

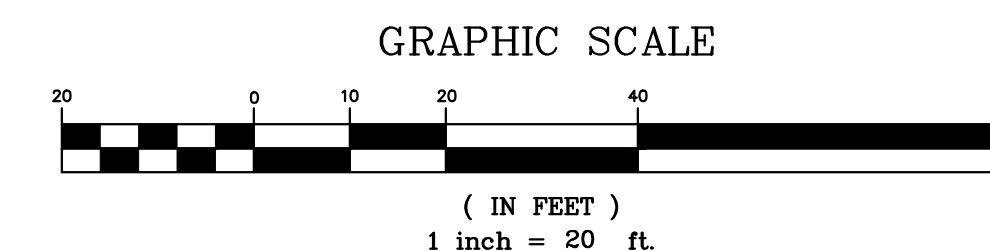
VICINITY MAP
NO SCALE

LEGAL DESCRIPTION

LOT 2 IN CENTRAL PARK PLACE COMMERCIAL SUBDIVISION, BEING A SUBDIVISION OF LOT 1 IN NICHOLS PLACE SUBDIVISION, IN THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 13, TOWNSHIP 38 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID CENTRAL PARK PLACE COMMERCIAL SUBDIVISION RECORDED _____ 2020 AS DOCUMENT NUMBER _____ IN DUPAGE COUNTY, ILLINOIS.

EXHIBIT D
TO THE
DECLARATION OF CONDOMINIUM
PURSUANT TO THE CONDOMINIUM PROPERTY ACT
CENTRAL PARK PLACE RESIDENTIAL CONDOMINIUM

P.I.N. 07-13-424-006



BASIS OF BEARINGS

THE BEARINGS SHOWN HEREON ARE BASED ON THE ILLINOIS STATE PLANE COORDINATE SYSTEM -1201 EAST ZONE.

THIS PLAT HAS BEEN SUBMITTED FOR RECORDING BY AND RETURN TO:
NAME: NAPERVILLE CITY CLERK
ADDRESS: 400 S. EAGLE STREET
NAPERVILLE, IL 60540

OWNER'S CERTIFICATE

STATE OF _____)
COUNTY OF _____) SS

THIS IS TO CERTIFY THAT _____, IS THE OWNER OF THE PROPERTY DESCRIBED ABOVE AND AS SUCH OWNER, HAS CAUSED THE SAME TO BE PLATTED AS SHOWN HEREON, FOR THE USES AND PURPOSES THEREIN SET FORTH AND AS ALLOWED AND PROVIDED BY STATUTES, AND SAID OWNER, DOES HEREBY ACKNOWLEDGE AND ADOPT THE SAME UNDER THE STYLE AND TITLE AFORESAID.

DATED AT _____, ILLINOIS,
THIS _____ DAY OF _____, 20____.
BY: _____ ATTEST: _____

NOTARY'S CERTIFICATE

STATE OF _____)
COUNTY OF _____) SS

I, _____, A NOTARY PUBLIC IN AND FOR THE SAID COUNTY IN THE STATE AFORESAID, DO HEREBY CERTIFY THAT _____ AND _____, OF SAID OWNER, WHO ARE PERSONALLY KNOWN TO ME TO BE THE SAME PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE FORGOING INSTRUMENT AS SUCH AND _____ RESPECTFULLY, APPEARED BEFORE ME THIS DAY IN PERSON AND JOINTLY AND SEVERALLY ACKNOWLEDGED THAT THEY SIGNED AND DELIVERED THE SAID INSTRUMENT AS THEIR OWN FREE AND VOLUNTARY ACT AND AS THE FREE AND VOLUNTARY ACT OF SAID OWNER FOR THE USES AND PURPOSES THEREIN SET FORTH.

GIVEN UNDER MY HAND AND NOTARIAL SEAL
THIS _____ DAY OF _____, 20____.
DATE MONTH

NOTARY PUBLIC SIGNATURE _____
PRINT NAME _____
MY COMMISSION EXPIRES ON _____, 20____.

MORTGAGEE'S CERTIFICATE

STATE OF _____)
COUNTY OF _____) SS

THE UNDERSIGNED, AS MORTGAGEE, UNDER THE PROVISIONS OF A CERTAIN MORTGAGE DATED _____ A.D. 20____ AND RECORDED IN THE RECORDER'S OF DEEDS OFFICE OF DUPAGE COUNTY, ILLINOIS, ON THE _____ DAY OF _____, A.D., 20____ AS DOCUMENT NO. _____ HEREBY CONSENTS TO AND APPROVES THE SUBDIVISION OF THE LAND AND THE GRANTING OF THE EASEMENT(S) DEPICTED HEREON.

