

Project # 2015.223
407 S. Lake St
Aurora IL 60506

PARCEL 1

THAT PART OF LOT 1 IN BLOCK 1 OF MARSHALL'S ADDITION TO AURORA, DESCRIBED AS FOLLOWS:
COMMENCING AT THE SOUTHEASTERLY CORNER OF SAID LOT1 BEING THE MOST SOUTHERLY
CORNER OF SAID LOT; THENCE NORTHEASTERLY ALONG THE EASTERLY LINE OF SAID LOT 50 FEET
FOR THE POINT OF BEGINNING, THENCE NORTHWESTERLY PARALLEL WITH THE SOUTHERLY LINE OF
SAID LOT 205 FEET; THENCE NORTHEASTERLY PARALLEL WITH THE EASTERLY LINE OF SAID LOT TO
THE NORTHERLY LINE OF SAID LOT; THENCE SOUTHEASTERLY ALONG SAID NORTHERLY LINE 205
FEET TO THE NORTHEASTERLY CORNER OF SAID LOT; THENCE SOUTHWESTERLY ALONG THE
EASTERLY LINE OF SAID LOT 121 FEET TO THE POINT OF BEGINNING, IN THE CITY OF AURORA, KANE
COUNTY, ILLINOIS.

PARCEL TWO:

THE SOUTHERLY 50 FEET OF THE EASTERLY 205 FEET OF LOT 1 IN BLOCK 1 OF MARSHALL'S
ADDITION TO AURORA, IN THE CITY OF AURORA, KANE COUNTY, ILLINOIS.

KNOWN AS: 407 S. LAKE STREET, AURORA, ILLINOIS

PERMANENT INDEX NUMBER: 15 - 21 - 452 - 042

AREA = 34,836 SQ. FT.

0.800 ACRE

NOTE:

THE LEGAL DESCRIPTION DESCRIBES THE SAME PROPERTY AS INSURED IN THE TITLE COMMITMENT
OR ANY EXCEPTIONS HAVE BEEN NOTED HEREIN.

ZONING REQUIREMENTS:

1 SOUTH BROADWAY

AURORA, ILLINOIS 60505

PHONE: [\(630\) 256-3080](tel:(630)256-3080)

FAX: [\(630\) 256-3089](tel:(630)256-3089)

ZONING REQUIREMENTS:

M-2= MANUFACTURING DISTRICT, GENERAL