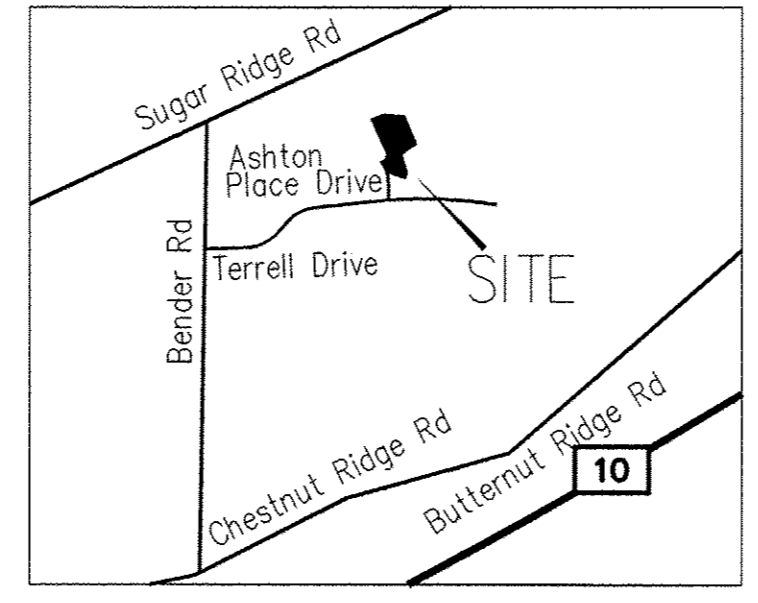


Doc ID: 01778870001 Type: OFF  
 Kind: PLAT  
 Recorded: 11/22/2013 at 11:41:46 AM  
 Fee Amt: \$188.80 Page 1 of 1  
 Lorain County, Ohio  
 Judith M. Nedwick County Recorder  
**FILE# 2013-0487140**

**DECLARATION OF CONDOMINIUM**  
 THE VILLAGE AT ASHTON PLACE CONDOMINIUM RE-FILE  
 BEING A VACATION OF VILLAGE AT ASHTON PLACE CONDOMINIUM  
 AMENDMENT 1 VOLUME 88 PAGES 40-48  
 AMENDMENT 2 VOLUME 89 PAGES 11-17  
 AMENDMENT 3 VOLUME 90 PAGES 02-05  
 AND AMENDMENT 4 VOLUME 90 PAGES 34-37 LORAIN COUNTY PLAT RECORDS  
 AND RE-ESTABLISHMENT OF CONDOMINIUM  
 IN ORIGINAL RIDGEVILLE TOWNSHIP LOT NUMBER 38,  
 NOW IN THE CITY OF NORTH RIDGEVILLE - LORAIN COUNTY - STATE OF OHIO  
 NOVEMBER, 2013  
 SCALE: 1 INCH = 50 FEET

