

BOUNDARY AND TOPOGRAPHIC SURVEY

LEGAL DESCRIPTION

LEGAL DESCRIPTION PER TITLE COMMITMENT, FILE NUMBER 3167089, BY FIRST AMERICAN TITLE INSURANCE COMPANY, WITH A COMMITMENT DATE OF SEPTEMBER 1, 2023:

ONE FOURTH ACRE IN THE NORTHEAST CORNER OF THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 21, TOWNSHIP 34 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN WILL COUNTY, ILLINOIS.

THE TITLE COMMITMENT LEGAL DESCRIPTION CANNOT BE PLACED ON THE GROUND WITH ANY CERTAINTY.

LEGAL DESCRIPTION PER QUIT CLAIM DEED RECORDED AS DOCUMENT NUMBER R74-18813 ON JUNE 18, 1974:

THE NORTH 134 FEET OF THE EAST 162 FEET OF THE EAST ONE-HALF OF THE NORTHEAST ONE-QUARTER OF SECTION 21, TOWNSHIP 34 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, WILL COUNTY, ILLINOIS.

P.L.N. 13-21-200-006

SURVEYOR'S CERTIFICATE

STATE OF ILLINOIS
COUNTY OF DUPAGE/ISS

THIS IS TO CERTIFY THAT THIS PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE ILLINOIS MINIMUM STANDARDS FOR BOUNDARY AND TOPOGRAPHIC SURVEYS AS SHOWN ON THE ANNEXED PLAT.

THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR BOUNDARY SURVEYS.

THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR TOPOGRAPHIC SURVEYS.

ALL DISTANCES ARE SHOWN IN FEET AND DECIMALS THEREOF.

GIVEN UNDER MY HAND AND SEAL AT WHEATON, ILLINOIS THIS 28TH DAY OF SEPTEMBER, A.D. 2023.



WEBSTER, McGRATH AND AHLBERG, LTD.

By: *[Signature]*

ILLINOIS LAND SURVEYOR NO. 035-004094
LICENSE EXPIRATION DATE: NOVEMBER 30, 2024
2100 MANCHESTER ROAD, SUITE 203
WHEATON, ILLINOIS 60187
(630) 958-7603

ABBREVIATIONS

- HDPE = HIGH-DENSITY POLYETHYLENE
- RCP = REINFORCED CONCRETE PIPE
- PVC = POLYVINYLCHLORIDE PIPE
- CMP = CORRUGATED METAL PIPE
- VCP = VITRIFIED CLAY PIPE
- INV = INVERT
- TC = TOP OF CURB
- FL = FLOW LINE
- FE = FLOOR ELEVATION
- TF = TOP OF FOUNDATION
- CHB = CHORD BEARING
- DIP = DUCTILE IRON PIPE
- RRS = RAILROAD SPIKE
- POB=POINT OF BEGINNING

LINE LEGEND

- = BOUNDARY LINE
- = LOT LINE
- = SETBACK LINE
- = EASEMENT LINE
- = SECTION LINE

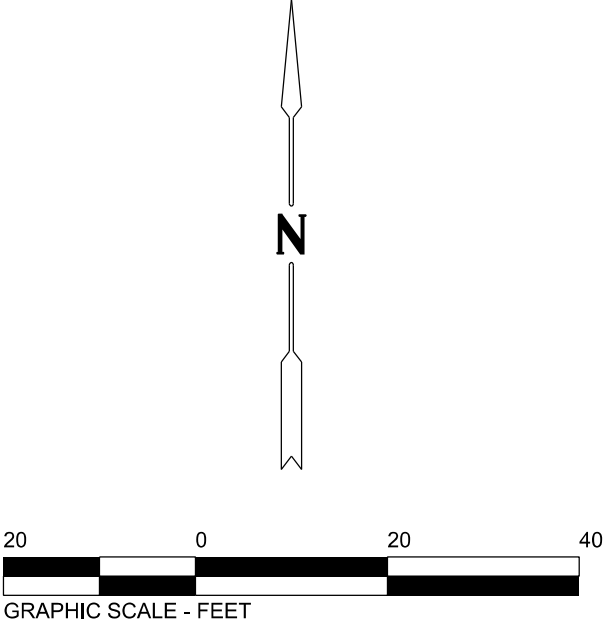
FIELDWORK COMPLETED ON 09/19/2023

LEGEND

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MONUMENT RECORD INFORMATION

SECTION CORNERS SHOWN LOCATED USING MONUMENT RECORD R2004088565, DATED 05/10/2004.



