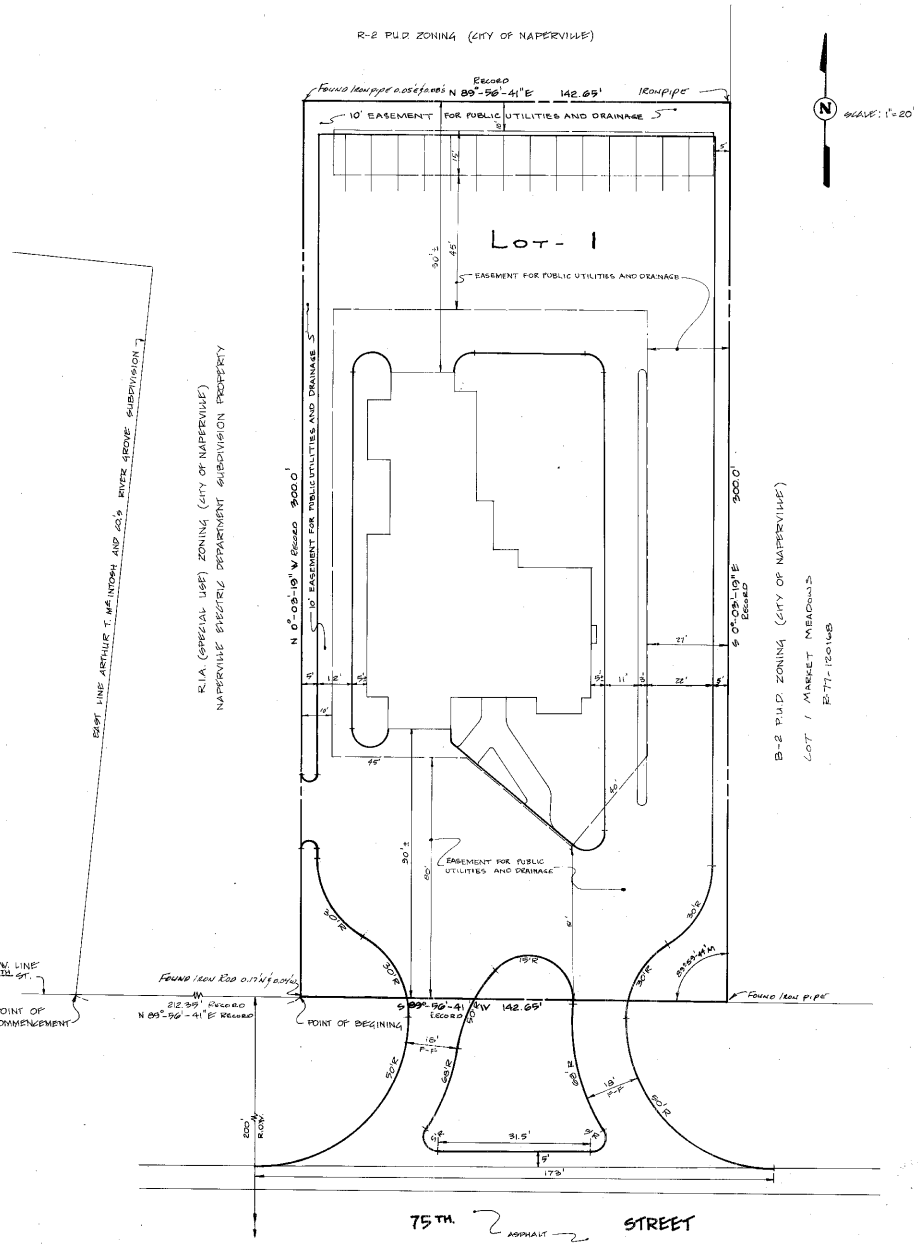
08-27-104-018

FINAL PLAT OF SUBDIVISION AND P.U.D. PLAT OF STENGER SUBDIVISION

Book 119
Page 95

A PLANNED UNIT DEVELOPMENT IN SECTION 29, TOWNSHIP 38 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, DU PAGE COUNTY, ILLINOIS.

