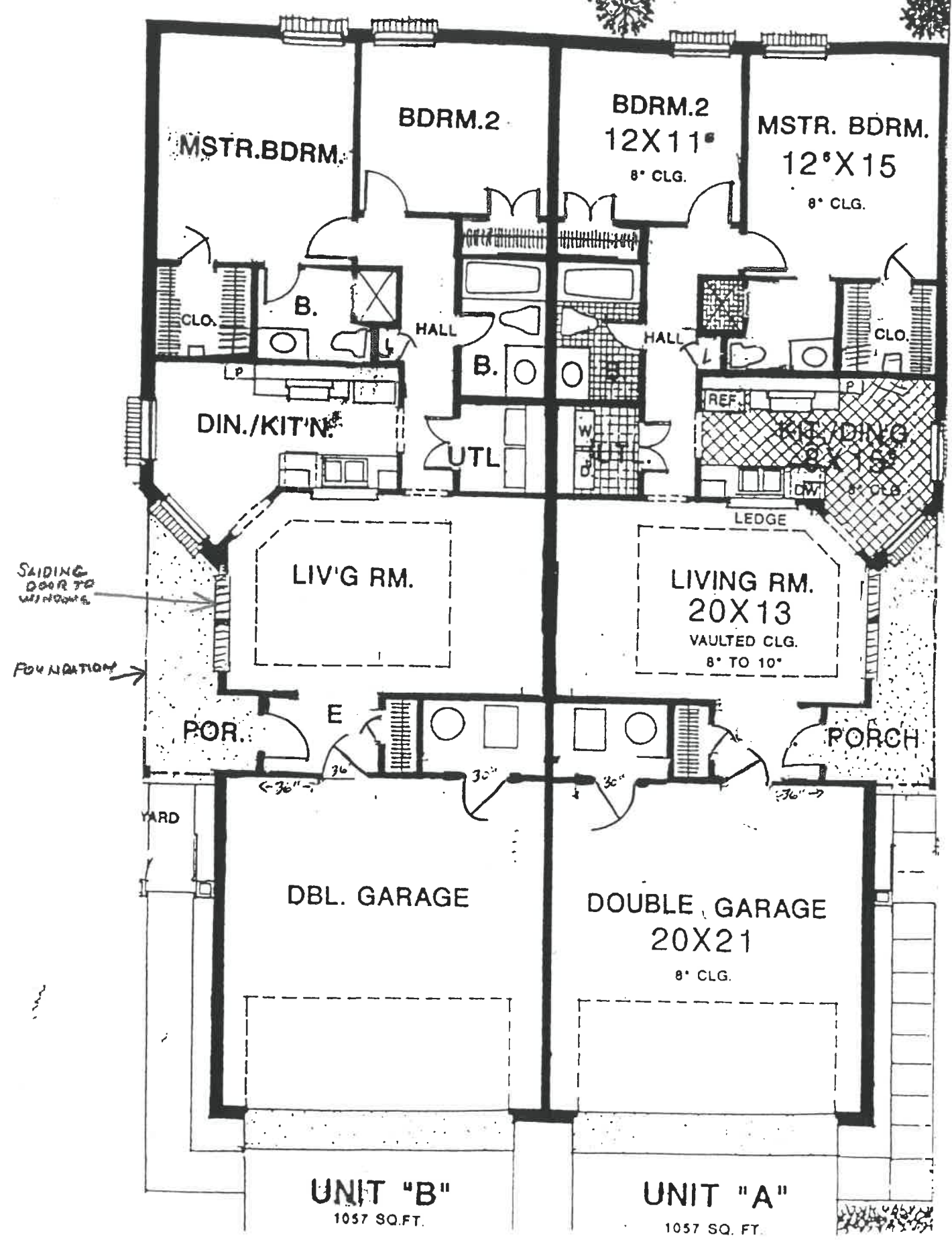


1439 Oakwood

← 50'-0" →



*NOTE: UNIT 'B' SAME AS 'A'