DATED THIS _____ DAY OF _____, A.D., 20____.
PRINT MORTGAGEE NAME: _____
BY: _____ ATTEST: _____
ITS _____ ITS _____

NOTARY'S CERTIFICATE

STATE OF _____)
COUNTY OF _____) SS

THE UNDERSIGNED, A NOTARY PUBLIC IN THE COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT

(NAME) _____ (TITLE) _____
OF _____ AND (NAME) _____

(TITLE) _____ OF _____ WHO ARE PERSONALLY KNOWN TO ME TO BE THE SAME PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE FORGOING INSTRUMENT AS SUCH

(TITLE) _____ AND (TITLE) _____

RESPECTIVELY APPEARED BEFORE ME THIS DAY IN PERSON AND ACKNOWLEDGED THAT THEY SIGNED AND DELIVERED THE SAID INSTRUMENT AS THEIR OWN FREE AND VOLUNTARY ACT AND AS THE FREE AND VOLUNTARY ACT OF SAID _____ AS MORTGAGEE, FOR THE USES AND PURPOSES THEREIN SET FORTH.

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

BY: _____ NOTARY PUBLIC

VAN BUREN AVENUE

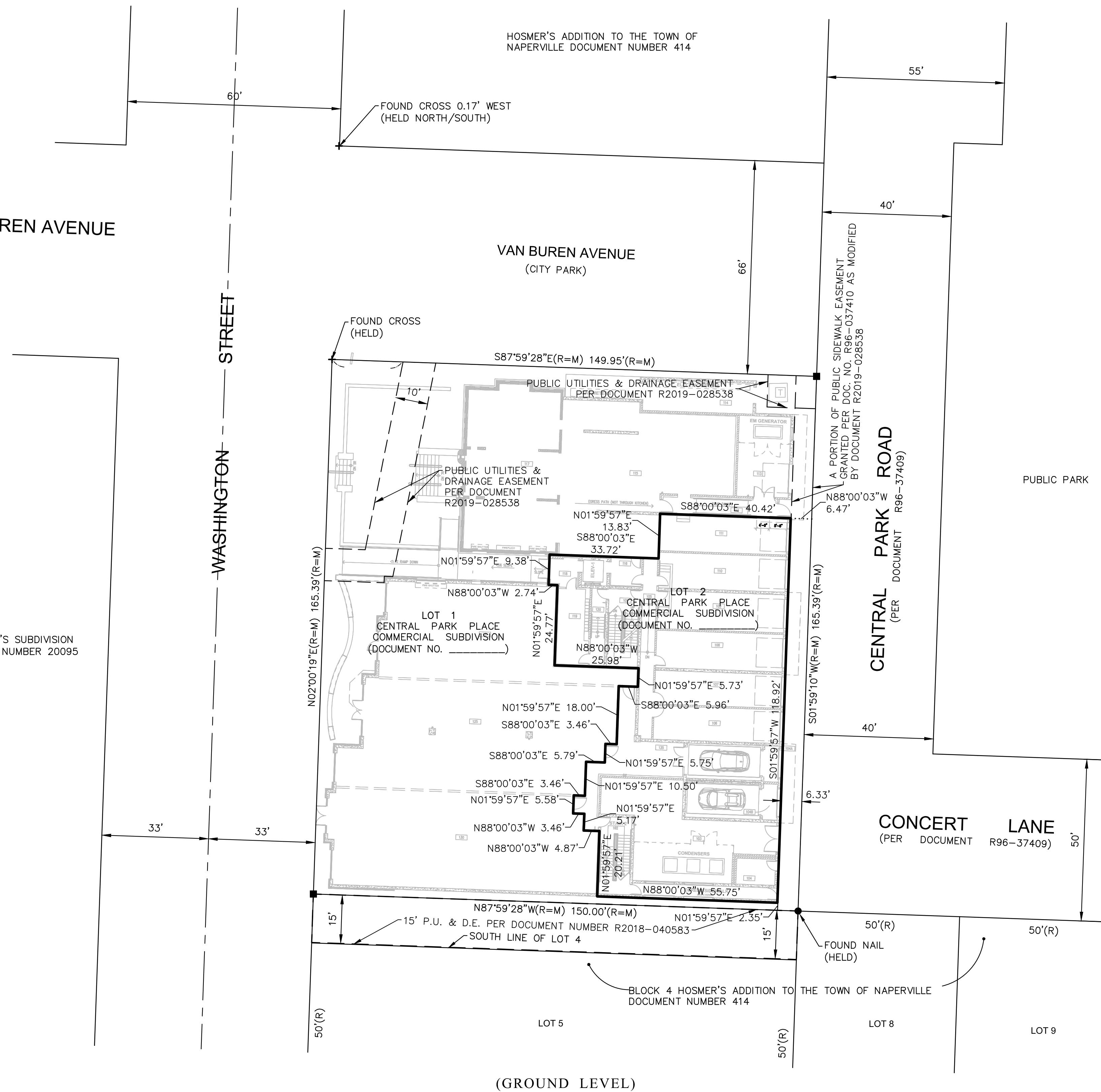
VAN BUREN AVENUE
(CITY PARK)

