

STATE OF))ss
OWNER OF THE PR	Y THAT, A(TYPE/STATE), CORPORATION, IS THE RECORD OPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE AFFIXED HEREON AND
	SENT TO THE SUBDIVISION OF SAID PROPERTY AND THE VARIOUS NTS AND RESERVATIONS OF EASEMENTS AND RIGHTS—OF—WAY DEPICTED
	CERTIFY THAT THE PROPERTY BEING SUBDIVIDED AFORESAID AND TO THE KNOWLEDGE AND BELIEF, SAID SUBDIVISION LIES ENTIRELY WITHIN THE LIMITS CTS:
OT NUMBER(S) 1-	-6 SCHOOL DISTRICT
ALL	FREEMAN ELEMENTARY SCHOOL DISTRICT NO. 129 WASHINGTON MIDDLE SCHOOL DISTRICT 129 WEST AURORA HIGH SCHOOL DISTRICT 129 WAUBONSEE COMMUNITY COLLEGE DISTRICT NO. 516
DATED THIS	_ DAY OF, A.D., 20
SIGNATURE	
PRINT AUTHORIZED	INDIVIDUALS NAME, TITLE
	PANY NAME & ADDRESS
NOTARY PUBLIC	<u> </u>
STATE OF))ss
COUNTY OF THE UNDERSIGNE) D, A NOTARY PUBLIC IN AND FOR THE AFORESAID COUNTY AND STATE, DO
PERSONALLY KNOW FOREGOING INSTRU	HAT THE FOREGOING SIGNATOR OF THE OWNER'S CERTIFICATE IS 'N TO ME TO BE THE SAME PERSON WHOSE NAME IS SUBSCRIBED TO THE MENT AND THAT SAID INDIVIDUAL APPEARED AND DELIVERED SAID FREE AND VOLUNTARY ACT OF THE CORPORATION AND THAT SAID
NDIVIDUAL DID ALS THE CORPORATE SI	FREE AND VOLUNTARY ACT OF THE CORPORATION AND THAT SAID SO THEN AND THERE ACKNOWLEDGE THAT HE OR SHE IS A CUSTODIAN OF EAL OF SAID CORPORATION AND DID AFFIX SAID SEAL OF SAID SAID INSTRUMENT AS HIS OR HER OWN FREE AND VOLUNTARY ACT AND AS
THE FREE AND VOL PURPOSES THEREIN	LUNTARY ACT OF SAID CORPORATION, AS OWNER, FOR THE USES AND SET FORTH IN THE AFORESAID INSTRUMENT.
GIVEN UNDER MY H	HAND AND NOTARIAL SEAL THIS DAY OF, A.D., 20
IOTARY PUBLIC	
PRINT NAME	
MY COMMISSION EX	(PIRES:
OUTY ENGINEER	
STATE OF ILLINOIS)	
STATE OF ILLINOIS))) SS
STATE OF ILLINOIS) COUNTY OF KANE , THE UNDERSIGNE)) SS
STATE OF ILLINOIS) COUNTY OF KANE , THE UNDERSIGNE LLINOIS, DO HEREE) SS) D, AS CITY ENGINEER OF THE CITY OF AURORA, KANE/DUPAGE COUNTIES,
STATE OF ILLINOIS) COUNTY OF KANE , THE UNDERSIGNE LLINOIS, DO HEREE DAY OF _) SS) D, AS CITY ENGINEER OF THE CITY OF AURORA, KANE/DUPAGE COUNTIES, BY CERTIFY THAT THIS DOCUMENT IS APPROVED UNDER MY OFFICES THIS
STATE OF ILLINOIS) COUNTY OF KANE , THE UNDERSIGNE LLINOIS, DO HEREE DAY OF _ CITY ENGINEER) SS) ED, AS CITY ENGINEER OF THE CITY OF AURORA, KANE/DUPAGE COUNTIES, BY CERTIFY THAT THIS DOCUMENT IS APPROVED UNDER MY OFFICES THIS , 20
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COUNTY OF KANE THE UNDERSIGNE LLINOIS, DO HEREE DAY OF CITY ENGINEER PLEASE TYPE / PF CITY ENGINEER CITY COUNCIL (STATE OF ILLINOIS) COUNTY OF KANE) APPROVED BY SAID APPROVED THIS AURORA, PURSUAN NUMBER NUMBER	D, AS CITY ENGINEER OF THE CITY OF AURORA, KANE/DUPAGE COUNTIES, CERTIFY THAT THIS DOCUMENT IS APPROVED UNDER MY OFFICES THIS.