PROPOSAL

JIM WESTFALL HEATING & AIR CONDITIONING

**U-269 COUNTY ROAD 8
LIBERTY CENTER, OH 43532
419-533-3536 STATE LICENSE #23756**

PROPOSAL SUBMITTED TO	PHONE	DATE
KEITH FRUCHEY - KEITH FRUCHEY REAL ESTATE	419-579-0248	JUNE 6, 2004
STREET	JOB NAME	
OFFICE - 1006 DODD STREET	DUPLEX PLAN 19-246	
CITY, STATE AND ZIP CODE	JOB LOCATION	
NAPOLEON, OH 43545		
CONTRACTOR	DATE OF PLANS	JOB PHONE

WE HEREBY SUBMIT SPECIFICATIONS AND ESTIMATES FOR:
INSTALLATION OF AN ARMSTRONG 50,000 BTU, 80%, DOWN-FLOW FURNACE AND AN ARMSTRONG 1 1/2 TON 10 SEER AIR CONDITIONER.
MATERIAL AND EQUIPMENT LIST:
G1N80AR050D12A FURNACE,
CHIMNEY B-VENT,
ALL MAIN TRUNK LINE AND RETURN AIR COMPLETE,
THERMOSTAT AND LOW VOLTAGE WIRING,
SCU10G18A AIR CONDITIONER,
C2E18A COIL,
LINE SET,
DISCONNECT AND WHIP,
PAD,
CONDENSATE.
**** NOTE ** THIS PRICE IS BASED UPON THE PLUMBER INSTALLING THE GAS LINE.**
**** NOTE ** THIS PRICE IS BASED UPON THE ELECTRICIAN RUNNING THE WIRING FOR THE AIR CONDITIONER.**

TOTAL.....\$4,795.00 PER SIDE OF DUPLEX

**** NOTE ** THE ABOVE PRICES DO NOT INCLUDE ANY PERMITS THAT MAY NEED TO BE PULLED.**

PRICE INCLUDES ALL LABOR, TAX AND MISCELLANEOUS MATERIAL FOR THE COMPLETION OF THE JOB.

We propose hereby to furnish material and labor - complete in accordance with above specifications, for the sum of:
FOUR THOUSAND SEVEN HUNDRED NINETY-FIVE (\$4,795.00) DOLLARS PER SIDE OF DUPLEX.

Payment to be made as follows:

All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado and other necessary insurance. Our workers are fully covered by Workmen's Compensation Insurance.

Authorized Signature: *Robert Wagoner* Note: This proposal may be withdrawn by us if not accepted within thirty (30) days.

ACCEPTANCE OF PROPOSAL - The above prices, specifications and conditions are satisfactory and hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Signature: *Keith A. Fruchey* Date of Acceptance: *6-7-04*
 Signature: _____ Date of Acceptance: _____



DAVE'S PLUMBING

8-229 Rd. U-3 Box 103A
Liberty Center, OH 43532
(419) 533-8881

Job Name Keith Fruchey / Duplex Date 6-8-04

Kitchen Area:
 Kitchen Sink Stainless Porcelain Color _____ Special Order # _____
 Kitchen Faucet Chrome Polish Brass Special Order # PSE33284
 Disposal Yes No Special Order # Delta 400
 Dish Washer Yes No
 Ice Maker Yes No

Laundry Area:
 Laundry Tub No Leg Stand Wall Mount Cabinet w/Counter Top Special Order # _____
 Laundry Faucet Chrome Special Order # _____

