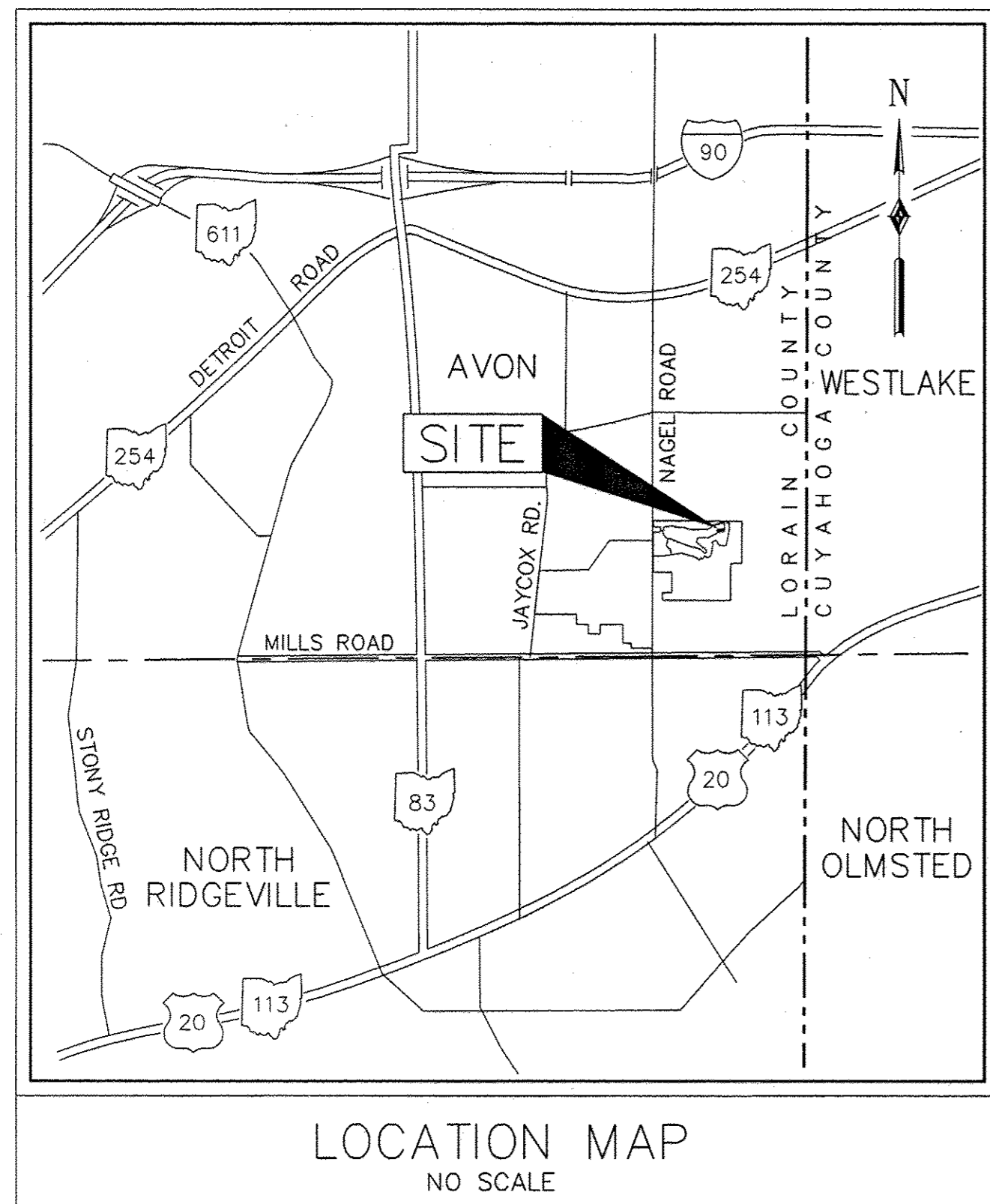
THIS REVISED PLAT IS A RE-SUBDIVISION OF A PART OF RED TAIL DEVELOPMENT NO. 11 PLAT VOLUME 86, PAGES 28, 29 & 30

