

BEARINGS ARE BASED ON FOUND MONUMENTS ALONG THE NORTH LINE OF LOTS 23 AND 24 BEARING S89°42'27"E ACCORDING TO THE 1928 PLAT AND THE 1928 PLAT OF THE 1/2 SECTION 17, TOWNSHIP 37 NORTH, RANGE 9 EAST, 1/2 SECTION 17, TOWNSHIP 37 NORTH, RANGE 9 EAST, 1/2 SECTION 17, TOWNSHIP 37 NORTH, RANGE 9 EAST AS OF THE RECORD NUMBER 2006-020919 IN THE PUBLIC RECORDS OF THE COUNTY OF LINDSAY, ILLINOIS. COMMON ADDRESS: 3136 ANNA MARIE LANE, WAREVILLE, IL 60264

PRELIMINARY/FINAL PUD PLAT

OF

PARCEL 14 IS THE RESUBDIVISION OF LOT 11 IN WAREVILLE CROSSINGS, PART OF THE DECLARATION OF ESSEMENTS, COVENANTS AND RESTRICTIONS DATED AS OF FEBRUARY 26, 2004 AND RECORDED MARCH 9, 2004 AS DOCUMENT NUMBER 2004-020919 IN THE PUBLIC RECORDS OF THE COUNTY OF LINDSAY, ILLINOIS. COMMON ADDRESS: 3136 ANNA MARIE LANE, WAREVILLE, IL 60264

PARCEL 3, NON-COLLUSIVE ESSEMENTS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE DECLARATION OF ESSEMENTS, COVENANTS AND RESTRICTIONS DATED AS OF FEBRUARY 26, 2004 AND RECORDED MARCH 9, 2004 AS DOCUMENT NUMBER 2004-020919 IN THE PUBLIC RECORDS OF THE COUNTY OF LINDSAY, ILLINOIS. COMMON ADDRESS: 3136 ANNA MARIE LANE, WAREVILLE, IL 60264

PARCEL 9, NON-COLLUSIVE ESSEMENTS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE DECLARATION OF ESSEMENTS, COVENANTS AND RESTRICTIONS DATED AS OF FEBRUARY 26, 2004 AND RECORDED MARCH 9, 2004 AS DOCUMENT NUMBER 2004-020919 IN THE PUBLIC RECORDS OF THE COUNTY OF LINDSAY, ILLINOIS. COMMON ADDRESS: 3136 ANNA MARIE LANE, WAREVILLE, IL 60264

PARCEL 2, NON-COLLUSIVE ESSEMENTS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE DECLARATION OF ESSEMENTS, COVENANTS AND RESTRICTIONS DATED AS OF FEBRUARY 26, 2004 AND RECORDED MARCH 9, 2004 AS DOCUMENT NUMBER 2004-020919 IN THE PUBLIC RECORDS OF THE COUNTY OF LINDSAY, ILLINOIS. COMMON ADDRESS: 3136 ANNA MARIE LANE, WAREVILLE, IL 60264

PARCEL 14, NON-COLLUSIVE ESSEMENTS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE DECLARATION OF ESSEMENTS, COVENANTS AND RESTRICTIONS DATED AS OF FEBRUARY 26, 2004 AND RECORDED MARCH 9, 2004 AS DOCUMENT NUMBER 2004-020919 IN THE PUBLIC RECORDS OF THE COUNTY OF LINDSAY, ILLINOIS. COMMON ADDRESS: 3136 ANNA MARIE LANE, WAREVILLE, IL 60264

PARCEL 9, NON-COLLUSIVE ESSEMENTS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE DECLARATION OF ESSEMENTS, COVENANTS AND RESTRICTIONS DATED AS OF FEBRUARY 26, 2004 AND RECORDED MARCH 9, 2004 AS DOCUMENT NUMBER 2004-020919 IN THE PUBLIC RECORDS OF THE COUNTY OF LINDSAY, ILLINOIS. COMMON ADDRESS: 3136 ANNA MARIE LANE, WAREVILLE, IL 60264

PARCEL 2, NON-COLLUSIVE ESSEMENTS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE DECLARATION OF ESSEMENTS, COVENANTS AND RESTRICTIONS DATED AS OF FEBRUARY 26, 2004 AND RECORDED MARCH 9, 2004 AS DOCUMENT NUMBER 2004-020919 IN THE PUBLIC RECORDS OF THE COUNTY OF LINDSAY, ILLINOIS. COMMON ADDRESS: 3136 ANNA MARIE LANE, WAREVILLE, IL 60264