Master Bath:
 Shower Size 48" Color White L/R Seats Special Order # LS48W
 Tub/Shower Size _____ Color _____ LH Drain RH Drain Special Order # _____
 Whirlpool Size _____ Color _____ LH Drain RH Drain Special Order # _____
 Whirlpool Faucet Regular Special Order # _____
 Garden Tub Size _____ Color _____ Special Order # _____
 Shower/Tub Faucet Chrome Brass 1 or 2 Handles Special Order # Delta 1323
 Shower Door # 195.00 Clear Obscure Chrome Polish Brass Special Order # Basco
 Lavatory Size _____ Color _____ Molded Top Drop In Single or Double Bowl
 Lavatory Faucet Chrome Brass 1 or 2 Handles Special Order # Delta 520 WFMPU
 Stool Regular Elongated Handicapped Insulated Color White
 Stool Lid Yes No

Bath #2:
 Tub/Shower Size 5" Color White L/R Seats Special Order # _____
 Shower/Tub Faucet Chrome Brass LH Drain RH Drain Special Order # GB604H
 Shower Door Clear Obscure Chrome Polish Brass Special Order # Delta 1343
 Lavatory Size _____ Color _____ Molded Top Drop In Single or Double Bowl
 Lavatory Faucet Chrome Brass 1 or 2 Handles Special Order # 520 WFMPU
 Stool Regular Elongated Handicapped Insulated Color White
 Stool Lid Yes No

Bath #3:
 Shower Size _____ Color _____ L/R Seats Special Order # _____
 Tub/Shower Size _____ Color _____ LH Drain RH Drain Special Order # _____
 Shower/Tub Faucet Chrome Brass 1 or 2 Handles Special Order # _____
 Shower Door Clear Obscure Chrome Polish Brass Special Order # _____
 Lavatory Size _____ Color _____ Molded Top Drop In Single or Double Bowl
 Lavatory Faucet Chrome Brass 1 or 2 Handles Special Order # _____
 Stool Regular Elongated Handicapped Insulated Color _____
 Stool Lid Yes No

Water Heater: Natural LP Electric 40 Gallon 50 Gallon Regular 3" Vent 2" Powervent
Gas Line: Yes No Propane Natural
Gas Fixtures: Water Heater Furnace Stove Clothes Dryer Fireplace Other _____
Outside Water Hydrants: Front Back Right Left Garage Separate Meter

NOTES: _____

4/27/05

Atten. Tom Zimmerman

Gas forced air furnace; 9 heat runs/unit primary cold air in living room
80% fuel efficient

Electrical; 100 amp 17 circuits / unit

Plumbing; 2 full bathrooms, W/D hookups, one exterior spigot, kitchen; dishwasher/each unit 8 Toaps

Lot square footage; 8775

This is for one unit

THE CITY OF NAPOLEON
BUILDING & ZONING DEPARTMENT
255 W. RIVERVIEW
(419)592-4010

Certificate of Occupancy

10/18/2005

Address: 1439 Oakwood Ave.
Napoleon, OH 43545

Permit #: BP2005-57


Issued: 10/18/2005
Fruchey Real Estate
PO Box 161
Napoleon, OH 43545

Substantial qualifications of occupancy

This certificate is issued by the City Building Inspector, as completed substantially in conformity with the approved plans and permission is hereby granted to occupy such building in compliance with such legal use and occupancy as authorized under the provisions of the ordinances of the City of Napoleon.

This is a valuable record for owner or lessee and should be so preserved.

By: Tom Zimmerman

Signature:  _____

THE CITY OF NAPOLEON

BUILDING & ZONING DEPARTMENT

255 W. RIVERVIEW

(419)592-4010

F

Inspections

Page 1 of 1

Address: 1439 Oakwood Ave.
Napoleon, OH 43545

Printed: 10/18/2005

Applicant: Fruchey Real Estate

Permit Number: BP2005-57

Inspection Date: 8/4/2005
Inspection Number: INSP2005-233
Inspection Type: Framing

Inspector: Tom
Status: Approved
Passed?

Required Steps:
Comments:

Inspection Date: 10/18/2005
Inspection Number: INSP2005-362
Inspection Type: Building Final

Inspector: Tom
Status: Complete
Passed?

