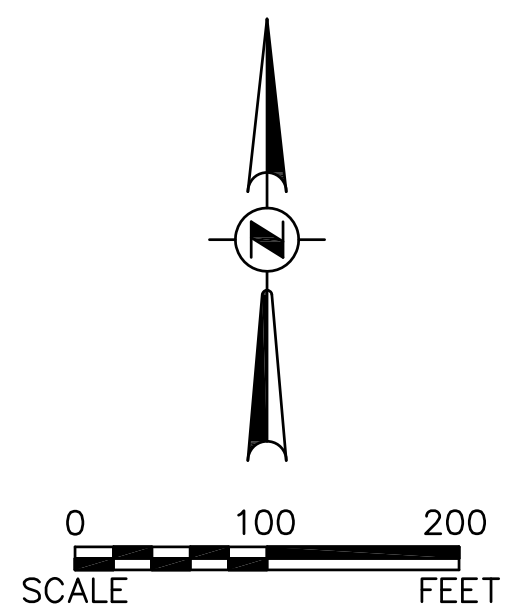


# PLAT OF EASEMENT

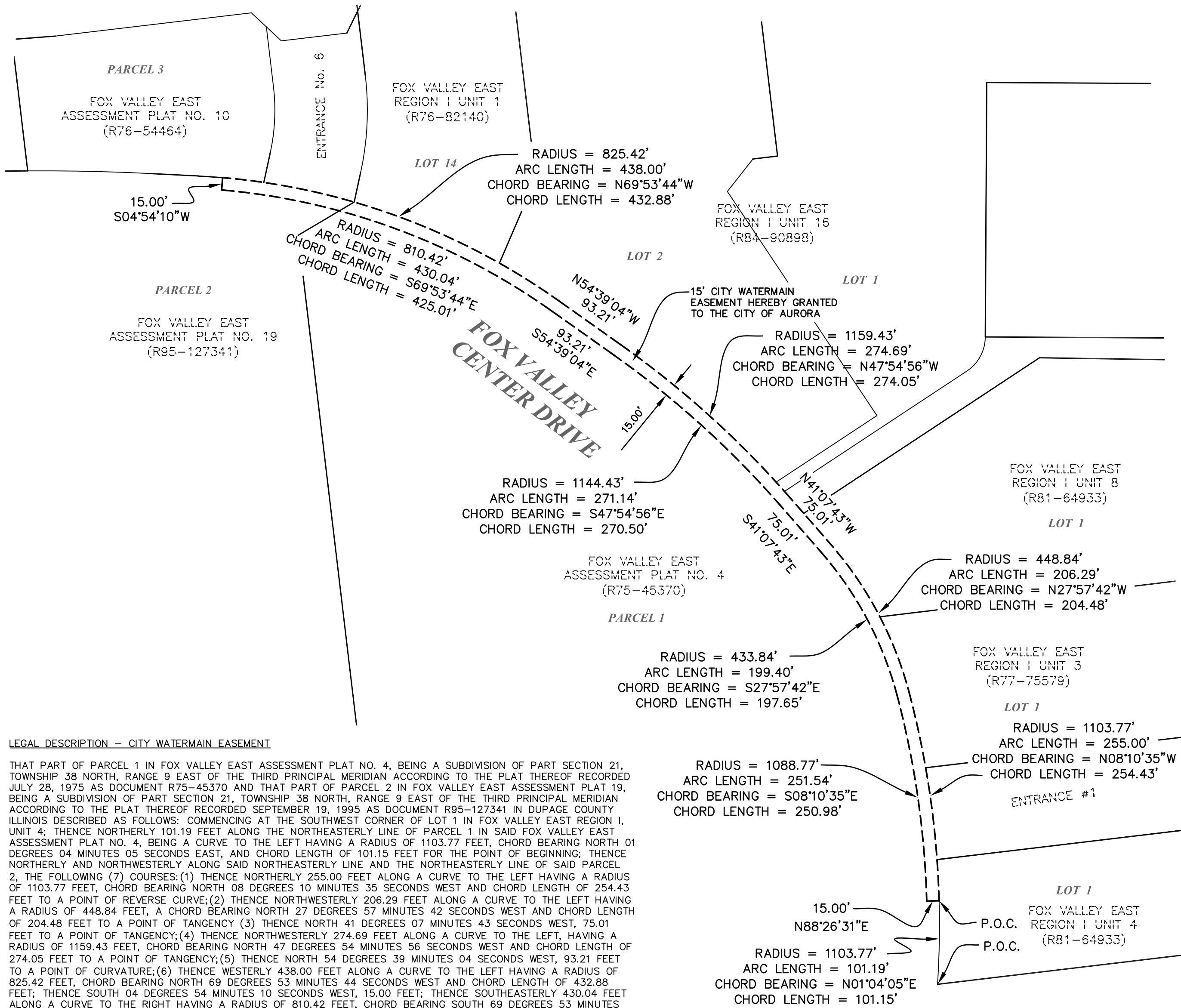
## TO THE CITY OF AURORA KANE COUNTY, ILLINOIS

City Resolution: \_\_\_\_\_ Passed On: \_\_\_\_\_

PART OF SECTION 21, TOWNSHIP 38 NORTH, RANGE 9, EAST OF THE  
THIRD PRINCIPAL MERIDIAN IN DUPAGE COUNTY, ILLINOIS.