WASHINGTON STREET

CENTRAL PARK ROAD
(PER DOCUMENT R96-37409)

CONCERT LANE
(PER DOCUMENT R96-37409)

ASSESSOR'S SUBDIVISION
DOCUMENT NUMBER 20095



(GROUND LEVEL)

BENCHMARK

ELEVATIONS ARE REFERENCED TO NAVD 88 DATUM

LEGEND

- SET 7/8" O.D.I.P. UNLESS OTHERWISE NOTED
- SET BRASS PLUG IN CONCRETE FOR MONUMENT UNLESS OTHERWISE NOTED
- + SET CROSS IN CONCRETE UNLESS OTHERWISE NOTED

LINE LEGEND

- LIMITS OF LAND PER LEGAL DESCRIPTION
- ADJACENT LAND PARCEL LINE
- - - EASEMENT LINE
- CENTERLINE

ABBREVIATIONS

- O.D.I.P. = OUTSIDE DIAMETER IRON PIPE
- (R) = RECORD BEARING OR DISTANCE
- (M) = MEASURED BEARING OR DISTANCE
- P.U. & D.E. = PUBLIC UTILITIES AND DRAINAGE EASEMENT
- C.E. = COMMON ELEMENT
- L.C.E. = LIMITED COMMON ELEMENT

OWNER/DEVELOPER

GREAT CENTRAL PROPERTIES III, LLC
1255 BOND STREET
NAPERVILLE, ILLINOIS 60563

ENGINEER:
WATERMARK ENGINEERING RESOURCES, LTD
2631 GINGER WOODS PARKWAY, SUITE 100
AURORA, ILLINOIS 60502
PHONE: 1-(630)-375-1800

CITY COUNCIL CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF DU PAGE) SS
APPROVED AND ACCEPTED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF NAPERVILLE, ILLINOIS, AT A MEETING HELD
THE _____ DAY OF _____, A.D., 20____.
BY: _____ ATTEST: _____
MAYOR CITY CLERK

DU PAGE COUNTY CLERK'S CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF DU PAGE) SS
I, _____ COUNTY CLERK OF DU PAGE COUNTY, ILLINOIS, DO HEREBY CERTIFY THAT THERE ARE NO DELINQUENT GENERAL TAXES, NO UNPAID CURRENT TAXES, NO UNPAID FORFEITED TAXES, AND NO REDEEMABLE TAX SALES AGAINST ANY OF THE LAND INCLUDED IN THE ANNEXED PLAT.
I FURTHER CERTIFY THAT I HAVE RECEIVED ALL STATUTORY FEES IN CONNECTION WITH THE ANNEXED PLAT.
GIVEN UNDER MY HAND AND SEAL OF THE COUNTY CLERK AT WHEATON, ILLINOIS,
THIS _____ DAY OF _____, A.D., 20____.
BY: _____ COUNTY CLERK

DUPAGE COUNTY RECORDER'S CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF DU PAGE) SS
THIS INSTRUMENT _____ WAS FILED FOR RECORD IN THE RECORDER'S OFFICE OF DU PAGE COUNTY, ILLINOIS,
ON THE _____ DAY OF _____, A.D., 20____.
AT _____ O'CLOCK ____M.
RECORDER OF DEEDS

SURVEYOR CERTIFICATION

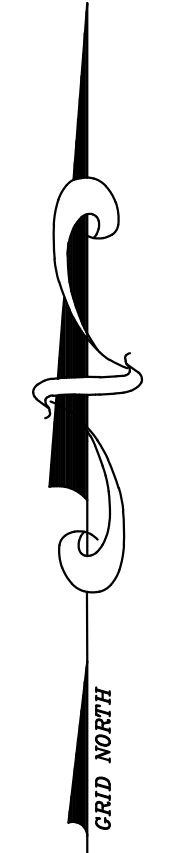
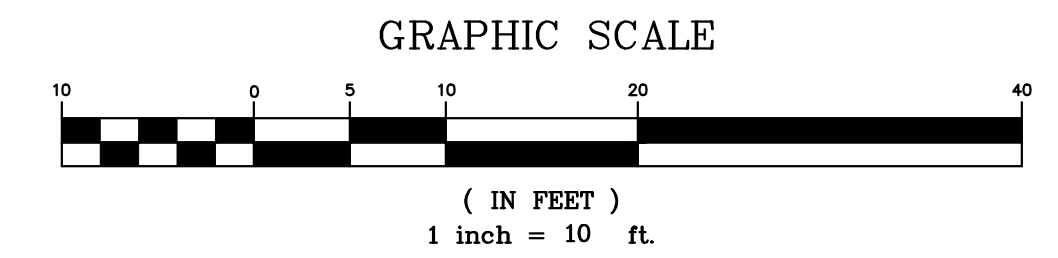
STATE OF ILLINOIS)
COUNTY OF KANE) SS
I, _____ ILLINOIS PROFESSIONAL LAND SURVEYOR NUMBER _____, HAVE SURVEYED THE BUILDING SHOWN HEREON AND HAVE DIVIDED SAID BUILDING BOTH VERTICALLY AND HORIZONTALLY AS CONDOMINIUMS AS SHOWN HEREON, WHICH IS A TRUE REPRESENTATION OF SAID SURVEY AND DIVISION. ALL DISTANCES ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF.
COMPASS LAND SURVEYING LTD
PROFESSIONAL DESIGN FIRM
LAND SURVEYING CORPORATION NO. 184-002778
LICENSE EXPIRES 4/30/21
BY: _____ DATE: _____
ILLINOIS PROFESSIONAL LAND SURVEYOR NO. _____
LICENSE EXPIRES 4/30/20