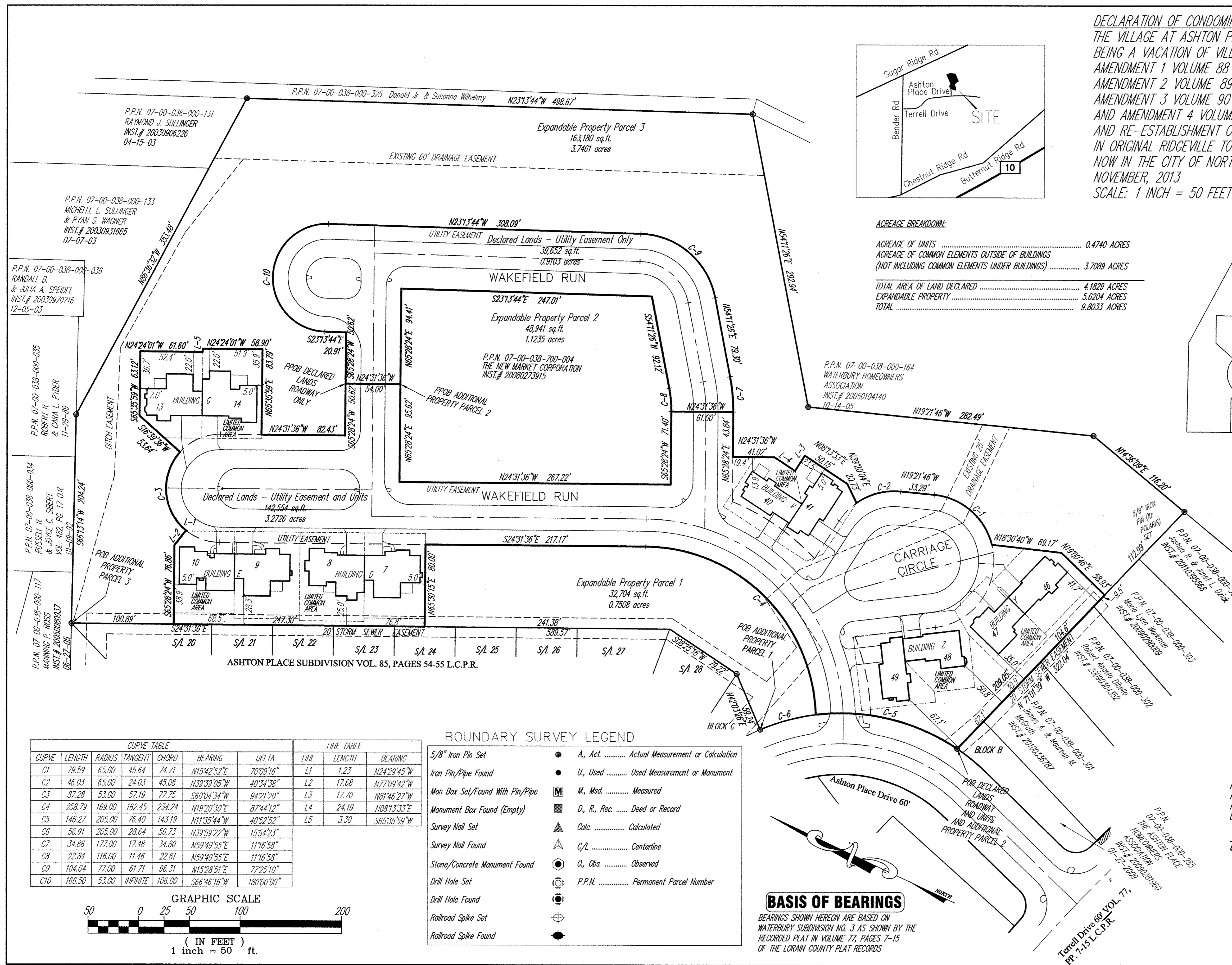
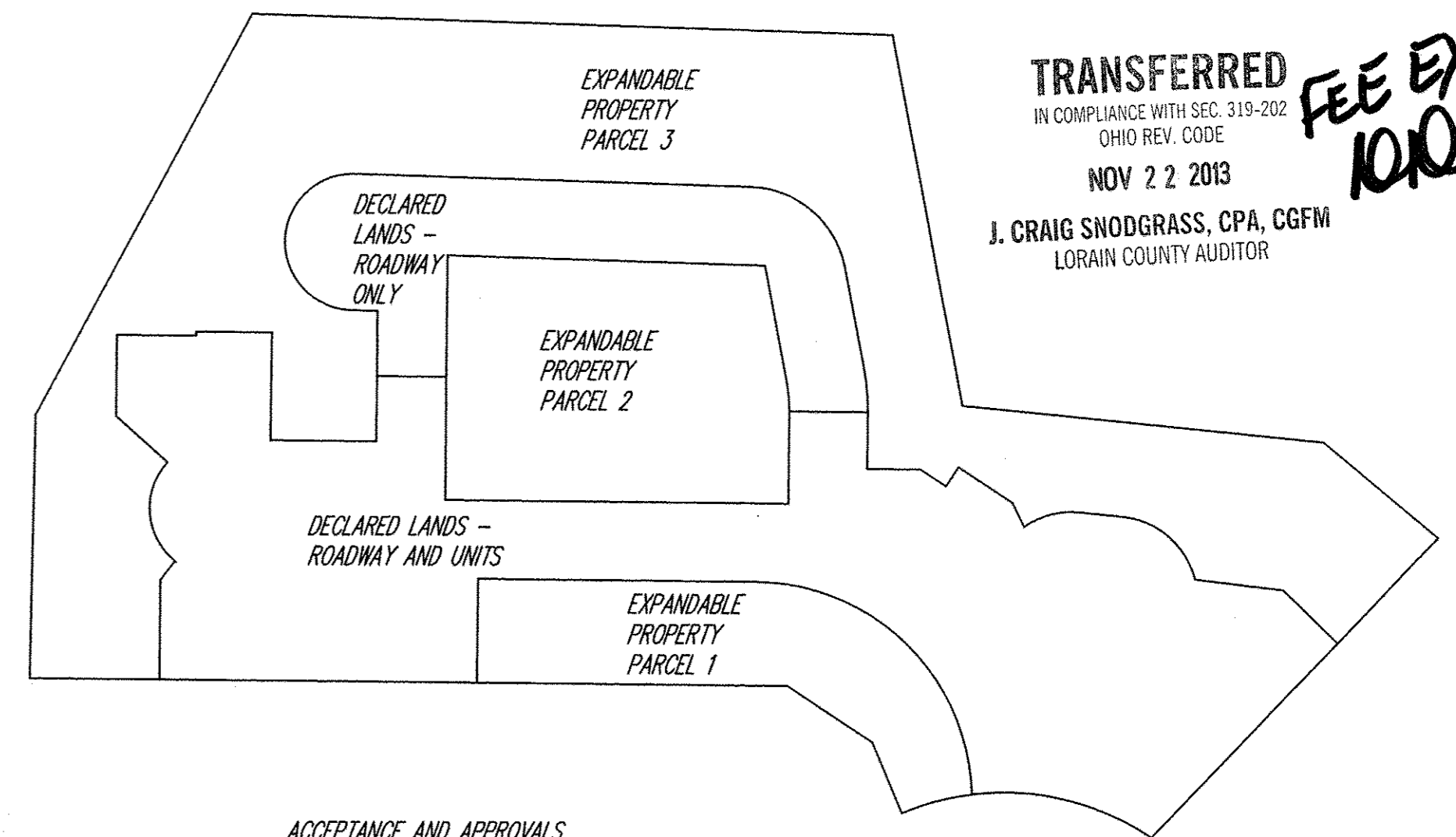
FAST TREC TITLE  
 Plat vol. 99  
 Pgs. 39, 40

**TRANSFERRED**  
 IN COMPLIANCE WITH SEC. 319-202  
 OHIO REV. CODE  
 NOV 22 2013  
**J. CRAIG SNODGRASS, CPA, CGFM**  
 LORAIN COUNTY AUDITOR



