

**EXHIBIT A-1**  
**SSA #180**  
**PRIME BUSINESS PARK UNIT 1**  
**LOCATION MAP TO CONFORM WITH KANE REQUIREMENTS**

## Legal Description

### PARCEL I

LOTS 3 AND 4 (EXCEPT THE EAST 85 FEET THEREOF) IN UNIT NO. ONE, PRIME BUSINESS PARK, ACCORDING TO THE PLAT THEREOF RECORDED APRILS 12, 2000 AS DOCUMENT 2000K026550, IN THE CITY OF AURORA, KANE COUNTY, ILLINOIS.

### PARCEL II

LOT 2 IN UNIT NO. ONE, PRIME BUSINESS PARK ACCORDING TO THE PLAT THEREOF RECORDED APRIL 12, 2000 AS DOCUMENT 2000K026550, IN THE CITY OF AURORA, KANE COUNTY, ILLINOIS.

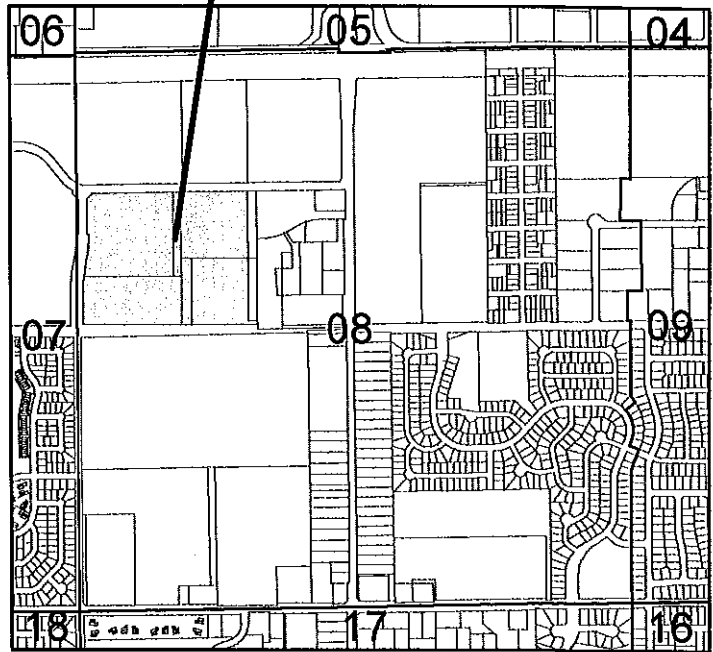
### PARCEL III

LOT 1 IN UNIT NO. ONE, PRIME BUSINESS PARK, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 12, 2000 AS DOCUMENT 2000K26550, IN THE CITY OF AURORA, KANE COUNTY, ILLINOIS.

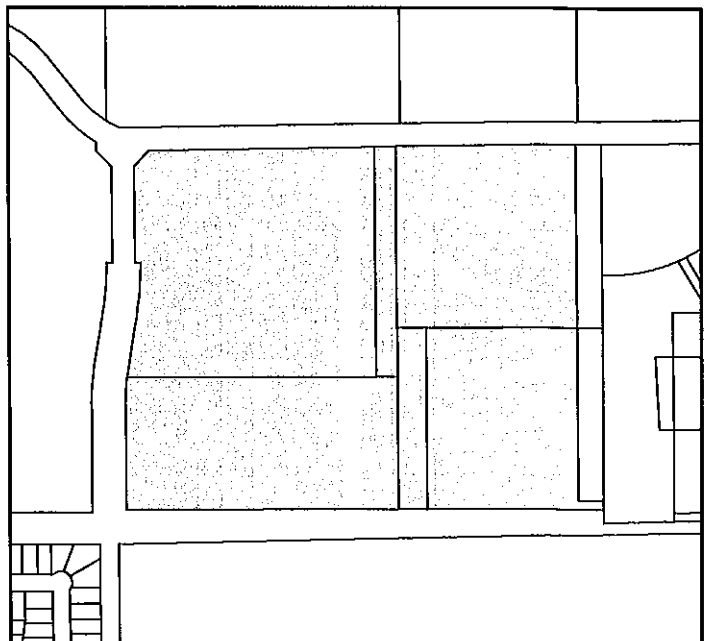
## Locator Map

Subject Area

T. 38 N.



## Actual Area



## PIN(s)

15-08-176-001  
15-08-176-003  
15-08-176-004  
15-08-152-006  
15-08-152-007  
15-08-152-003

## Common Address

1600 Sequoia Drive  
1785 N. Edgelawn Drive  
Vacant Lot



**EXHIBIT "A"**  
**LEGAL DESCRIPTION OF SUBJECT PROPERTY**

LEGAL DESCRIPTION:

**2015K034241 – LIT INDUSTRIAL LIMITED PARTNERSHIP  
PARCEL I**

PIN(S):       15-08-176-001  
                  15-08-176-003  
                  15-08-176-004

LOTS 3 AND 4 (EXCEPT THE EAST 85 FEET THEREOF) IN UNIT NO. ONE, PRIME BUSINESS PARK, ACCORDING TO THE PLAT THEREOF RECORDED APRILS 12, 2000 AS DOCUMENT 2000K026550, IN THE CITY OF AURORA, KANE COUNTY, ILLINOIS.

ADDRESS:   1600 SEQUOIA DRIVE, AURORA, ILLINOIS

**2014K025684 – 1785 N. EDGELAWN, LLC  
PARCEL II**

PIN(S):       15-08-152-006  
                  15-08-152-007

LOT 2 IN UNIT NO. ONE, PRIME BUSINESS PARK ACCORDING TO THE PLAT THEREOF RECORDED APRIL 12, 2000 AS DOCUMENT 2000K026550, IN THE CITY OF AURORA, KANE COUNTY, ILLINOIS.

ADDRESS:   1785 N. EDGELAWN DRIVE, AURORA, ILLINOIS

**2007K029953 – PRIME AURORA BUSINESS PARK  
PARCEL III**

PIN(S):       15-08-152-003

LOT 1 IN UNIT NO. ONE, PRIME BUSINESS PARK, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 12, 2000 AS DOCUMENT 2000K26550, IN THE CITY OF AURORA, KANE COUNTY, ILLINOIS.