Required Steps:
Comments:

Other Fields:

THE CITY OF NAPOLEON

BUILDING & ZONING DEPARTMENT

255 W. RIVERVIEW

(419)592-4010

F

Inspections

Page 1 of 1

Address: 1439 Oakwood Ave.
Napoleon, OH 43545

Printed: 10/18/2005

Applicant: Fruchey Real Estate

Permit Number: PL2005-27

Inspection Date: 7/29/2005
Inspection Number: INSP2005-210
Inspection Type: Plumbing Rough

Inspector: Tom
Status: Approved
Passed?

Required Steps:

Comments:

Inspection Date: 10/18/2005
Inspection Number: INSP2005-363
Inspection Type: Plumbing Final

Inspector: Tom
Status: Complete
Passed?

Required Steps:

Comments:

Other Fields:

THE CITY OF NAPOLEON
BUILDING & ZONING DEPARTMENT
255 W. RIVERVIEW
(419)592-4010

F

Inspections

Page 1 of 1

Address: 1439 Oakwood Ave.
Napoleon, OH 43545

Printed: 10/18/2005

Applicant: Fruchey Real Estate

Permit Number: EL2005-24

Inspection Date: 8/4/2005
Inspection Number: INSP2005-234
Inspection Type: Electric Rough

Inspector: Tom
Status: Approved
Passed?

Required Steps:
Comments:

Inspection Date: 8/8/2005
Inspection Number: INSP2005-237
Inspection Type: Electrical

Inspector: Tom
Status: Approved
Passed?

Required Steps:
Comments: green tagged service

Other Fields:

THE CITY OF NAPOLEON
BUILDING & ZONING DEPARTMENT
255 W. RIVERVIEW
(419)592-4010

F

Inspections

Page 1 of 1

Printed: 10/18/2005

Address: 1439 Oakwood Ave.
Napoleon, OH 43545

Applicant: Fruchey Real Estate

Permit Number: MC2005-31

Inspection Date: 8/1/2005
Inspection Number: INSP2005-214
Inspection Type: Mechanical Final

Inspector: Tom
Status: Approved
Passed?

Required Steps:

Comments:

Other Fields:

NEW HOME AND ADDITION PERMIT APPLICATION

THIS APPLICATION IS FOR RESIDENTIAL CONSTRUCTION INCLUDING BUILDING, ELECTRICAL, PLUMBING, MECHANICAL, DEMOLITION, REMODELING.

DATE 4-27-05 JOB LOCATION ~~1131~~ OAKWOOD
 LOT # 564 SUBDIVISION NAME OLD CREEK SQUARE
 OWNER KEITH A. FRUCHEY PHONE 419-579-0248
 OWNER ADDRESS PO BOX 161 CITY NAPOLEON ZIP 43545
 CONTRACTOR - FRUCHEY REAL ESTATE PHONE 419-579-0248
 CONTRACTOR ADDRESS PO BOX 161 CITY NAPOLEON ZIP 43545
 CONTRACTOR FAX # 419-592-7021 CELL PHONE (Opt.) 419-579-0248
 DESCRIPTION OF WORK TO BE PERFORMED: New dwelling
 ESTIMATED COST OF WORK TO BE PERFORMED: 151,000.00 to complete duplex