PART OF ORIGINAL AVON TOWNSHIP SECTION NO. 25
CITY OF AVON, COUNTY OF LORAIN, STATE OF OHIO
CONTAINING 1.7745 ACRES OF LAND WITHIN
THE SUBDIVISION OF LOTS 485 TO 487 INCLUSIVE

JANUARY 14, 2013

NOTE:

THE RED TAIL DEVELOPMENT NO. 11 SECOND PARTIAL REVISED PLAT CONSISTS OF THE ELIMINATION OF SUBLOTS 486 AND A RECONFIGURATION OF SUBLOTS 485 AND 487, WHICH WERE RENUMBERED TO 531 AND 532. THE TOTAL ACREAGE OF LOTS 531 AND 532 REMAINED THE SAME WITH DIMENSION VARIATIONS OF THE LOTS, BLOCK ACREAGE AND DEDICATED STREETS WITHIN RED TAIL DEVELOPMENT NO. 11 REMAINED THE SAME.



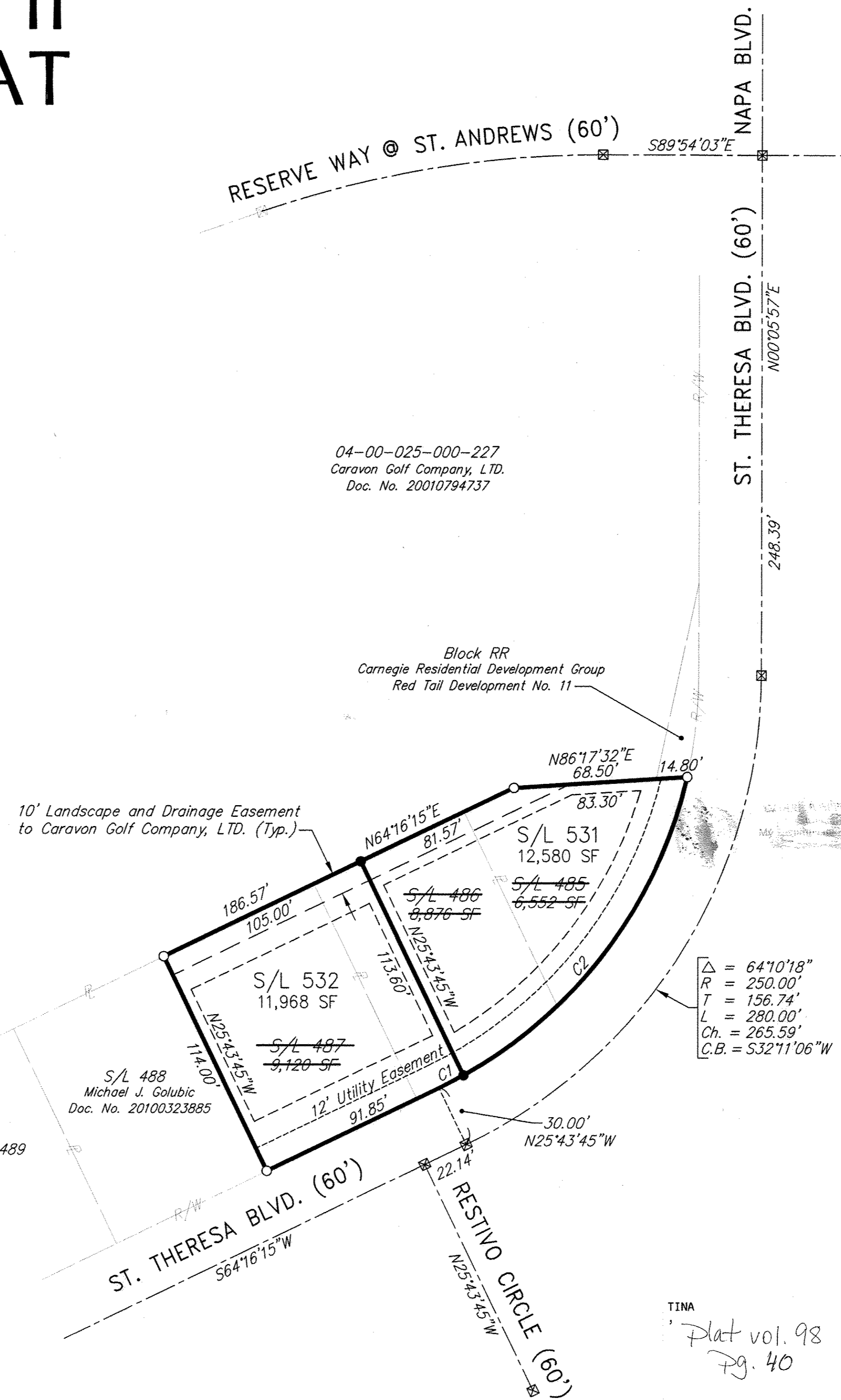
Current Owners:

S/L 485
P.P.N. 04-00-025-000-399
Carnegie Residential Development Group

S/L 486
P.P.N. 04-00-025-000-400
Carnegie Residential Development Group

S/L 487
P.P.N. 04-00-025-000-401
Doc. No. 20100329470
John T. & Karen S. Kneiss

TRANSFERRED
IN COMPLIANCE WITH SEC. 319-202
OHIO REV. CODE
FEB 21 2013
J. CRAIG SNODGRASS, CPA, CGFM
LORAIN COUNTY AUDITOR

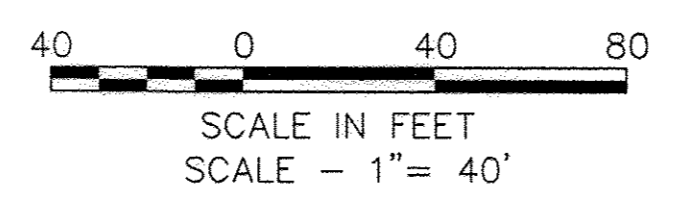


Δ	= 64°10'18"
R	= 250.00'
T	= 156.74'
L	= 280.00'
Ch.	= 265.59'
C.B.	= S32°11'06"W

Curve No.	Radius	Delta	Arc Length	Tangent	Chord
C1	220.00'	3°25'39"	13.16'	6.58'	S62°33'25"W 13.16'
C2	220.00'	47°58'38"	184.22'	97.90'	S36°51'17"W 178.88'

Lot Number	Side	Side	Front	Rear
531	5'	5'	20'	15'
532	5'	5'	24'	20'

- LEGEND**
- Existing Iron Pin Monument Box Assembly
 - Iron Pin Found
 - 5/8" Capped Iron Pin Set



UNDERGROUND EASEMENT

THE OWNER OF THE WITHIN PLATTED LAND DOES HEREBY GRANT UNTO THE OHIO EDISON COMPANY, CENTURY TELEPHONE COMPANY, AND CABLEVISION, THEIR SUCCESSORS AND ASSIGNEES (HEREIN AFTER REFERRED TO AS THE GRANTEE) A PERMANENT RIGHT OF WAY EASEMENT TEN FEET (12') IN WIDTH OVER, UNDER, AND THROUGH ALL SUBLOTS AND LANDS SHOWN HEREON AND PARALLEL WITH ALL STREET LINES 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 DEEMED NECESSARY OR 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 OF 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.

04-00-025-000-227
Caravan Golf Company, LTD.
Doc. No. 20010794737

TRANSFERRED
IN COMPLIANCE WITH SEC. 319-202
OHIO REV. CODE
FEB 21 2013
J. CRAIG SNODGRASS, CPA, CGFM
LORAIN COUNTY AUDITOR

Doc ID: 017555780001 Type: OFF
Kind: PLAT
Recorded: 02/21/2013 at 09:27:39 PM
Fee Amt: \$90.40 Page 1 of 1
Lorain County, Ohio
Judith M Newelock County Recorder
File # 2013-0449286
LORAIN COUNTY RECORDER

OWNERS CERTIFICATION

ACCEPTANCE
WE, THE UNDERSIGNED OWNERS, CARNEGIE RESIDENTIAL DEVELOPMENT GROUP HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS RED TAIL DEVELOPMENT NO. 11 SECOND PARTIAL REVISED PLAT, A RESUBDIVISION OF LOTS 485 TO 487 INCLUSIVE, AND DO HEREBY ACCEPT THIS REVISED PLAT OF SAME.