LEGEND  
 - - - - - = EASEMENT HEREBY GRANTED  
 \_\_\_\_\_ = EXISTING PROPERTY LINE  
 POB = POINT OF BEGINNING



**LEGAL DESCRIPTION -- CITY WATERMAIN EASEMENT**  
 THAT PART OF PARCEL 1 IN FOX VALLEY EAST ASSESSMENT PLAT NO. 4, BEING A SUBDIVISION OF PART SECTION 21, TOWNSHIP 38 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED JULY 28, 1975 AS DOCUMENT R75-45370 AND THAT PART OF PARCEL 2 IN FOX VALLEY EAST ASSESSMENT PLAT NO. 19, BEING A SUBDIVISION OF PART SECTION 21, TOWNSHIP 38 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 19, 1995 AS DOCUMENT R95-127341 IN DUPAGE COUNTY, ILLINOIS DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF LOT 1 IN FOX VALLEY EAST REGION I, UNIT 4; THENCE NORTHERLY 101.19 FEET ALONG THE NORTHEASTERLY LINE OF PARCEL 1 IN SAID FOX VALLEY EAST ASSESSMENT PLAT NO. 4, BEING A CURVE TO THE LEFT HAVING A RADIUS OF 1103.77 FEET, CHORD BEARING NORTH 01 DEGREES 04 MINUTES 05 SECONDS EAST, AND CHORD LENGTH OF 101.15 FEET FOR THE POINT OF BEGINNING; THENCE NORTHERLY AND NORTHWESTERLY ALONG SAID NORTHEASTERLY LINE AND THE NORTHEASTERLY LINE OF SAID PARCEL 2, THE FOLLOWING (7) COURSES: (1) THENCE NORTHERLY 255.00 FEET ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 1103.77 FEET, CHORD BEARING NORTH 08 DEGREES 10 MINUTES 35 SECONDS WEST AND CHORD LENGTH OF 254.43 FEET TO A POINT OF REVERSE CURVE; (2) THENCE NORTHWESTERLY 206.29 FEET ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 448.84 FEET, A CHORD BEARING NORTH 27 DEGREES 57 MINUTES 42 SECONDS WEST AND CHORD LENGTH OF 204.48 FEET TO A POINT OF TANGENCY; (3) THENCE NORTH 41 DEGREES 07 MINUTES 43 SECONDS WEST, 75.01 FEET TO A POINT OF TANGENCY; (4) THENCE NORTHWESTERLY 274.69 FEET ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 1159.43 FEET, CHORD BEARING NORTH 47 DEGREES 54 MINUTES 56 SECONDS WEST AND CHORD LENGTH OF 274.05 FEET TO A POINT OF TANGENCY; (5) THENCE NORTH 54 DEGREES 39 MINUTES 04 SECONDS WEST, 93.21 FEET TO A POINT OF CURVATURE; (6) THENCE WESTERLY 438.00 FEET ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 825.42 FEET, CHORD BEARING NORTH 69 DEGREES 53 MINUTES 44 SECONDS WEST AND CHORD LENGTH OF 432.88 FEET; THENCE SOUTH 04 DEGREES 54 MINUTES 10 SECONDS WEST, 15.00 FEET; THENCE SOUTHEASTERLY 430.04 FEET ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 810.42 FEET, CHORD BEARING SOUTH 69 DEGREES 53 MINUTES 44 SECONDS EAST AND CHORD LENGTH OF 425.01 FEET TO A POINT OF TANGENCY; THENCE SOUTH 54 DEGREES 39 MINUTES 04 SECONDS EAST, 93.21 FEET TO A POINT OF CURVATURE; THENCE SOUTHEASTERLY 271.14 FEET ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 1144.43 FEET, CHORD BEARING SOUTH 47 DEGREES 54 MINUTES 56 SECONDS EAST AND CHORD LENGTH OF 270.50 FEET TO A POINT OF TANGENCY; THENCE SOUTH 41 DEGREES 07 MINUTES 43 SECONDS EAST, 75.01 FEET TO A POINT OF CURVATURE; THENCE SOUTHEASTERLY 199.40 FEET ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 433.84 FEET, CHORD BEARING SOUTH 27 DEGREES 57 MINUTES 42 SECONDS EAST AND CHORD LENGTH OF 197.65 FEET TO A POINT OF REVERSE CURVE; THENCE SOUTHERLY 251.54 FEET ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 1088.77 FEET, CHORD BEARING SOUTH 08 DEGREES 10 MINUTES 35 SECONDS EAST AND CHORD LENGTH OF 250.98 FEET; THENCE NORTH 88 DEGREES 26 MINUTES 31 SECONDS EAST, 15.00 FEET TO THE POINT OF BEGINNING.