ADDRESS:   V/L (POND) CORNER OF EDGELAWN DRIVE & SULLIVAN ROAD,  
AURORA, ILLINOIS

**EXHIBIT B  
NOTICE OF HEARING  
CITY OF AURORA  
SPECIAL SERVICE AREA #180  
PRIME BUSINESS PARK UNIT 1  
KANE COUNTY**

NOTICE IS HEREBY GIVEN that on the 8<sup>th</sup> day of December, 2015 at 6:00 p.m., in the City Council Chambers of the City Hall, 44 East Downer Place, Aurora, Illinois, a hearing will be held by the City Council of the City of Aurora to consider the establishment of a Special Service Area consisting of the following described territory:

**SEE ATTACHED EXHIBIT "A"**

The approximate location is Prime Business Park Unit 1 (1600 Sequoia Drive, 1785 North Edgelawn Drive and vacant lot (pond) corner of Edgelawn Drive and Sullivan Road), Aurora, Illinois.

An accurate map of said Area is on file in the Office of the City Clerk and available for public inspection, and is attached hereto as Exhibit "A".

All interested persons affected by the formation of SPECIAL SERVICE AREA #180 will be given an opportunity to be heard regarding the formation of the boundaries of the Area and may object to the formation of the Area and the levy of taxes affecting said Area.

The purpose of the formation of SPECIAL SERVICE AREA #180 in general is to provide for the maintenance and repair of certain onsite stormwater detention, retention and drainage controls and common areas, all in accordance with the final plat of subdivision or final approved engineering plans for the Area, and the proposed municipal services are unique and are in addition to the improvements and services provided and/or maintained by the City generally.

At the hearing, all persons affected will be given an opportunity to be heard. At the hearing, there will be considered the levy of an annual tax in the proposed SPECIAL SERVICE AREA #180 by the City of Aurora of not to exceed an annual rate of 1.10 one-hundredths percent (\$1.10 being 110 cents per \$100.00 of the equalized assessed value of the property) sufficient to produce revenues to provide the special services. Said tax to be levied for an indefinite period of time from and after the date of the Ordinance establishing said Area. Said taxes shall be in addition to all other taxes provided by law and shall be levied pursuant to the provisions of the Property Tax Code. Said levies are intended to produce an amount annually to pay for the cost for said special services. Notwithstanding the foregoing, taxes shall not be levied hereunder and said Area shall be "dormant," and shall take effect only if the applicable required Owners Association (or owner as the case may be) fails to maintain or repair the aforesaid required items or provide said special services and the City is forced to assume said responsibilities. The

hearing may be adjourned by the City Council to another date without further notice other than a motion to be entered upon the minutes of its meeting fixing the time and place of its adjournment.

If a petition signed by at least fifty-one percent (51%) of the electors residing within the proposed SPECIAL SERVICE AREA NUMBER #180 and by at least fifty-one percent (51%) of the owners of record of the land included within the boundaries of the proposed Area is filed with the City Clerk within sixty (60) days following the final adjournment of the public hearing objecting to the establishment of the Area, the enlargement thereof, or the levy or imposition of a tax for the provision of special services to the Area, no such Area may be established or enlarged, or tax levied or imposed.

City Clerk  
City of Aurora  
44 East Downer Place  
Aurora, IL 60507  
(630) 256-3070 Phone

**EXHIBIT "A"**  
**LEGAL DESCRIPTION OF SUBJECT PROPERTY**

**2015K034241 – LIT INDUSTRIAL LIMITED PARTNERSHIP**  
**PARCEL I**

PIN(S):       15-08-176-001  
                  15-08-176-003  
                  15-08-176-004

LOTS 3 AND 4 (EXCEPT THE EAST 85 FEET THEREOF) IN UNIT NO. ONE, PRIME BUSINESS PARK, ACCORDING TO THE PLAT THEREOF RECORDED APRILS 12, 2000 AS DOCUMENT 2000K026550, IN THE CITY OF AURORA, KANE COUNTY, ILLINOIS.

ADDRESS:   1600 SEQUOIA DRIVE, AURORA, ILLINOIS

**2014K025684 – 1785 N. EDGELAWN, LLC**  
**PARCEL II**

PIN(S):       15-08-152-006  
                  15-08-152-007

LOT 2 IN UNIT NO. ONE, PRIME BUSINESS PARK ACCORDING TO THE PLAT THEREOF RECORDED APRIL 12, 2000 AS DOCUMENT 2000K026550, IN THE CITY OF AURORA, KANE COUNTY, ILLINOIS.

ADDRESS:   1785 N. EDGELAWN DRIVE, AURORA, ILLINOIS

**2007K029953 – PRIME AURORA BUSINESS PARK**  
**PARCEL III**

PIN(S):       15-08-152-003

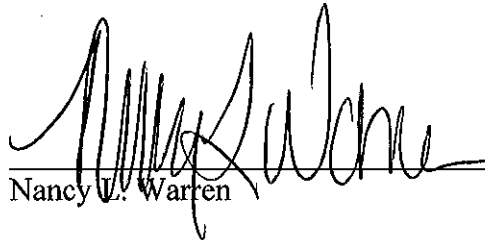
LOT 1 IN UNIT NO. ONE, PRIME BUSINESS PARK, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 12, 2000 AS DOCUMENT 2000K26550, IN THE CITY OF AURORA, KANE COUNTY, ILLINOIS.

ADDRESS:   V/L (POND) CORNER OF EDGELAWN DRIVE & SULLIVAN ROAD,  
AURORA, ILLINOIS

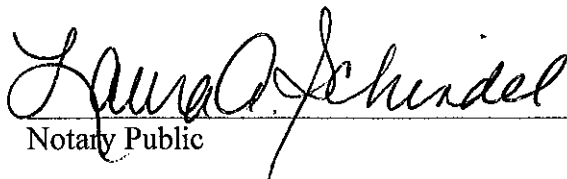
**AFFIDAVIT OF SERVICE OF NOTICE**

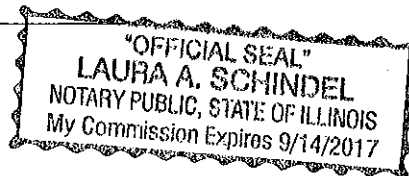
Nancy L. Warren, after first being sworn under oath, states and deposes that she caused a copy of the within Notice of Hearing for SPECIAL SERVICE AREA. #180 to be duly sent by mail, proper postage prepaid on or before November 20, 2015, to the person or persons in whose name the general taxes for the last preceding year were paid on each lot, block, tract or parcel of land lying within the proposed Special Service Area #180. In the event that taxes for the last preceding year were not paid, notice was sent to the person or persons last listed on the tax rolls prior to that year as the owner of said property, for the property described in said Notice to wit:

Dated this 20<sup>th</sup> day of November, 2015.

  
\_\_\_\_\_  
Nancy L. Warren

Subscribed and sworn to before me  
this 20<sup>th</sup> day of November, 2015.