BASIS OF BEARING

ILLINOIS STATE PLANE EAST ZONE AS DETERMINED BY TRIMBLE VRS GPS NETWORK

GENERAL NOTES

THIS SURVEY WAS PREPARED WITH THE BENEFIT OF A TITLE COMMITMENT, FILE NUMBER 3167089, BY FIRST AMERICAN TITLE INSURANCE COMPANY, WITH A COMMITMENT DATE OF SEPTEMBER 1, 2023. THE TITLE COMMITMENT LEGAL DESCRIPTION CANNOT BE PLACED ON THE GROUND WITH ANY CERTAINTY.

AS-SURVEYED LEGAL DESCRIPTION COMES FROM QUIT CLAIM DEED RECORDED AS DOCUMENT NUMBER R74-18813 ON JUNE 18, 1974.

NO SEARCH OF RECORDS FOR EASEMENTS OR ENCUMBRANCES WAS DONE BY SURVEYOR.

FOR BUILDING LINES, EASEMENTS AND OTHER RESTRICTIONS, REFER TO THE OWNER'S DEED, TITLE POLICY AND LOCAL ZONING ORDINANCES.

FLOOR ELEVATIONS (FE) TAKEN OUTSIDE AT DOORWAYS.

TOP OF FOUNDATION ELEVATIONS (TF) TAKEN OUTSIDE WHERE THE FOUNDATION WAS EXPOSED.

THE SURVEY REFLECTS VISIBLE IMPROVEMENTS AND MAY NOT REFLECT IMPROVEMENTS THAT ARE HIDDEN BY LANDSCAPING, COVERED BY DUMPSTERS, UNDER VEHICLES, OR BURIED UNDER SOIL AND VEGETATION, OR SNOW AND ICE.

LAWN SPRINKLER SYSTEM, IF ANY, IS NOT DEPICTED HEREON.

UTILITY INFORMATION

A J.J.L.L.E. DIG TICKET WAS ORDERED BY THE CLIENT. DIG NO. A232512849 ON SEPTEMBER 8, 2023. THE FOLLOWING UTILITY COMPANIES WERE CONTACTED:

ATT DISTRIBUTION
EMAIL: G11629@ATT.COM
PHONE: NONE PROVIDED

COMED JOLIET
CONTACT: NONE PROVIDED
PHONE: 630.576.7094

COMCAST BLUE ISLAND
CONTACT: MARTHA GIERAS (MARTHA_GIERAS@COMCAST.COM)
PHONE: 630.600.6352

NICOR GAS
CONTACT: UTILITY CONSULTANTG03W
PHONE: 630.388.2362

BP PIPELINES
CONTACT: NONE PROVIDED
NO CONFLICT

AQUA ILLINOIS-KANKAKEE
CONTACT: NONE PROVIDED

BUCKEYE PARTNERS
CONTACT: NONE PROVIDED
NO CONFLICT

UTILITIES AND DATA SHOWN HEREON ARE FROM ABOVE GROUND OBSERVATIONS, ABOVE GROUND MANHOLE INSPECTIONS, AVAILABLE ATLASSES AND UTILITY MARKINGS ON THE GROUND WHILE CONDUCTING THE SURVEY AS MARKED OUT BY THE UNDERGROUND DETECTIVE ON 9/19/2023. THIS MAP DOES NOT DEPICT ALL UNDERGROUND UTILITIES. CONTACT JULIE BEFORE DOING ANY UNDERGROUND WORK.