**ACREAGE BREAKDOWN:**

ACREAGE OF UNITS	0.4740 ACRES
ACREAGE OF COMMON ELEMENTS OUTSIDE OF BUILDINGS (NOT INCLUDING COMMON ELEMENTS UNDER BUILDINGS)	3.7089 ACRES
TOTAL AREA OF LAND DECLARED	4.1829 ACRES
EXPANDABLE PROPERTY	5.6204 ACRES
TOTAL	9.8033 ACRES



**ACCEPTANCE AND APPROVALS**

APPROVED THIS 18<sup>th</sup> DAY OF NOVEMBER, 2013, BY THE MAYOR OF THE CITY OF NORTH RIDGEVILLE.  
Michael P. Spellacy  
 MAYOR OF THE CITY OF NORTH RIDGEVILLE

G. DAVID GILLOUGH  
 NAME PRINTED

APPROVED THIS 18<sup>th</sup> DAY OF NOVEMBER, 2013, BY THE PLANNING COMMISSION OF THE CITY OF NORTH RIDGEVILLE.  
Angie Standa  
 PLANNING COMMISSION OF THE CITY OF NORTH RIDGEVILLE  
 OR RESPONSIBLE OFFICIAL

GUY M. FURSDON  
 NAME PRINTED

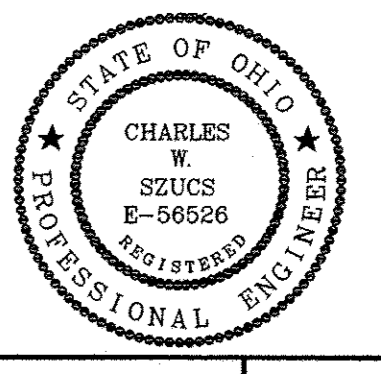
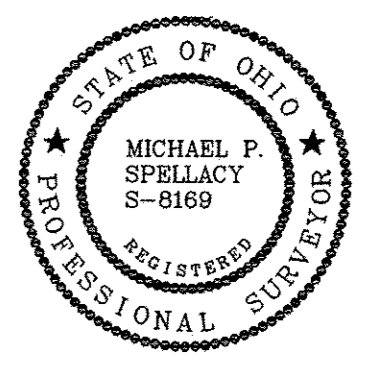
APPROVED THIS 18<sup>th</sup> DAY OF NOVEMBER, 2013, BY THE CITY ENGINEER OF THE CITY OF NORTH RIDGEVILLE.  
Scott Waugler  
 NAME PRINTED

I HEREBY CERTIFY TO THE FOLLOWING: THAT THE LOCATIONS OF THE BUILDING FOUNDATIONS SHOWN BY SOLID THICK LINES AND DIMENSIONS, AND THEIR FINISHED FLOOR ELEVATIONS ARE ACCURATELY SHOWN FROM A FIELD SURVEY MADE UNDER MY DIRECT SUPERVISION, AND WERE ACTUALLY CONSTRUCTED.

Michael P. Spellacy 11/15/2013 DATE  
 MICHAEL P. SPELLACY P.S.#8169

I HEREBY CERTIFY THAT THESE DRAWINGS ACCURATELY SHOW EACH BUILDING AS BUILT OR CONSTRUCTED.

CCW 11-15-13 DATE  
 CHARLES W. SZUCS, P.E. #66526

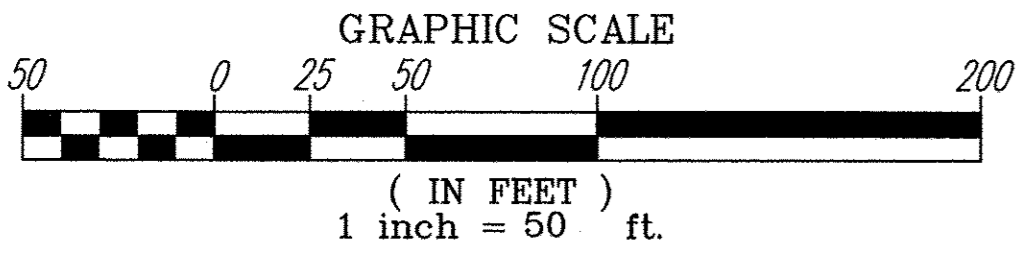


**CURVE TABLE**

CURVE	LENGTH	RADIUS	TANGENT	CHORD	BEARING	DELTA
C1	79.59	65.00	45.64	74.71	N15°42'52"E	70°09'16"
C2	46.03	65.00	24.03	45.08	N39°39'05"W	40°34'38"
C3	87.28	53.00	57.19	77.75	S60°04'34"W	94°21'20"
C4	258.79	169.00	162.45	234.24	N19°20'30"E	87°44'12"
C5	146.27	205.00	76.40	143.19	N11°35'44"W	40°52'52"
C6	56.91	205.00	28.64	56.73	N39°59'22"W	15°54'23"
C7	34.86	177.00	17.48	34.80	N59°49'55"E	11°16'58"
C8	22.84	116.00	11.46	22.81	N59°49'55"E	11°16'58"
C9	104.04	77.00	61.71	96.31	N15°28'51"E	77°25'10"
C10	166.50	53.00	INFINITE	106.00	S66°46'16"W	180°00'00"

**LINE TABLE**

LINE	LENGTH	BEARING
L1	1.23	N24°29'45"W
L2	17.68	N77°09'42"W
L3	17.70	N81°46'27"W
L4	24.19	N08°13'33"E
L5	3.30	S65°35'59"W