CITY PROJECT NUMBER: 18-1000077

DATE: 1/7/20	PC N/A	FC N/A	BOOK N/A	PC N/A	BY
NO.	NO.	NO.	NO.	NO.	DATE
1	1	1	1	1	3/5/20 MRA
2	2	2	2	2	4/7/20 MRA
3	3	3	3	3	5/12/20 MRA
<p>PROJECT: LOT 2 - CENTRAL PARK PLACE COMMERCIAL SUBDIVISION 110 SOUTH WASHINGTON STREET NAPERVILLE, ILLINOIS 60563</p> <p>CLIENT: GREAT CENTRAL PROPERTIES III, LLC 1255 BOND STREET NAPERVILLE, ILLINOIS 60563</p>					
<p>SCALE: 1" = 20'</p> <p>1 OF 7</p> <p>PROJ. NO.: 19.0050-01</p>					

EXHIBIT D

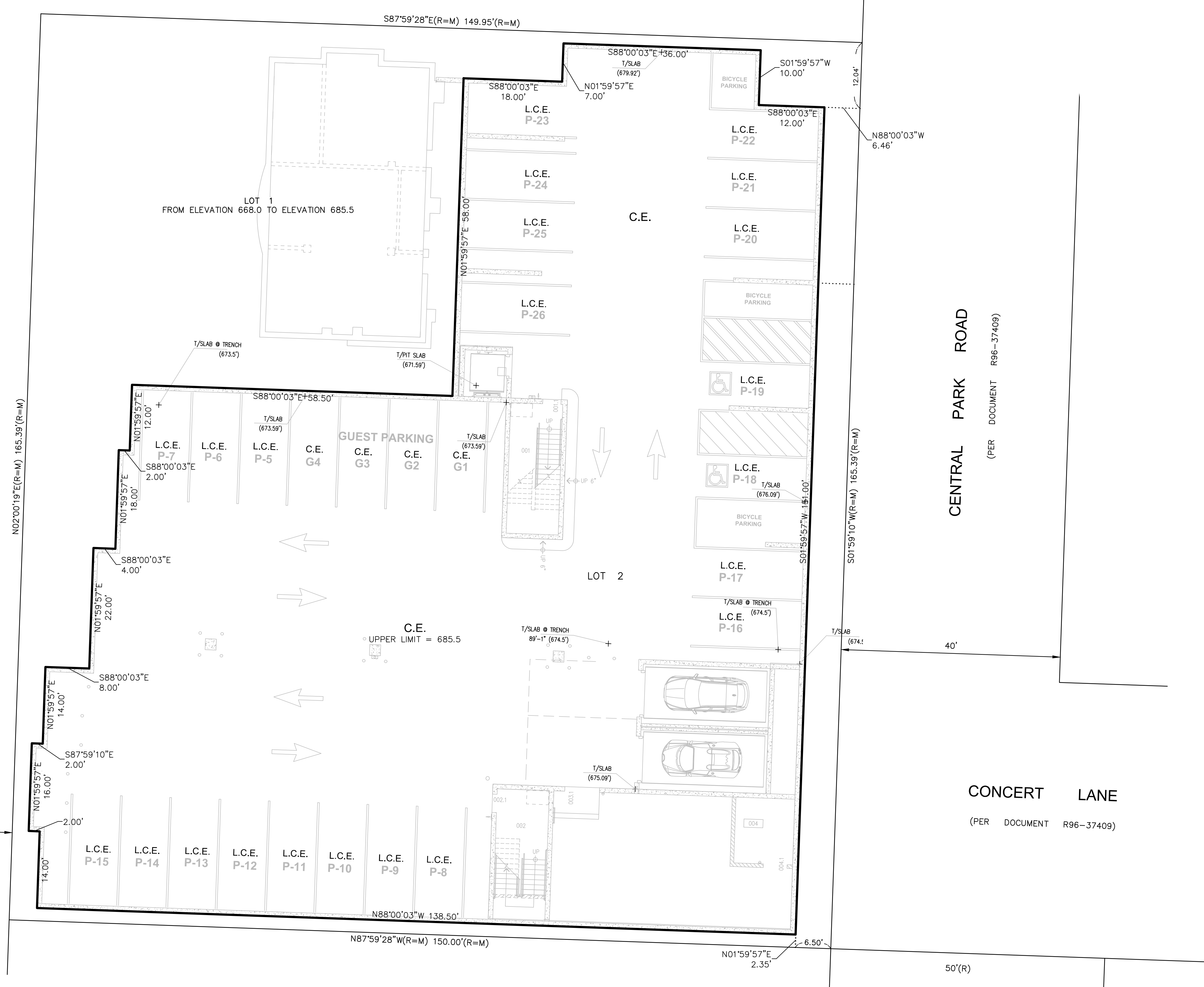
TO THE
DECLARATION OF CONDOMINIUM
PURSUANT TO THE CONDOMINIUM PROPERTY ACT
CENTRAL PARK PLACE RESIDENTIAL CONDOMINIUM