October 14, 2015 - 11:01 Dwa Name: P:\Chcauil01\dwa\Surv\Final Drawinas\Plat of Subdivision\CBCAUIL01-PS.dwa Updated By: sphillippe

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COUNTY ENGINEER CERTIFICATE

STATE OF ILLINOIS)

COUNTY OF KANE)

THIS PLAT HAS BEEN APPROVED BY THE KANE COUNTY DIVISION OF TRANSPORTATION WITH RESPECT TO ROADWAY ACCESS TO COUNTY HIGHWAY #_____

PURSUANT TO 765 ILCS 205/2; HOWEVER, A HIGHWAY PERMIT FOR ACCESS IS REQUIRED OF THE OWNER OF THE PROPERTY PRIOR TO CONSTRUCTION WITHIN THE COUNTY'S RIGHTS-OF-WAY.

BY:	
	COUNTY ENGINEER
	DDINT MANE
	PRINT NAME

STORMWATER CONTROL EASEMENT

A STORMWATER CONTROL EASEMENT IS HEREBY RESERVED FOR AND GRANTED TO THE CITY OF AURORA ("CITY") FOR ALL AREAS HEREON PLATTED AND DESIGNATED AS "STORMWATER CONTROL EASEMENT", FOR A STORMWATER CONTROL FACILITY TO BE MAINTAINED BY THE OWNER OF SAID FACILITY IN ACCORDANCE WITH CITY ORDINANCES AND APPROVED ENGINEERING PLANS. SAID EASEMENT SHALL FURTHER GRANT AND ALLOW THE CITY, ITS CONTRACTORS AND OR ASSIGNS, THE RIGHT TO CONSTRUCT, INSTALL, RECONSTRUCT, REPAIR, REMOVE, REPLACE AND OPERATE STORM SEWER PIPES AND STRUCTURES WITHIN SAID EASEMENT AND TO CONVEY STORMWATER WITHIN ANY SAID STORM SEWERS. NO ENCROACHMENT OF ANY KIND SHALL BE ALLOWED WITHIN SAID EASEMENT UNLESS THE CITY HAS DETERMINED THAT SAID ENCROACHMENT SHALL NOT INTERFERE WITH THE PROPER FUNCTIONING OF SUCH FACILITY. SUCH AS GARDENS, SHRUBS AND OTHER LANDSCAPING MATERIAL. THE CITY SHALL HAVE THE RIGHT TO ENTER UPON SAID EASEMENT AT ANY TIME FOR THE PURPOSES OF ACCESS TO AND INSPECTION OF THE STORMWATER CONTROL FACILITIES LOCATED WITHIN SAID EASEMENT. IF, UPON INSPECTION, THE CITY DISCOVERS THAT THE OWNER HEREOF ("OWNER") HAS FAILED TO MAINTAIN SAID FACILITIES. THE CITY SHALL NOTIFY OWNER OF ITS FINDINGS, AND OWNER SHALL MAKE REQUIRED REPAIRS WITHIN 15 DAYS AFTER THE CITY'S NOTICE. IF SUCH REPAIRS ARE NOT CAPABLE OF BEING COMPLETED WITHIN 15 DAYS, OWNER SHALL HAVE AS LONG AS IS REASONABLY NECESSARY TO COMPLETE SUCH REPAIRS, PROVIDED THAT THE CITY HAS GIVEN ITS APPROVAL. IN THE EVENT THAT THE OWNER HAS NOT RESPONDED TO THE CITY'S NOTICE, THEN THE CITY