**BOUNDARY SURVEY LEGEND**

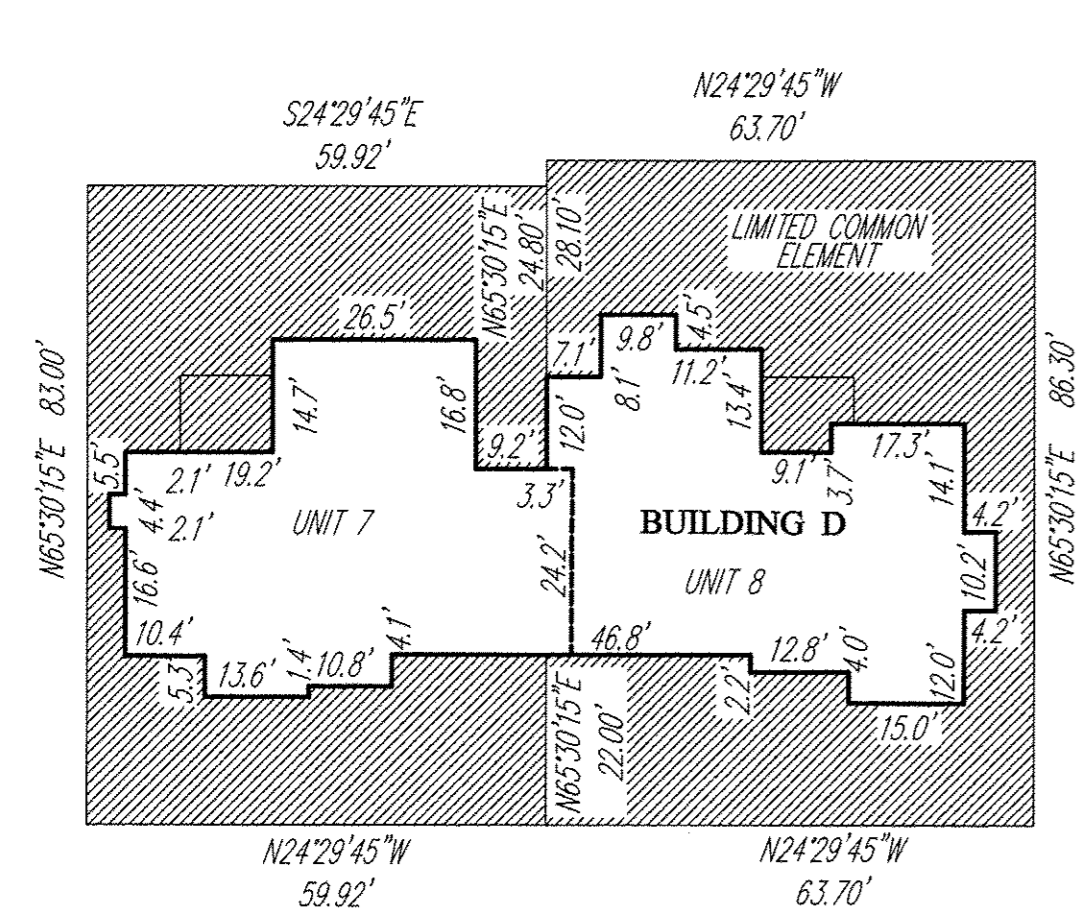
5/8" Iron Pin Set	● A, Act. .... Actual Measurement or Calculation
Iron Pin/Pipe Found	● U, Used ..... Used Measurement or Monument
Mon Box Set/Found With Pin/Pipe	■ M, Msd. .... Measured
Monument Box Found (Empty)	■ D, R, Rec. .... Deed or Record
Survey Nail Set	▲ Calc. .... Calculated
Survey Nail Found	▲ C/L ..... Centerline
Stone/Concrete Monument Found	● O, Obs. .... Observed
Drill Hole Set	● P.P.N. .... Permanent Parcel Number
Drill Hole Found	
Railroad Spike Set	
Railroad Spike Found	

**BASIS OF BEARINGS**  
 BEARINGS SHOWN HEREON ARE BASED ON WATERBURY SUBDIVISION NO. 3 AS SHOWN BY THE RECORDED PLAT IN VOLUME 77, PAGES 7-15 OF THE LORAIN COUNTY PLAT RECORDS

REV. No.	DATE	BY	CHK'D	DATE: 11/15/2013	<b>VILLAGE AT ASHTON PLACE CONDOMINIUM RE-FILE</b> PART OF ORIGINAL RIDGEVILLE TOWNSHIP LOT 38 CITY OF NORTH RIDGEVILLE - LORAIN COUNTY - OHIO	POLARIS ENGINEERING & SURVEYING, INC. 34600 CHARDON ROAD - SUITE D WILLOUGHBY HILLS, OHIO 44094 (440) 944-4433 (440) 944-3722 (Fax) www.polaris-es.com	<b>RE-ESTABLISHMENT OF CONDOMINIUM</b>	CONTRACT No.	12101
				SHEET				OF	
				01				02	

