WASHINGTON VILLAGE
PLATS 8 AND 9

This information is taken from public records filed with the Lucas County Recorder’s Office. Port Lawrence Title and Trust Company assumes no liability for the accuracy or completeness of the information contained herein.
DECLARATION
OF
COVENANTS, CONDITIONS AND RESTRICTIONS
FOR
PLATS EIGHT AND NINE
OF
WASHINGTON VILLAGE

Organized Neighbors Yielding Excellence Incorporated, an Ohio non-profit corporation ("ONYX"), Washington Village Estates Limited Partnership, an Ohio limited partnership ("Partnership"), Washington Village Homeowners Association, Inc., an Ohio non-profit corporation ("Association"), Asad H. Abdur-Rahman, an unmarried man ("406 Imani Circle Owner"), Ronnie Davis, Sr. and Jeannette Davis, husband and wife ("416 Imani Circle Owner"), Del R. Grace and Kelli L. Grace, husband and wife ("424 Imani Circle Owner"), Ralph E. Patterson and Faith Patterson, husband and wife ("834 Imani Circle Owner"), Jonathan Walker and Antoinette Walker, husband and wife ("822 Imani Circle Owner") and Delbert E. Williamson and Cynthia Williamson, husband and wife ("419 Imani Circle Owner"), the Imani Circle owners hereinafter are collectively referred to as "Owners") make an offer into this Declaration of Covenants, Conditions and Restrictions ("Declaration") which is effective upon this 21st day of May, 2002.

RECITALS

WHEREAS, the City of Toledo, Department of Community Development ("City") made and entered into a Declaration Of Covenants, Conditions And Restrictions As To Washington Village Plats I Thru IV which was dated October 25, 1979 and recorded in the records of the Lucas County, Ohio Recorder on November 2, 1979 at Mortgage Microfiche number 79-1259-D04 through 79-1259-E02 ("Original Declaration");

WHEREAS, under the terms of Article Two of the Original Declaration, the City was obligated to turn over control of the affairs of the subdivision and assign the rights, privileges and powers created under the Original Declaration to the Association upon the sale of seventy-five percent (75%) of the lots in Plats I thru IV;

WHEREAS, the City, by a document recorded in the records of the Lucas County, Ohio Recorder on April 30, 2002 at Mortgage Microfiche number 02-2805-C01, has turned over control of the affairs of the subdivision and assigned the rights, privileges and powers created by the Original Declaration to the Association;

WHEREAS, ONYX and the Partnership have been working to develop additional lots located in Plats VIII and IX of Washington Village;

WHEREAS, on April 30, 1998, Asad H. Abdur-Rahman, an unmarried man, purchased the property with the address of 406 Imani Circle, Toledo, Ohio located in Washington Village Plat VIII;
WHEREAS, on May 26, 1998, Ronnie Davis, Sr. and Jeannette Davis, husband and wife, purchased the property with the address of 416 Imani Circle, Toledo, Ohio and located in Washington Village Plat VIII;

WHEREAS, on October 18, 1999, Del R. Grace, a married man, purchased the property with the address of 424 Imani Circle, Toledo, Ohio and located in Washington Village Plat VIII;

WHEREAS, on April 20, 2000 by a deed recorded on April 25, 2000 in the Lucas County Recorders Office at deed microfilm number 00-0202-A01, the City of Toledo, Ohio deeded the lots with the street addresses of 432 Imani Circle, Toledo, Ohio, 822 Imani Circle, Toledo, Ohio and 834 Imani Circle, Toledo, Ohio to ONYX;

WHEREAS, on August 8, 2000 by a deed recorded on August 25, 2000 in the Lucas County Recorders Office at deed microfilm number 00-0439-A01, ONYX deeded the lots with the street addresses of 432 Imani Circle, Toledo, Ohio, 822 Imani Circle, Toledo, Ohio and 834 Imani Circle, Toledo, Ohio to Imani Homes, LLC, an Ohio limited liability company that is the sole general partner of the Partnership;

WHEREAS, on August 8, 2000 by a deed recorded on September 11, 2000 in the Lucas County Recorders Office at deed microfilm number 00-0458-D03, Imani Homes, LLC deeded the lots with the street addresses of 432 Imani Circle, Toledo, Ohio, 822 Imani Circle, Toledo, Ohio and 834 Imani Circle, Toledo, Ohio to the Partnership;