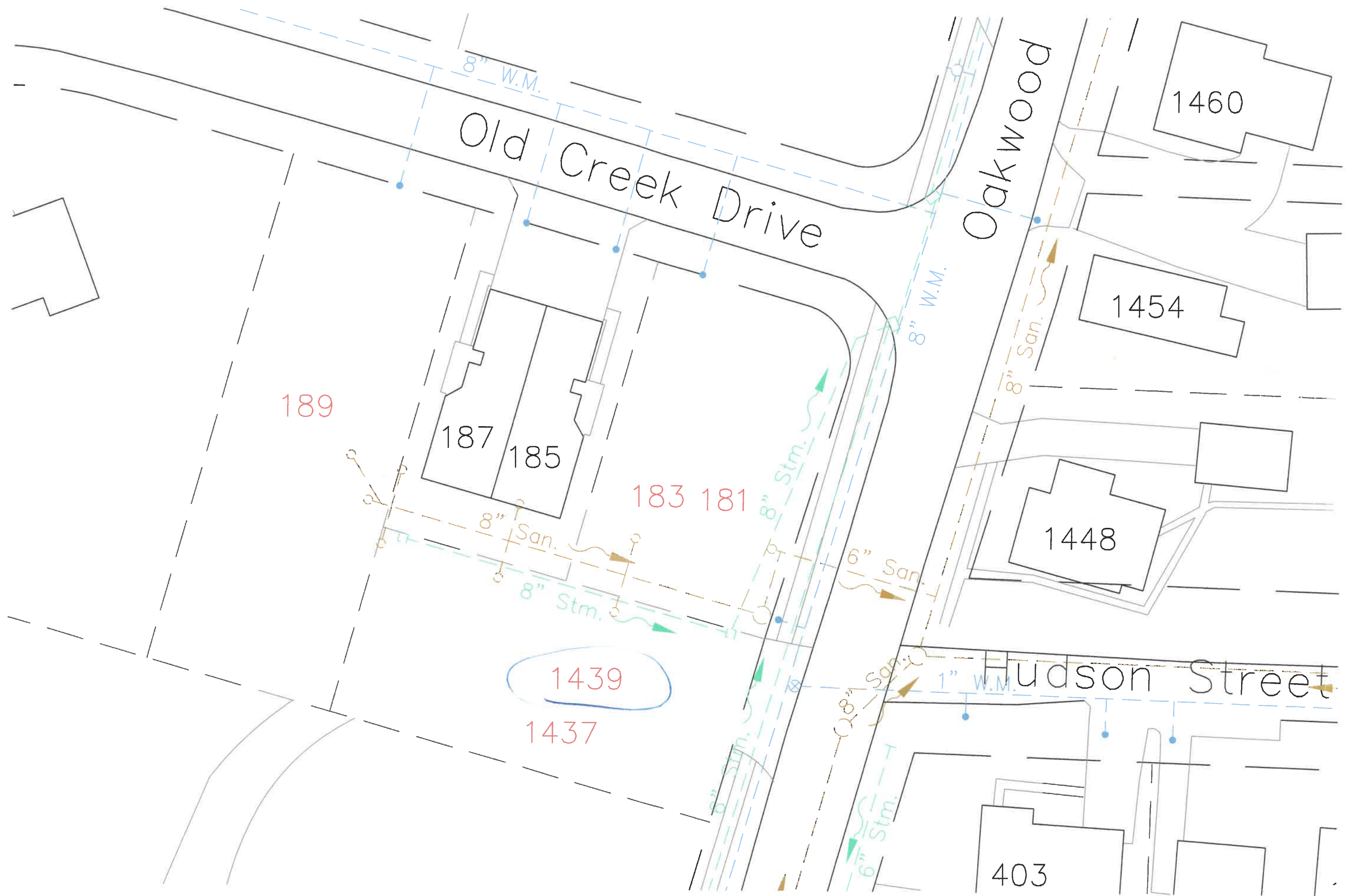
WORK INFORMATION

BUILDING: Basement Floor Area N/A Sq. Ft. 1st Story Living Area 1057 Sq. Ft.
 2nd Floor Living Area 0 Sq. Ft. Garage Floor Area 420 Sq. Ft.
 BUILDING SIZE: Length 68'10" Width 49'2" Stories 1 Height 22' DEMO VOL _____
 Masonry Contractor CONCRETE SPECIALISTS Phone 419-599-8881 Fax _____
 Address 5943 SR 110 City NAPOLEON St OH Zip 43545
 Electrical Contractor TOM SPEISER Phone 419-592-4125 Fax _____
 Address P-685 Twp Rd 16 City NAPOLEON St OH Zip 43545
 Plumbing Contractor DC PLUMBING (DAVE CLADA) Phone 419-533-8881 Fax _____
 Address 8-229 Rd 4-3 BOX 102A City LIBERTY CENTER St OH Zip 43532
 Heating Contractor JM WESTFALL HEATING Phone 419-533-3536 Fax _____
 Address 4-269 County Rd 8 City LIBERTY CENTER St OH Zip 43532
 Insulation Contractor MOPAR Phone _____ Fax _____
