

SITE LOCATION MAP
SCALE: 1" = 200'

OWNER'S CERTIFICATE

THIS IS TO CERTIFY THAT THE UNDERSIGNED OWNERS OF LAND CONTAINED WITHIN THIS PLAT OF SHADOW CREEK SUBDIVISION NO. 7, HAVING EXAMINED THE SAME, ACCEPTS IT TO BE CORRECT.

Mark A. Seng
MARK A. SENG
Bridge A. Seng
BRIDGE A. SENG

TRANSFERRED
IN COMPLIANCE WITH SEC. 319-202
OHIO REV. CODE
APR 30 2014
J. CRAIG SNODGRASS, CPA, CGFM
LORAIN COUNTY AUDITOR

NOTARY PUBLIC

STATE OF OHIO
COUNTY OF LORAIN SS
BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED THE ABOVE STATED OWNERS WHO ACKNOWLEDGED THAT THE SIGNING OF THE FOREGOING INSTRUMENT WAS THEIR FREE ACT AND DEED, IN WITNESS WHEREOF I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL AT Amherst, OHIO, THIS 1st DAY OF March, 2014

NOTARY PUBLIC
Jeanette Flynn
JEANETTE FLYNN
Notary Public, State of Ohio
Erie County
My Commission Expires Sept. 26, 2014

CITY PLANNING COMMISSION

THIS IS TO CERTIFY THAT THIS PLAT OF SHADOW CREEK SUBDIVISION NO. 7 IS HEREBY APPROVED BY THE PLANNING COMMISSION OF THE CITY OF AMHERST FOR RECORDING PURPOSES ONLY.

Mark Costlow 3-4-14
MARK COSTLOW PLANNING COMMISSION CHAIRMAN DATE
Tammy Peterson 3-4-2014
TAMMY PETERSON, PLANNING COMMISSION SECRETARY DATE

SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT, AT THE REQUEST OF THE OWNERS, I HAVE SURVEYED AND PLATTED SUBLOTS 57 AND 58 IN THE PLAT OF SHADOW CREEK SUBDIVISION NO. 5 AS SHOWN BY THE PLAT RECORDED IN PLAT VOLUME 98, PAGE 73 OF LORAIN COUNTY PLAT RECORDS OF PART OF ORIGINAL AMHERST TOWNSHIP LOT NUMBER 17 NOW IN THE CITY OF AMHERST, COUNTY OF LORAIN AND STATE OF OHIO AND PLATTED THE RESULTS AS SHOWN HEREON AS SUBLOTS 60 AND 61 AND BLOCKS K, L, M, N, O IN SHADOW CREEK SUBDIVISION NO. 7, CONTAINING 1.8790 ACRES OF LAND IN SAID ORIGINAL AMHERST TOWNSHIP LOT NUMBER 17, NOW IN THE CITY OF AMHERST, COUNTY OF LORAIN AND STATE OF OHIO. AT ALL POINTS INDICATED OR IRON PIN MONUMENTS WERE EITHER FOUND OR SET. SAID PLAT REPRESENTS A SURVEY IN WHICH THE EXTERIOR TRAVERSE OF THE BOUNDARIES CLOSED WITHIN A LIMIT OF ERROR OF ONE FOOT IN 10,000 FEET. DISTANCES SHOWN ARE IN FEET AND DECIMAL PARTS THEREOF. BEARINGS SHOWN ARE ASSUMED AND FOR THE PURPOSE OF DESCRIBING ANGLES ONLY. ALL OF WHICH I CERTIFY TO BE CORRECT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE AND BELIEF.

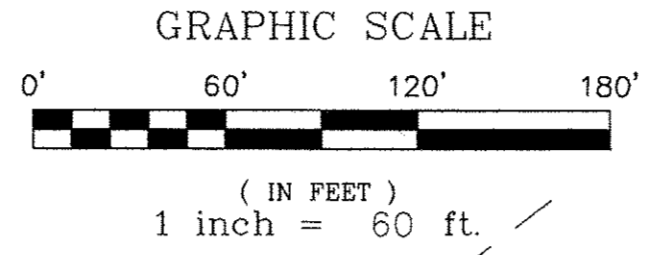
Phil A. Rosebeck
PHIL A. ROSEBECK REGISTERED SURVEYOR NO. 6696
DATE OF SURVEY FEBRUARY 10, 2013

AREA OF STREETS = 0.0000 ACRES
AREA OF SUBLOTS = 1.8790 ACRES
TOTAL AREA OF SUBDIVISION = 1.8790 ACRES

BASIS OF BEARINGS REFERENCED TO PLAT OF SHADOW CREEK SUB NO. 2 AS RECORDED IN PLAT VOLUME 86, PAGES 5, 6 AND 7 OF LORAIN COUNTY RECORDS.