For Details of this
Ord #85-171
See Doc. R85-112511



OWNERS'S CERTIFICATE

THIS IS TO CERTIFY THAT THE NAPERVILLE NATIONAL BANK AND TRUST COMPANY, AS TRUSTEE UNDER TRUST AGREEMENT DATED JULY 26, 1983 AND KNOWN AS TRUST 7-1583 IS THE OWNER OF THE PROPERTY DESCRIBED ABOVE AND, NOT INDIVIDUALLY BUT AS SUCH TRUSTEE, HAS CAUSED THE SAME OF BE SURVEYED AND SUBDIVIDED AS SHOWN BY THE PLAT HEREON DRAWN, FOR THE USES AND PURPOSES THEREIN SET FORTH AND AS ALLOWED AND PROVIDED BY STATUTES, AND THE SAID CORPORATION, NOT INDIVIDUALLY BUT AS TRUSTEE DOES HEREBY ACKNOWLEDGE AND ADOPT THE SAME UNDER THE TITLE AFORESAID.

DATED AT NAPERVILLE, DU PAGE COUNTY, ILLINOIS THIS 6th DAY OF SEPT. A.D., 1985.

ATTEST: [signature] TRUST ADMINISTRATIVE OFFICER BY: Edward W. Bozett VICE PRESIDENT

NOTARY'S CERTIFICATE

STATE OF ILLINOIS} SS
COUNTY OF DU PAGE}

I, the undersigned, NOTARY PUBLIC, IN AND FOR SAID COUNTY IN THE STATE AFORESAID, DO HEREBY CERTIFY THAT EDWARD W. BOZETT VICE PRESIDENT AND TRUST OFFICER ~~PRESIDENT~~, AND JAMES S. BUCKLEY TRUST ADMINISTRATIVE OFFICER ~~SECRETARY~~ OF SAID CORPORATION WHO ARE PERSONALLY KNOWN TO ME TO BE THE SAME PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE FOREGOING INSTRUMENT AS SUCH VICE PRESIDENT AND TRUST OFFICER ~~PRESIDENT~~ AND TRUST ADMINISTRATIVE OFFICER ~~SECRETARY~~, RESPECTIVELY, APPEARED BEFORE ME THIS DAY IN PERSON ACKNOWLEDGED THAT THEY SIGNED AND DELIVERED THE SAID INSTRUMENT AS THEIR OWN FREE AND VOLUNTARY ACT AS THE FREE AND VOLUNTARY ACT OF SAID CORPORATION, AS OWNER, FOR THE USES AND PURPOSES THEREIN SET FORTH.

GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS 6th DAY OF SEPT. A.D., 1985.

[signature]
NOTARY PUBLIC

CITY COUNCIL APPROVAL

STATE OF ILLINOIS} SS
COUNTY OF DU PAGE}

APPROVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF NAPERVILLE, THIS 22nd DAY OF April A.D., 1985.

BY: [signature] MAYOR

[signature]

PLAN COMMISSION APPROVAL

STATE OF ILLINOIS} SS
COUNTY OF DU PAGE}

APPROVED BY THE NAPERVILLE PLAN COMMISSION THIS 4th DAY OF December A.D., 1985.

ATTEST: [signature] SECRETARY [signature] CHAIRMAN

CITY TREASURER'S CERTIFICATE

STATE OF ILLINOIS} SS
COUNTY OF DU PAGE}

I, COLLECTOR FOR THE CITY OF NAPERVILLE, ILLINOIS DO HEREBY CERTIFY THAT THERE ARE NO DELIQUENT OR UNPAID CURRENT OR FORFEITED SPECIAL ASSESSMENTS OR ANY DEFERRED INSTALLMENTS THEREOF THAT HAVE NOT BEEN APPORTIONED AGAINST THE TRACT OF LAND INCLUDED IN THE ANNEXED PLAT.

