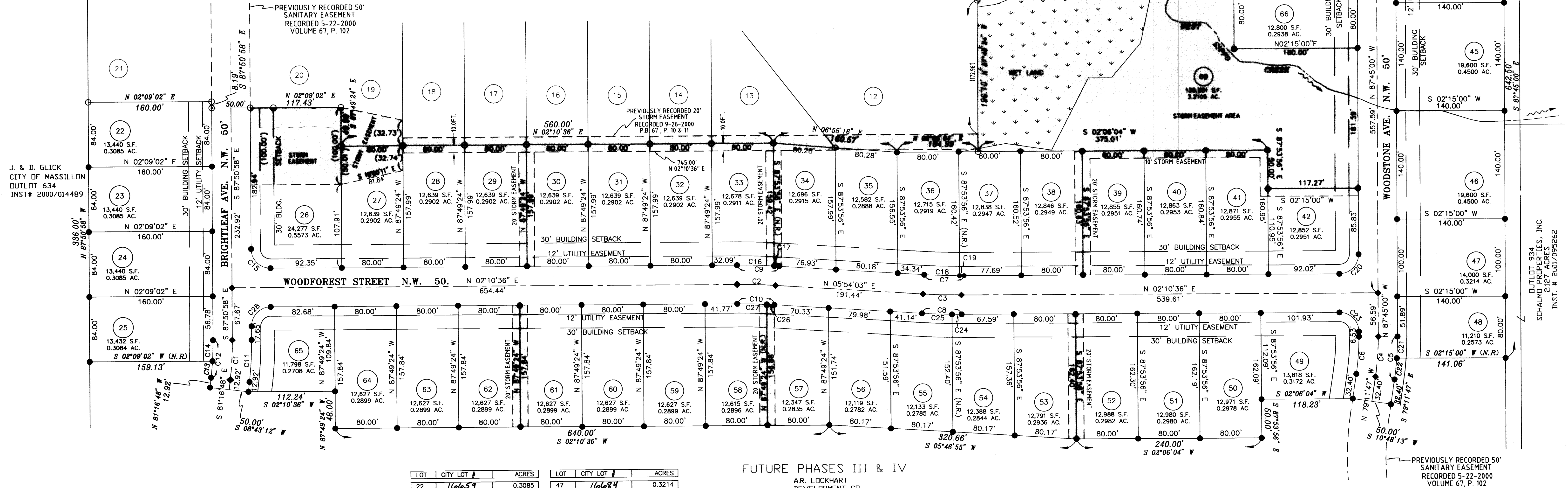


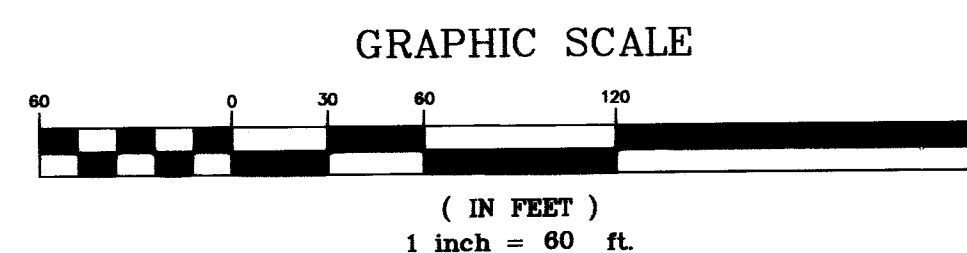
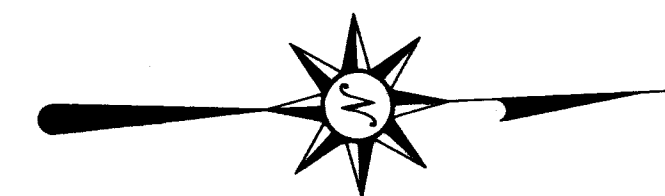
J. & D. GLICK
CITY OF MASSILLON OUTLOT 772
15.496 ACRES
3956/848