  
\_\_\_\_\_  
Notary Public





# City of Aurora

Law Department • 44 East Downer Place • Aurora, Illinois 60507-2067

Centerpoint Properties Trust  
Bridget Karnick  
1808 Swift Drive  
Oak Brook IL 60523

15-08-176-001  
15-08-176-003  
15-08-176-004

Parcels



# City of Aurora

Law Department • 44 East Downer Place • Aurora, Illinois 60507-2067

LIT Industrial Partnership  
1717 McKinney Avenue  
Suite 1900  
Dallas, Texas 75202

15-08-176-001  
15-08-176-003  
15-08-176-004

Parcels





## City of Aurora

Law Department • 44 East Downer Place • Aurora, Illinois 60507-2067

1785 N Edgelawn LLC  
Lon Messenger  
1785 N. Edgelawn Drive  
Aurora, IL 60506-1078

Parcel(s): 15-08-152-006  
15-08-152-007



## City of Aurora

Law Department • 44 East Downer Place • Aurora, Illinois 60507-2067

Prime Aurora Business Park  
Association, Inc.  
CT Corporation System  
208 S. LaSalle Street, Suite 814  
Chicago IL 60604

Parcel # 15-08-152-008

David J. Rickert, CPA  
Kane County Treasurer



719 South Batavia Ave  
Geneva, Illinois 60134  
(630) 232-3565

# Kane County 2013 Payable 2014 Property Taxes

Parcel		<b>15-08-176-001</b>					
<b>Property Location</b> SEQUOIA DR AURORA, IL 60506-		<b>Mailing Address</b> CENTERPOINT PROPERTIES TRUST, BRIDGET KARNICK 1808 SWIFT DR OAK BROOK, IL 60523-		<b>Tax Rate</b> 11.430812 <b>Tax Code</b> AU-005		<a href="#">Menu Page</a>	
						<a href="#">Treasurer Home Page</a>	
						<a href="#">Tax Extension Home Page</a>	
						<a href="#">County Assessments Home Page</a>	
						<a href="#">Print Payment Statement</a>	
						<a href="#">Print Current Tax Bill</a>	
						<a href="#">Click below to Pay Tax with E-Check Credit or Debit card</a>	
						<a href="#">Pay 1st Installment</a>	
						<a href="#">Pay 2nd Installment</a>	
						<a href="#">Pay Both Installments</a>	
						<a href="#">Parcel Assessment Information</a>	
						<a href="#">Aurora Township Assessor</a>	
						<a href="#">View Property Map</a>	

	1st Installment Due 6/2/2014	2nd Installment Due 9/2/2014	Total		
<b>Tax Amount</b>	50.93	50.93	101.86	Equalized Assessed Value (EAV)	891
<b>Abated Amount (-)</b>	0.00	0.00	0.00	Senior Assessment Freeze	(-) 0
<b>Penalty Amount (+)</b>	0.00	0.00	0.00	Senior Exemption	(-) 0
<b>Additional Costs (+)</b>	0.00	0.00	0.00	Homestead Exemption	(-) 0
<b>Amount Due</b>	50.93	50.93	101.86	Other Exemptions	(-) 0
<b>Paid Amount</b>	50.93	50.93	101.86	Net Taxable Value	891
<b>Paid Date</b>	05/29/2014	09/02/2014			

Year	Base Tax Due
<u>Current Year</u>	115.54
2013	101.86
2012	2268.76
2011	1781.48
2010	2947.64
2009	2672.84
2008	2346.92
2007	2051.90
2006	1777.36

**Tax Sale/Redemption Information**

Kane County Clerk, John A. Cunningham  
Tax Redemption Department 630/232-5964

David J. Rickert, CPA  
Kane County Treasurer



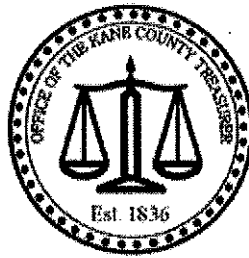
719 South Batavia Ave  
Geneva, Illinois 60134  
(630) 232-3565

## Kane County 2014 Payable 2015 Property Taxes

Parcel <b>15-08-176-001</b>									
<b>Property Location</b> SEQUOIA DR AURORA, IL 60506-		<b>Mailing Address</b> LIT INDUSTRIAL LP, CLARION PARTNERS LLC, DAVID PAUL 1717 MCKINNEY AVE STE 1900 DALLAS, TX 75202-1253		<b>Tax Rate</b> 11.789082		<b>Tax Code</b> AU-005		<a href="#">Menu Page</a>	
								<a href="#">Treasurer Home Page</a>	
								<a href="#">Tax Extension Home Page</a>	
	<b>1st Installment Due 6/1/2015</b>	<b>2nd Installment Due 9/1/2015</b>	<b>Total</b>	<b>Equalized Assessed Value (EAV)</b>		980		<a href="#">County Assessments Home Page</a>	
<b>Tax Amount</b>	57.77	57.77	115.54	Senior Assessment Freeze		(-) 0		<a href="#">Print Payment Statement</a>	
<b>Abated Amount (-)</b>	0.00	0.00	0.00	Senior Exemption		(-) 0			
<b>Penalty Amount (+)</b>	0.00	0.00	0.00	Homestead Exemption		(-) 0			
<b>Additional Costs (+)</b>	0.00	0.00	0.00	Other Exemptions		(-) 0		<a href="#">Print Current Tax Bill</a>	
<b>Amount Due</b>	57.77	57.77	115.54	Net Taxable Value		980			
<b>Paid Amount</b>	57.77	57.77	115.54						
<b>Paid Date</b>	05/20/2015	06/22/2015							
<b>Tax Sale/Redemption Information</b>				<b>Tax History</b>					
Kane County Clerk, John A. Cunningham Tax Redemption Department 630/232-5964				<b>Year</b>	<b>Base Tax Due</b>				
				<u>Current Year</u>	115.54				
				<u>2013</u>	101.86				
				<u>2012</u>	2268.76				
				<u>2011</u>	1781.48				
				<u>2010</u>	2947.64				
				<u>2009</u>	2672.84				
				<u>2008</u>	2346.92				
				<u>2007</u>	2051.90				
				<u>2006</u>	1777.36				
						<a href="#">Pay 1st Installment</a> <a href="#">Pay 2nd Installment</a> <a href="#">Pay Both Installments</a> <a href="#">Parcel Assessment Information</a> <a href="#">Aurora Township Assessor</a> <a href="#">View Property Map</a>			

Click below to  
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Credit or Debit card