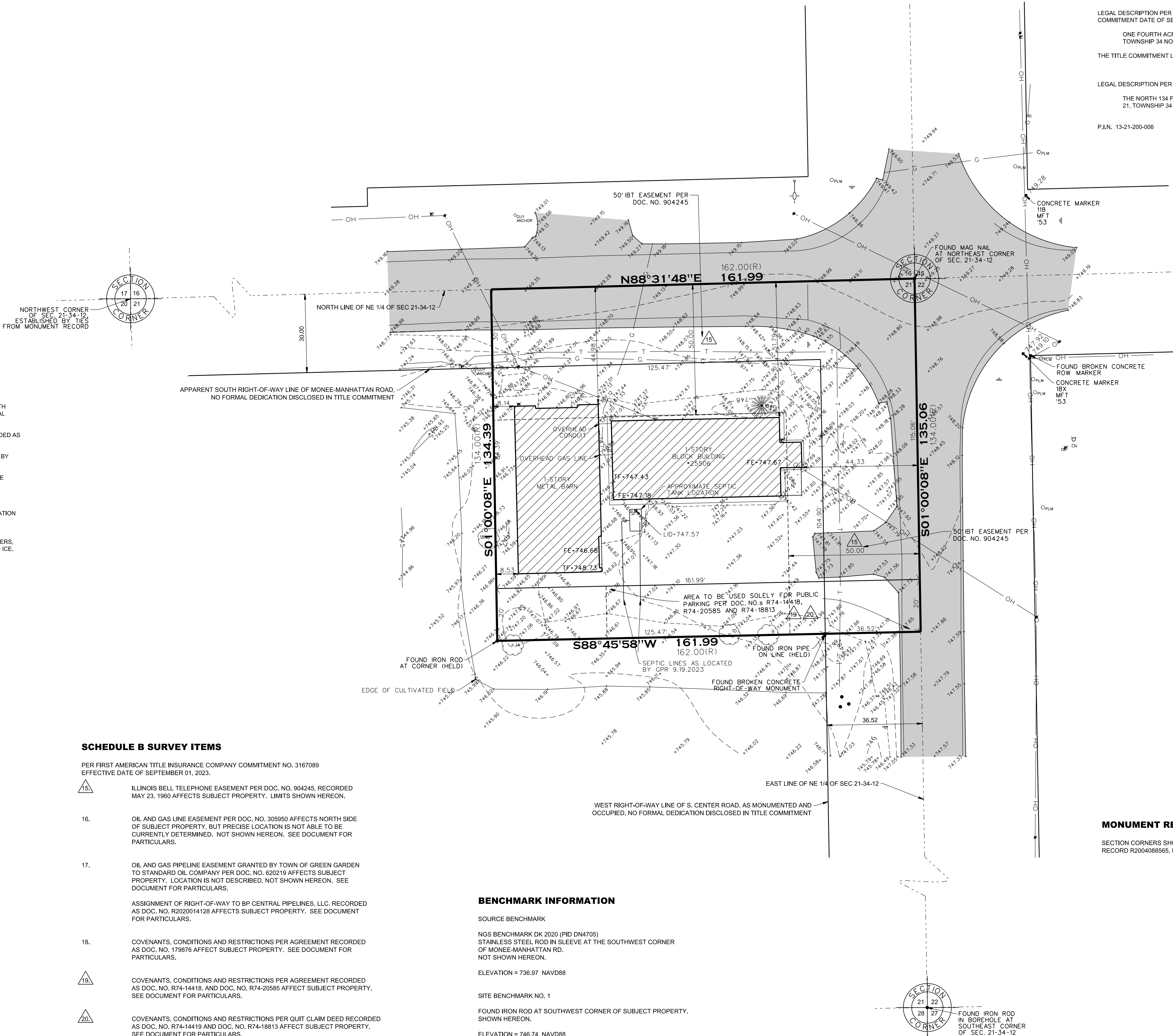
WMA OBSERVES AND ATTEMPTS TO IDENTIFY PIPE SIZE, MATERIAL, AND DEPTH TO THE BEST OF OUR ABILITY FROM THESE ABOVE GROUND OBSERVATIONS. DUE TO SAFETY AND PHYSICAL LIMITATIONS WHEN OBTAINING THIS DATA, THE TRUE SIZE, TYPE, AND DEPTH OF THE PIPE MAY VARY FROM THE DATA SHOWN HEREON. THEREFORE LOCATION, DEPTH, AND SIZE OF CRITICAL UNDERGROUND UTILITIES MUST BE VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION ACTIVITIES.