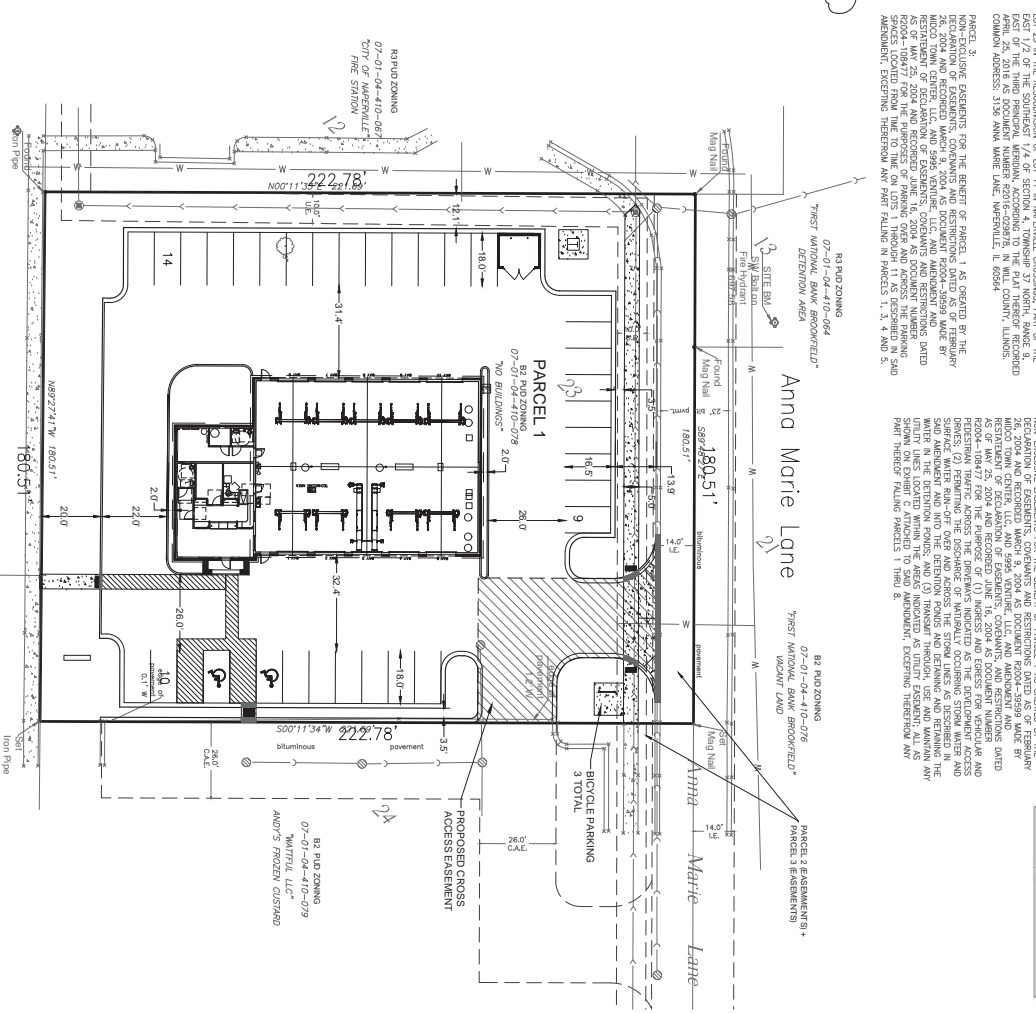
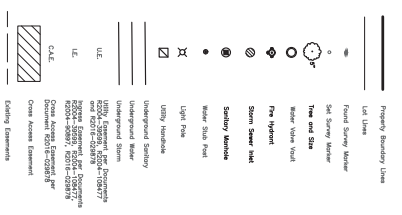
PARCEL 14, NON-COLLUSIVE ESSEMENTS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE DECLARATION OF ESSEMENTS, COVENANTS AND RESTRICTIONS DATED AS OF FEBRUARY 26, 2004 AND RECORDED MARCH 9, 2004 AS DOCUMENT NUMBER 2004-020919 IN THE PUBLIC RECORDS OF THE COUNTY OF LINDSAY, ILLINOIS. COMMON ADDRESS: 3136 ANNA MARIE LANE, WAREVILLE, IL 60264