David J. Rickert, CPA  
Kane County Treasurer



719 South Batavia Ave  
Geneva, Illinois 60134  
(630) 232-3565

## Kane County 2013 Payable 2014 Property Taxes

<b>Parcel</b>		<b>15-08-176-003</b>					<a href="#">Menu Page</a>
<b>Property Location</b> W SULLIVAN RD AURORA, IL 60506-		<b>Mailing Address</b> CENTERPOINT PROPERTIES TRUST, BRIDGET KARNICK 1808 SWIFT DR OAK BROOK, IL 60523-		<b>Tax Rate</b> 11.430812 <b>Tax Code</b> AU-005		<a href="#">Treasurer Home Page</a>	
	<b>1st Installment Due 6/2/2014</b>	<b>2nd Installment Due 9/2/2014</b>	<b>Total</b>	<b>Equalized Assessed Value (EAV)</b>	<b>164</b>	<a href="#">Tax Extension Home Page</a>	
<b>Tax Amount</b>	9.38	9.38	18.76	<b>Senior Assessment Freeze</b>	(-) 0	<a href="#">County Assessments Home Page</a>	
<b>Abated Amount (-)</b>	0.00	0.00	0.00	<b>Senior Exemption</b>	(-) 0	<a href="#">Print Payment Statement</a>	
<b>Penalty Amount (+)</b>	0.00	0.00	0.00	<b>Homestead Exemption</b>	(-) 0		
<b>Additional Costs (+)</b>	0.00	0.00	0.00	<b>Other Exemptions</b>	(-) 0	<a href="#">Print Current Tax Bill</a>	
<b>Amount Due</b>	9.38	9.38	18.76	<b>Net Taxable Value</b>	<b>164</b>		
<b>Paid Amount</b>	9.38	9.38	18.76				
<b>Paid Date</b>	05/29/2014	09/02/2014					
<b>Tax Sale/Redemption Information</b>				<b>Tax History</b>			
Kane County Clerk, John A. Cunningham Tax Redemption Department 630/232-5964				<b>Year</b>	<b>Base Tax Due</b>		
				<u>Current Year</u>	<b>21.34</b>		
				<u>2013</u>	<b>18.76</b>		
				<u>2012</u>	<b>344.10</b>		
				<u>2011</u>	<b>270.16</b>		
				<u>2010</u>	<b>444.16</b>		
				<u>2009</u>	<b>402.70</b>		
				<u>2008</u>	<b>353.58</b>		
				<u>2007</u>	<b>309.16</b>		
				<u>2006</u>	<b>267.80</b>		
				<div style="background-color: black; color: white; padding: 5px; text-align: center;">                     Click below to Pay Tax with E-Check Credit or Debit card                 </div>			
				<a href="#">Pay 1st Installment</a> <a href="#">Pay 2nd Installment</a> <a href="#">Pay Both Installments</a> <a href="#">Parcel Assessment Information</a> <a href="#">Aurora Township Assessor</a> <a href="#">View Property Map</a>			

David J. Rickert, CPA  
Kane County Treasurer



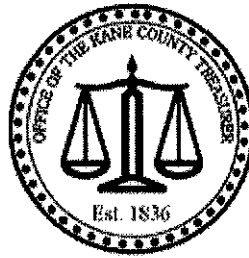
719 South Batavia Ave  
Geneva, Illinois 60134  
(630) 232-3565

# Kane County 2014 Payable 2015 Property Taxes

<b>Parcel</b>		<b>15-08-176-003</b>					<a href="#">Menu Page</a>
<b>Property Location</b> W SULLIVAN RD AURORA, IL 60506-		<b>Mailing Address</b> LIT INDUSTRIAL LP, . CLARION PARTNERS LLC, DAVID PAUL 1717 MCKINNEY AVE STE 1900 DALLAS, TX 75202-1253		<b>Tax Rate</b> 11.789082 <b>Tax Code</b> AU-005		<a href="#">Treasurer Home Page</a>	
						<a href="#">Tax Extension Home Page</a>	
	<b>1st Installment Due 6/1/2015</b>	<b>2nd Installment Due 9/1/2015</b>	<b>Total</b>	<b>Equalized Assessed Value (EAV)</b>	181	<a href="#">County Assessments Home Page</a>	
<b>Tax Amount</b>	10.67	10.67	21.34	<b>Senior Assessment Freeze</b>	(-) 0	<a href="#">Print Payment Statement</a>	
<b>Abated Amount (-)</b>	0.00	0.00	0.00	<b>Senior Exemption</b>	(-) 0	<a href="#">Print Current Tax Bill</a>	
<b>Penalty Amount (+)</b>	0.00	0.00	0.00	<b>Homestead Exemption</b>	(-) 0		
<b>Additional Costs (+)</b>	0.00	0.00	0.00	<b>Other Exemptions</b>	(-) 0		
<b>Amount Due</b>	10.67	10.67	21.34	<b>Net Taxable Value</b>	181		
<b>Paid Amount</b>	10.67	10.67	21.34				
<b>Paid Date</b>	05/20/2015	06/22/2015					
<b>Tax Sale/Redemption Information</b>							
Kane County Clerk, John A. Cunningham Tax Redemption Department 630/232-5964							
<b>Tax History</b>							
<b>Year</b>	<b>Base Tax Due</b>						
<b>Current Year</b>	21.34						
<b>2013</b>	18.76						
<b>2012</b>	344.10						
<b>2011</b>	270.16						
<b>2010</b>	444.16						
<b>2009</b>	402.70						
<b>2008</b>	353.58						
<b>2007</b>	309.16						
<b>2006</b>	267.80						
<div style="text-align: right;"> <a href="#">Pay 1st Installment</a>  <a href="#">Pay 2nd Installment</a>  <a href="#">Pay Both Installments</a>  <a href="#">Parcel Assessment Information</a>  <a href="#">Aurora Township Assessor</a>  <a href="#">View Property Map</a> </div>							

Click below to  
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Credit or Debit card