WASHINGTON STREET

CENTRAL PARK ROAD

CONCERT LANE



- NOTES**
1. ALL INTERNAL WALL ANGLES ARE 90 DEGREES UNLESS OTHERWISE NOTED.
 2. INTERIOR UNIT DIMENSIONS WERE MEASURED ALONG THE FINISHED WALL SURFACE.
 3. ALL ELEVATIONS SHOWN WERE MEASURED TO FINISHED SURFACES AND ARE BASED ON THE BENCHMARK AND DATUM AS IDENTIFIED HEREON.

- LINE LEGEND**
- LIMITS OF LAND PER LEGAL DESCRIPTION
 - ADJACENT LAND PARCEL LINE
 - UNIT LINE
 - - - CENTERLINE

- ABBREVIATIONS**
- C.E. = COMMON ELEMENT
 - L.C.E. = LIMITED COMMON ELEMENT
 - F.C. = FINISHED CEILING HEIGHT

BASEMENT LEVEL

EXHIBIT B

NO.	DATE	BY	BOOK	N/A	PC	N/A	FC	N/A	DRANN	BY	MRA	CHECKED	BY	DM
1	3/5/20	MRA												
2	4/10/20	MRA												
3	5/12/20	MRA												

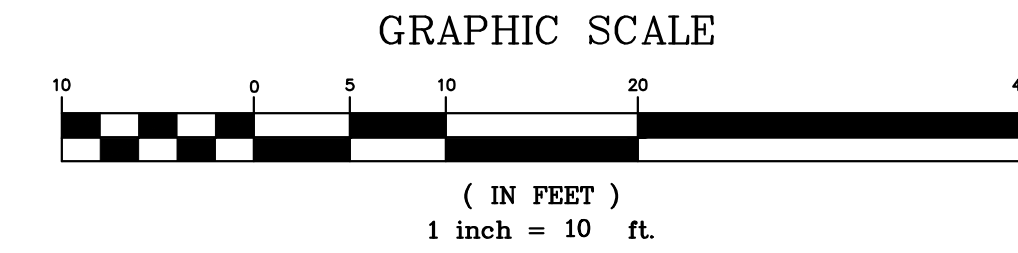
PROJECT	DATE	1/17/20	FC	N/A	DRANN	BY	MRA	CHECKED	BY	DM
LOT 2 - CENTRAL PARK PLACE COMMERCIAL SUBDIVISION 110 SOUTH WASHINGTON STREET NAPERVILLE, ILLINOIS 60563	DATE	1/17/20	FC	N/A	DRANN	BY	MRA	CHECKED	BY	DM
CLIENT	REVISIONS									
GREAT CENTRAL PROPERTIES III, LLC 155 BOND STREET NAPERVILLE, ILLINOIS 60563	PER EMAIL DATED	3/4/20								
	PER CITY REVIEW DATED	4/3/20								
	PER CITY REVIEW DATED	5/8/20								

COMPASS SURVEYING LTD
ALTA SURVEYS • TOPOGRAPHY • CONSTRUCTION STAKING
2631 GINGER WOODS PARKWAY, STE. 100
AURORA, IL 60902
PHONE: (630) 820-9100 FAX: (630) 820-7030 EMAIL: ADMIN@CLSURVEYING.COM

SCALE: 1" = 10'
2 OF 7
PROJ. NO.: 19.0050-01

EXHIBIT D

TO THE
DECLARATION OF CONDOMINIUM
PURSUANT TO THE CONDOMINIUM PROPERTY ACT
CENTRAL PARK PLACE RESIDENTIAL CONDOMINIUM



WASHINGTON STREET

CENTRAL PARK ROAD

CONCERT LANE
(PER DOCUMENT R96-37409)



