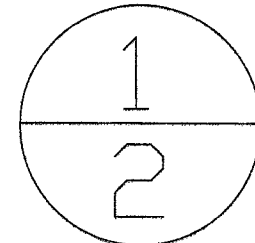


**CIC NO. 3 GARAGE CONDOMINIUM**

PART OF LOT 5, SECTION 3 OF THE WESTERN RESERVE TRACT  
 CATAWBA ISLAND TOWNSHIP OTTAWA COUNTY, OHIO 2011  
 MAY 2011 SCALE 1"=20'

VOL 59 PG 31



**LEGAL DESCRIPTIONS**

**CIC NO. 3 GARAGE CONDOMINIUM**

BEING SITUATED IN THE STATE OF OHIO, COUNTY OF OTTAWA, CATAWBA ISLAND TOWNSHIP, SECTIN NO. 3, ORIGINAL LOT NO. 5 AND BEING MORE DEFINITELY DESCRIBED AS FOLLOWS:

BEGINNING AT A 1/2" IRON PIN, FOUND, MARKING THE SOUTHWEST CORNER OF CIC CONDOMINIUM NO. 3 (DV 285 PG 567);

- (1) THENCE SOUTH 81°24'00" EAST ALONG THE SOUTH LINE OF SAID CONDOMINIUM NO. 3, A DISTANCE OF 34.88 FEET TO A POINT;
- (2) THENCE NORTH 75°57'00" EAST CONTINUING ALONG SAID SOUTH LINE A DISTANCE OF 70.20 FEET TO A POINT;
- (3) THENCE SOUTH 08°36'00" WEST A DISTANCE OF 162.39 FEET TO A POINT ON THE NORTH LINE OF CIC CONDOMINIUM NO. 9 GREENSPACE EASEMENT (DRV 926 PG 682);
- (4) THENCE NORTH 48°28'00" WEST ALONG SAID EASEMENT LINE A DISTANCE OF 118.75 FEET TO A 1/2" IRON PIN, SET, ON THE EAST LINE OF CIC CONDOMINIUM NO. 2 (DV 258 PG 721);
- (5) THENCE NORTH 08°36'00" EAST ALONG SAID EAST LINE, A DISTANCE OF 70.79 FEET TO THE POINT OF BEGINNING, CONTAINING 0.2559 ACRE, MORE OR LESS, BUT BEING SUBJECT TO ALL LEGAL HIGHWAYS, EASEMENTS AND RESTRICTIONS OF RECORD.

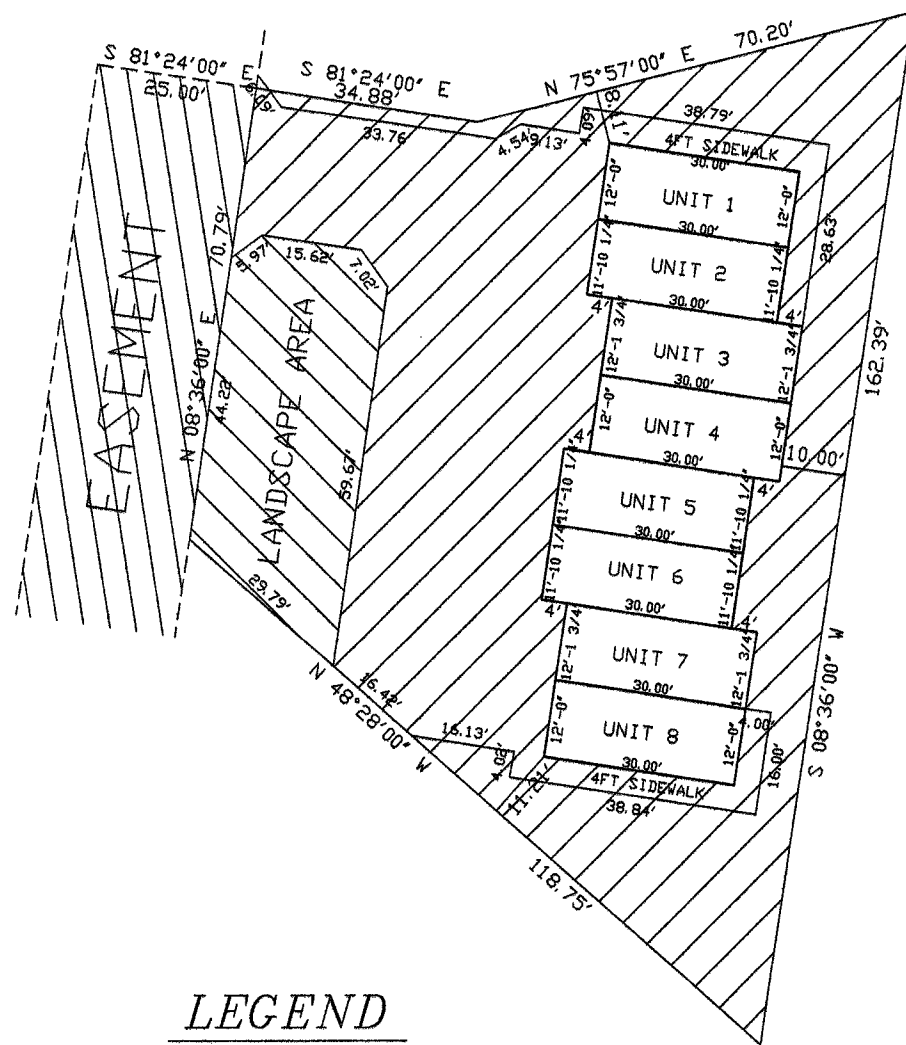
THE ABOVE DESCRIPTION WAS PREPARED FROM AN ACTUAL SURVEY BY DANIEL E. HARTUNG JR, PROFESSIONAL SURVEYOR NO. 5667 IN MAY 2011. THE BEARINGS WERE BASED ON THE CENTERLINE OF MOORE'S DOCK ROAD BEARING NORTH 48°28'00" WEST.

TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR A 25 FOOT ROADWAY DESCRIBED AS FOLLOWS:

BEING SITUATED IN THE STATE OF OHIO, COUNTY OF OTTAWA, CATAWBA ISLAND TOWNSHIP, SECTIN NO. 3, ORIGINAL LOT NO. 5 AND BEING MORE DEFINITELY DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE CENTERLINE OF MOORE'S DOCK ROAD (60FT) WITH THE EAST LINE OF CIC CONDOMINIUM NO. 2 (DV 258 PG 721);

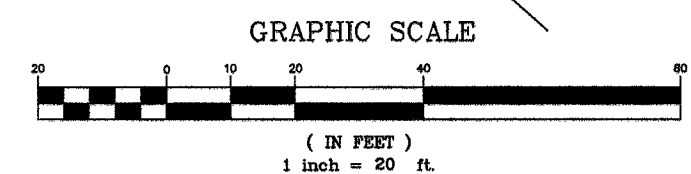
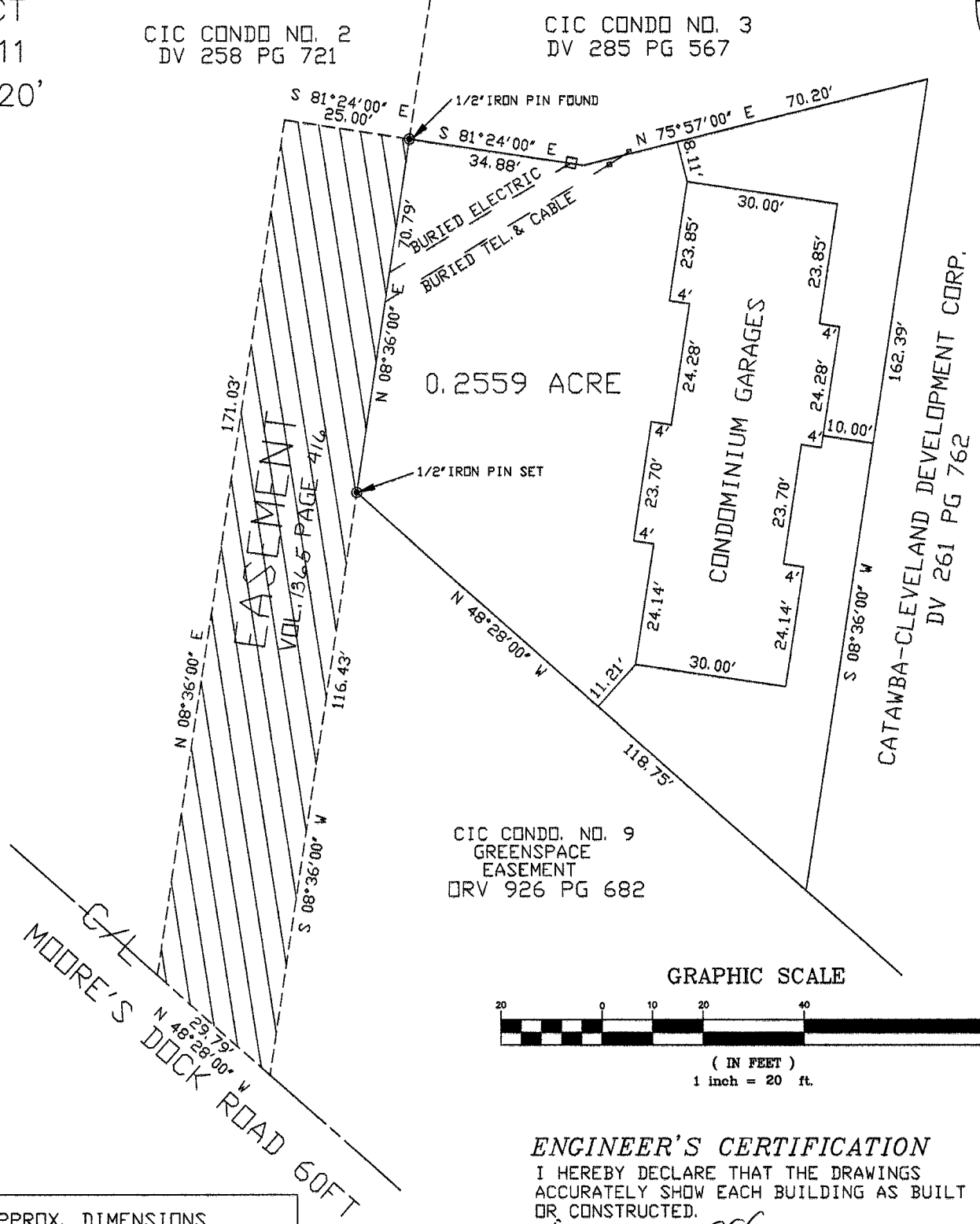
- (1) THENCE NORTH 48°28'00" WEST ALONG THE CENTERLINE OF MOORE' DOCK ROAD A DISTANCE OF 29.79 FEET TO A POINT;
- (2) THENCE NORTH 08°36'00" EAST A DISTANCE OF 171.03 FEET TO A POINT;
- (3) THENCE SOUTH 81°24'00" EAST A DISTANCE OF 25.00 FEET TO THE SOUTHWEST CORNER OF CIC CONDOMINIUM NO. 3 (DV 285 PG 567);
- (4) THENCE SOUTH 08°36'00" WEST ALONG THE EAST LINE OF SAID CIC CONDOMINIUM NO. 2, A DISTANCE OF 187.22 FEET TO THE POINT OF BEGINNING;