SCHEDULE B SURVEY ITEMS

- PER FIRST AMERICAN TITLE INSURANCE COMPANY COMMITMENT NO. 3167089 EFFECTIVE DATE OF SEPTEMBER 01, 2023.
- ILLINOIS BELL TELEPHONE EASEMENT PER DOC. NO. 904245, RECORDED MAY 23, 1980 AFFECTS SUBJECT PROPERTY. LIMITS SHOWN HEREON.
 - 16. OIL AND GAS LINE EASEMENT PER DOC. NO. 305950 AFFECTS NORTH SIDE OF SUBJECT PROPERTY, BUT PRECISE LOCATION IS NOT ABLE TO BE CURRENTLY DETERMINED. NOT SHOWN HEREON. SEE DOCUMENT FOR PARTICULARS.
 - 17. OIL AND GAS PIPELINE EASEMENT GRANTED BY TOWN OF GREEN GARDEN TO STANDARD OIL COMPANY PER DOC. NO. 620219 AFFECTS SUBJECT PROPERTY. LOCATION IS NOT DESCRIBED, NOT SHOWN HEREON. SEE DOCUMENT FOR PARTICULARS.
 - ASSIGNMENT OF RIGHT-OF-WAY TO BP CENTRAL PIPELINES, LLC, RECORDED AS DOC. NO. R2320014128 AFFECTS SUBJECT PROPERTY. SEE DOCUMENT FOR PARTICULARS.
 - 18. COVENANTS, CONDITIONS AND RESTRICTIONS PER AGREEMENT RECORDED AS DOC. NO. 179876 AFFECT SUBJECT PROPERTY. SEE DOCUMENT FOR PARTICULARS.
 - COVENANTS, CONDITIONS AND RESTRICTIONS PER AGREEMENT RECORDED AS DOC. NO. R74-14416, AND DOC. NO. R74-20585 AFFECT SUBJECT PROPERTY. SEE DOCUMENT FOR PARTICULARS.
 - COVENANTS, CONDITIONS AND RESTRICTIONS PER QUIT CLAIM DEED RECORDED AS DOC. NO. R74-14419 AND DOC. NO. R74-18813 AFFECT SUBJECT PROPERTY. SEE DOCUMENT FOR PARTICULARS.

BENCHMARK INFORMATION

- SOURCE BENCHMARK
- NGS BENCHMARK DK 2020 (PID DN4705)
 - STAINLESS STEEL ROD IN SLEEVE AT THE SOUTHWEST CORNER OF MONEE-MANHATTAN RD. NOT SHOWN HEREON.
 - ELEVATION = 736.97 NAVD88
 - SITE BENCHMARK NO. 1
 - FOUND IRON ROD AT SOUTHWEST CORNER OF SUBJECT PROPERTY. SHOWN HEREON.
 - ELEVATION = 746.74 NAVD88



BOUNDARY AND TOPOGRAPHIC SURVEY

LOCATION: 25506 S. CENTER ROAD, MONEE, IL

PREPARED FOR: TRIA ARCHITECTURE
901 MCCLINTOCK DRIVE, SUITE 100
BURR RIDGE, IL 60527
EMAIL: JPETRAKOS@TRIA-ARCH.COM

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| WEBSTER, McGRATH & AHLBERG LTD. | | | |
| LAND SURVEYING - CIVIL ENGINEERING - LANDSCAPE ARCHITECTURE | | | |
| Over a Century of Service to our Clients | | | |
| 2100 Manchester Road, Suite 203 Wheaton, Illinois 60187 PH: (630)958-7603 WEB: WWW.WMA-ILL.COM Design Firm License No. 184-003101 | | | |
| JOB #: | DATE: | SCALE: | |
| 44813 | 09/28/2023 | 1"=20' | |
| SURV: | DRAWN: | DESIGN: | |
| CLB | CLB | | |
| FILE #: | WILL CO. 21-34-12 | | SHEET #: |
| | | | 1 of 1 |