WHEREAS, on July 11th, 2001, the Partnership sold the property with the address of 834 Imani Circle, Toledo, Ohio and located in Washington Village Plat IX to Ralph E. Patterson;

WHEREAS, on September 21, 2001 by a deed recorded on September 25, 2001 in the Lucas County Recorders Office at deed microfilm number 01-0529-D08, the City deeded the lots with the street addresses of 411 Imani Circle, Toledo Ohio, 419 Imani Circle, Toledo Ohio, 427 Imani Circle, Toledo Ohio, 440 Imani Circle, Toledo Ohio, 805 Imani Circle, Toledo Ohio, 809 Imani Circle, Toledo Ohio, 811 Imani Circle, Toledo Ohio, 812 Imani Circle, Toledo Ohio, 815 Imani Circle, Toledo Ohio, 825 Imani Circle, Toledo Ohio, 837 Imani Circle, Toledo Ohio, 847 Imani Circle, Toledo Ohio and 851 Imani Circle, Toledo Ohio to ONYX;

WHEREAS, on December 12th, 2001, the Partnership sold the property with the address of 822 Imani Circle, Toledo, Ohio and located in Washington Village Plat IX to Jonathan Walker and Antoinette Walker, husband and wife;

WHEREAS, on December 19, 2001, the Partnership sold the property with the address of 419 Imani Circle, Toledo, Ohio and located in Washington Village Plat IX to Delbert E. Williamson and Cynthia Williamson, husband and wife;
WHEREAS, ONYX, the Partnership, the Association and the Owners agree that the application to Washington Village Plats VIII and IX of covenants, conditions and restrictions similar to those contained in the Original Declaration will aid in establishing and maintaining an attractive and safe neighborhood that will attract new residents and advance the revitalization and economic development of the neighborhood;

WHEREAS, ONYX, the Partnership, the Association and the Owners agree that the present and future owners of the Lots share a common interest with the home owners of Plats I, II, III and IV of Washington Village and that it is in the best interests of the current members of the Association and the present and future Lot owners that the Lot owners become members of the Association and that the Association be given the authority to enforce the covenants, conditions and restrictions established by this Declaration;

WHEREAS, the members of the Association have approved expanding the membership of the Association to include the owners of the lots with the addresses, TD Parcel numbers and legal descriptions ("Lots") set forth in Exhibit A attached hereto and incorporated herein and to extend to the Lot owners the rights and privileges of Association membership.

NOW THEREFORE, ONYX, the Partnership, the Association and the Owners in consideration for each party's agreement to be bound by the Declaration, the adequacy of which is hereby acknowledged, enter into and agree as follows:

1) The recitals are incorporated into the Declaration.

2) The Lots shall be subject to the following covenants, conditions and restrictions which shall run with the land and shall bind any present or future owner of any interest in the Lots:

ARTICLE I

Section 1. No building or structure other than a single private residence not exceeding two (2) stories in height, designed and intended for the occupancy of only one (1) family ("Dwelling") shall be erected, reconstructed, placed or suffered to remain on any Lot.

Section 2. The City of Toledo, Ohio has reserved to itself, its successors and assigns, the perpetual easements in through, under and/or over each Lot, as shown on Washington Village Plat VIII and the City of Toledo, Ohio and ONYX have reserved to themselves, their successors and assigns, the perpetual easements in through, under and/or over each Lot, as shown on Washington Village Plat IX and which, in both Plats, are designated as utility rights-of-way, for the construction, operation and maintenance of utility power lines and conduits, water, gas and sewer lines and conduits and/or any other public utility facilities, together with the necessary
appurtenances. No building or other structure, or any part thereof, shall be erected or maintained upon any part of the Lots that are subject to these utility easements.

Section 3. No Dwelling constructed on any Lot shall have less than three bedrooms. The finished living area for any three bedroom Dwelling shall not be less than Fourteen Hundred (1,400) square feet and the living area for any four bedroom Dwelling shall not be less than Eighteen Hundred (1,800) square feet. Determination of said living area shall not include basement, cellars, porches, garages or any other area not designed for year round living use. All Dwellings shall have a brick facing on the exterior wall of the house facing the front of the Lot.