DATED AT NAPERVILLE, ILLINOIS, THIS 4th DAY OF December A.D., 1985.

[signature]
CITY TREASURER

COUNTY CLERK CERTIFICATE

STATE OF ILLINOIS} SS
COUNTY OF DU PAGE}

I, [signature], COUNTY CLERK OF DU PAGE COUNTY, ILLINOIS, DO HEREBY CERTIFY THAT THERE ARE NO DELIQUENT GENERAL TAXES, NO UNPAID FORFEITED TAXES, AND NO REDEEMABLE TAX SALES AGAINST ANY OF THE LAND INCLUDED IN THE ANNEXED PLAT.

GIVEN UNDER MY HAND AND SEAL AT WHEATON, DU PAGE COUNTY, ILLINOIS, THIS 4th DAY OF September A.D., 1985.

[signature]
COUNTY CLERK

RECORDER'S CERTIFICATE

STATE OF ILLINOIS} SS
COUNTY OF DU PAGE}

THIS INSTRUMENT NO. R85-112511 WAS FILED FOR RECORD IN THE RECORDER'S OFFICE OF DU PAGE COUNTY, ILLINOIS AFORESAID ON THIS 26th DAY OF December A.D., 1985 AT 8:15 O'CLOCK. A.M.

[signature]
RECORDER OF DEEDS

PLAN DATA

ZONING	B-2 PUD-CITY OF NAPERVILLE
AREA OF SITE	0.982 ACRES
BUILDING COVERAGE	324,412 SQUARE FEET
PARKING SPACES	4.61 SPACES/M

UTILITY AND DRAINAGE EASEMENT PROVISIONS

EASEMENTS ARE RESERVED FOR AND GRANTED TO THE CITY OF NAPERVILLE AND TO THOSES PUBLIC UTILITY COMPANIES OPERATING UNDER FRANCHISE FROM THE CITY OF NAPERVILLE, INCLUDING, BUT NOT LIMITED TO, ILLINOIS BELL TELEPHONE COMPANY, NORTHERN ILLINOIS GAS COMPANY, AND THEIR SUCCESSORS AND ASSIGNS OVER ALL THE AREAS MARKED "EASEMENT FOR PUBLIC UTILITIES AND DRAINAGE " ON THE PLAT FOR THE PERPETUAL RIGHT, PRIVILEGE AND AUTHORITY TO CONSTRUCT, RECONSTRUCT, REPAIR, INSPECT, MAINTAIN, AND OPERATE VARIOUS UTILITY TRANSMISSION AND DISTRIBUTION SYSTEMS, AND INCLUDING STORM AND/OR SANITARY SEWERS, TOGETHER WITH ANY AND ALL NECESSARY MANHOLES, CATCH BASINS, CONNECTIONS, APPLIANCES AND OTHER STRUCTURES AND APPURTENANCES AS MAY BE DEEMED NECESSARY BY SAID CITY, OVER, UPON ALONG, UNDER AND THROUGH SAID INDICATED EASEMENT, TOGETHER WITH RIGHT OF ACCESS ACROSS THE PROPERTY FOR NECESSARY MEN AND EQUIPMENT TO DO ANY OF THE ABOVE WORK. THE RIGHT IS ALSO GRANTED TO CUT DOWN, TRIM OR REMOVE ANY TREES, SHRUBS OR OTHER PLANTS ON THE EASEMENT THAT INTERFERE WITH THE OPERATION OF THE SEWERS OR OTHER UTILITIES. NO PERMANENT BUILDINGS SHALL BE PLACED ON SAID EASEMENT, BUT SAME MAY BE USED FOR GARDENS, SHRUBS, LANDSCAPING, PAVED PARKING AND DRIVEWAYS AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS. WHERE AN EASEMENT IS USED BOTH FOR SEWER AND OTHER UTILITIES, THE OTHER UTILITY INSTALLATION SHALL BE SUBJECT TO THE APPROVAL OF THE CITY AS TO DESIGN AND LOCATION. ALL INSTALLATIONS ARE SUBJECT TO THE ORDINANCES OF THE CITY OF NAPERVILLE.