David J. Rickert, CPA  
Kane County Treasurer



719 South Batavia Ave  
Geneva, Illinois 60134  
(630) 232-3565

# Kane County 2013 Payable 2014 Property Taxes

<b>Parcel</b>		<b>15-08-176-004</b>					<a href="#">Menu Page</a>
<b>Property Location</b> W SULLIVAN RD AURORA, IL 60506-		<b>Mailing Address</b> CENTERPOINT PROPERTIES TRUST, BRIDGET KARNICK 1808 SWIFT DR OAK BROOK, IL 60523-		<b>Tax Rate</b> 11.430812	<b>Tax Code</b> AU-005		<a href="#">Treasurer Home Page</a>
	<b>1st Installment Due 6/2/2014</b>	<b>2nd Installment Due 9/2/2014</b>	<b>Total</b>	<b>Equalized Assessed Value (EAV)</b>	1,011		<a href="#">Tax Extension Home Page</a>
<b>Tax Amount</b>	57.79	57.79	115.58	<b>Senior Assessment Freeze</b>	(-) 0		<a href="#">County Assessments Home Page</a>
<b>Abated Amount (-)</b>	0.00	0.00	0.00	<b>Senior Exemption</b>	(-) 0		<a href="#">Print Payment Statement</a>
<b>Penalty Amount (+)</b>	0.00	0.00	0.00	<b>Homestead Exemption</b>	(-) 0		
<b>Additional Costs (+)</b>	0.00	0.00	0.00	<b>Other Exemptions</b>	(-) 0		<a href="#">Print Current Tax Bill</a>
<b>Amount Due</b>	57.79	57.79	115.58	<b>Net Taxable Value</b>	1,011		
<b>Paid Amount</b>	57.79	57.79	115.58				
<b>Paid Date</b>	05/29/2014	09/02/2014					
<b>Tax Sale/Redemption Information</b>				<b>Tax History</b>		<div style="background-color: black; color: white; padding: 5px; text-align: center;">                 Click below to Pay Tax with E-Check Credit or Debit card             </div>	
Kane County Clerk, John A. Cunningham Tax Redemption Department 630/232-5964				<b>Year</b>	<b>Base Tax Due</b>	<a href="#">Pay 1st Installment</a> <a href="#">Pay 2nd Installment</a> <a href="#">Pay Both Installments</a> <a href="#">Parcel Assessment Information</a> <a href="#">Aurora Township Assessor</a> <a href="#">View Property Map</a>	
				<u>Current Year</u>	<b>131.10</b>		
				<u>2013</u>	<b>115.58</b>		
				<u>2012</u>	<b>1852.54</b>		
				<u>2011</u>	<b>1454.66</b>		
				<u>2010</u>	<b>2463.52</b>		
				<u>2009</u>	<b>2233.86</b>		
				<u>2008</u>	<b>1961.42</b>		
				<u>2007</u>	<b>1714.84</b>		
				<u>2006</u>	<b>1485.40</b>		

David J. Rickert, CPA  
Kane County Treasurer



719 South Batavia Ave  
Geneva, Illinois 60134  
(630) 232-3565

## Kane County 2014 Payable 2015 Property Taxes

Parcel <b>15-08-176-004</b>									
<b>Property Location</b> W SULLIVAN RD AURORA, IL 60506-		<b>Mailing Address</b> LIT INDUSTRIAL LP, CLARION PARTNERS LLC, DAVID PAUL 1717 MCKINNEY AVE STE 1900 DALLAS, TX 75202-1253		<b>Tax Rate</b> 11.789082		<b>Tax Code</b> AU-005		<a href="#">Menu Page</a>	
								<a href="#">Treasurer Home Page</a>	
								<a href="#">Tax Extension Home Page</a>	
	<b>1st Installment</b> Due 6/1/2015	<b>2nd Installment</b> Due 9/1/2015	<b>Total</b>	Equalized Assessed Value (EAV)	1,112			<a href="#">County Assessments Home Page</a>	
<b>Tax Amount</b>	65.55	65.55	131.10	Senior Assessment Freeze	(-) 0			<a href="#">Print Payment Statement</a>	
<b>Abated Amount (-)</b>	0.00	0.00	0.00	Senior Exemption	(-) 0			<a href="#">Print Current Tax Bill</a>	
<b>Penalty Amount (+)</b>	0.00	0.00	0.00	Homestead Exemption	(-) 0				
<b>Additional Costs (+)</b>	0.00	0.00	0.00	Other Exemptions	(-) 0				
<b>Amount Due</b>	65.55	65.55	131.10	Net Taxable Value	1,112				
<b>Paid Amount</b>	65.55	65.55	131.10						
<b>Paid Date</b>	05/20/2015	06/22/2015							
								<div style="border: 1px solid black; padding: 5px; text-align: center;"> <a href="#">Click below to Pay Tax with E-Check Credit or Debit card</a> </div>	
<b>Tax Sale/Redemption Information</b>				<b>Tax History</b>					
Kane County Clerk, John A. Cunningham Tax Redemption Department 630/232-5964				<b>Year</b>	<b>Base Tax Due</b>			<a href="#">Pay 1st Installment</a> <a href="#">Pay 2nd Installment</a> <a href="#">Pay Both Installments</a> <a href="#">Parcel Assessment Information</a> <a href="#">Aurora Township Assessor</a> <a href="#">View Property Map</a>	
				<u>Current Year</u>	<b>131.10</b>				
				<u>2013</u>	<b>115.58</b>				
				<u>2012</u>	<b>1852.54</b>				
				<u>2011</u>	<b>1454.66</b>				
				<u>2010</u>	<b>2463.52</b>				
				<u>2009</u>	<b>2233.86</b>				
				<u>2008</u>	<b>1961.42</b>				
				<u>2007</u>	<b>1714.84</b>				
				<u>2006</u>	<b>1485.40</b>				

David J. Rickert, CPA  
Kane County Treasurer



719 South Batavia Ave  
Geneva, Illinois 60134  
(630) 232-3565

## Kane County 2013 Payable 2014 Property Taxes

Parcel		15-08-152-006					
Property Location	Mailing Address	Tax Rate			Menu Page		
, IL	1785 N EDGELAWN LLC, LON MESSENGER 1785 N EDGELAWN DR AURORA, IL 60506-1078	11.430812 Tax Code AU-005					<a href="#">Treasurer Home Page</a>
							<a href="#">Tax Extension Home Page</a>
							<a href="#">County Assessments Home Page</a>
							<a href="#">Print Payment Statement</a>
							<a href="#">Print Current Tax Bill</a>
							<a href="#">Click below to Pay Tax with E-Check or Debit card</a>
							<a href="#">Pay 1st Installment</a>
							<a href="#">Pay 2nd Installment</a>
							<a href="#">Pay Both Installments</a>
							<a href="#">Parcel Assessment Information</a>
							<a href="#">Aurora Township Assessor</a>
							<a href="#">View Property Map</a>

1st Installment Due 6/2/2014	2nd Installment Due 9/2/2014	Total	Equalized Assessed Value (EAV)	122
Tax Amount	0.00	0.00	Senior Assessment Freeze	(-) 0
Abated Amount (-)	0.00	0.00	Senior Exemption	(-) 0
Penalty Amount (+)	0.00	0.00	Homestead Exemption	(-) 0
Additional Costs (+)	0.00	0.00	Other Exemptions	(-) 0
Amount Due	0.00	0.00	Net Taxable Value	0
Paid Amount	0.00	0.00		
Paid Date				

### Tax Sale/Redemption Information

Kane County Clerk, John A. Cunningham  
Tax Redemption Department 630/232-5964

Year	Base Tax Due
<u>Current Year</u>	0.00
2013	0.00
2012	334.42
2011	262.60
2010	424.56
2009	385.00
2008	338.08
2007	295.58
2006	256.04



