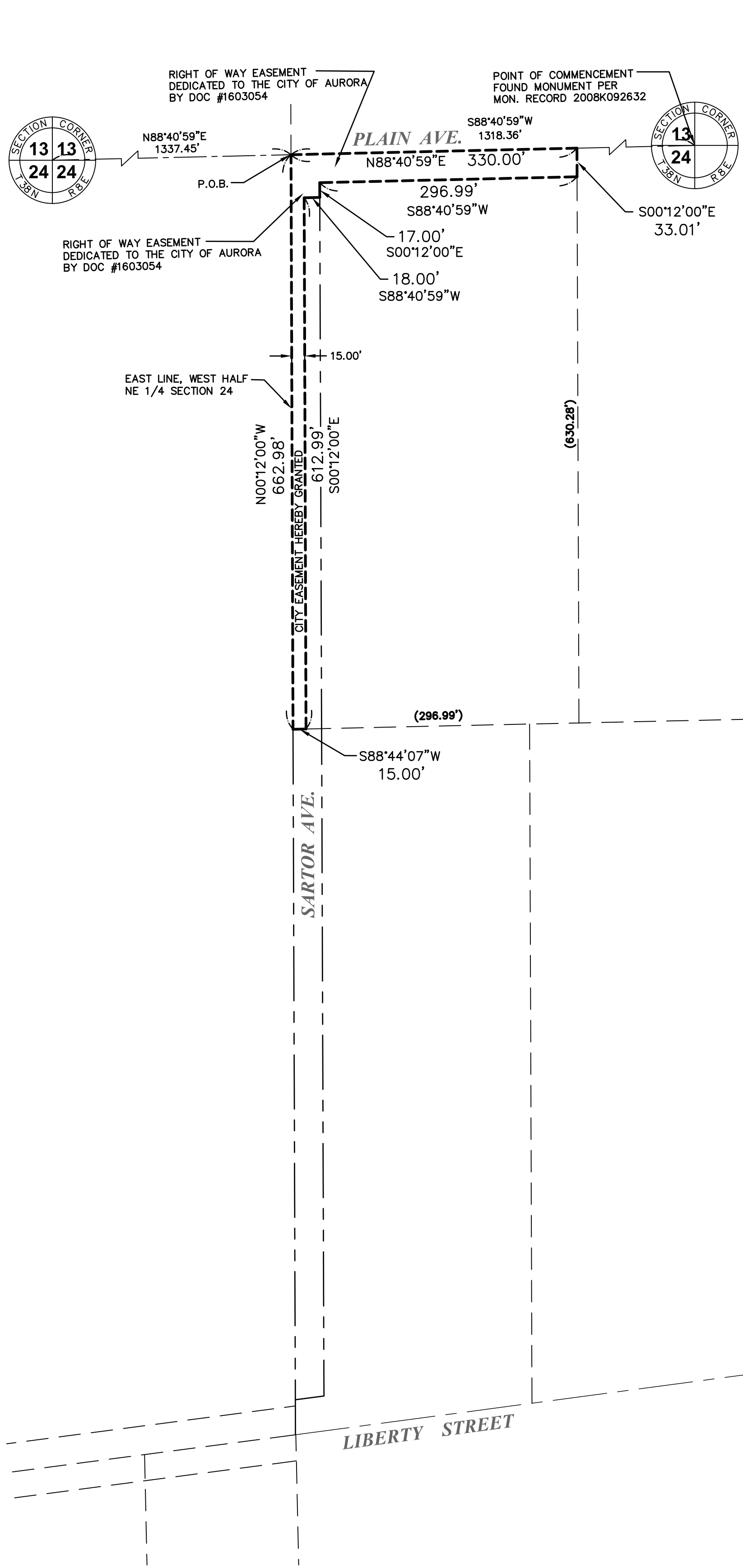


PLAT OF EASEMENT
TO THE
CITY OF AURORA
KANE COUNTY, ILLINOIS

City Resolution: _____ Passed On: _____



LEGEND
--- = EASEMENT HEREBY GRANTED
--- = GRANTOR'S PROPERTY LINE
--- = EXISTING ROW
--- = SECTION LINE
POB = POINT OF BEGINNING