THIS PLAT HAS BEEN SUBMITTED FOR THE PUBLIC RECORDS OF THE COUNTY OF LINDSAY, ILLINOIS. COMMON ADDRESS: 3136 ANNA MARIE LANE, WAREVILLE, IL 60264

DONOR: FINTE NATIONAL BANK OF BROOKFIELD, FIFTEEN ANNA SCHULTZ BLVD. BROOKFIELD, IL 60313 SCHULTZ@FINTE.COM

DEVELOPER: CHRISTIAN BROTHERS AUTOMOTIVE CORP., 1775 CENTER BLDG., SUITE 200 HOUSTON, TX 77064 CBA@CBAM.COM

LEGEND



RECORDER)
STATE OF ILLINOIS)
COUNTY OF MCL)
THIS INSTRUMENT)
WAS FILED FOR RECORD IN THE RECORDER'S OFFICE OF)
ON THE _____ DAY OF _____ A.D. 20____)
AT _____ O'CLOCK _____ AM AND WAS RECORDED IN)
BOOK _____ OF PAGE(S) NO. _____)

RECORDER OF DEEDS

OWNER
STATE OF TEXAS }
COUNTY OF _____ }
SS
TITLE _____
BR: _____ ATTORNEY: _____
DATED AT _____ TEXAS, THIS _____ DAY OF _____ 20____
NOTARY
STATE OF TEXAS }
COUNTY OF _____ }
SS

DESIGN SCHEDULE
TOTAL PARCEL ACREAGE =0.921 AC (BUSINESS USE 0.921 AC)
PROPOSED BUILDING USE -AUTOMOTIVE REPAIR
TOTAL PARKING SPACES PROVIDED=31 STANDARD PLUS 2 HANDICAP
TOTAL BICYCLE PARKING SPACES REQUIRED=3, BICYCLE PARKING SPACES PROVIDED=3
TOTAL SQUARE FOOTAGE OF BUILDING=6,500 SF

STATE OF ILLINOIS)
COUNTY OF ILLINOIS)
APPROVED AND ACCEPTED BY THE LANSAY AND CITY COUNCIL)
OF THE CITY OF WAREVILLE, ILLINOIS, IN PUBLIC HEARING)
ON THE _____ DAY OF _____ A.D. 20____)
BY: _____ LANSAY ATTORNEY: _____ CITY CLERK
BY: _____ LANSAY ATTORNEY: _____ CITY CLERK

STATE OF ILLINOIS)
COUNTY OF ILLINOIS)
APPROVED BY THE CITY OF WAREVILLE PLANNING COMMISSION)
AT A MEETING HELD THE _____ DAY OF _____ A.D. 20____)
BY: _____ CHAIRMAN ATTORNEY: _____ SECRETARY

SUBSCRIBER'S CERTIFICATE
STATE OF ILLINOIS)
COUNTY OF ILLINOIS)
SS
THIS IS TO CERTIFY THAT THE ATTACHED PLAT IS A TRUE AND CORRECT REPRESENTATION OF A)
PLAT AS SUBMITTED TO THE CITY OF WAREVILLE, ILLINOIS, FOR RECORDATION IN THE PUBLIC)
RECORDS OF THE COUNTY OF LINDSAY, ILLINOIS, AND THAT THE PLAT IS IN FULL COMPLIANCE)
WITH THE VARIOUS STANDARDS FOR A PLAT OF ESSEMENT.)
WITNESS MY HAND AND SEAL, AT WAREVILLE, ILLINOIS THIS 7TH DAY OF DECEMBER, 2017.

PLAT BOOK NO. 155-10001A
PAGE 1 OF 1

LESLIE ANNOR COOPER
LANSAY PROFESSIONAL LAND SURVEYOR NO. 3433
LICENSE EXPIRATION DATE: NOVEMBER 30TH, 2018

ISSUES: 028 ILS 076-020
FIELD BOOK:
DRAWN BY: JLD
CHECKED BY: JLD
DATE: 11-17-2017
GDT PROJ. NO.: 17-10001A