MAY CAUSE SUCH REPAIRS TO BE MADE AND BILL OWNER FOR ALL COSTS THEREOF, AND SHALL HAVE THE RIGHT TO CUT TRIM OR REMOVE ANY TREES, SHRUBS OR OTHER PLANTS WITHIN THE AREAS DESIGNATED "STORMWATER CONTROL EASEMENT" WHICH INTERFERE WITH THE CONSTRUCTION, INSTALLATION, RECONSTRUCTION, REPAIR, REMOVAL, REPLACEMENT, MAINTENANCE AND OPERATION OF SAID FACILITIES AND STRUCTURES. FOLLOWING ANY WORK TO BE PERFORMED BY THE CITY IN THE EXERCISE OF ITS EASEMENT RIGHTS GRANTED HEREIN, THE CITY SHALL HAVE NO OBLIGATION WITH RESPECT TO SURFACE RESTORATION, INCLUDING BUT NOT LIMITED TO, THE LAWN OR SHRUBBERY, PROVIDED, HOWEVER, THAT SAID CITY SHALL BE OBLIGATED FOLLOWING SUCH MAINTENANCE WORK TO BACKFILL AND MOUND ANY TRENCH CREATED SO AS TO RETAIN SUITABLE DRAINAGE, TO COLD PATCH ANY ASPHALT OR CONCRETE SURFACE, TO REMOVE ALL EXCESS DEBRIS AND SPOIL AND TO LEAVE THE MAINTENANCE AREA IN A GENERALLY CLEAN AND WORKMANLIKE

CITY EASEMENT PROVISIONS

CITY EASEMENT A CITY EASEMENT IS HEREBY RESERVED FOR AND GRANTED TO THE CITY OF AURORA ("CITY") AND ITS FRANCHISEES, PERMITEES OR LICENSEES FOR ALL AREAS HEREON PLATTED AND DESIGNATED "CITY EASEMENT", TO CONSTRUCT, INSTALL, RECONSTRUCT, REPAIR, REMOVE, REPLACE, INSPECT, MAINTAIN AND OPERATE UTILITY TRANSMISSION AND DISTRIBUTION SYSTEMS AND LINES IN, UNDER, OVER, ACROSS, ALONG AND UPON THE SURFACE OF SAID EASEMENT, INCLUDING BUT NOT LIMITED TO THE FOLLOWING WITHOUT LIMITATION, WATER MAINS, STORMWATER RUNOFF, STORM SEWERS, SANITARY SEWERS, GAS MAINS, TELEPHONE CABLES, ELECTRICAL LINES, AND CABLE TELEVISION AND WHERE ADJACENT TO PUBLIC RIGHT OF WAY OR STORMWATER CONTROL EASEMENTS FOR PUBLIC PEDESTRIAN EGRESS AND INGRESS TO SIDEWALKS OR PATHWAY SYSTEMS. NO ENCROACHMENT OF ANY KIND SHALL BE ALLOWED WITHIN SAID EASEMENT UNLESS THE CITY DETERMINES THAT SAID ENCROACHMENT SHALL NOT INTERFERE WITH THE PROPER FUNCTIONING OF ALL SUCH PERMITTED USES, SUCH AS ENCROACHMENT BY NON-INTERFERING GARDENS, SHRUBS AND OTHER LANDSCAPING MATERIAL. THE CITY AND ITS FRANCHISEES, PERMITEES OR LICENSEES WITH PERMITS FROM THE CITY MAY ENTER UPON SAID EASEMENT FOR THE USES HEREIN SET FORTH AND HAVE THE RIGHT TO CUT, TRIM OR REMOVE ANY TREES, SHRUBS OR OTHER PLANTS WITHIN THE AREAS DESIGNATED "CITY EASEMENT" WHICH ENCROACH ON AND INTERFERE WITH THE CONSTRUCTION. INSTALLATION, RECONSTRUCTION, REPAIR, REMOVAL, REPLACEMENT, MAINTENANCE AND

FOLLOWING ANY WORK TO BE PERFORMED BY CITY FRANCHISEES. PERMITEES OR LICENSEES WITH PERMITS FROM THE CITY, IN THE EXERCISE OF THE EASEMENT RIGHTS GRANTED HEREIN, SAID ENTITIES SHALL MAKE SURFACE RESTORATIONS, INCLUDING BUT NOT, LIMITED TO THE FOLLOWING: BACKFILL ANY TRENCH, RESTORE CONCRETE AND ASPHALT SURFACES, TOPSOIL AND SEED, REMOVE EXCESS DEBRIS, MAINTAIN AREA IN A GENERALLY CLEAN AND WORKMANLIKE CONDITION. ALL SAID RESTORATION SHALL BE COMPLETED IN ACCORDANCE WITH CITY STANDARDS AND SUBJECT TO CITY APPROVAL.