WESTBROOK ESTATES PHASE 1A
RECORDED 9-26-2000
P.B. 67, P. 10 & 11



FUTURE PHASES III & IV

A.R. LOCKHART
DEVELOPMENT CO.
CITY OF MASSILLON
OUTLOT 636
INST# 2000/020935



LEGEND

- #5 REBAR SET, CAPPED
- "A.R. LOCKHART DEVELOPMENT"
- IRON PIN FOUND CAPPED
- "A.R. LOCKHART DEVELOPMENT"
- ◆ MONUMENT SET
- C24 REFERS TO CURVE TABLE
- WETLAND AREA
- (N.R.) = NOT RADIAL

NOTES

- RIGHT OF ACCESS TO ANY DEAD END STREETS IN THIS ALLOTMENT IS PROHIBITED, EXCEPT FROM LOTS PLATTED IN CONFORMANCE WITH THE CITY OF MASSILLON SUBDIVISION REGULATIONS.
- ALL LOTS TO HAVE SANITARY SEWER AND STORM SEWER LATERALS
- IRON BARS SET OR TO BE SET AT ALL LOT CORNERS AND CURVE POINTS
- MONUMENTS SET OR TO BE SET AT ALL STREET INTERSECTIONS AND ALL LOCATIONS AS SHOWN
- LANDS IN THIS SUBDIVISION ARE ZONED R-2
- A FIVE FOOT UTILITY EASEMENT ON ALL SIDE PROPERTY LINES AND A TEN FOOT UTILITY EASEMENT ON ALL REAR PROPERTY LINES

CURVE	ARC LENGTH	RADIUS	CHORD LENGTH	CHORD BEARING	DELTA ANGLE	TANGENT
C1	51.60'	450.00'	51.57'	S 84°33'53" E	06°34'11"	25.83'
C2	49.74'	750.00'	49.73'	N 04°00'03" E	03°48'00"	24.88'
C3	49.74'	750.00'	49.73'	N 04°00'03" E	03°48'00"	24.88'
C4	52.25'	350.00'	52.20'	S 83°28'24" E	08°33'13"	26.17'
C5	55.98'	375.00'	55.93'	S 83°28'24" E	08°33'13"	28.04'
C6	48.52'	325.00'	48.47'	S 83°28'24" E	08°33'13"	24.30'
C7	48.08'	725.00'	48.07'	N 04°00'03" E	03°48'00"	24.05'
C8	51.40'	775.00'	51.39'	S 04°00'03" W	03°48'00"	25.71'
C9	51.40'	775.00'	51.39'	N 04°00'03" E	03°48'00"	25.71'
C10	48.08'	725.00'	48.07'	S 04°00'03" W	03°48'00"	24.05'
C11	54.46'	475.00'	54.43'	S 84°33'53" E	06°34'11"	27.26'
C12	48.73'	425.00'	48.70'	N 84°33'53" W	06°34'11"	24.39'
C13	21.49'	425.00'	21.49'	N 82°43'43" W	02°53'51"	10.75'
C14	27.24'	425.00'	27.23'	S 86°00'49" E	03°40'19"	13.62'
C15	39.26'	25.00'	35.35'	N 47°09'49" E	89°58'26"	24.99'
C16	48.15'	775.00'	48.15'	S 03°52'52" W	03°33'36"	24.08'
C17	3.25'	775.00'	3.25'	S 05°46'51" W	00°14'24"	1.62'
C18	45.77'	725.00'	45.77'	S 04°05'32" W	03°37'03"	22.89'
C19	2.31'	725.00'	2.31'	S 02°11'32" W	00°10'57"	1.15'
C20	39.24'	25.00'	35.33'	S 42°47'12" E	89°55'36"	24.97'
C21	28.14'	375.00'	28.13'	N 85°36'01" W	04°17'58"	14.08'
C22	27.84'	375.00'	27.84'	N 81°19'25" W	04°15'15"	13.93'
C23	39.30'	25.00'	35.38'	N 47°12'48" E	90°04'24"	25.03'
C24	12.41'	775.00'	12.41'	N 02°33'35" E	00°55'04"	6.21'
C25	38.99'	775.00'	38.98'	N 04°27'35" E	02°52'56"	19.50'
C26	9.84'	725.00'	9.84'	N 05°30'44" E	00°46'39"	4.92'
C27	38.24'	725.00'	38.24'	N 03°36'44" E	03°01'20"	19.13'
C28	39.28'	25.00'	35.36'	N 42°50'11" W	90°01'34"	25.01'

