

CITY OF AURORA
DOWNTOWN TAX INCREMENT FINANCING DISTRICT
(6/12/00)

Core Area No. 1

That part of the Southeast Quarter of Section 21, part of the Southwest Quarter of Section 22, part of the Northwest Quarter of Section 27 and part of the Northeast Quarter of Section 28, Township 38 North, Range 8 East of the Third principal Meridian described as follows: Beginning at the most easterly corner of Block 3 of the Original Town of West Aurora; thence southeasterly along the southwesterly line of Benton Street to the westerly line of Block C of the Plat of the Library Subdivision of Part of Lot 13 Assessors Map of Stolp's Island; thence southwesterly, southerly, southeasterly, easterly and northeasterly along the northwesterly, westerly, southwesterly, southerly and southeasterly lines of Blocks C, D, E and F of said Plat of the Library Subdivision to the southwesterly line of said Benton Street; thence southeasterly along the southwesterly line of said Benton Street to the southeasterly line of LaSalle Street; thence southwesterly along the southeasterly line of said LaSalle Street to the northeasterly line extended southeasterly of Lot 4 in Block 14 of Jenks Addition to Aurora; thence northwesterly along said northeasterly line extended, said northeasterly line and the northeasterly line of Lot 6 in said Block 14 to the most easterly corner of a tract of land described as Parcel Two of Document 1942262; thence southwesterly along the southeasterly line of Parcels Two and One of said Document 1942262 to the northeast corner of Lot 2 in Block 2 of E. W. Allen's Subdivision of part of Blocks 4 and 12 of D. K. Town's Addition to Aurora and part of Blocks 15, 16 and 17 of Jenks Addition to Aurora; thence southwesterly along the southeasterly line of said Lot 2 to a point that is 92.82 feet northeasterly of the most southerly corner of said Lot 2; thence northwesterly 161.55 feet to a point on the northwesterly line of said Lot 2 that is 98.15 feet northeasterly of the most westerly corner of said Lot 2; thence southwesterly along the northwesterly line of said Block 2 to the most westerly corner thereof; thence southwesterly to the most northerly corner of Block 1 of said E. W. Allen's Subdivision; thence northwesterly along the southwesterly line and southwesterly line extended of North Avenue to the northwesterly line of River Street; thence northeasterly along the northwesterly line of said River Street to a northeasterly corner of a tract of land conveyed to the City of Aurora by quitclaim deed recorded as Document 94K001265; thence westerly along a northerly line of said City of Aurora tract to the southwesterly line of Block 3 of Hall's Addition to West Aurora; thence northwesterly along the southwesterly line of said Block 3 of Hall's Addition to a northerly corner of said City of Aurora tract; thence westerly along a northerly line of said City of Aurora tract to the southwesterly line extended southeasterly of a tract of land conveyed to Worth Hill by deed recorded as Document

1413224; thence northwesterly along the southwesterly line extended of said Hill tract to the northwesterly line of Middle Avenue; thence northeasterly along the northwesterly line of said Middle Avenue to the southwesterly line of Block 15 of Holbrook's Addition to West Aurora; thence southeasterly along the southwesterly line of said Block 15 to the most southerly corner thereof; thence northeasterly along the southeasterly line of said Block 15 and the southeasterly line of Block 8 of said Original Town of West Aurora to the southwesterly line extended northwesterly of Lot 5 in said Block 3 of the Original Town of West Aurora; thence southeasterly along the southwesterly line extended and southwesterly line of said Lot 5 to the northwesterly line of said River Street; thence northeasterly along the northwesterly line of said River Street to the point of beginning, in the City of Aurora, Kane County, Illinois.

Approximate Street Boundaries

The approximate boundaries of the Study Area are Benton on the north, LaSalle and Broadway on the east, North on the South and Middle on the west.

TIF DISTRICT #3 BOUNDARY MAP