IN WITNESS WHEREOF, WE CARNEGIE RESIDENTIAL DEVELOPMENT CORPORATION, BY MARY KHOURI, PRESIDENT, HAVE HERETO SET OUR HANDS THIS 30th DAY OF January 2013.

CARNEGIE RESIDENTIAL DEVELOPMENT GROUP
MARY KHOURI, PRESIDENT

STATE OF OHIO
COUNTY OF LORAIN S.S.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 30th DAY OF January 2013.

Valerie Z Tollers
NOTARY PUBLIC
MY COMM. EXPIRES

VALERIE L. TOLBERT, Attorney at Law
Notary Public, State of Ohio
My Commission has no expiration date
Under Section 147.05 R.C.

IN WITNESS WHEREOF, WE MICHAEL J. BAKER AND BETH M. BAKER AND IN WITNESS WHEREOF, WE JOHN T. KNEISS AND KAREN S. KNEISS HAVE HERETO SET OUR HANDS THIS 11 DAY OF February 2013.

John T. Kneiss
JOHN T. KNEISS
Michael J. Baker
MICHAEL J. BAKER
Karen S. Kneiss
KAREN S. KNEISS
Beth M. Baker
BETH M. BAKER

STATE OF OHIO
COUNTY OF LORAIN S.S.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 11 DAY OF February 2013.

Carrie A. Graham
NOTARY PUBLIC
MY COMM. EXPIRES

CARRIE A. GRAHAM, Notary Public
State of Ohio, Lorain County
My Commission Expires Dec. 1, 2014

APPROVALS

THIS PARTIAL REVISED PLAT IS APPROVED FOR RECORDING PURPOSES ONLY
THIS 16 DAY OF December 2013

CITY ENGINEER
ROBERT KNOPF, P.E.

THIS PARTIAL REVISED PLAT IS APPROVED FOR RECORDING PURPOSES ONLY
THIS 16 DAY OF December 2012

PLANNING COMMISSION-CHAIRPERSON
Carolyn Witherspoon
CAROLYN WITHERSPOON

THIS PARTIAL REVISED PLAT IS APPROVED FOR RECORDING PURPOSES ONLY
THIS 16 DAY OF December 2012. THIS APPROVAL DOES NOT CONSTITUTE AN ACCEPTANCE OF THE DEDICATION OF ANY PUBLIC STREET OR HIGHWAY DEDICATED HEREON.

COUNCIL PRESIDENT
Daniel Zegarac
DANIEL ZEGARAC

ALL SUBLLOT PROPERTY PINS HAVE BEEN SET WITH A 5/8" CAPPED IRON PIN AT THE BACK AND ANGLE POINTS OF PROPERTY LINES AND A DRILL HOLE IN THE PAVEMENT CURB AT AN EXTENSION OF THE FRONT PROPERTY LINE.

THIS IS TO CERTIFY TO THE OWNERS OF LAND SHOWN HEREON THAT THIS PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN JANUARY OF 2006 AND IN ACCORDANCE WITH THE MINIMUM STANDARDS FOR LAND SURVEYS SECTION 4733.37 OF THE OHIO ADMINISTRATIVE CODE. DISTANCES SHOWN HEREON ARE IN FEET AND DECIMAL PARTS THEREOF; BEARINGS ARE TO AN ASSUMED MERIDIAN AND ARE SHOWN TO DEFINE ANGLES ONLY; IRON PINS AND MONUMENTS WERE FOUND OR SET AS INDICATED ON THE PLAT.

Terin J. Kaminski
TERIN J. KAMINSKI
Ohio Registered Surveyor No. 7207



REVISIONS

EUTHENICS INC.
CONSULTING ENGINEERS
925 KEYNOTE CIRCLE, CLEVELAND, OHIO 44131
PHONE: (216) 749-1555 - FAX: (216) 749-1755

RED TAIL DEVELOPMENT NO. 11
SECOND PARTIAL REVISED PLAT
AVON, OHIO

HORIZ. SCALE 1" = 40'
VERT. SCALE ---
DESIGNED VMB
DRAWN VMB CHECKED RAB
DATE 01-14-13
DRAWING NAME SL486-REPLAT