LOT	CITY LOT #	ACRES	LOT	CITY LOT #	ACRES
22	16659	0.3085	47	16684	0.3214
23	16660	0.3085	48	16685	0.2573
24	16661	0.3085	49	16686	0.3172
25	16662	0.3084	50	16687	0.2978
26	16663	0.5573	51	16688	0.2980
27	16664	0.2902	52	16689	0.2982
28	16665	0.2902	53	16690	0.2936
29	16666	0.2902	54	16691	0.2844
30	16667	0.2902	55	16692	0.2785
31	16668	0.2902	56	16693	0.2782
32	16669	0.2902	57	16694	0.2835
33	16670	0.2911	58	16695	0.2896
34	16671	0.2915	59	16696	0.2899
35	16672	0.2888	60	16697	0.2899
36	16673	0.2919	61	16698	0.2899
37	16674	0.2947	62	16699	0.2899
38	16675	0.2949	63	16700	0.2899
39	16676	0.2951	64	16701	0.2899
40	16677	0.2953	65	16702	0.2708
41	16678	0.2955	66	16703	0.2938
42	16679	0.2951	67	16704	0.2938
43	16680	0.2649	68	16705	0.2943
44	16681	0.3214	69	Outlot 998	3.2105
45	16682	0.4500			
46	16683	0.4500			

CITY OF MASSILLON
151 LINCOLN WAY EAST
MASSILLON, OHIO 44646

RECORD PLAT OF
WEST BROOK ESTATES – PHASE II
FINAL PLAT
20.4332 ACRES
PART OF THE NW 1/4 SECTION 10
TOWNSHIP 12, RANGE 10
FORMERLY TUSCARAWAS TWP.,
BEING PART OF OUTLOT 636 OF
CITY OF MASSILLON

ACKNOWLEDGMENT

IN CONSIDERATION OF THE MUTUAL BENEFITS TO BE DERIVED THEREFROM, I, THE UNDERSIGNED PROPERTY OWNER AND LIENHOLDER OF THE LANDS SHOWN HEREON, LOCATED IN THE CITY OF MASSILLON, PART OF OUTLOT 738 (FORMERLY PART OF OUTLOTS 562 & 563), STARK COUNTY, OHIO, DO HEREBY CONVEY UNTO THE CITY OF MASSILLON, OHIO, ITS SUCCESSORS AND ASSIGNS FOR UTILITIES RIGHTS OF WAY PURPOSES, THAT PORTION OF LAND OWNED BY ME OR UPON WHICH I HAVE A LIEN AS SHOWN ON THIS DEDICATION PLAT. I DO HEREBY WAIVE ALL MY CLAIMS FOR COMPENSATION FOR LANDS AND PROPERTY HEREBY CONVEYED OR DAMAGES SUSTAINED ON ACCOUNT THEREOF, AND DO HEREBY DEDICATE THE STREETS AND EASEMENTS SHOWN HEREON TO PUBLIC USE FOREVER, AND DO FURTHER WAIVE ALL MY RIGHTS TO HEARING AND NOTICE THEREOF, TO HAVE AND HOLD SAID CONVEYANCE UNTO SAID CITY OF MASSILLON OHIO, ITS SUCCESSORS AND ASSIGNS, THAT I AM THE LAWFUL OWNER OR LAWFUL AGENTS OF THE LAWFUL OWNER OF SAID PREMISES AND HAVE FULL POWER TO GRANT, BARGAIN, SELL, CONVEY, AND RELEASE THE SAME IN THE MANNER AFORESAID AND WILL WARRANT AND DEFEND THE SAME AGAINST ALL CLAIMS, AND ALSO ALLOW FOR THE CONSTRUCTION, OPERATION AND MAINTENANCE OF SAID UTILITIES.

OWNER AND LIENHOLDER

A.R. Lockhart
A.R. LOCKHART
PRESIDENT
A.R. LOCKHART DEVELOPMENT Co.