 Address _____ City _____ St OH Zip _____

Other Contractor attach information.

ZONING INFORMATION (to be completed by City): District _____ Lot Dimensions _____
 Lot Area _____ FRSB _____ SYSB _____ RYSB _____ Max Ht _____ ft Max Cov _____ %

I by signing below agree to comply with all applicable City of Napoleon Codes & Ordinances while performing the work herein described. I understand that all work for which a permit is issued is required to be approved by the building inspector of the City of Napoleon.
 Applicant Signature [Signature] Date 4-27-05



Old Creek Drive

Oakwood

Hudson Street

189

187

185

183 181

1460

1454

1448

403

1439

1437

8" W.M.

8" W.M.

8" San.

8" San.

6" San.

8" San.

1" W.M.

8" Stm.

8" Stm.

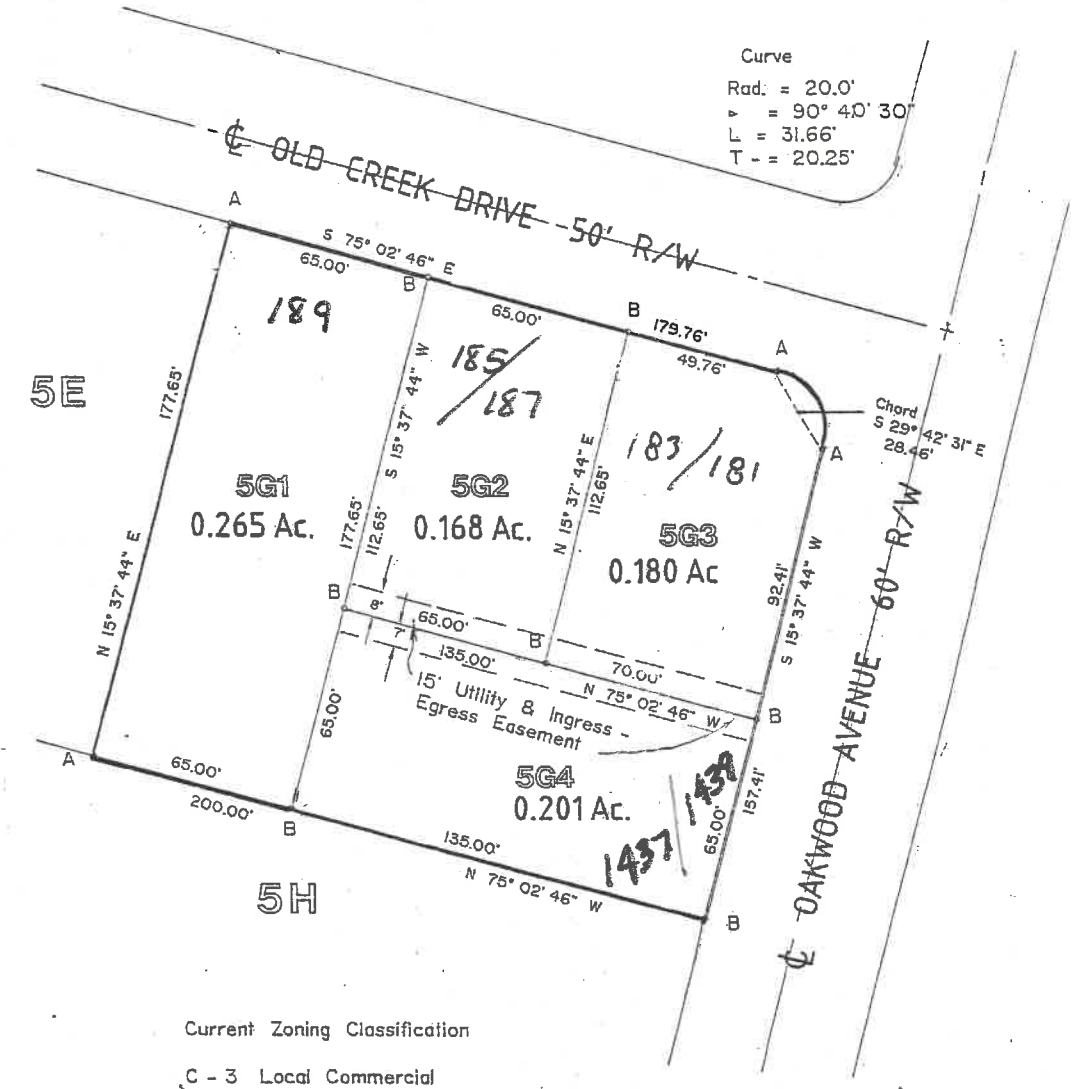
6" Stm.