Section 4. All Dwellings shall be built with a crawl space or a basement.

Section 5. Any Dwelling constructed on any Lot shall have an attached two-car garage and a concrete driveway.

Section 6. No Dwelling shall be erected, placed, or altered on any Lot until the following documents have been submitted and approved by the Association, or its assignee prior to the commencement of construction:

a. Construction plans and specifications for the Dwelling which set forth, but are not limited to, quality of workmanship and materials, harmony of exterior design and color with existing structures, and any and all features necessary to insure an architecturally harmonious and desirable residential area.

b. A site plan, drawn to scale, showing the location of all structures, both existing and proposed on the lot.

c. Submission of any or all of these documents may be waived by the Association or its assignee therefore, when in its opinion such submission is not necessary for the compliance with the intent of these covenants, conditions and restrictions.

d. The Association or its assignee shall use its best judgment to assure that all improvements conform to existing surroundings and structures.

Section 7. The owner of each Lot shall plant (or cause to be planted) and maintain a seeded lawn on the front of the Lot and on all sides of the Lot with street frontage and shall plant (or cause to be planted) and maintain shrubs and flowers as required by the Association.

Section 8. No structures of either a temporary or permanent character, such as an addition, trailer, basement, tent, shack, dog house, play house, garage, barn or other out-building, shall be placed or erected upon any Lot without the written approval of the Association or its assignee, and, if approved, such structures shall not be used either temporarily or permanently as a residence.
Section 9. No wines, liquors, beer or other intoxicant shall be manufactured commercially or sold on any Lot.

Section 10. No weeds, underbrush or other unsightly growths, shall be permitted to grow or remain anywhere upon said lots, or any unsightly objects shall be allowed to be placed or suffered to remain anywhere thereon.

Section 11. No advertising sign, billboard, or other advertising device, whether for the purpose of advertising the sale of said premises or otherwise, shall be erected, placed or suffered to remain upon said premises or upon or visible from the outside of said Dwelling without the written consent of the Association or its assignee, first having been obtained.

Section 12. No recreational vehicles of any kind or description (boats, trailers, motor homes) shall be stored on any Lot nor parked on any premises for more than 72 hours. Any Lot owner may request a waiver of this provision by making a written request to the Association. The Association, in its sole and absolute discretion, may approve or deny such request.

Section 13. No disabled vehicles of any kind shall be stored or allowed to be placed or suffered to remain upon said Lots or on streets within the subdivision.

Section 14. No Dwelling owner or resident shall install, cause to be installed or use a window air conditioning unit. No clothes, sheets, blankets or other articles shall be hung outside of any Dwelling except in the rear yard and no clothes line or other implement used to hang laundry in the rear yard shall be higher than seven (7) feet above the ground. No laundry shall be left hanging for an extended period of time.

Section 15. No Dwelling owner or resident shall park (or permit to be parked) a truck or other commercial vehicle on the premises, except in the garage of the Dwelling. This provision shall not apply to trucks or other commercial vehicles that are temporarily parked on the premises for the purpose of carrying on any lawful trade or business.

Section 16. All combustible and non-combustible rubbish and debris, compost heaps, cuttings, and all garbage shall be stored and maintained within the garage or Dwelling, in containers or otherwise entirely screened from view.

Section 17. No Dwelling owner or resident(s) shall keep more than two dogs and/or cats on the premises. The Association may adopt reasonable regulations governing the keeping of household pets within any Dwelling or on any Lot and such reasonable regulations it deems necessary to prevent any such household pet from being a nuisance to or endangering the owners or inhabitants of WASHINGTON VILLAGE. Except as authorized by the Association, no other animals of any kind, character or species shall be kept upon or maintained on any Lot or in any Dwelling.
Section 18. No property owner shall obtain the written approval of the Association prior to cutting down or removing any tree located on his or her Lot. This provision is for the benefit of the subdivision and is intended to ensure that only diseased or dying trees are cut and removed and to preserve the aesthetics of the subdivision.

Section 19. Fencing shall only be placed in the back yard of any Lot. Such fencing shall be decorative in nature. Privacy fencing shall be allowed. To assure harmony within the subdivision, approval must be granted by the Association prior to the erection or placing of any permanent or temporary fence on any Lot.

