

Curve No. C1	Radius 60.00'	Delta 06*17'51"	Arc Length 6.59'	Tangent 3.30'	Chord	
					S13°48'33"W	6.59
C2	60.00'	53'20'29"	55.86'	30.14	N09'42'46"W	53.86
C3	220.00'	10'06'07"	38.79'	19.44	N41°26'04"W	38.74
C4	220.00'	13'36'17"	52.24'	26.24'	N5317'16"W	52.12'
C5	20.00'	105°00'00"	36.65'	26.06	S67°24'35"W	31.73'
<i>C6</i>	380.00	10°05′26″	66.92'	33.55	N19°57′18″E	66.84

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 GRANTEES) A PERMANENT RIGHT OF WAY EASEMENT TEN FEET (10') IN WIDTH OVER, UNDER, AND THROUGH ALL SUBLOTS AND LANDS SHOWN HEREON AND PARALLEL WITH ALL STREET LINES TO CONTRUCT. 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 GRANTEES TO DISTRIBUTE AND TRANSMIT ELECTRICITY AND COMMUNICATIONS SIGNALS FOR PUBLIC AND PRIVATE USE AT SUCH LOCATIONS AS GRANTEES 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. GRANTEES SHALL AT THEIR EXPENSE RESTORE THE LAND TO ITS CONDITION AS IT EXISTED IMMEDIATELY PRIOR TO THE WORK PERFORMED BY GRANTEES, 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.

ALL SUBLOT 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.

Jenn J. Kaminski

Ohio Registered Surveyor No. 7207



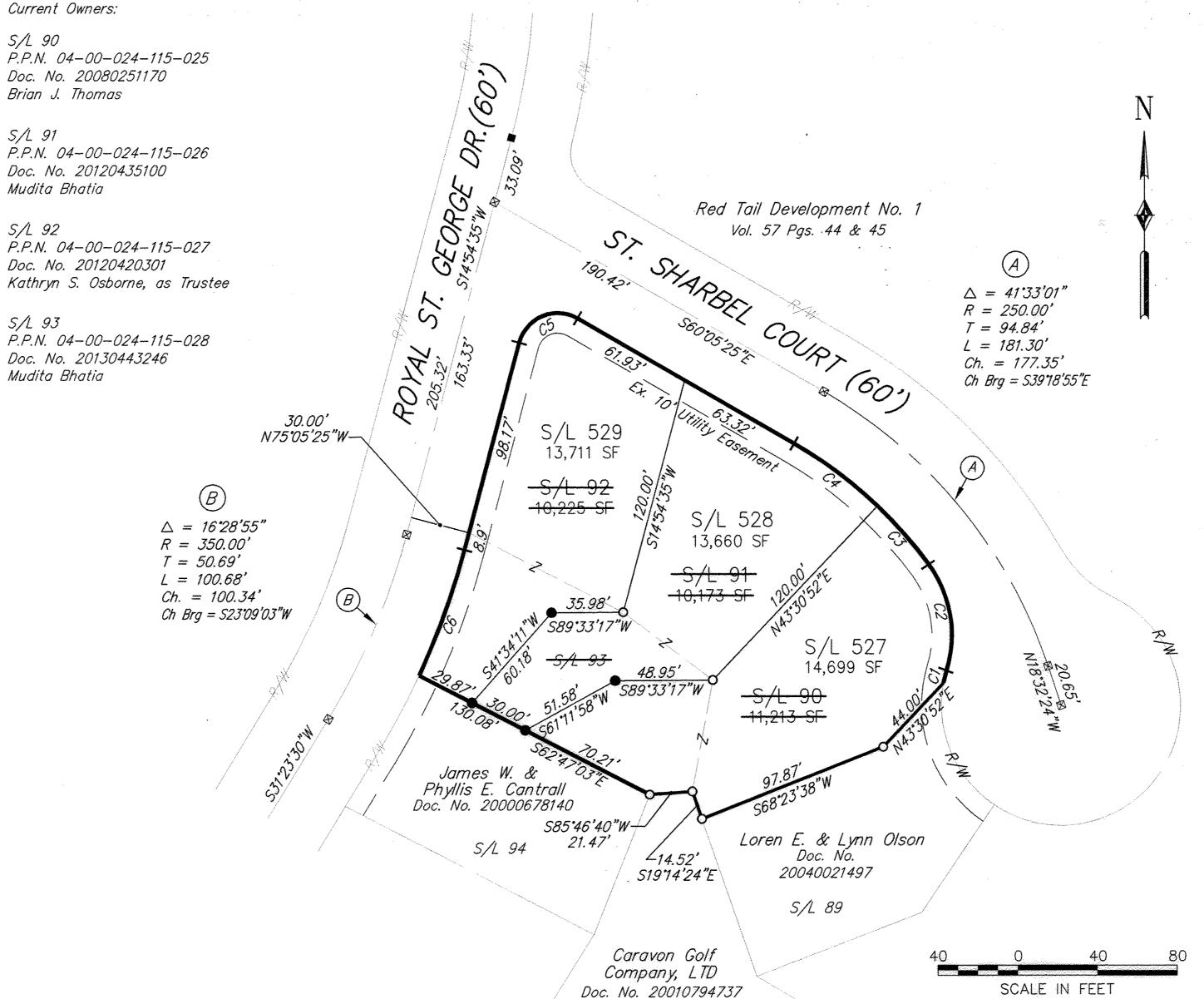
RED TAIL DEVELOPMENT NO. 1, SECOND REVISED PLAT