**CITY CLERK'S CERTIFICATE**  
 STATE OF ILLINOIS )  
 )SS  
 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 )  
 )SS  
 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 \_\_\_\_\_

**OWNER'S CERTIFICATE -- EASEMENT**  
 THIS IS TO CERTIFY THAT \_\_\_\_\_ A  
 \_\_\_\_\_ CORPORATION, IS THE RECORD OWNER OF THE PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE AFFIXED HEREON, AND DOES 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 )  
 )SS  
 COUNTY OF )  
 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 DUPAGE )  
 I, THE UNDERSIGNED, AS THE RECORDER OF DEEDS FOR DUPAGE COUNTY DO HEREBY CERTIFY THAT INSTRUMENT NUMBER \_\_\_\_\_ WAS FILED FOR RECORD IN THE RECORDER'S OFFICE OF DUPAGE COUNTY, ILLINOIS, ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D., 20\_\_ AT \_\_\_\_\_ O'CLOCK \_\_\_\_M.  
 RECORDER OF DEEDS \_\_\_\_\_

**CITY WATERMAIN EASEMENT**  
 A CITY WATERMAIN EASEMENT IS HEREBY RESERVED FOR AND GRANTED TO THE CITY OF AURORA ("CITY") AND ITS PERMITEES OR LICENSEES FOR ALL AREAS HERON PLATED AND DESIGNATED "CITY WATERMAIN EASEMENT", TO CONSTRUCT, INSTALL, RECONSTRUCT, REPAIR, REMOVE, REPLACE, INSPECT, MAINTAIN AND OPERATE WATER TRANSMISSION AND DISTRIBUTION SYSTEMS AND LINES IN, UNDER, OVER, ACROSS, ALONG AND UPON THE SURFACE OF SAID EASEMENT, INCLUDING BUT NOT LIMITED TO WATERMANS AND THEIR APPURTENANCES. 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 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 WATERMAIN EASEMENT" WHICH ENDOACH ON AND INTERFERE WITH THE CONSTRUCTION, INSTALLATION, RECONSTRUCTION, REPAIR, REMOVAL, REPLACEMENT, MAINTENANCE AND OPERATION OF THE WATER TRANSMISSION AND DISTRIBUTION SYSTEMS AND SUCH FACILITIES APPURTENANT THERETO.

FOLLOWING ANY WORK TO BE PERFORMED BY CITY PERMITEES OR LICENSEES WITH PERMITS FROM THE CITY, IN THE EXERCISE OF THE EASEMENT RIGHTS GRANTED HEREIN, SAID ENTITIES SHALL MAKE ALL 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 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.

**COUNTY RECORDER'S CERTIFICATE**  
 STATE OF ILLINOIS )  
 )SS  
 COUNTY OF DUPAGE )  
 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 \_\_\_\_\_

**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 28TH DAY OF JUNE 2018.



3581  
 MARK G. SCHELLER  
 PROFESSIONAL LAND SURVEYOR #3581  
 (EXPIRES 11-30-18)  
 ENGINEERING ENTERPRISES, INC.  
 52 WHEELER ROAD,  
 SUGAR GROVE, IL 60554

DEVELOPMENT DATA TABLE: EASEMENT			
DESCRIPTION	VALUE	UNIT	
A) TAX/PARCEL IDENTIFICATION NUMBER(S) (PINS): 07-21-401-089 & 07-21-401-092			
B) PROPOSED NEW EASEMENTS		Square Feet	Acres
CITY WATERMAIN EASEMENT	19,969	0.458	
TOTAL	19,969	0.458	

<b>Engineering Enterprises, Inc.</b> CONSULTING ENGINEERS 52 Wheeler Road Sugar Grove, Illinois 60554 630.466.6700 / www.eeiweb.com	<b>CITY OF AURORA</b> <b>44 E. DOWNER PL.</b> <b>AURORA, IL 60506</b>	<b>PLAT OF EASEMENT</b>			NO.	DATE	REVISIONS	DATE: SEPT. 11, 2018
					PROJECT NO. AU1807			
					FILE NO AU1807-EASE			
					<b>PAGE 1 OF 1</b>			