Section 20. Any request for the Association's approval required under this Declaration shall be made in writing. The Association shall respond to any such written request within ten (10) business days.

Section 21. Invalidation of any covenant, condition and/or restriction contained herein by judgment or court order shall in no way affect any of the other provisions which shall remain in full force and effect.

Section 22. These covenants, conditions and restrictions shall run with the land and be binding upon all persons having any interest in a Lot for a period of twenty-five (25) years from the date these covenants, conditions and restrictions are recorded, after which time said covenants, conditions and restrictions shall be automatically extended for successive periods of ten (10) years unless an instrument signed by a majority of the then owners of record of said Lots has been recorded, agreeing to and directing a change of said covenants, conditions and restrictions in whole or in part.

Section 23. Enforcement of these covenants, conditions and restrictions shall be by proceedings at law or in equity and may be brought against any person or persons violating or attempting to violate any covenant, condition and restriction to either restrain violation thereof or to recover damages.

Section 24. Each and every person who hereafter acquires title to any Lot shall be a member of the Washington Village Homeowners Association.

Section 25. Each and every Lot, except for any Lots owned at the time of the assessment, by the Association, ONYX, Imani Homes, LLC, the Partnership or any other entity owned or controlled and operated by ONYX, shall be assessed a maintenance charge in an amount to be determined by the Association. To secure the payment of the maintenance charge, the Association shall have a perpetual lien upon the Lots subject to the assessment of the maintenance charge. The Association may record a notice of lien with the Lucas County, Ohio Recorder to make any such lien of record.

Section 26. If any charge or assessment is not paid when due, the Association may, when and as often as such delinquencies occur, proceed by process of law to collect the amount then
due by foreclosure of said lien or otherwise and in such event shall be entitled to recover and enforce against said premises a lien for its expenses of collection including reasonable attorney fees. The Association shall levy said charges and assessments against all the Lots except for those Lots currently owned, at the time of the assessment, by the Association, ONYX, Imani Homes, LLC, the Partnership and any other entity owned or controlled and operated by ONYX. The Association shall only expend the collected maintenance charges and assessments for the following purposes: the Association's operating expenses, including but not limited to attorneys fees and the costs of collecting assessments, any and all expenses associated with the common areas of Washington Village owned by the Association, and any purpose reasonably intended to advance the interests of the Washington Village home owners, as determined by the Association, including but not limited to employing personnel to act as a private security force.

Section 27. The annual assessments may be increased, decreased or adjusted in amount from year to year by the Association. The assessments against each Lot shall at all times be equal to those assessed against the individual lots located in Washington Village Plats I, II, III and IV. The Association shall make any adjustments during the four (4) month period preceding the date the assessments are due and payable, March 1st of each year. The Association shall exercise its discretion in judgment as to the amount of said fund to be expended in connection with the purposes for which said fund is collected, and its judgment in reference thereto shall be binding upon all interested parties.

Section 28. The owners of the Lots shall have the right to exercise the privileges that arise from membership in the Association, including the right to use the park facilities.

Section 29. If the owner of any Lot is required to submit plans to and receives the Association’s approval, any variance in the actual construction and/or location of any alteration, addition, fence, wall, hedge, roadway or any other deviation from those portions of the plans requiring Association’s approval shall be a violation of these covenants, conditions and restrictions.

ARTICLE TWO

Section 1. Every owner of a Lot site in Plats VIII and IX of WASHINGTON VILLAGE shall be entitled to one (1) vote for each Lot owned by him or her on each matter submitted to a vote of Members of the Association; PROVIDED, however, that where title to a Lot is in more than one person’s name, such co-owners acting jointly shall be entitled to but one (1) vote.