OPERATION OF THE UNDERGROUND TRANSMISSION AND DISTRIBUTION SYSTEMS AND SUCH

FOLLOWING ANY WORK TO BE PERFORMED BY THE CITY IN THE EXERCISE OF ITS EASEMENT RIGHTS GRANTED HEREIN, THE CITY SHALL HAVE NO OBLIGATION WITH RESPECT TO SURFACE RESTORATION, INCLUDING BUT NOT LIMITED TO, THE LAWN OR SHRUBBERY.

UTILITY EASEMENT PROVISIONS

FACILITIES APPURTENANT THERETO.

A PERMANENT NON-EXCLUSIVE EASEMENT IS HEREBY RESERVED FOR AN GRANTED TO THE COUNTY OF KANE (HEREINAFTER "THE GRANTEE"), AND TO ALL PUBLIC UTILITY AND OTHER COMPANIES OF ANY KIND OPERATING UNDER FRANCHISE GRANTING THEM RIGHTS FROM THE GRANTEE, INCLUDING, BUT NO LIMITED TO THE FOLLOWING COMPANIES: AT&T, COMMONWEALTH EDISON COMPANY, FRANCHISE CABLE COMPANY, NORTHERN ILLINOIS GAS COMPANY, FOX RIVER WATER RECLAMATION DISTRICT AND TO THEIR SUCCESSORS AND ASSIGNS IN, UPON, ACROSS, OVER, UNDER AND THROUGH THE AREAS SHOWN BY DASHED LINES AND LABELED "UTILITY EASEMENT" (U.E.) ON THIS PLAT OF SUBDIVISION, OR WHERE OTHERWISE NOTED IN THE ABOVE LEGEND FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, INSPECTING, OPERATING, REPLACING, RENEWING, ALTERING, ENLARGING, REMOVING, REPAIRING, CLEANING AND MAINTAINING ELECTRICAL, CABLE TELEVISION, COMMUNICATION, GAS, TELEPHONE OR OTHER UTILITY LINES AND APPURTENANCES, AND SUCH OTHER INSTALLATIONS AND SERVICE CONNECTIONS AS MAY BE REQUIRED TO FURNISH PUBLIC UTILITY SERVICES TO ADJACENT AREAS, AND SUCH APPURTENANCES AND ADDITIONS THERETO AS THE GRANTEE MAY DEEM NECESSARY, TOGETHER WITH THE RIGHT OF ACCESS ACROSS THE REAL ESTATE PLATTED HEREON FOR THE NECESSARY PERSONNEL AND EQUIPMENT TO DO ANY OR ALL OF THE ABOVE WORK. NO PERMANENT BUILDINGS OR TREES SHALL BE PLACED ON SAID EASEMENTS, BUT THE PREMISES MAY BE USED FOR GARDENS, SHRUBS, LANDSCAPING, AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES AND RIGHTS. FENCES SHALL NOT BE ERECTED UPON SAID EASEMENTS IN ANY WAY WHICH WILL RESTRICT THE USES HEREIN GRANTED EXCEPT WHERE SPECIFICALLY PERMITTED BY WRITTEN ALITHORITY OF THE GRANTEE THE RIGHT IS ALSO HEREBY GRANTED TO THE GRANTEE TO CUT DOWN, TRIM OR REMOVE ANY TREES, FENCES, SHRUBS, OR OTHER PLANTS THAT INTERFERE WITH THE OPERATION OF OR ACCESS TO SAID UTILITY INSTALLATION IN, ON, UPON, ACROSS, UNDER OR THROUGH SAID EASEMENTS. THE GRANTEE SHALL NOT BE RESPONSIBLE FOR REPLACEMENT OF ANY SUCH IMPROVEMENTS, FENCES, GARDENS, SHRUBS OR LANDSCAPING REMOVED DURING EXERCISE OF THE HEREIN GIVEN RIGHTS. REPLACEMENT OF ITEMS SO REMOVED SHALL BE THE RESPONSIBILITY OF THE THEN LOT OWNER.