EASEMENTS ARE HEREBY RESERVED AND GRANTED TO THE CITY OF NAPERVILLE AND OTHER GOVERNMENTAL AUTHORITIES HAVING JURISDICTION OF LAND SUBDIVIDED HEREBY, OVER THE ENTIRE EASEMENT AREA FOR INGRESS, AND THE PERFORMANCE OF MUNICIPAL AND OTHER GOVERNMENTAL SERVICES, INCLUDING WATER, STORM AND SANITARY SERVICE AND MAINTENANCE.

SURVEYOR'S CERTIFICATE

STATE OF ILLINOIS} SS
COUNTY OF DU PAGE}

I, THOMAS E. FAHRENBACH, REGISTERED ILLINOIS LAND SURVEYOR #35-2126 DO HEREBY CERTIFY THAT I HAVE SURVEYED AND SUBDIVIDED THE FOLLOWING DESCRIBED PROPERTY,

THAT PART OF THE NORTH HALF OF SECTION 29, TOWNSHIP 38 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED BY COMMENCING AT THE POINT OF INTERSECTION OF THE NORTH LINE OF 75TH STREET WITH THE EAST LINE OF ARTHUR T. MCINTOSH AND COMPANY'S RIVER GROVE SUBDIVISION, AND RUNNING THENCE NORTH 89°56'41" EAST ALONG SAID NORTH LINE, 212.39 FEET TO THE POINT OF BEGINNING: THENCE NORTH 00°03'19" WEST AT RIGHT ANGLES TO SAID NORTH LINE, A DISTANCE OF 300.0 FEET; THENCE NORTH 89°56'41" EAST, A DISTANCE OF 142.65 FEET, TO THE WEST LINE OF LOT 1 IN MARKET MEADOWS (A SUBDIVISION RECORDED AS DOCUMENT R77-120168); THENCE SOUTH 00°03'19" EAST, ALONG THE WEST LINE OF SAID LOT 1, A DISTANCE OF 300.0 FEET TO THE NORTH LINE OF 75TH STREET; THENCE SOUTH 89°56'41" WEST, ALONG SAID NORTH LINE, A DISTANCE OF 142.65 FEET, MORE OR LESS, TO THE POINT OF BEGINNING, ALL IN DU PAGE COUNTY, ILLINOIS, CONTAINING 0.98 ACRES.

I, FURTHER CERTIFY THAT THE PROPERTY SHOWN ON THE ANNEXED PLAT IS SITUATED WITHIN THE CORPORATE LIMITS OF THE CITY OF NAPERVILLE WHICH HAS ADOPTED A CITY PLAN AND IS EXERCISING THE SPECIAL POWERS AUTHORIZED BY DIVISION 12 OF ARTICLE 11 OF THE ILLINOIS MUNICIPAL CODE.

I FURTHER CERTIFY THAT THE PROPERTY INCLUDED IN THE ANNEXED PLAT IS NOT WITHIN 500 FEET OF A WATER COURSE SERVING A TRIBUTARY AREA OF 640 ACRES OR MORE.

DOWNERS GROVE, THIS 15TH DAY OF FEBRUARY A.D., 1985.

Thomas E. Fahrenbach
ILLINOIS REGISTERED LAND SURVEYOR #35-2126

EXHIBIT B

INTECH CONSULTANTS, INC.
ENGINEERS
DOWNERS GROVE, ILLINOIS
964-5656

2-15-85
REV. 2-21-85
REV. 2-27-86

#8501