Section 2. The Association by vote of two-thirds (2/3) of its members may adopt such reasonable rules and regulations as it may deem advisable for the maintenance, conservation and beautification of the Lots, and for the health, comfort, safety, and general welfare of the residents of the Lots, and all parts of the Lots shall at all times be maintained in compliance with such rules and regulations. But, the Association shall not adopt any rules and regulations for the Lots that differ from the rules and regulations that apply to Washington Village Plats I, II, III and IV.
ARTICLE THREE

Section 1. All subsequent owners of the Lots, no matter how the owner acquired title, are subject to all restrictions, conditions, covenants, reservations, easements, and the jurisdictions, rights and powers of Community Development created or reserved by this Declaration, plat or deed restrictions heretofore recorded. All easements, rights, benefits, and privileges of every character hereby granted, created, reserved or declared and all impositions and obligations hereby imposed, shall run with the land and bind every owner of any interest therein, regardless of how acquired. The violation of any restriction or condition or the breach of any covenant or provision herein contained shall give the Association the right to take appropriate action against any person or persons responsible for such violation(s).

Section 2. None of the restrictions imposed hereby shall be subrogated or waived by any failure to enforce the provision hereof, no matter how many violations or breaches may occur.

Section 3. A violation of any of the rules and regulations adopted by the Association shall be deemed a violation of this Declaration and may be adjudged as herein provided.

Section 4. The rights, privileges and powers herein retained by the Association shall be assignable and shall inure to the benefit of its successors and assigns.

3) ONYX, the Partnership and the Association will cause any and all lots that are located within Plats VIII or IX of Washington Village and that, in the future are owned by the Association, ONYX, the Partnership, Imari Homes, LLC or any other entity that is owned or controlled and operated by ONYX and are not subject to the Declaration to become subject to the Declaration;

4) The Association may assign all, but not less than all, its rights, liabilities, duties, privileges, powers and obligations arising from or out of this Declaration to another party and those rights, liabilities, duties, privileges, powers and obligations shall inure to and be binding upon any successor or assign. However, this provision shall not be deemed to prohibit the Association from exercising any of its duties or powers by or through an agent;

5) ONYX, the Partnership, the Association and the Owners agree that, in the event any of the foregoing parties convey any interest in any of the Lots, the party conveying the interest will make specific reference to this Declaration in the instrument conveying the interest and cause the interest conveyed to be subject to this Declaration;

6) The Association, for itself and on behalf of its members, agrees to expand the membership of the Association to include the Lot owners, to extend all of the rights and privileges of membership in the Association to the Lot owners and to take any and all actions necessary to effect the same;
7) Notwithstanding any contrary provision contained in the Declaration, in the event that the Association or any one or more of its members prevent the Lot owners from exercising any part of or all of the rights and privileges of membership in the Association, a majority of the Lot owners, upon providing written notice to the Association and recording the same, shall have the right to form a separate homeowners association to govern the affairs of Washington Village Plats VIII and IX and enforce the covenants, conditions and restrictions created by the Declaration. Upon receiving such notice, the Association’s rights, duties, obligations and powers created under the Declaration shall cease and the Lot owners shall succeed to those rights, duties, obligations and powers created under the Declaration. The Association will cooperate with the Lot owners to effect the assignment of its rights, duties, obligations and powers created under the Declaration to the Lot owners or a home owners association created by them.

IN WITNESS WHEREOF, the parties named above hereby execute this Declaration.

Witnessed by:

[Signatures]

ORGANIZED NEIGHBORS YIELDING EXCELLENCE INCORPORATED

By: [Signature]  
Christy Fletcher, its Executive Director

STATE OF OHIO  
LUCAS COUNTY

On this 21 day of May, 2002, Christy Fletcher, the Executive Director of Organized Neighbors Yielding Excellence Incorporated, an Ohio non-profit corporation ("ONYX"), appeared before me and acknowledged her signing of the foregoing was a duly authorized act taken on behalf of ONYX.

[Signature]  
Notary Public

02 4858A02
WASHINGTON VILLAGE ESTATES
LIMITED PARTNERSHIP

By: IMANI HOME, LLC,
its sole general partner

By: 
Christy Fletcher, its Manager

Witnessed by:

Camilla Home

STATE OF OHIO )
LUCAS COUNTY )

On this 31 day of May, 2002, Christy Fletcher, the Manager of Imani Homes, LLC, an Ohio limited liability company and the sole General Partner of Washington Village Estates Limited Partnership, an Ohio limited partnership ("Partnership"), appeared before me and acknowledged her signing of the foregoing was a duly authorized act taken on behalf of the Partnership.

DERRY M. D. MISTER
Notary Public
Witnessed by: Camilla Dolce

WASHINGTON VILLAGE
HOMEOWNERS ASSOCIATION, INC.