LEGAL DESCRIPTION - CITY EASEMENT

THAT PART OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 38 NORTH, RANGE 8 EAST OF THE THIRD PRINCIPAL MERIDIAN, KANE COUNTY, ILLINOIS DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID NORTHEAST QUARTER; THENCE SOUTH 88 DEGREES 40 MINUTES 59 SECONDS WEST, ON THE NORTH LINE OF SAID NORTHEAST QUARTER, 1318.36 FEET TO THE EAST LINE OF THE WEST HALF OF SAID NORTHEAST QUARTER FOR THE POINT OF BEGINNING; THENCE NORTH 88 DEGREES 40 MINUTES 59 SECONDS EAST, ON SAID NORTH LINE, 330.00 FEET TO THE NORTHEAST CORNER OF PARCEL DEDICATED TO THE CITY OF AURORA BY DOCUMENT 1603054; THENCE SOUTH 00 DEGREES 12 MINUTES 00 SECONDS EAST, ON AN EAST LINE OF SAID PARCEL, 33.01 FEET TO A SOUTH LINE THEREOF; THENCE SOUTH 88 DEGREES 40 MINUTES 59 SECONDS WEST, ON SAID SOUTH LINE, 269.99 FEET TO AN EAST LINE OF SAID PARCEL; THENCE SOUTH 00 DEGREES 12 MINUTES 00 SECONDS EAST, ON SAID EAST LINE, 17.00 FEET THENCE SOUTH 88 DEGREES 40 MINUTES 59 SECONDS WEST, 18.00 FEET; THENCE SOUTH 00 DEGREES 12 MINUTES 00 SECONDS EAST, 612.99 FEET TO A SOUTH LINE OF SAID PARCEL; THENCE SOUTH 88 DEGREES 44 MINUTES 07 SECONDS WEST, ON SAID SOUTH LINE, 33.01 FEET TO THE EAST LINE OF THE WEST HALF OF SAID NORTHEAST QUARTER; THENCE NORTH 00 DEGREES 12 MINUTES 00 SECONDS WEST, ON SAID EAST LINE, 662.98 FEET TO THE POINT OF BEGINNING.

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 OPERATION OF THE UNDERGROUND TRANSMISSION AND DISTRIBUTION SYSTEMS AND SUCH FACILITIES APPURTENANT THERETO.

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.

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.

OWNER'S CERTIFICATE - EASEMENT

THIS IS TO CERTIFY THAT _____ (NAME) _____

A _____ (TYPE/STATE) _____ CORPORATION, IS THE RECORD OWNER OF THE PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE AFFIXED HEREON, AND DO HEREBY CONSENT TO THE GRANT OF EASEMENT DEPICTED HEREON.

DATED THIS _____ DAY OF _____, A.D., 20____

SIGNATURE

PLEASE TYPE/PRINT THE AUTHORIZED INDIVIDUAL'S NAME, TITLE, CORPORATION/COMPANY NAME, AND ADDRESS:

STATE OF _____)
COUNTY OF _____)SS

I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE AFORESAID COUNTY AND STATE, DO HEREBY CERTIFY THAT THE FOREGOING SIGNATOR OF THE OWNER'S CERTIFICATE IS PERSONALLY KNOWN TO ME TO BE THE SAME PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND THAT SAID INDIVIDUAL APPEARED AND DELIVERED SAID INSTRUMENT AS A FREE AND VOLUNTARY ACT OF THE CORPORATION AND THAT SAID INDIVIDUAL DID ALSO THEN AND THERE ACKNOWLEDGE THAT HE OR SHE IS A CUSTODIAN OF THE CORPORATE SEAL OF SAID CORPORATION AND DID AFFIX SAID SEAL OF SAID CORPORATION TO SAID INSTRUMENT AS HIS OR HER OWN FREE AND VOLUNTARY ACT AND AS THE FREE AND VOLUNTARY ACT OF SAID CORPORATION, AS OWNER, FOR THE USES AND PURPOSES THEREIN SET FORTH IN THE AFORESAID INSTRUMENT.

GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS _____ DAY OF _____, A.D., 20____

NOTARY

PLEASE TYPE/PRINT NAME

NOTARY'S SEAL

COUNTY RECORDER'S CERTIFICATE

STATE OF ILLINOIS))SS
COUNTY OF KANE)

I, THE UNDERSIGNED, AS THE RECORDER OF DEEDS FOR _____

COUNTY DO HEREBY CERTIFY THAT INSTRUMENT NUMBER _____

WAS FILED FOR RECORD IN THE RECORDER'S OFFICE OF _____ COUNTY, ILLINOIS,

ON THE _____ DAY OF _____, A.D., 20____ AT

_____ O'CLOCK ____ M.

RECORDER OF DEEDS

PLEASE TYPE/PRINT NAME

CITY CLERK'S CERTIFICATE

STATE OF ILLINOIS)

COUNTY OF KANE)

THIS IS TO CERTIFY THAT THE ABOVE PLAT CORRECTLY REPRESENTS THE GRANT OF EASEMENT DEPICTED HEREON,

AND ACCEPTED BY RESOLUTION NO. _____, A PROPER RESOLUTION

ADOPTED BY THE AURORA CITY COUNCIL ON _____, 20____

CITY CLERK

CITY ENGINEER'S CERTIFICATE

STATE OF ILLINOIS)

COUNTY OF KANE)

I, THE UNDERSIGNED, AS CITY ENGINEER OF THE CITY OF AURORA, KANE/DUPAGE COUNTIES, ILLINOIS, DO HEREBY CERTIFY THAT THIS DOCUMENT IS APPROVED

UNDER MY OFFICES THIS _____ DAY OF _____, A.D., 20____

CITY ENGINEER

PLEASE TYPE/PRINT NAME

SURVEYOR'S CERTIFICATE

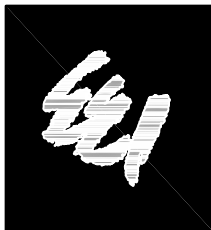
THIS IS TO CERTIFY THAT I, THE UNDERSIGNED, AN ILLINOIS PROFESSIONAL LAND SURVEYOR, HAVE SURVEYED THE ABOVE-DESCRIBED PROPERTY, AND THAT THIS PLAT WAS PREPARED FOR THE PURPOSE OF GRANTING AN EASEMENT TO THE CITY OF AURORA FOR PURPOSES STATED HEREON, AND THAT THIS PLAT OF EASEMENT ACCURATELY DEPICTS SAID PROPERTY.

GIVEN UNDER MY HAND AND SEAL THIS 8th DAY OF SEPTEMBER, 2020.



MARK G. SCHELLER
ILLINOIS PROFESSIONAL LAND SURVEYOR #3581
(EXPIRES 11-30-20)
ENGINEERING ENTERPRISES, INC.
52 WHEELER ROAD,
SUGAR GROVE, IL 60554

DEVELOPMENT DATA TABLE: EASEMENT		
DESCRIPTION	VALUE	UNIT
A) TAX/PARCEL IDENTIFICATION NUMBER(S) (PINS): 15-24-276-028		
B) PROPOSED NEW EASEMENTS	Square Feet	Acres
CITY EASEMENT	20,646	0.474
TOTAL	20,646	0.474



Engineering Enterprises, Inc.
CONSULTING ENGINEERS
52 Wheeler Road
Sugar Grove, Illinois 60554
630.466.6700 / www.eeiweb.com

CITY OF AURORA
44 E. DOWNER PL.
AURORA, IL 60506

NO.	DATE	REVISIONS
1	04/13/20	PER CITY REVIEW
2	09/08/20	PER OWNER REVIEW

PLAT OF EASEMENT

DATE: SEPT. 8, 2020

PROJECT NO. AU2002

FILE NO AU2002 EASE FABRICATED

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