WITNESSES

Jeffrey A. Kettner
JEFFREY A. KETTER
Jeffrey A. Smith
JEFFREY A. SMITH

STATE OF OHIO }
COUNTY OF SUMMIT } SS:

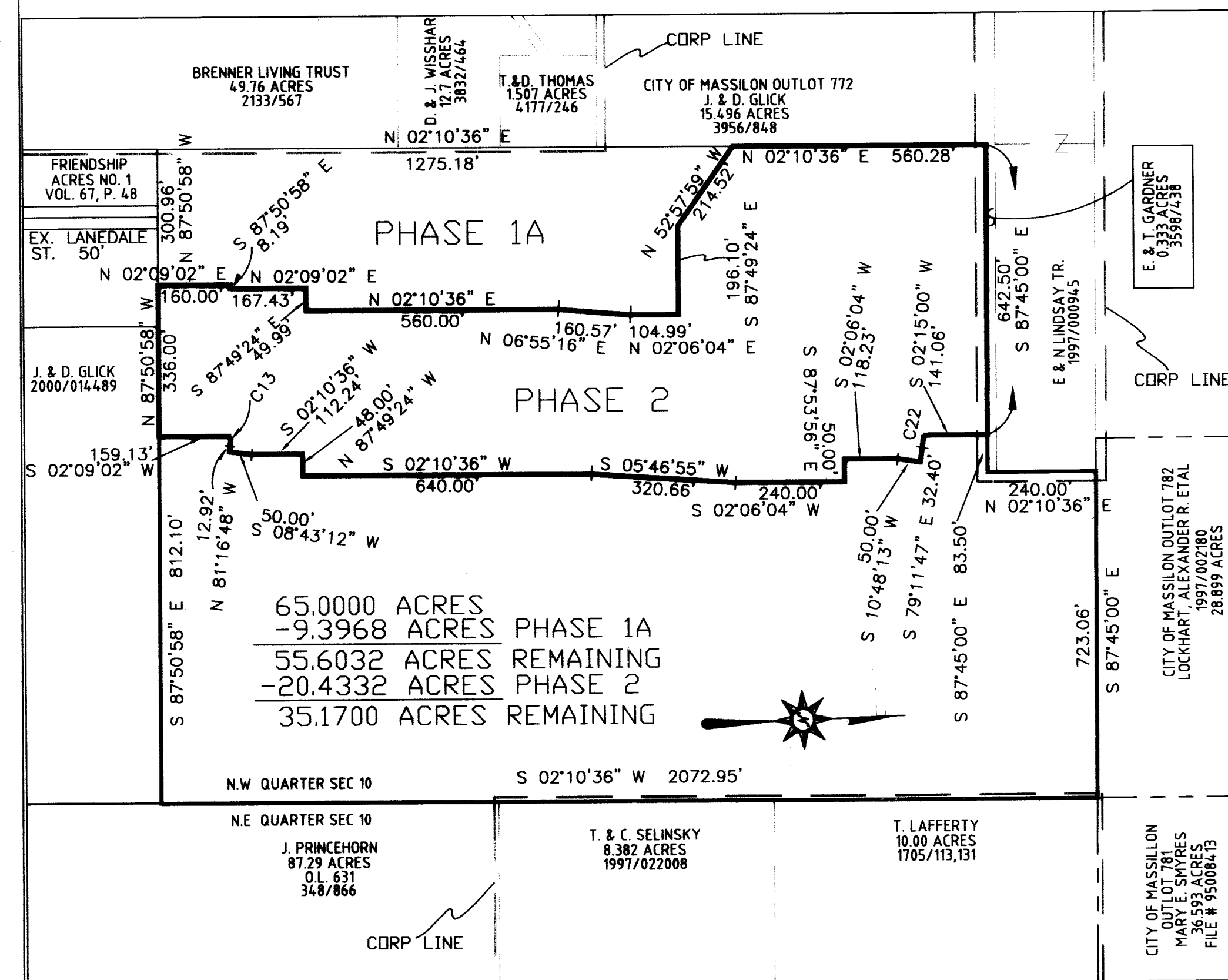
BEFORE ME, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED THE ABOVE NAMED A.R. LOCKHART, WHO ACKNOWLEDGED THE MAKING AND SIGNING OF FOREGOING INSTRUMENT TO BE HIS FREE ACT AND DEED.