6" Stm.

1439 Oakwood

REPLAT OF LOT 5G, OF THE REPLAT OF LOT 5, NORTHOKS SUBDIVISION

BEING A SUBDIVISION OF LOT 5G, A SUBDIVISION OF LOT 5, OF NORTHOKS SUBDIVISION, CITY OF NAPOLEON, HENRY COUNTY, OHIO.



PLANNING COMMISSION CERTIFICATE

Under authority provided by Chapter 711 of the Ohio Revised Code and Chapter 1105 of the Napoleon Codified Ordinances, this Plat is hereby approved by the Planning Commission of the City of Napoleon.

Date: _____

 Chairman

 Clerk of Council

OWNERS APPROVAL

I, Keith A. Fruchey, owner of the land shown on this Plat do hereby assent to the adoption of this subdivision plat, together with all easements indicated on this plat.

 Keith A. Fruchey

 Witness

CITY COUNCIL CERTIFICATE

Under authority provided by Chapter 711 of the Ohio Revised Code and Chapter 1105 of the Napoleon Codified Ordinances, this Plat is hereby approved by the City Council of the City of Napoleon.

Date: _____

 Mayor

 Attest _____
 Clerk of Council

State of Ohio
 Henry County ss:
 Personally appeared before me the aforesaid, Keith A. Fruchey, who did acknowledge that he did sign this plat and that the same is his free act and deed.

Subscribed in my presence this _____ day of _____
 2003.

 Notary Public

HENRY COUNTY AUDITOR

I, the Henry County Auditor, do hereby certify that there are no unpaid taxes on the property herein described and certify the same for transfer.

Transferred this _____ day of _____, 2003

 Henry County Auditor

SURVEYORS CERTIFICATE

I, hereby certify this plat represents a survey made by me and that specified points are currently in place.
 Date: T-16, 2003

Wayne Aschemeier
 Wayne Aschemeier R.L.S. 5922
 Registered Land Surveyor

HENRY COUNTY RECORDER

I, the Henry County Recorder, do hereby certify that this Plat has been received for record at _____ o'clock _____ M, and recorded on slide _____, this _____ day of _____, 2003

Fee, _____

 Henry County Recorder

LEGEND
 A - IRON PIN FOUND
 B - IRON PIN & CAP SET

DWG. NO. B-03439-5
 DATE: JULY 16, 2003
 SCALE: 1" = 40'

WAYNE ASCHEMEIER SURVEYING
 P. O. Box 91
 RIDGEVILLE CORNERS, OHIO 43555
 (419) 267-5215