DRAINAGE EASEMENT PROVISIONS

A PERMANENT NON-EXCLUSIVE EASEMENT IS HEREBY RESERVED FOR AN GRANTED TO THE COUNTY OF KANE (HEREINAFTER "THE GRANTEE), AND TO ITS SUCCESSORS AND ASSIGNS IN, UPON, ACROSS, OVER, UNDER AND THROUGH THE AREAS SHOWN BY DASHED LINES AND LABELED "DRAINAGE EASEMENT" ON THIS PLAT OF SUBDIVISION. OR WHERE OTHERWISE NOTED IN THE ABOVE LEGEND FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, INSPECTING, OPERATING, REPLACING, RENEWING, ALTERING, ENLARGING, REMOVING, REPAIRING, CLEANING AND MAINTAINING STORM SEWERS, DRAINAGE WAYS, STORMWATER DETENTION AND RETENTION FACILITIES, SUBSURFACE DRAINAGE SYSTEMS AND APPURTENANCES AND ANY AND ALL MANHOLES, PIPES, CONNECTIONS, CATCH BASINS, AND WITHOUT LIMITATIONS, SUCH OTHER INSTALLATIONS AS THE GRANTEE MAY DEEM NECESSARY, TOGETHER WITH THE RIGHT OF ACCESS ACROSS THE REAL ESTATE PLATTED HEREON FOR THE NECESSARY PERSONNEL AND EQUIPMENT TO DO ANY OR ALL OF THE ABOVE WORK.

IN FURTHERANCE OF THE FOREGOING AFFIRMATIVE RIGHTS, THE FOLLOWING COVENANTS SHALL RUN WITH LAND IN PERPETUITY:

- A. NO PERMANENT BUILDINGS SHALL BE PLACED ON SAID DRAINAGE EASEMENTS; B. NO TREES OR SHRUBS SHALL BE PLACED ON SAID DRAINAGE EASEMENT, BUT THE PREMISES MAY BE USED FOR LANDSCAPING, AND OTHER PURPOSES THAT DO NOT THEN
- OR LATER INTERFERE WITH THE AFORESAID USES AND RIGHTS; C. THERE SHALL BE NO DREDGED OR FILL MATERIAL PLACED UPON SAID DRAINAGE
- EASEMENT: AND. D. FENCES SHALL NOT BE ERECTED UPON SAID DRAINAGE EASEMENT IN ANY WAY WHICH WILL RESTRICT THE USES HEREIN GRANTED.

THE RIGHT IS ALSO HEREBY GRANTED TO THE GRANTEE TO REMOVE ANY BUILDINGS OR STRUCTURES, TO CUT DOWN. TRIM OR REMOVE ANY TREES, FENCES, SHRUBS, OR OTHER PLANTS THAT INTERFERE WITH THE OPERATION OF OR ACCESS TO SUCH DRAINAGE FACILITIES IN, ON, UPON, ACROSS, UNDER OR THROUGH SAID DRAINAGE EASEMENT.

THE GRANTEE SHALL NOT BE RESPONSIBLE FOR REPLACEMENT OF ANY SUCH BUILDINGS, STRUCTURES, IMPROVEMENTS, FENCES, GARDENS, SHRUBS OR LANDSCAPING REMOVED DURING EXERCISE OF THE HEREIN GIVEN RIGHTS. REPLACEMENT OF ITEMS SO REMOVED SHALL BE THE RESPONSIBILITY OF THE THEN LOT OWNER.