David J. Rickert, CPA  
Kane County Treasurer



719 South Batavia Ave  
Geneva, Illinois 60134  
(630) 232-3565

## Kane County 2014 Payable 2015 Property Taxes

<b>Parcel 15-08-152-006</b>					
<b>Property Location</b> IL		<b>Mailing Address</b> 1785 N EDGELAWN LLC, LON MESSENGER 1785 N EDGELAWN DR AURORA, IL 60506-1078		<b>Tax Rate</b> 11.789082 <b>Tax Code</b> AU-005	
				<a href="#">Menu Page</a>  <a href="#">Treasurer Home Page</a>  <a href="#">Tax Extension Home Page</a>  <a href="#">County Assessments Home Page</a>  <a href="#">Print Payment Statement</a>  <a href="#">Print Current Tax Bill</a>	
	<b>1st Installment</b> Due 6/1/2015	<b>2nd Installment</b> Due 9/1/2015	<b>Total</b>	<b>Equalized Assessed Value (EAV)</b>	134
<b>Tax Amount</b>	0.00	0.00	0.00	Senior Assessment Freeze	(-) 0
<b>Abated Amount (-)</b>	0.00	0.00	0.00	Senior Exemption	(-) 0
<b>Penalty Amount (+)</b>	0.00	0.00	0.00	Homestead Exemption	(-) 0
<b>Additional Costs (+)</b>	0.00	0.00	0.00	Other Exemptions	(-) 0
<b>Amount Due</b>	0.00	0.00	0.00	<b>Net Taxable Value</b>	0
<b>Paid Amount</b>	0.00	0.00	0.00		
<b>Paid Date</b>					
<b>Tax Sale/Redemption Information</b>					
Kane County Clerk, John A. Cunningham Tax Redemption Department 630/232-5964					
<b>Tax History</b>					
<b>Year</b>	<b>Base Tax Due</b>				
<u>Current Year</u>	0.00				
<u>2013</u>	0.00				
<u>2012</u>	334.42				
<u>2011</u>	262.60				
<u>2010</u>	424.56				
<u>2009</u>	385.00				
<u>2008</u>	338.08				
<u>2007</u>	295.58				
<u>2006</u>	256.04				
<div style="border: 1px solid black; padding: 5px; text-align: center;">                     Click below to Pay Tax with E-Check Credit or Debit card                 </div>					
<a href="#">Pay 1st Installment</a> <a href="#">Pay 2nd Installment</a> <a href="#">Pay Both Installments</a>  <a href="#">Parcel Assessment Information</a>  <a href="#">Aurora Township Assessor</a>  <a href="#">View Property Map</a>					

David J. Rickert, CPA  
Kane County Treasurer



719 South Batavia Ave  
Geneva, Illinois 60134  
(630) 232-3565

# Kane County 2014 Payable 2015 Property Taxes

<b>Parcel 15-08-152-007</b>			
<b>Property Location</b> 1785 N EDGELAWN DR AURORA, IL	<b>Mailing Address</b> 1785 N EDGELAWN LLC, ANTHONY COSTELLO 1785 N EDGELAWN DR AURORA, IL 60506-1078	<b>Tax Rate</b> 11.789082 <b>Tax Code</b> AU-005	<a href="#">Menu Page</a>  <a href="#">Treasurer Home Page</a>

	<b>1st Installment Due 6/1/2015</b>	<b>2nd Installment Due 9/1/2015</b>	<b>Total</b>
<b>Tax Amount</b>	102,536.96	102,536.96	205,073.92
<b>Abated Amount (-)</b>	0.00	0.00	0.00
<b>Penalty Amount (+)</b>	0.00	0.00	0.00
<b>Additional Costs (+)</b>	0.00	0.00	0.00
<b>Amount Due</b>	102,536.96	102,536.96	205,073.92
<b>Paid Amount</b>	102,536.96	102,536.96	205,073.92
<b>Paid Date</b>	05/29/2015	09/01/2015	

Equalized Assessed Value (EAV)	1,739,524
Senior Assessment (-)	0
Senior Exemption (-)	0
Homestead Exemption (-)	0
Other Exemptions (-)	0
<b>Net Taxable Value</b>	<b>1,739,524</b>

- [Tax Extension Home Page](#)
- [County Assessments Home Page](#)
- [Print Payment Statement](#)
- [Print Current Tax Bill](#)

Click below to Pay Tax with E-Check or Debit card

## Tax Sale/Redemption Information

Kane County Clerk, John A. Cunningham  
Tax Redemption Department 630/232-5964

\*\*Contact the Tax Extension Office for more information

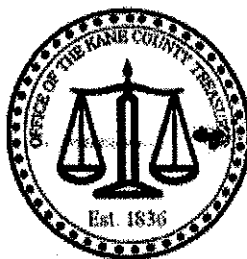
Year	Type	Date Sold	Status	Date
2004	Tax Sale	10/31/2005	Redeemed	12/1/2005

## Tax History

Year	Base Tax Due
<b>Current Year</b>	<b>205073.92</b>
2013	183991.04
2012	165121.94
2011	186487.72
2010	171031.70
2009	190856.70
2008	181770.42
2007	260500.38
2006	225645.70

- [Pay 1st Installment](#)
- [Pay 2nd Installment](#)
- [Pay Both Installments](#)
- [Parcel Assessment Information](#)
- [Aurora Township Assessor](#)
- [View Property Map](#)