NOTES

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ABBREVIATIONS

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GROUND LEVEL

EXHIBIT B

NO.	DATE	BY	BOOK	N/A	PC	N/A
1	3/5/20	MRA				
2	4/10/20	MRA				
3	5/12/20	MRA				

DATE: 1/7/20	FC N/A	DRAWN BY: MRA	CHECKED BY: DM	BOOK: N/A	PC: N/A
REVISIONS					
PER EMAIL DATED 3/4/20					
PER CITY REVIEW DATED 4/3/20					
PER CITY REVIEW DATED 5/8/20					
PROJECT					
LOT 2 - CENTRAL PARK PLACE COMMERCIAL SUBDIVISION					
110 SOUTH WASHINGTON STREET					
NAPERVILLE, ILLINOIS 60563					
CLIENT					
GREAT CENTRAL PROPERTIES III, LLC					
155 BROND STREET					
NAPERVILLE, ILLINOIS 60563					

COMPASS SURVEYING LTD

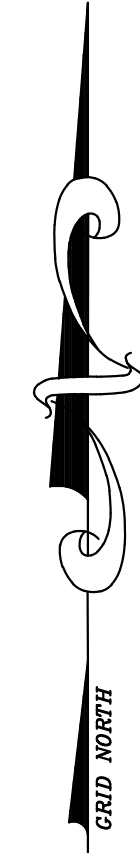
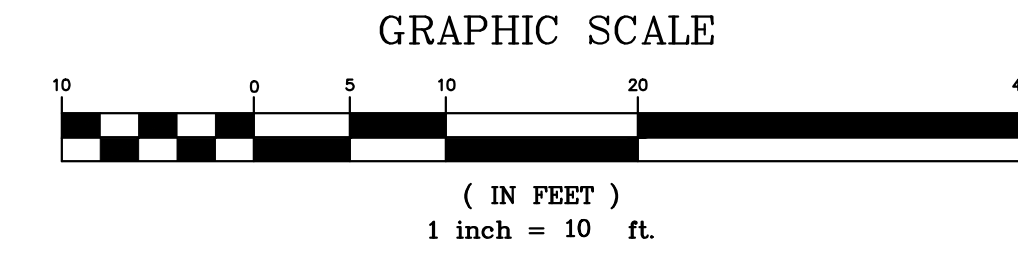
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AURORA, IL 60502
PHONE: (630) 820-9100 FAX: (630) 820-7030 EMAIL: ADMIN@COMPASSSURVEYING.COM

SCALE: 1" = 10'
3 OF 7
PROJ. NO.: 19.0050-01

EXHIBIT D

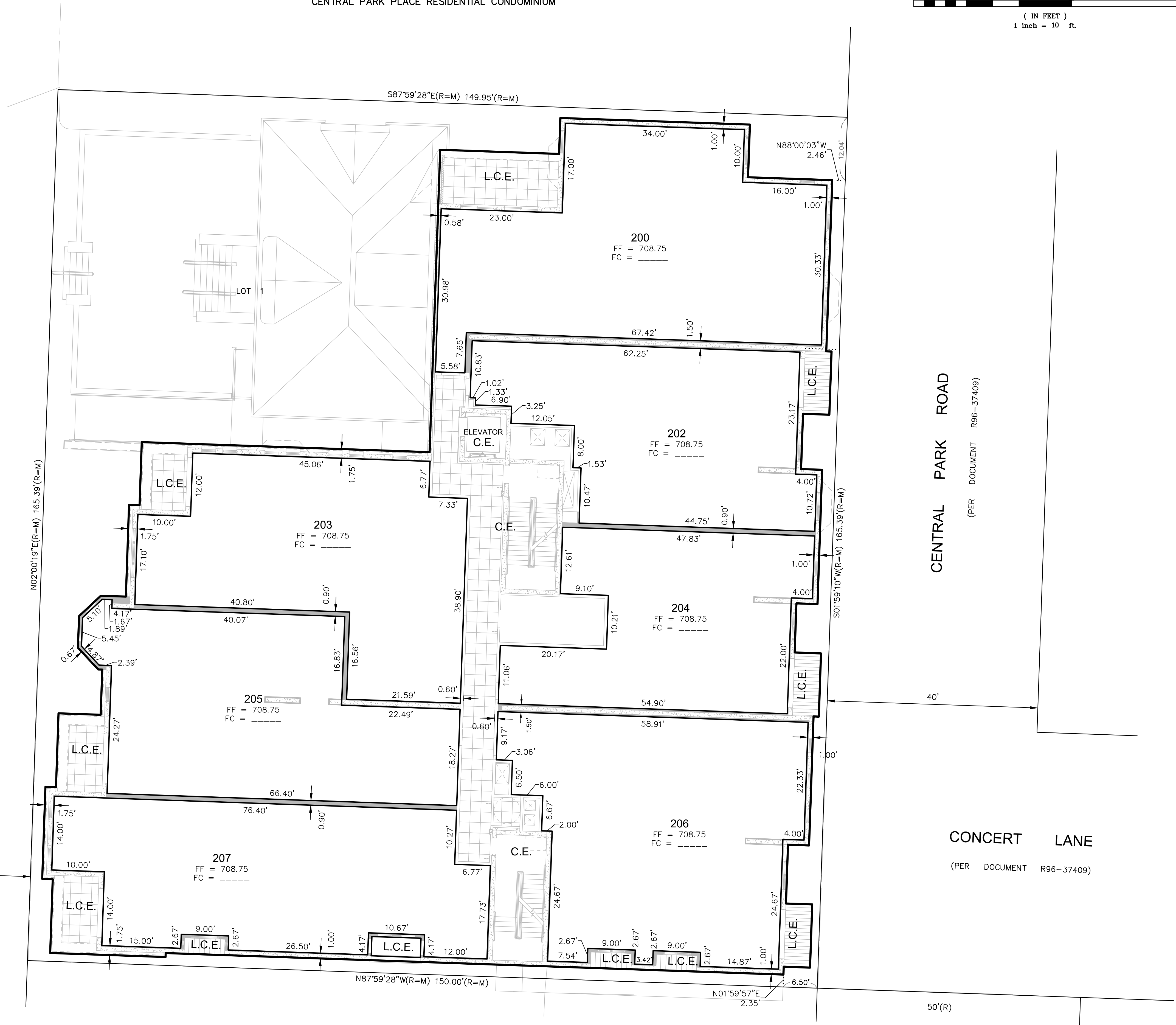
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CENTRAL PARK PLACE RESIDENTIAL CONDOMINIUM