RECEIVED  
 NOV 18 2013

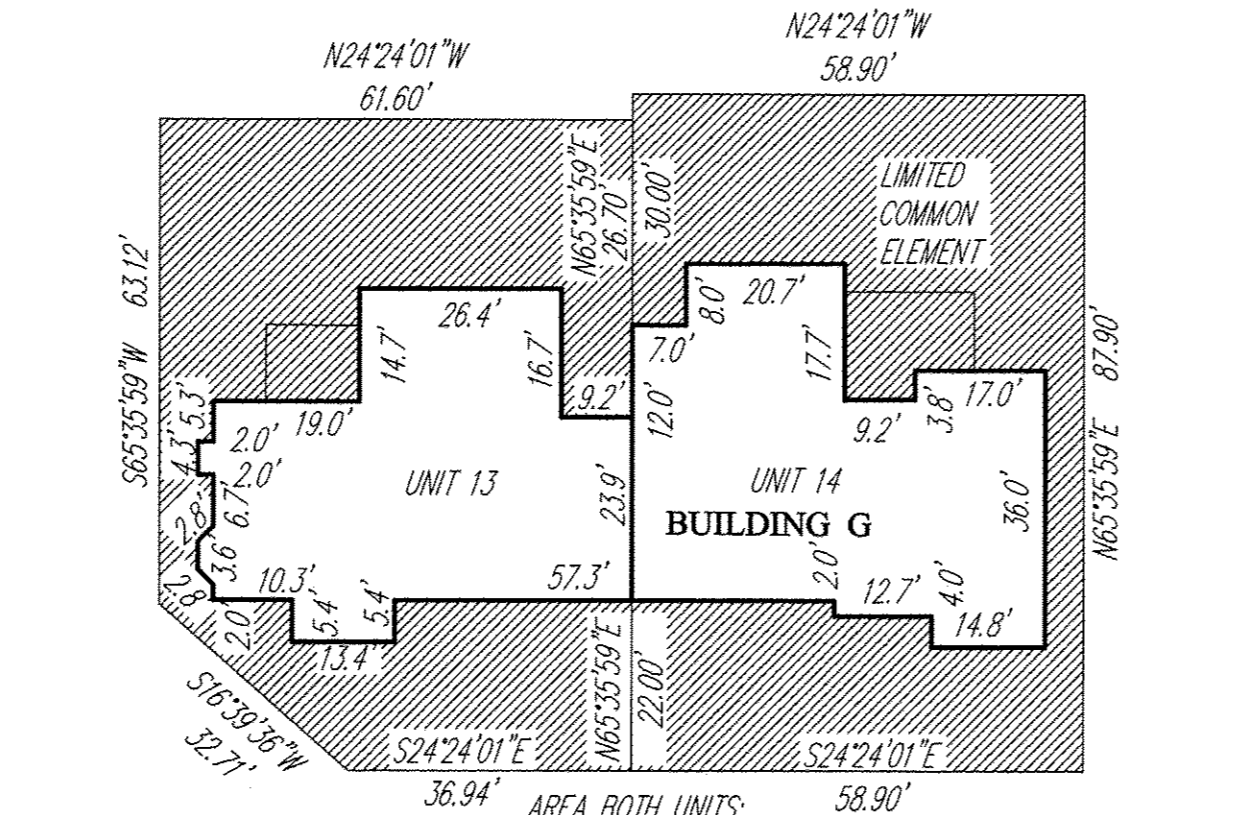




UNIT 7  
ADDRESS 8774 WAKEFIELD RUN  
FIN. FL. 740.06  
GAR. 739.34

UNIT 8  
ADDRESS 8772 WAKEFIELD RUN  
FIN. FL. 740.03  
GAR. 739.30

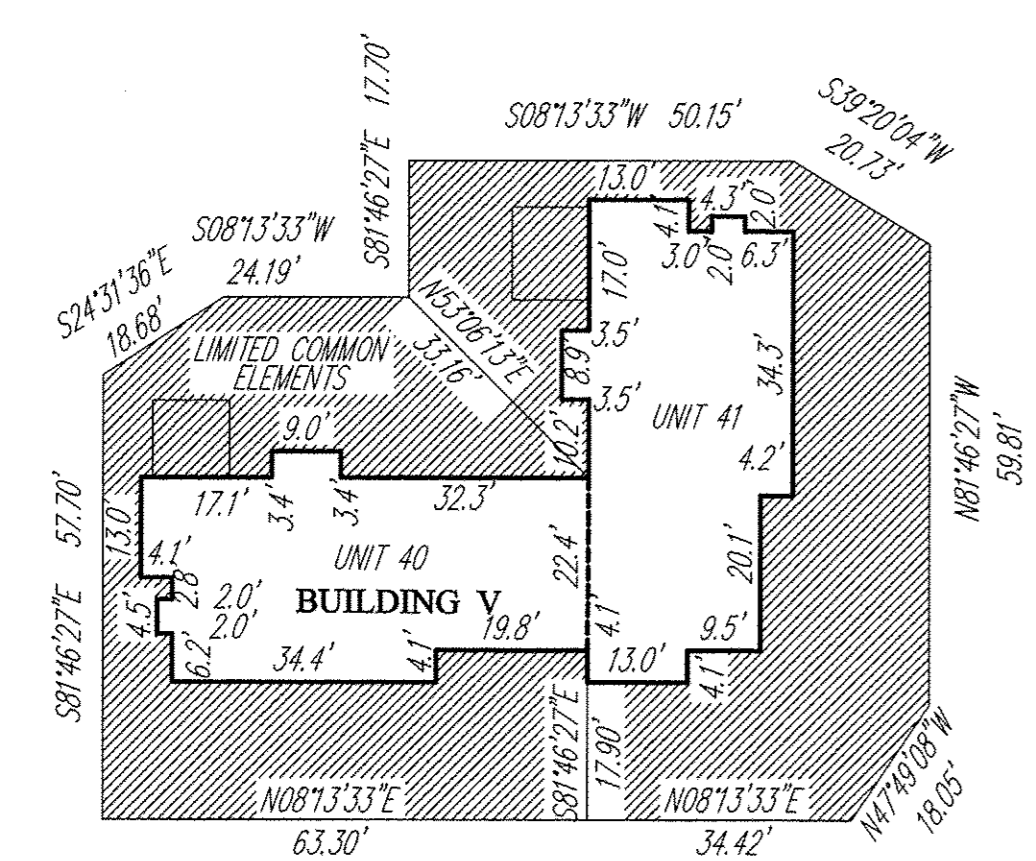
AREA BOTH UNITS:  
0.0919 ACRES  
4,007 SQ. FT.