David J. Rickert, CPA  
Kane County Treasurer



719 South Batavia Ave  
Geneva, Illinois 60134  
(630) 232-3565

## Kane County 2013 Payable 2014 Property Taxes

Parcel <b>15-08-152-007</b>																											
<b>Property Location</b> 1785 N EDGELAWN DR AURORA, IL		<b>Mailing Address</b> 1785 N EDGELAWN LLC, ANTHONY COSTELLO 1785 N EDGELAWN DR AURORA, IL 60506-1078		<b>Tax Rate</b> 11.430812 <b>Tax Code</b> AU-005		<a href="#">Menu Page</a>  <a href="#">Treasurer Home Page</a>  <a href="#">Tax Extension Home Page</a>  <a href="#">County Assessments Home Page</a>  <a href="#">Print Payment Statement</a>  <a href="#">Print Current Tax Bill</a>																					
	<b>1st Installment Due 6/2/2014</b>	<b>2nd Installment Due 9/2/2014</b>	<b>Total</b>	<b>Equalized Assessed Value (EAV)</b>	1,609,606																						
<b>Tax Amount</b>	91,995.52	91,995.52	183,991.04	<b>Senior Assessment (-) Freeze</b>	0																						
<b>Abated Amount (-)</b>	0.00	0.00	0.00	<b>Senior Exemption (-)</b>	0																						
<b>Penalty Amount (+)</b>	0.00	0.00	0.00	<b>Homestead Exemption (-)</b>	0																						
<b>Additional Costs (+)</b>	0.00	0.00	0.00	<b>Other Exemptions (-)</b>	0																						
<b>Amount Due</b>	91,995.52	91,995.52	183,991.04	<b>Net Taxable Value</b>	1,609,606																						
<b>Paid Amount</b>	91,995.52	91,995.52	183,991.04																								
<b>Paid Date</b>	05/27/2014	08/29/2014																									
<b>Tax Sale/Redemption Information</b>				<b>Tax History</b>																							
Kane County Clerk, John A. Cunningham Tax Redemption Department 630/232-5964  **Contact the Tax Extension Office for more information				<table border="1"> <thead> <tr> <th>Year</th> <th>Base Tax Due</th> </tr> </thead> <tbody> <tr> <td><b>Current Year</b></td> <td><b>205073.92</b></td> </tr> <tr> <td>2013</td> <td>183991.04</td> </tr> <tr> <td>2012</td> <td>165121.94</td> </tr> <tr> <td>2011</td> <td>186487.72</td> </tr> <tr> <td>2010</td> <td>171031.70</td> </tr> <tr> <td>2009</td> <td>190856.70</td> </tr> <tr> <td>2008</td> <td>181770.42</td> </tr> <tr> <td>2007</td> <td>280500.38</td> </tr> <tr> <td>2006</td> <td>225645.70</td> </tr> </tbody> </table>				Year	Base Tax Due	<b>Current Year</b>	<b>205073.92</b>	2013	183991.04	2012	165121.94	2011	186487.72	2010	171031.70	2009	190856.70	2008	181770.42	2007	280500.38	2006	225645.70
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<table border="1"> <thead> <tr> <th>Year</th> <th>Type</th> <th>Date Sold</th> <th>Status</th> <th>Date</th> </tr> </thead> <tbody> <tr> <td>2004</td> <td>Tax Sale</td> <td>10/31/2005</td> <td>Redeemed</td> <td>12/1/2005</td> </tr> </tbody> </table>				Year	Type	Date Sold	Status	Date	2004	Tax Sale	10/31/2005	Redeemed	12/1/2005	<div style="border: 1px solid black; padding: 5px; text-align: center;">                     Click below to Pay Tax with E-Check or Debit card                 </div> <p> <a href="#">Pay 1st Installment</a>  <a href="#">Pay 2nd Installment</a>  <a href="#">Pay Both Installments</a>   <a href="#">Parcel Assessment Information</a>   <a href="#">Aurora Township Assessor</a>   <a href="#">View Property Map</a> </p>													
Year	Type	Date Sold	Status	Date																							
2004	Tax Sale	10/31/2005	Redeemed	12/1/2005																							

David J. Rickert, CPA  
Kane County Treasurer



719 South Batavia Ave  
Geneva, Illinois 60134  
(630) 232-3565

## Kane County 2013 Payable 2014 Property Taxes

<b>Parcel 15-08-152-003</b>						<a href="#">Menu Page</a>
<b>Property Location</b> W SULLIVAN RD AURORA, IL 60506-		<b>Mailing Address</b> PRIME AURORA BUSINESS PARK ASSOCIATION INC, CT CORPORATION SYSTEM 208 S LASALLE ST STE 814 CHICAGO, IL 60604-		<b>Tax Rate</b> 11.430812 <b>Tax Code</b> AU-005		<a href="#">Treasurer Home Page</a>
						<a href="#">Tax Extension Home Page</a>
	<b>1st Installment Due 6/2/2014</b>	<b>2nd Installment Due 9/2/2014</b>	<b>Total</b>	<b>Equalized Assessed Value (EAV)</b>	103	<a href="#">County Assessments Home Page</a>
<b>Tax Amount</b>	0.00	0.00	0.00	<b>Senior Assessment Freeze</b>	(-) 0	<a href="#">Print Payment Statement</a>
<b>Abated Amount (-)</b>	0.00	0.00	0.00	<b>Senior Exemption</b>	(-) 0	<a href="#">Print Current Tax Bill</a>
<b>Penalty Amount (+)</b>	0.00	0.00	0.00	<b>Homestead Exemption</b>	(-) 0	
<b>Additional Costs (+)</b>	0.00	0.00	0.00	<b>Other Exemptions</b>	(-) 0	
<b>Amount Due</b>	0.00	0.00	0.00	<b>Net Taxable Value</b>	0	
<b>Paid Amount</b>	0.00	0.00	0.00			
<b>Paid Date</b>						
<b>Tax Sale/Redemption Information</b>						
Kane County Clerk, John A. Cunningham Tax Redemption Department 630/232-5964						
<b>Tax History</b>						
<b>Year</b>	<b>Base Tax Due</b>					
<u>Current Year</u>	0.00					
<u>2013</u>	0.00					
<u>2012</u>	0.00					
<u>2011</u>	0.00					
<u>2010</u>	0.00					
<u>2009</u>	0.00					
<u>2008</u>	0.00					
<u>2007</u>	0.00					
<u>2006</u>	0.00					
<a href="#">Click below to Pay Tax with E-Check Credit or Debit card</a> <a href="#">Pay 1st Installment</a> <a href="#">Pay 2nd Installment</a> <a href="#">Pay Both Installments</a> <a href="#">Parcel Assessment Information</a> <a href="#">Aurora Township Assessor</a> <a href="#">View Property Map</a>						

David J. Rickert, CPA  
Kane County Treasurer



719 South Batavia Ave  
Geneva, Illinois 60134  
(630) 232-3565

## Kane County 2014 Payable 2015 Property Taxes

Parcel <b>15-08-152-003</b>				
<b>Property Location</b> W SULLIVAN RD AURORA, IL 60506-		<b>Mailing Address</b> PRIME AURORA BUSINESS PARK ASSOCIATION INC, CT CORPORATION SYSTEM 208 S LASALLE ST STE 814 CHICAGO, IL 60604-		<b>Tax Rate</b> 11.789082 <b>Tax Code</b> AU-005
<a href="#">Menu Page</a>				
<a href="#">Treasurer Home Page</a>				
<a href="#">Tax Extension Home Page</a>				
<a href="#">County Assessments Home Page</a>				
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<a href="#">Pay Both Installments</a>				
<a href="#">Parcel Assessment Information</a>				
<a href="#">Aurora Township Assessor</a>				
<a href="#">View Property Map</a>				
<b>1st Installment</b> Due 6/1/2015	<b>2nd Installment</b> Due 9/1/2015	<b>Total</b>	<b>Equalized Assessed Value (EAV)</b>	105
<b>Tax Amount</b>	0.00	0.00	0.00	Senior Assessment (-) 0
<b>Abated Amount (-)</b>	0.00	0.00	0.00	Senior Exemption (-) 0
<b>Penalty Amount (+)</b>	0.00	0.00	0.00	Homestead Exemption (-) 0
<b>Additional Costs (+)</b>	0.00	0.00	0.00	Other Exemptions (-) 0
<b>Amount Due</b>	0.00	0.00	0.00	Net Taxable Value 0
<b>Paid Amount</b>	0.00	0.00	0.00	
<b>Paid Date</b>				
<b>Tax Sale/Redemption Information</b>				
Kane County Clerk, John A. Cunningham Tax Redemption Department 630/232-5964				
<b>Tax History</b>				
<b>Year</b>	<b>Base Tax Due</b>			
<u>Current Year</u>	0.00			
<u>2013</u>	0.00			
<u>2012</u>	0.00			
<u>2011</u>	0.00			
<u>2010</u>	0.00			
<u>2009</u>	0.00			
<u>2008</u>	0.00			
<u>2007</u>	0.00			
<u>2006</u>	0.00			