IN TESTIMONY WHEREOF, I HEREUNTO SET MY HAND AND OFFICIAL SEAL AT AKRON, OHIO THIS 21 DAY OF February, 2003.

Patricia Colan
PATRICIA COLAN
NOTARY PUBLIC

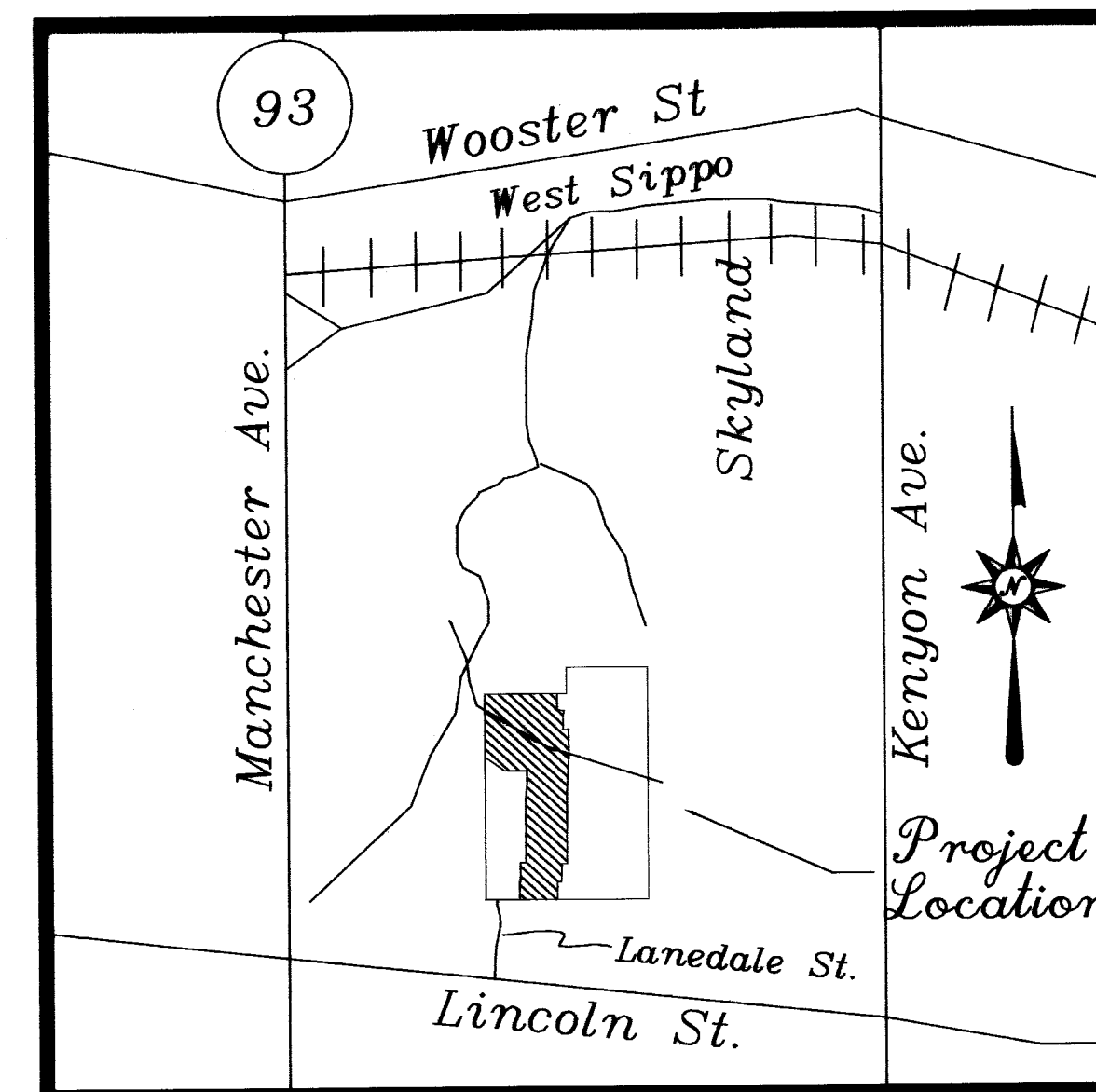
MY COMMISSION EXPIRES Sept. 25, 2004
Patricia Colan-Notary Public
State of Ohio
My Commission Expires September 25, 2004