SHADOW CREEK SUBDIVISION NO. 7

RESUBDIVISION OF SUBLOTS 57 AND 58 OF SHADOW CREEK SUBDIVISION NO. 5 AS SHOWN BY THE PLAT RECORDED IN PLAT VOLUME 98, PAGE 73 LORAIN COUNTY PLAT RECORDS OF PART OF ORIGINAL AMHERST TOWNSHIP LOT NO. 17 NOW IN THE CITY OF AMHERST, COUNTY OF LORAIN AND STATE OF OHIO

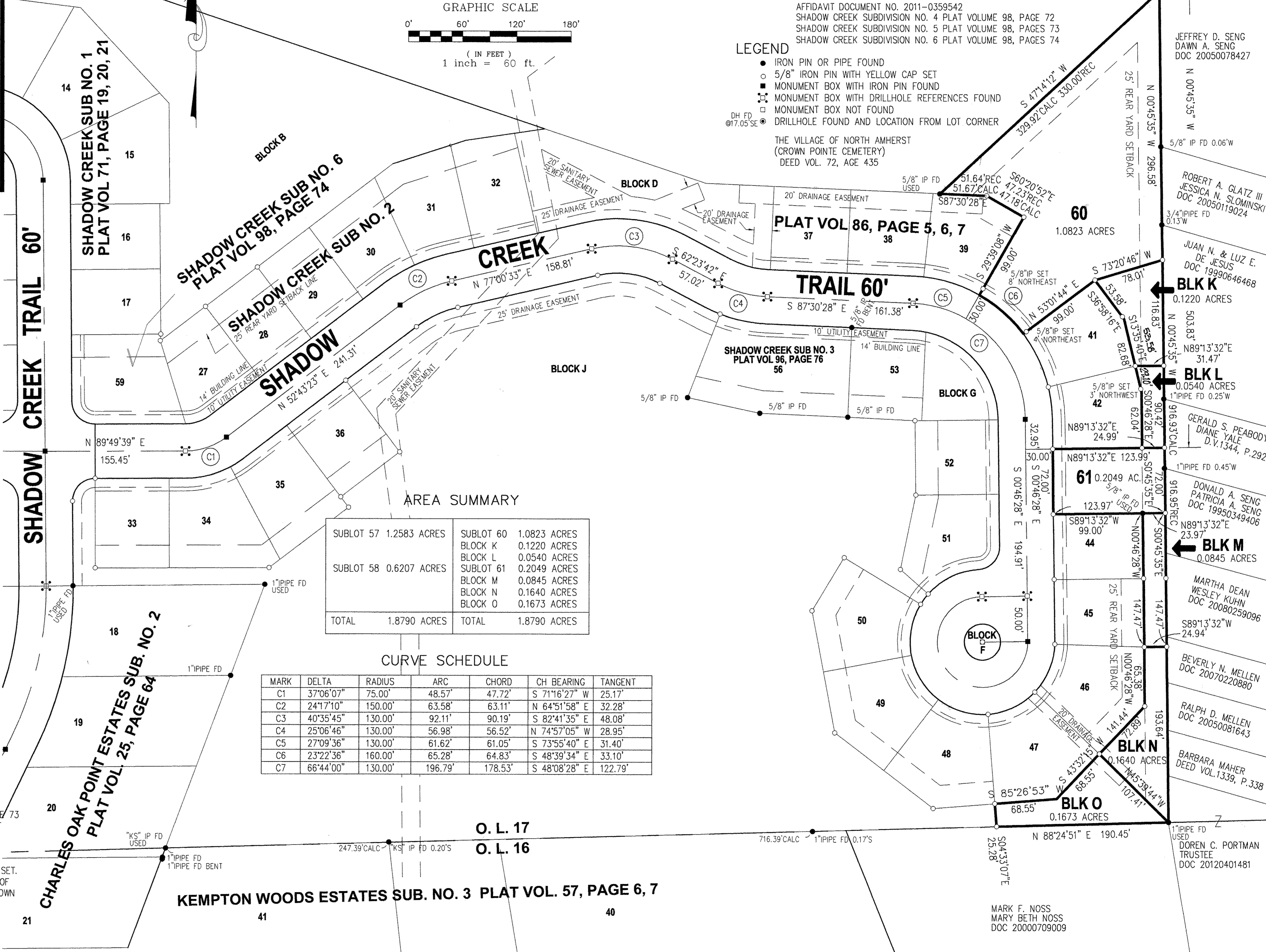


REFERENCES

- SHADOW CREEK SUBDIVISION NO. 3 PLAT VOLUME 90, PAGE 76
- SHADOW CREEK SUBDIVISION NO. 2 PLAT VOLUME 86, PAGES 5, 6, 7
- SHADOW CREEK SUBDIVISION NO. 1 PLAT VOLUME 71, PAGES 19, 20, 21
- DEED RUSSELL DOCUMENT NO. 2011-0362599
- DEED RLR CONSTRUCTION, INC OFFICIAL RECORD VOLUME 245, PAGE 803
- DECLARATION OF RESTRICTIONS, RESERVATIONS AND COVENANTS DOC. NO. 2002-0842989
- AMENDMENT TO THE DECLARATION OF RESTRICTIONS, RESERVATIONS AND COVENANTS DOC. NO. 2008-0276207
- CERTIFICATE OF CORRECTION RE: STREET NAME DOCUMENT NO. 2005-0082612
- DEED TO FIFTH THIRD BANK DOCUMENT NO. 2010-0341693
- AFFIDAVIT DOCUMENT NO. 2011-0359542
- SHADOW CREEK SUBDIVISION NO. 4 PLAT VOLUME 98, PAGE 72
- SHADOW CREEK SUBDIVISION NO. 5 PLAT VOLUME 98, PAGES 73
- SHADOW CREEK SUBDIVISION NO. 6 PLAT VOLUME 98, PAGES 74

LEGEND

- IRON PIN OR PIPE FOUND
 - 5/8" IRON PIN WITH YELLOW CAP SET
 - MONUMENT BOX WITH IRON PIN FOUND
 - MONUMENT BOX WITH DRILLHOLE REFERENCES FOUND