WASHINGTON STREET

CENTRAL PARK ROAD

CONCERT LANE



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SECOND LEVEL

EXHIBIT B

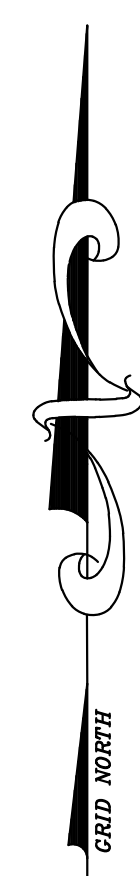
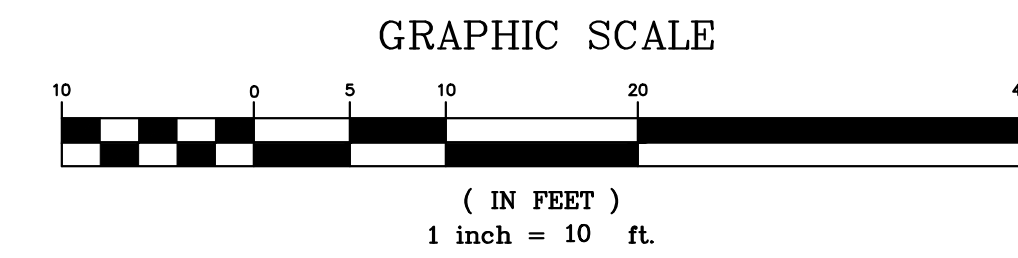
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2	4/10/20	MRA				
3	5/12/20	MRA				