UNIT 13  
ADDRESS 8752 WAKEFIELD RUN  
FIN. FL. 739.64  
GAR. 738.86

UNIT 14  
ADDRESS 8748 WAKEFIELD RUN  
FIN. FL. 739.62  
GAR. 738.84

AREA BOTH UNITS:  
0.0896 ACRES  
3,901 SQ. FT.

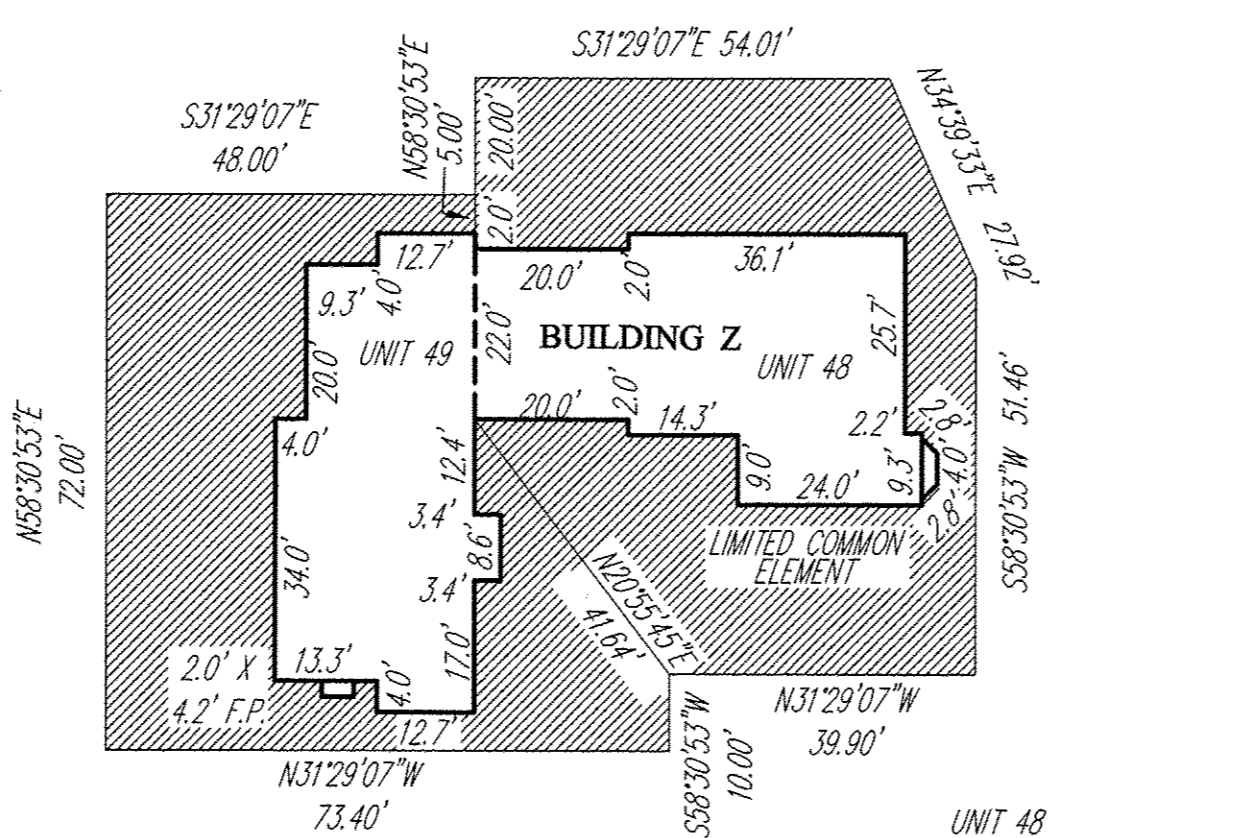


UNIT 40  
ADDRESS 8688 WAKEFIELD RUN  
FIN. FL. 740.65  
GAR. 739.98

UNIT 41  
ADDRESS 38722 CARRIAGE CIRCLE  
FIN. FL. 740.74  
GAR. 739.96

AREA BOTH UNITS:  
0.0679 ACRES  
2,959 SQ. FT.