 - MONUMENT BOX NOT FOUND
 - DRILLHOLE FOUND AND LOCATION FROM LOT CORNER
- THE VILLAGE OF NORTH AMHERST (CROWN POINTE CEMETERY) DEED VOL. 72, AGE 435



AREA SUMMARY

SUBLOT 57	1.2583 ACRES	SUBLOT 60	1.0823 ACRES
SUBLOT 58	0.6207 ACRES	BLOCK K	0.1220 ACRES
		BLOCK L	0.0540 ACRES
		SUBLOT 61	0.2049 ACRES
		BLOCK M	0.0845 ACRES
		BLOCK N	0.1640 ACRES
		BLOCK O	0.1673 ACRES
TOTAL	1.8790 ACRES	TOTAL	1.8790 ACRES

CURVE SCHEDULE

MARK	DELTA	RADIUS	ARC	CHORD	CH BEARING	TANGENT
C1	37°06'07"	75.00'	48.57'	47.72'	S 71°16'27" W	25.17'
C2	24°17'10"	150.00'	63.58'	63.11'	N 64°51'58" E	32.28'
C3	40°35'45"	130.00'	92.11'	90.19'	S 82°41'35" E	48.08'
C4	25°06'46"	130.00'	56.98'	56.52'	N 74°57'05" W	28.95'
C5	27°09'36"	130.00'	61.62'	61.05'	S 73°55'40" E	31.40'
C6	23°22'36"	160.00'	65.28'	64.83'	S 48°39'34" E	33.10'
C7	66°44'00"	130.00'	196.79'	178.53'	S 48°08'28" E	122.79'

	SUBDIVISION PLAT		P.A. ROSEBECK & ASSOCIATES REGISTERED SURVEYOR 705 WILLOW CREEK DRIVE, AMHERST, OHIO 44001 PHONE: (440) 988-4657	SHEET 1 OF 1
	SHADOW CREEK SUBDIVISION NO. 7 PART OF ORIGINAL AMHERST TOWNSHIP LOT 17, CITY OF AMHERST, LORAIN COUNTY, STATE OF OHIO DECEMBER 20, 2013			
NO. DATE DESCRIPTION BY		1 02/24/14 MODIFY S/L 61 & BLK 'M' PAR 0 12/20/13 ORIGINAL ISSUE PAR		

RETURN TO: P. A. ROSEBECK & ASSOCIATES