WHERE DRAINAGE EASEMENT AREAS ARE ALSO USED FOR ELECTRIC, TELEPHONE, CABLE TV OR GAS DISTRIBUTION SYSTEMS OR COMPONENTS, SUCH OTHER UTILITY INSTALLATIONS SHALL BE SUBJECT TO THE PRIOR APPROVAL OF THE COUNTY OF KANE SO AS NOT TO INTERFERE WITH THE MAINTENANCE OF GRAVITY OR SUBSURFACE FLOW AND STABILIZATION OF VEGETATIVE GROUND COVER ON THE ABOVE-MENTIONED DRAINAGE FACILITIES.

KANE COUNTY CLERK CERTIFICATE

STATE OF ILLINOIS) COUNTY OF KANE)

I, THE UNDERSIGNED, AS COUNTY CLERK OF KANE COUNTY, ILLINOIS, DO HEREBY CERTIFY THAT THERE ARE NO DELINQUENT GENERAL TAXES, NO UNPAID OR FORFEITED TAXES, AND NO REDEEMABLE TAX SALES AGAINST ANY OF THE LAND DEPICTED HEREON. I FURTHER CERTIFY THAT I HAVE RECEIVED ALL STATUTORY FEES IN CONNECTION WITH THE PLAT DEPICTED

GIVEN UNDER MY HAND SEAL OF THE COUNTY CLERK AT GENEVA, COUNTY OF KANE, ILLINOIS.

THIS _____ DAY OF ______, 20____. COUNTY CLERK

KANE COUNTY RECORDER'S CERTIFICATE

PRINT NAME

COUNTY OF KANE)

I, THE UNDERSIGNED, AS RECORDER OF DEEDS FOR KANE COUNTY DO HEREBY CERTIFY THAT INSTRUMENT NUMBER _____ WAS FILED FOR RECORD IN THE RECORDER'S OFFICE OF KANE COUNTY, ILLINOIS ON THE _____ DAY OF _____, 20___, AT ____ O'CLOCK ___.M.

RECORDER OR DEEDS
NEGORBER ON BEEBO
PRINTED NAME
I MINIED INCINE

SURFACE WATER STATEMENT

) S.S. COUNTY OF DUPAGE)

TO THE BEST OF OUR KNOWLEDGE AND BELIEF THE DRAINAGE OF SURFACE WATERS WILL NOT BE CHANGED BY THE CONSTRUCTION OF SUCH SUBDIVISION OR ANY PART THEREOF, OR, THAT IF SUCH SURFACE WATER DRAINAGE WILL BE CHANGED, REASONABLE PROVISION HAS BEEN MADE FOR THE COLLECTION AND DIVERSION OF SUCH SURFACE WATERS INTO PUBLIC AREAS, OR DRAINS WHICH THE SUBDIVIDER HAS A RIGHT TO USE, AND THAT SUCH SURFACE WATERS WILL BE PLANNED FOR IN ACCORDANCE WITH GENERALLY ACCEPTED ENGINEERING PRACTICES SO AS TO REDUCE THE LIKELIHOOD OF DAMAGE TO THE ADJOINING PROPERTY BECAUSE OF

The delicence of the despination.	
ATED THIS DAY OF, 20	

ERIC S. MANCKE ILLINOIS REGISTERED PROFESSIONAL ENGINEER ILLINOIS REGISTRATION NUMBER 062-056711 LICENSE EXPIRES NOVEMBER 30, 2015

OWNER	or	ATTORNEY		

THE CONSTRUCTION OF THE SURDIVISION

PERMISSION TO RECORD

STATE OF ILLINOIS COUNTY OF DUPAGE)

PRINTED NAME

I. SAMUEL J. PHILLIPPE. AN ILLINOIS PROFESSIONAL LAND SURVEYOR.

HEREBY GRANT PERMISSION TO __ TO RECORD THIS PLAT. THE REPRESENTATIVE SHALL PROVIDE THIS SURVEYOR WITH A RECORDED COPY OF THIS PLAT.

DATED THIS _____, 20___.

ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 035-003699



ERIC S. MANCE

LICENSED

PROFESSIONAL

OF /

YLINO\S.