ORIGINAL FIRST AMENDMENT TO CONDOMINIUM  
VOLUME 88, PAGES 40-48 LORAIN COUNTY PLAT RECORDS

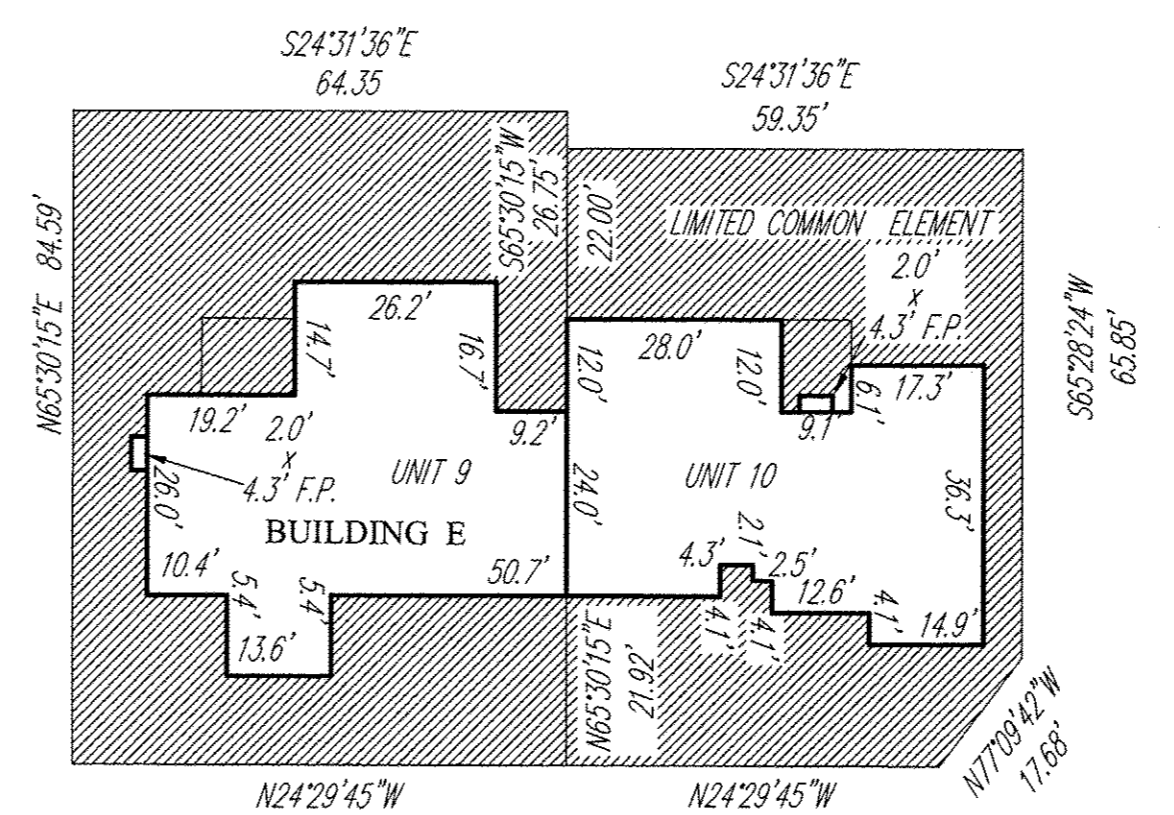


UNIT 49  
ADDRESS 8884 WAKEFIELD RUN  
FIN. FL. 740.45  
GAR. 739.89

UNIT 48  
ADDRESS 38755 CARRIAGE CIRCLE  
FIN. FL. 740.65  
GAR. 739.98

AREA BOTH UNITS:  
0.0703 ACRES  
3,062 SQ. FT.