PLAT OF LANDS OF THE DEDICATORS FROM WHICH LAND IS TAKEN
NOT TO SCALE
FOR CURVE INFO, SEE SHEET 2 OF 2



AREA IN LOTS (48): 17.5530 AC.
AREA IN NEW R/W: 2.8802 AC.
TOTAL AREA: 20.4332 AC.

NOVEMBER 2002



LOCATION MAP
Not to scale

INDEX	
TITLE	SHEET 1
PLAT	SHEET 2

OWNER/ DEVELOPER

A.R. LOCKHART DEVELOPMENT CO.
800 WEST WATERLOO ROAD
AKRON, OHIO 44319
PH: (330) 745-6520
FAX (330) 745-0716

CERTIFICATION

I HEREBY CERTIFY THAT THE LAND AS SHOWN ON THIS PLAT WAS SURVEYED BY ME OR UNDER MY SUPERVISION, AND THE PLAT IS A CORRECT REPRESENTATION THE LAND SURVEYED AND THE SUBDIVISION THEREOF.

Keith Lennon
Keith Lennon
Registered Surveyor No. 6825

STATE OF OHIO }
COUNTY OF SUMMIT } SS:

BEFORE ME, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED THE ABOVE NAMED Keith Lennon, WHO ACKNOWLEDGED THE MAKING AND SIGNING OF FOREGOING INSTRUMENT TO BE HIS FREE ACT AND DEED.

IN TESTIMONY WHEREOF, I HEREUNTO SET MY HAND AND OFFICIAL SEAL AT AKRON, OHIO THIS 21 DAY OF February, 2003.

Patricia Colan
PATRICIA COLAN
NOTARY PUBLIC

MY COMMISSION EXPIRES Sept. 25, 2004
Patricia Colan-Notary Public
State of Ohio
My Commission Expires September 25, 2004

MASSILLON PLANNING COMMISSION

APPROVED BY THE CITY PLANNING COMMISSION OF MASSILLON, OHIO AT A MEETING HELD THE 12th DAY OF February, 2003.

John D. Plank
SECRETARY
Ken D. Plank
CHAIRMAN

MASSILLON CITY COUNCIL

ACCEPTED BY THE CITY COUNCIL OF MASSILLON, OHIO, BY ORDINANCE No. 46-2003 PASSED THE 3rd DAY OF March, 2003.

Sharon Threlk
CLERK
James D. Haring
PRESIDENT

MASSILLON CITY ENGINEER

APPROVED BY THE MASSILLON CITY ENGINEER THIS 26th DAY OF MARCH, 2003. AND LOT NUMBERS ASSIGNED.

Sharon Threlk
MASSILLON CITY ENGINEER

MASSILLON CITY LAW DIRECTOR

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE THAT NO ENCUMBRANCES EXIST ON THE LANDS HEREIN OFFERED FOR PUBLIC USE THIS 26th DAY OF MARCH, 2003.

Patricia G. Steggs
MASSILLON CITY LAW DIRECTOR

STARK COUNTY AUDITOR

ENTERED FOR TRANSFER THE 3rd DAY OF APRIL, 2003.

Janet Leclair Crighton
STARK COUNTY AUDITOR
by *K. Leclair*, deputy

STARK COUNTY RECORDER

RECEIVED FOR RECORD THIS 3 DAY OF April, 2003.

RECORDED IN PLAT BOOK _____ Page _____

Rich Campbell
STARK COUNTY RECORDER

Index: 200304030000101 04/03/2003
Plat: 2 2:589 40 2 10PM Placed
Rick Campbell
Stark County Recorder 12030501644