ENGINEER 🐥

062-056711

SURVEYOR'S CERTIFICATE

LICENSE EXPIRES NOVEMBER 30, 2016

STATE OF ILLINOIS) S.S. COUNTY OF DuPAGE)

THIS IS TO CERTIFY THAT I, THE UNDERSIGNED, AN ILLINOIS PROFESSIONAL LAND SURVEYOR, HAVE SURVEYED AND SUBDIVIDED THE FOLLOWING DESCRIBED PROPERTY:

THAT PART OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 38 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS: LYING WEST OF THE WEST LINE OF ORCHARD ROAD, AS ESTABLISHED PER DOCUMENT 1287198, LYING EAST OF UNIT 1 CHERRY HILL ESTATES; LYING SOUTH OF THE CENTERLINE OF GALENA BOULEVARD AND LYING NORTH OF THE FOLLOWING DESCRIBED LINE: BEGINNING AT THE NORTHEAST CORNER OF LOT 1 IN UNIT 3 CHERRY HILL ESTATES; THENCE EASTERLY PERPENDICULAR TO THE WEST LINE OF ORCHARD ROAD A DISTANCE OF 343.42 FEET TO SAID WEST LINE OF ORCHARD ROAD A DISTANCE OF 1254.71 FEET NORTHERLY OF THE NORTH LINE OF UNIT 7 SANS SOUCI AS MEASURED ALONG SAID WEST LINE OF ORCHARD ROAD, ALL IN KANE COUNTY, ILLINOIS;

EXCEPT THAT PART TAKEN BY KANE COUNTY DEPARTMENT OF TRANSPORTATION PER RIGHT OF WAY PLAT PREPARED BY CRAWFORD, MURPHY AND TILLY, INC. DATED JULY 14, 2003 AND AS DEPICTED IN SAID PLAT, A COPY OF WHICH WAS RECORDED FEBRUARY 6, 2014 AS DOCUMENT NO. 2014K006231, IN KANE COUNTY, ILLINOIS.

THE PLAT HEREON DRAWN IS A TRUE AND CORRECT REPRESENTATION OF SAID SURVEY AND ACCURATELY DEPICTS SAID PROPERTY. DIMENSIONS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF. I FURTHER CERTIFY THAT THE PROPERTY SHOWN ON THE PLAT HEREON DRAWN IS SITUATED WITHIN THE CORPORATE LIMITS OF A MUNICIPALITY WHICH HAS ADOPTED A COMPREHENSIVE PLAN AND WHICH IS EXERCISING THE SPECIAL POWERS AUTHROIZED BY DIVISION 12 OF ARTICLE 11 OF THE ILLINOIS MUNICIPAL CODE, AND THAT THE PLAT MEETS THE PROVISIONS OF CHAPTER 43 "SUBDIVISIONS" OF THE AURORA MUNICIPAL CODE. I FURTHER CERTIFY THAT, BASED UPON A REVIEW OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP COMMUNITY NUMBER 170320, PANEL NUMBER 0319H, EFFECTIVE DATE OF AUGUST 3, 2009, A PORTION OR PORTIONS OF THE DESCRIBED PROPERTY ARE WITHIN THE FLOODPLAIN, AND ARE NOTED AS SUCH.

GIVEN UNDER MY HAND AND SEAL THIS ___ DAY OF _____, A.D., 20__.



FOR REVIEW ONLY

SAMUEL J. PHILLIPPE

LICENSE EXPIRES NOVEMBER 30, 2016 DESIGN FIRM PROFESSIONAL LICENSE NO. 184003350

ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 035-003699

LICENSE EXPIRES APRIL 30, 2017 DATE OF FIELD SURVEY: APRIL 13, 2015

THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR A BOUNDARY SURVEY.

DRAWN BY Manhard **BICKFORD OF AURORA CITY OF AURORA, ILLINOIS** 일 리 리 읪 700 Springer Drive, Lombard, IL 60148 ph:830.891.8500 fx:830.691.8585 manhard.com FINAL PLAT OF SUBDIVISION 10-14-15 REVISED PER CITY REVIEW LWD/SJP Civil Engineers • Surveyors • Water Resource Engineers • Water & Wastewater Engineers 09-25-15 REVISED PER CITY REVIEW SJP Construction Managers • Environmental Scientists • Landscape Architects • Planners