By: Caryn Flourney, its Pres'nt

STATE OF OHIO )
LUCAS COUNTY )

On this 31st day of May, 2002, Caryn Flourney, the President of Washington Village Homeowners Association, Inc., an Ohio non-profit corporation ("Association"), appeared before me and acknowledged her signing of the foregoing was a duly authorized act taken on behalf of the Association.

Witnessed by: 406 IMANI CIRCLE OWNER

______________________________
Asad H. Abdur-Rahmaan

STATE OF OHIO )
LUCAS COUNTY )

On this ___ day of May, 2002, Asad H. Abdur-Rahmaan, an unmarried man, appeared before me and acknowledged that his signing of the foregoing was his free act and deed.

Notary Public

02 4858A04
WASHINGTON VILLAGE
HOMEOWNERS ASSOCIATION, INC.

By: Caryn Flourney, its President

STATE OF OHIO  
LUCAS COUNTY  

On this ___ day of May, 2002, Caryn Flourney, the President of Washington Village Homeowners Association, Inc., an Ohio non-profit corporation ("Association"), appeared before me and acknowledged her signing of the foregoing was a duly authorized act taken on behalf of the Association.

Witnessed by:

Notary Public

485 IMANI CIRCLE OWNER

On this ___ day of May, 2002, Asad H. Abdus-Rahman, an unmarried man, appeared before me and acknowledged that his signing of the foregoing was his free act and deed.

Witnessed by:

Notary Public

02 4858A05
Witnessed as to both by:

834 Imani Circle Owner

Ralph E. Patterson
Faith Patterson

STATE OF OHIO 
LUCAS COUNTY 

On this 23rd day of May, 2002, Ralph E. Patterson and Faith Patterson, husband and wife, appeared before me and acknowledged that their signing of the foregoing was their free act and deed.

Notary Public

Witnessed as to both by:

822 Imani Circle Owner

__________________________
Jonathan Walker

__________________________
Antoinette Walker

STATE OF OHIO 
LUCAS COUNTY 

On this ___ day of May, 2002, Jonathan Walker and Antoinette Walker, husband and wife, appeared before me and acknowledged that their signing of the foregoing was their free act and deed.

Notary Public

02 4858A06
Witnessed as to both by:

________________________

________________________

STATE OF OHIO     
LUCAS COUNTY

On this ___ day of May, 2002, Ralph E. Patterson and Faith Patterson, husband and wife, appeared before me and acknowledged that their signing of the foregoing was their free act and deed.

Notary Public

Witnessed as to both by:

________________________

________________________

LUCAS COUNTY

On this ___ day of May, 2002, Jonathan Walker and Antoinette Walker, husband and wife, appeared before me and acknowledged that their signing of the foregoing was their free act and deed.

Notary Public
Witnessed as to both by:

Camille Thomas

419 Imani Circle Owner

Delbert E. Williamson

Cynthia Williamson

STATE OF OHIO

LUCAS COUNTY

On this 21st day of May, 2002, Delbert E. Williamson and Cynthia Williamson, husband and wife, appeared before me and acknowledged that their signing of the foregoing was their free act and deed.

Christy Fletcher
Notary Public
Commission Expires 6-18-05

This document was prepared by:
Patrick J. Downey, Esq.
Udell & Abramson, Ltd.
5330 Main Street
Sylvania, Ohio 43560
(419) 724-3600

02 4858A08
Exhibit A

406 Imani Circle, Toledo, Ohio, TD Parcel 16-62232, which is legally described as Lot number one (1) in WASHINGTON VILLAGE PLAT VIII, an Addition in the City of Toledo, Lucas County, Ohio, in accordance with Volume 138 of Plats, page 14.

411 Imani Circle, Toledo, Ohio, TD Parcel 12-40288, which is legally described as Lot number nineteen (19) in Washington Village Plat Nine, a Subdivision in the City of Toledo, Lucas County, Ohio, same being recorded in Volume 142, page 78.

416 Imani Circle, Toledo, Ohio, TD Parcels 16-62234 and 15-62238, which is legally described as Lot number three (3) in Washington Village Plat VIII, an Addition in the City of Toledo, Lucas County, Ohio, in accordance with Volume 138 of Plats, page 14.