# Chicago Tribune

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GROSS PRICE \* : \$460.32

\* Agency Commission not included

PACKAGE NAME: IL Govt Legal  
Aurora Beacon

Product(s): SubTrib\_Aurora Beacon News, Publicnotices.com, classified.chicagotribune.com

AdSize(s): 1 Column,

Run Date(s): Friday, November 20, 2015

Color Spec. BMW

Preview

**NOTICE OF HEARING**  
**CITY OF AURORA**  
**SPECIAL SERVICE AREA #180**  
**PRIME BUSINESS PARK**  
**UNIT 1**

**KANE COUNTY**  
NOTICE IS HEREBY GIVEN that on the 8th day of December, 2015 at 6:00 P.M., in the City Council Chambers of the City Hall, 44 East Downer Place, Aurora, Illinois, a hearing will be held by the City Council of the City of Aurora to consider the establishment of a special service area consisting of the following described territory:

SEE ATTACHED EXHIBIT "A"

The approximate location is Prime Business Park Unit 1 (1600 Sequoia Drive, 1785 North Edgewood Drive and vacant lot (corner of Edgewood Drive and Sullivan Road), Aurora, Illinois.

An accurate map of said Area is on file in the Office of the City Clerk and available for public inspection and is attached hereto as Exhibit A.

All interested persons affected by the formation of SPECIAL SERVICE AREA #180 will be given an opportunity to be heard regarding the formation of the boundaries of the Area and may

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object to the formation of the Area and the levy of taxes affecting said Area.

The purpose of the formation of SPECIAL SERVICE AREA #180 in general is to provide for the maintenance and repair of certain onsite stormwater detention, retention and drainage controls and common areas, all in accordance with the final plat of subdivision or final approved engineering plans for the Area, and the proposed municipal services are unique and are in addition to the improvements and services provided and/or maintained by the City generally.

At the hearing, all persons affected will be given an opportunity to be heard. At the hearing, there will be considered the levy of an annual tax in the proposed SPECIAL SERVICE AREA #180 by the City of Aurora of not to exceed an annual rate of 1.10 one-hundredths percent, \$1.10 being 110 cents per \$100.00 of the equalized assessed value of the property sufficient to produce revenues to provide the special services. Said tax to be levied for an indefinite period of time from and after the date of the Ordinance establishing said Area. Said taxes shall be in addition to all other taxes provided by law and shall be levied pursuant to the provisions of the Property Tax Code. Said taxes are intended to produce an amount annually to pay for the cost for said Special Services. Notwithstanding the foregoing, taxes shall not be levied hereunder and said Area shall be "defunct" and shall take effect only if the applicable required Owners Association for owner as the case may be, fails to maintain or repair the aforesaid required items or provide said special services and the City is forced to assume said responsibilities.

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\* Agency Commission not included

The hearing may be adjourned by the City Council to another date without further notice other than a motion to be entered upon the minutes of its meeting fixing the time and place of its adjournment.

If a petition signed by at least fifty-one percent (51%) of the electors residing within the proposed SPECIAL SERVICE AREA NUMBER #180 and by at least fifty-one percent (51%) of the owners of record of the land included within the boundaries of the proposed Area is filed with the City Clerk within sixty (60) days following the final adjournment of the public hearing objecting to the establishment of the Area, the establishment thereof or the levy or imposition of a tax for the provision of special services to the Area, no such Area may be established or enlarged, or tax levied or imposed.

City Clerk  
City of Aurora  
44 East Downer Place  
Aurora, IL 60507  
(630) 256-3070 Phone

EXHIBIT "A"  
LEGAL DESCRIPTION OF SUB-  
JECT PROPERTY  
2016K034241 - LIT INDUSTRIAL  
LIMITED PARTNERSHIP  
PARCEL 1

PNIS: 15-08-176-001  
15-08-176-003  
15-08-176-004

LOTS 3 AND 4 (EXCEPT THE EAST  
85 FEET THEREOF) IN UNIT NO.  
ONE PRIME BUSINESS PARK AC-  
CORDING TO THE PLAT THEREOF  
RECORDED APRILS 12, 2000 AS  
DOCUMENT 2000K026550, IN  
THE CITY OF AURORA, KANE  
COUNTY, ILLINOIS.



# Chicago Tribune

Order ID: 3763567

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PACKAGE NAME: IL Govt Legal  
Aurora Beacon

ADDRESS: 1600 SEQUOIA DRIVE,  
AURORA, ILLINOIS

2014K025684 - 1785 N. ED-  
GELAWN, LLC  
PARCEL II

PNIS: 15-08-152-006  
15-08-152-007

LOT 2 IN UNIT NO. ONE, PRIME  
BUSINESS PARK ACCORDING TO  
THE PLAT THEREOF RECORDED  
APRIL 12, 2000 AS DOCUMENT  
2000K026550, IN THE CITY OF  
AURORA, KANE COUNTY, IL-  
LINOIS.

ADDRESS: 1785 N. EDGEWALK  
DRIVE, AURORA, ILLINOIS

2007K029953 - PRIME AURORA  
BUSINESS PARK  
PARCEL II

PNIS: 15-08-152-003

LOT 1 IN UNIT NO. ONE, PRIME  
BUSINESS PARK ACCORDING TO  
THE PLAT THEREOF RECORDED  
APRIL 12, 2000 AS DOCUMENT  
2000K026550, IN THE CITY OF A-  
URORA, KANE COUNTY, ILLINOIS.

ADDRESS: VA. (POND) CORNER  
OF EDGEWALK DRIVE & SUI-  
LIVANT ROAD, AURORA, ILLINOIS  
11/29/2015 3763567

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\* Agency Commission not included