THIS REVISED PLAT IS A RE-SUBDIVISION OF A PART OF RED TAIL DEVELOPMENT NO. 1 PLAT VOLUME 57, PAGES 44 & 45

PART OF ORIGINAL AVON TOWNSHIP SECTION NO. 24 CITY OF AVON, COUNTY OF LORAIN, STATE OF OHIO CONTAINING 0.9658 ACRES OF LAND WITHIN THE SUBDIVISION OF LOTS 90 TO 93 INCLUSIVE

JANUARY 8, 2013

THE RED TAIL DEVELOPMENT NO. 1 REVISED PLAT CONSISTS OF THE ELIMINATION OF SUBLOT 93 AND A RECONFIGURATION OF SUBLOTS 90, 91 AND 92. WHICH WERE RENUMBERED TO 527, 528 AND 529. THE THE TOTAL ACREAGE OF LOTS 527, 528 AND 529 REMAINED THE SAME WITH DIMENSION VARIATIONS OF THE LOTS, BLOCK ACREAGE AND DEDICATED STREETS WITHIN RED TAIL DEVELOPMENT NO. 1 REMAINED THE SAME.



<u>LEGEND</u>

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



LORAIN COUNTY RECORDER

SCALE - 1"= 40'

OWNERS CERTIFICATION

ACCEPTANCE

I, THE UNDERSIGNED OWNER, MUDITA BHATIA HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS RED TAIL DEVELOPMENT NO. REVISED PLAT, A RESUBDIVISION OF LOTS 90 TO 93 INCLUSIVE, AND DO HEREBY ACCEPT THIS REVISED PLAT OF SAME.

IN WITNESS WHEREOF, I MUDITA BHATIA, HAVE HEREUNTO SET MY HAND THIS 12 DAY OF _______ Felo______ 2013.

MUDITA BHATTA

STATE OF OHIO COUNTY OF LORAIN

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS

POLORY OF FEDEVALY

ROBARY PUBLIC

MY. COMM. EXPIRES

REBECCA J. AUSTIN, ESQ.
NOTARY PUBLIC - STATE OF OH
My commission has no expiration of
Section 147.03 O.R.C.

IN WITNESS WHEREOF, I KATHRYN S. OSBORNE, AS TRUSTEE, HAVE

HEREUNTO SET MY HAND THIS // DAY OF February 2013.

Kathryn & OSBORNE, AS TRUSTEE

STATE OF OHIO
COUNTY OF LORAIN

W S.S.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS

11th DAY OF February 2013.

NOTARY PUBLIC
MY. COMM. EXPIRES

REBECCA J. AUSTIN, ESQ.
NOTARY PUBLIC • STATE OF OHIO
My commission has no expiration date
Section 147.03 O.R.C.

IN WITNESS WHEREOF, I BRIAN J. THOMAS, HAVE HEREUNTO SET MY HAND THIS 20th DAY OF 4 throward 2013.

BRIAN J. THOMAS

STATE OF OHIO COUNTY OF LORAIN

//V S.S.

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS

20th DAY OF FLORUARY 2

Rebecco Q. Outto NOTARY PUBLIC MY. COMM. EXPIRES

RESECCA J. AUSTIN, ESQ.
NOTARY PUBLIC • STATE OF OHIO
My commission has no expiration date
Section 147.03 O.R.C.

Doc ID: 017788020001 Type: 0FF Kind: PLAT
Recorded: 12/17/2013 at 03:19:25 PM Fee Amt: \$90.40 Page 1 of 1 Lorain County, Ohio Judith M Nedwick County Recorder
File 2013-0489726

russo and associates

' Hat vol.99

THIS PARTIAL REVISED PLAT IS APPROVED FOR RECORDING PURPOSES ONLY

PLANNING COMMISSION—CHAIRPERSON CAROLYN WITHERSPOON

THIS PARTIAL REVISED PLAT IS APPROVED FOR RECORDING PURPOSES ONLY

THIS ______ 2013. THIS APPROVAL DOES NOT CONSTITUTE AN ACCEPTANCE OF THE DEDICATION OF ANY PUBLIC STREET OR HIGHWAY DEDICATED HEREON.

COUNCIL PRESIDENT ANIEL ZEGARAC DANIEL ZEGARAC



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

RED TAIL DEVELOPMENT NO PARTIAL REVISED PLAT AVON, OHIO

HORIZ SCALE

1"=40'

VERT. SCALE

DESIGNED

VMB

DRAWN CHECKED

VMB RAB

DATE

01-08-13

DRAWING NAME

DRAWING NAME

375-SL93-REPLA

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