**LEGEND**

- GARAGE UNIT
- COMMON AREA
- LANDSCAPE AREA
- EASEMENT

GARAGE UNIT	SQUARE FOOT AREA	F.F.ELEV.	APPROX. DIMENSIONS		
			LENGTH	WIDTH	HEIGHT
UNIT 1	360 S.F.	582.20	30'	12'	9'
UNIT 2	360 S.F.	582.20	30'	12'	9'
UNIT 3	360 S.F.	582.20	30'	12'	9'
UNIT 4	360 S.F.	582.20	30'	12'	9'
UNIT 5	360 S.F.	582.20	30'	12'	9'
UNIT 6	360 S.F.	582.20	30'	12'	9'
UNIT 7	360 S.F.	582.20	30'	12'	9'
UNIT 8	360 S.F.	582.20	30'	12'	9'



**ENGINEER'S CERTIFICATION**  
 I HEREBY DECLARE THAT THE DRAWINGS ACCURATELY SHOW EACH BUILDING AS BUILT OR CONSTRUCTED.

*Lawrence C. Knoble Jr.*  
 LAWRENCE C. KNOBLE, JR.  
 PROFESSIONAL ENGINEER #E-039635  
 INTEGRATED CONSTRUCTION CONSULTANTS, LLC  
 47313 MERRIAM ROAD  
 WELLINGTON, OH 44090  
 (440) 647-3359  
 6/17/2011  
 DATE

**SURVEYOR'S CERTIFICATION**  
 I HEREBY DECLARE THAT THE DRAWINGS ACCURATELY REFLECT THE LOCATIONS OF IMPROVEMENTS AND RECORDED EASEMENTS.

*Daniel E. Hartung Jr.*  
 DANIEL E. HARTUNG JR., PE, PS  
 PROFESSIONAL SURVEYOR #5667  
 HARTUNG & ASSOCIATES  
 ENGINEERS & SURVEYORS  
 P.O. BOX 426  
 346 NORTH MAIN STREET  
 HURON, OHIO 44839-0426  
 (419) 433-4321  
 6/15/2011  
 DATE

OTTAWA COUNTY RECORDER \*2011 00 212671  
 RECEIVED FOR RECORD THE 21<sup>st</sup> DAY OF June 2011  
 AT 2:12 P.M. AND RECORDED June 21 2011  
 IN OTTAWA COUNTY PLAT RECORDS VOLUME 59 PAGES 31-32  
 AND FEES OF \$ 150.80 COLLECTED.  
*Virginia M. Park*  
 OTTAWA COUNTY RECORDER

**HARTUNG & ASSOCIATES**  
 ENGINEERS & SURVEYORS  
 P.O. BOX 426, 346 NORTH MAIN ST., HURON, OH 44839-0426  
 (419) 433-4321 FAX(419) 433-7879  
 DANIEL E. HARTUNG JR., PE, PS