ORIGINAL SECOND AMENDMENT TO CONDOMINIUM  
VOLUME 89, PAGES 11-17 LORAIN COUNTY PLAT RECORDS

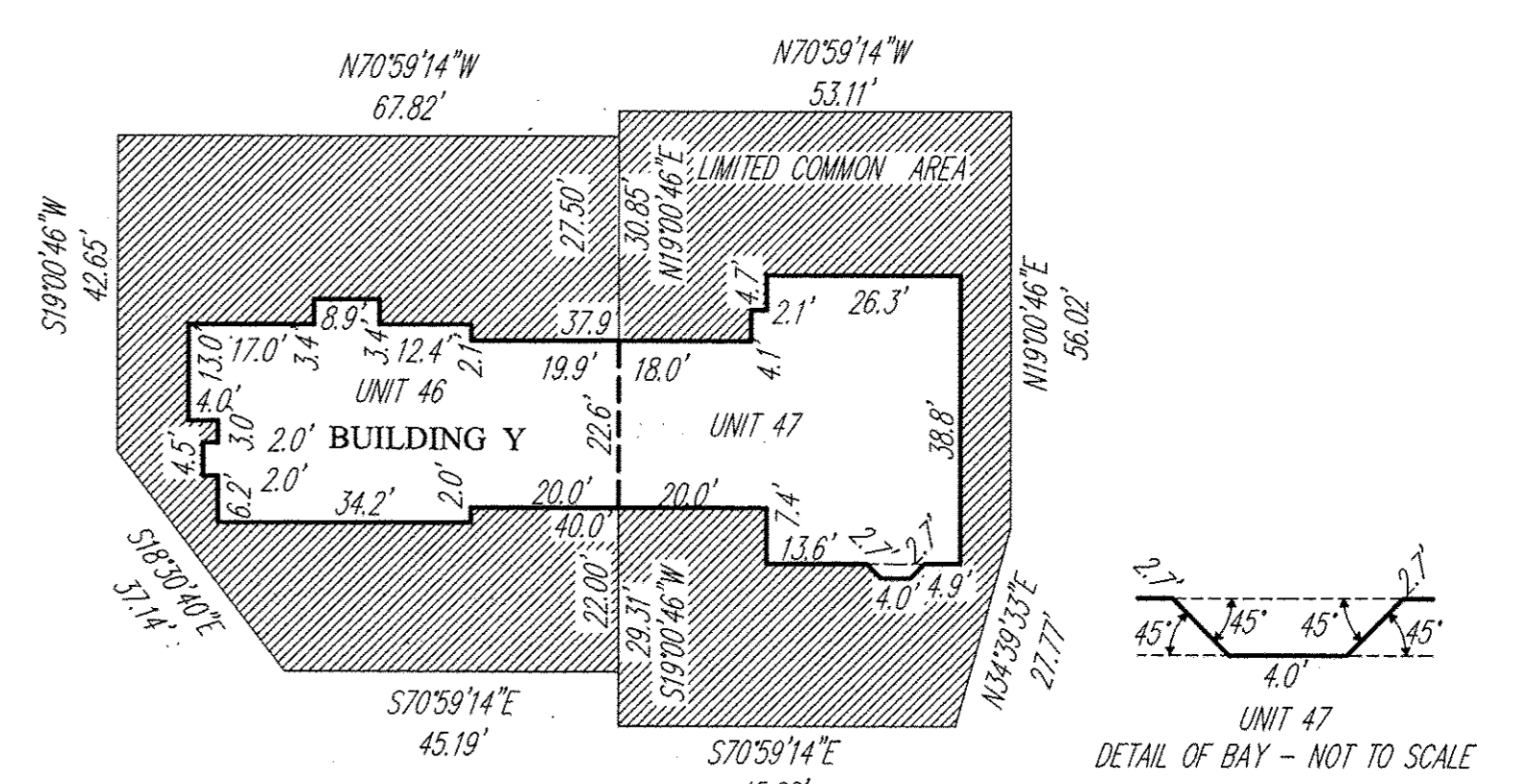


UNIT 9  
ADDRESS 8768 WAKEFIELD RUN  
FIN. FL. 739.53  
GAR. 738.77

UNIT 10  
ADDRESS 8764 WAKEFIELD RUN  
FIN. FL. 739.53  
GAR. 738.87

AREA BOTH UNITS:  
0.0865 ACRES  
3,769 SQ. FT.

ORIGINAL THIRD AMENDMENT TO CONDOMINIUM  
VOLUME 90, PAGES 2-5 LORAIN COUNTY PLAT RECORDS



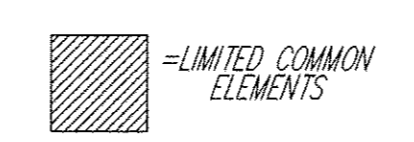
UNIT 46  
ADDRESS 38747 CARRIAGE CIRCLE  
FIN. FL. 740.26  
GAR. 739.66

UNIT 47  
ADDRESS 38751 CARRIAGE CIRCLE  
FIN. FL. 738.92  
GAR. 739.67

AREA BOTH UNITS:  
0.0677 ACRES  
2,951 SQ. FT.

ORIGINAL FOURTH AMENDMENT TO CONDOMINIUM  
VOLUME 90, PAGES 34-37 LORAIN COUNTY PLAT RECORDS

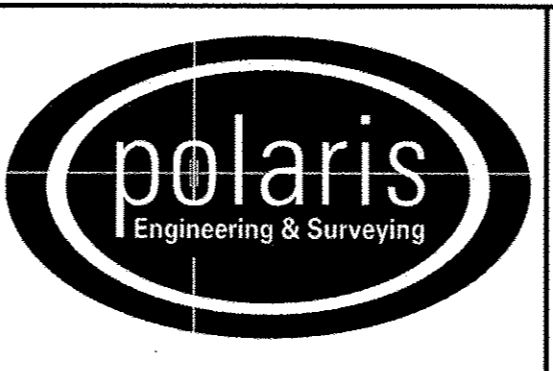
DECLARATION OF CONDOMINIUM  
THE VILLAGE AT ASHTON PLACE CONDOMINIUM RE-FILE  
BEING A VACATION OF VILLAGE AT ASHTON PLACE CONDOMINIUM  
AMENDMENT 1 VOLUME 88 PAGES 40-48  
AMENDMENT 2 VOLUME 89 PAGES 11-17  
AMENDMENT 3 VOLUME 90 PAGES 02-05  
AND AMENDMENT 4 VOLUME 90 PAGES 34-37 LORAIN COUNTY PLAT RECORDS  
AND RE-ESTABLISHMENT OF CONDOMINIUM  
IN ORIGINAL RIDGEVILLE TOWNSHIP LOT NUMBER 38,  
NOW IN THE CITY OF NORTH RIDGEVILLE - LORAIN COUNTY - STATE OF OHIO  
NOVEMBER, 2013  
SCALE: 1 INCH = 50 FEET



REV. No.	DATE	BY	CHK'D

DATE: 11/15/2013  
SCALE: HOR. 1"=50'  
VERT. 1"=0'  
FOLDER: Surveys  
FILENAME: Alta  
TAB: Survey  
DRAWN: MPS

VILLAGE AT ASHTON PLACE  
CONDOMINIUM  
PART OF ORIGINAL RIDGEVILLE TOWNSHIP LOT 38  
CITY OF NORTH RIDGEVILLE - LORAIN COUNTY - OHIO



POLARIS ENGINEERING & SURVEYING, INC.  
34600 CHARDON ROAD - SUITE D  
WILLOUGHBY HILLS, OHIO 44094  
(440) 944-4433 (440) 944-3722 (Fax)  
www.polaris-es.com

EXISTING  
UNITS

CONTRACT No.	
12101	
SHEET	OF
02	02