419 Imani Circle, Toledo, Ohio, TD Parcel 12-40287, which is legally described as Lot number eighteen (18) in Washington Village Plat Nine, a Subdivision in the City of Toledo, Lucas County, Ohio, same being recorded in Volume 142, page 78.

424 Imani Circle, Toledo, Ohio, TD Parcel 16-62233, which is legally described as Lot number two (2) in Washington Village Plat VIII, an Addition in the City of Toledo, Lucas County, Ohio, in accordance with Volume 138 of Plats, page 14.

427 Imani Circle, Toledo, Ohio, TD Parcel 12-40286, which is legally described as Lot number seventeen (17) in Washington Village Plat Nine, a Subdivision in the City of Toledo, Lucas County, Ohio, same being recorded in Volume 142, page 78.

432 Imani Circle, Toledo, Ohio, TD Parcel 16-62235, which is legally described as Lot Number Four (4) in Washington Village Plat Eight, a subdivision in the City of Toledo, Lucas County, Ohio, same being recorded in Volume 138 of Plats, page 14.

440 Imani Circle, Toledo, Ohio, TD Parcel 12-40274, which is legally described as Lot number five (5) in Washington Village Plat Nine, a Subdivision in the City of Toledo, Lucas County, Ohio, same being recorded in Volume 142, page 78.

806 Imani Circle, Toledo, Ohio, TD Parcel 12-40282, which is legally described as Lot number thirteen (13) in Washington Village Plat Nine, a Subdivision in the City of Toledo, Lucas County, Ohio, same being recorded in Volume 142, page 78.

809 Imani Circle, Toledo, Ohio, TD Parcel 12-40281, which is legally described as Lot number twelve (12) in Washington Village Plat Nine, a Subdivision in the City of Toledo, Lucas County, Ohio, same being recorded in Volume 142, page 78.
811 Imani Circle, Toledo, Ohio, TD Parcel 12-40280, which is legally described as Lot number eleven (11) in Washington Village Plat Nine, a Subdivision in the City of Toledo, Lucas County, Ohio, same being recorded in Volume 142, page 78.

812 Imani Circle, Toledo, Ohio, TD Parcel 12-40283, which is legally described as Lot number fourteen (14) in Washington Village Plat Nine, a Subdivision in the City of Toledo, Lucas County, Ohio, same being recorded in Volume 142, page 78.

815 Imani Circle, Toledo, Ohio, TD Parcel 12-40279, which is legally described as Lot number ten (10) in Washington Village Plat Nine, a Subdivision in the City of Toledo, Lucas County, Ohio, same being recorded in Volume 142, page 78.

822 Imani Circle, Toledo, Ohio, TD Parcel 12-40284, which is legally described as Lot Number Fifteen (15) in Washington Village Plat Nine, a subdivision in the City of Toledo, Lucas County, Ohio, same being recorded in Volume 142 of Plats, page 78.

825 Imani Circle, Toledo, Ohio, TD Parcel 12-40278, which is legally described as Lot number nine (9) in Washington Village Plat Nine, a Subdivision in the City of Toledo, Lucas County, Ohio, same being recorded in Volume 142, page 78.

834 Imani Circle, Toledo, Ohio, TD Parcel 12-40285, which is legally described as Lot Number Sixteen (16) in Washington Village Plat Nine, a subdivision in the City of Toledo, Lucas County, Ohio, same being recorded in Volume 142 of Plats, page 78.

837 Imani Circle, Toledo, Ohio, TD Parcel 12-40277, which is legally described as Lot number eight (8) in Washington Village Plat Nine, a Subdivision in the City of Toledo, Lucas County, Ohio, same being recorded in Volume 142, page 78.

847 Imani Circle, Toledo, Ohio, TD Parcel 12-40276, which is legally described as Lot number seven (7) in Washington Village Plat Nine, a Subdivision in the City of Toledo, Lucas County, Ohio, same being recorded in Volume 142, page 78.

851 Imani Circle, Toledo, Ohio, TD Parcel 12-40275, which is legally described as Lot number six (6) in Washington Village Plat Nine, a Subdivision in the City of Toledo, Lucas County, Ohio, same being recorded in Volume 142, page 78.