DATE	1/7/20	FC	N/A	DRAWN	BY	MRA	CHECKED	BY	DM
REVISIONS									
1									
2									
3									

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EXHIBIT D

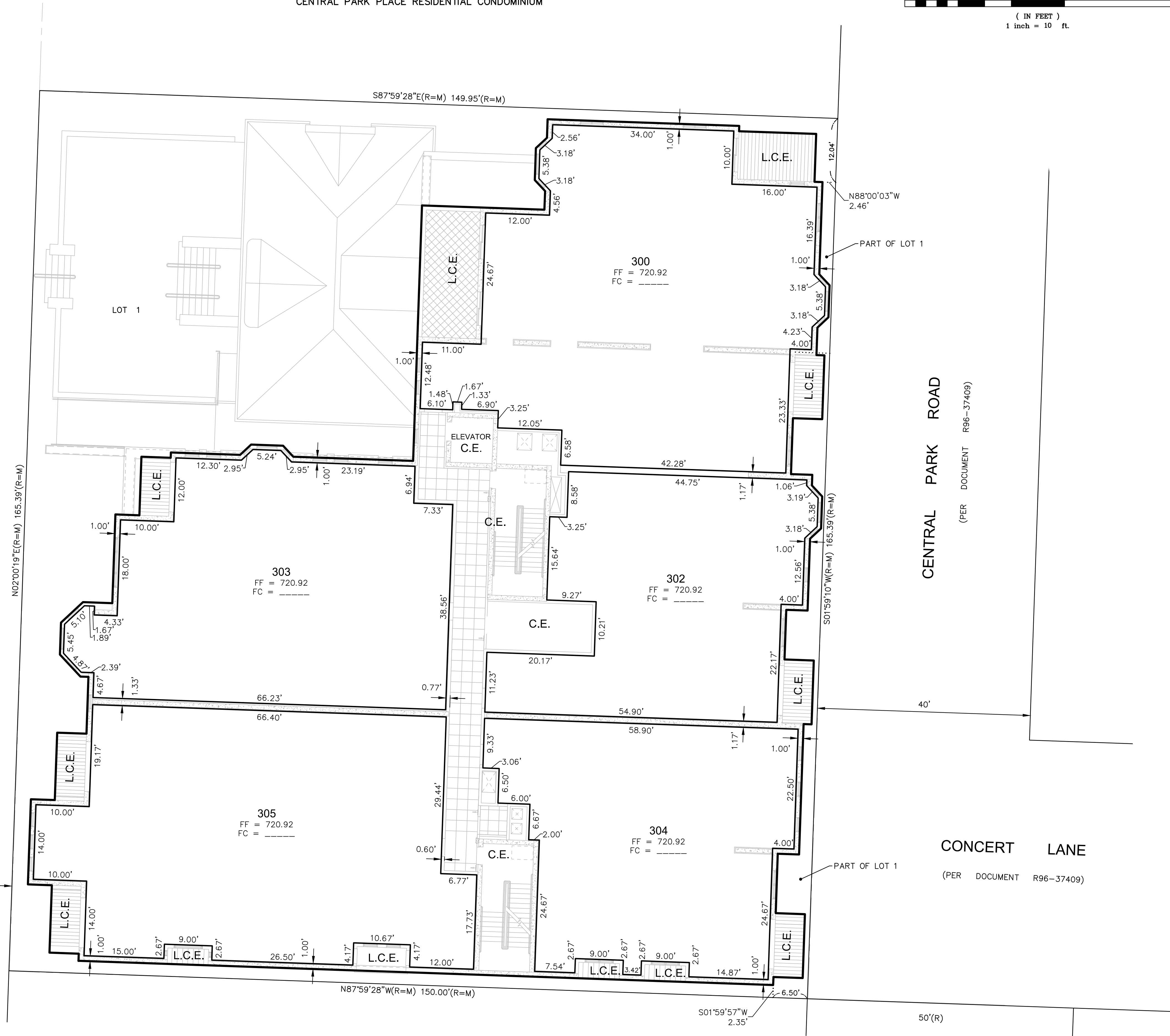
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WASHINGTON STREET

CENTRAL PARK ROAD

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THIRD LEVEL

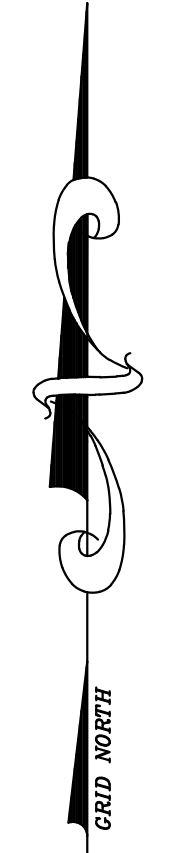
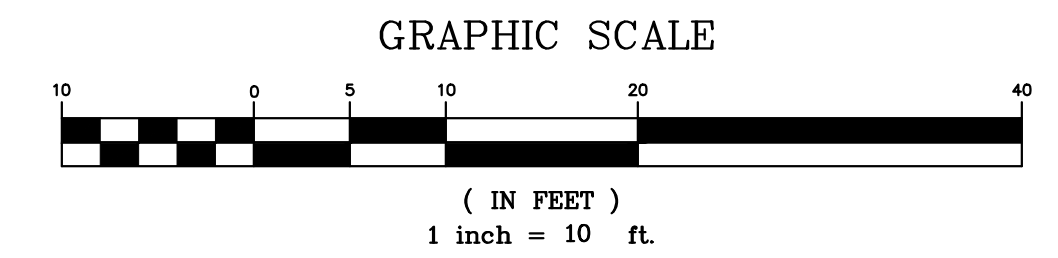
NO.	DATE	BY	BOOK	PAGE	NO.	DATE	BY
1	3/5/20	MRA			1	3/5/20	MRA
2	4/10/20	MRA			2	4/10/20	MRA
3	5/12/20	MRA			3	5/12/20	MRA

DATE	BY	PROJECT
1/7/20	FC N/A	DRANN BY MRA
		CHECKED BY DM
		BOOK N/A
		PAGE N/A

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EXHIBIT D

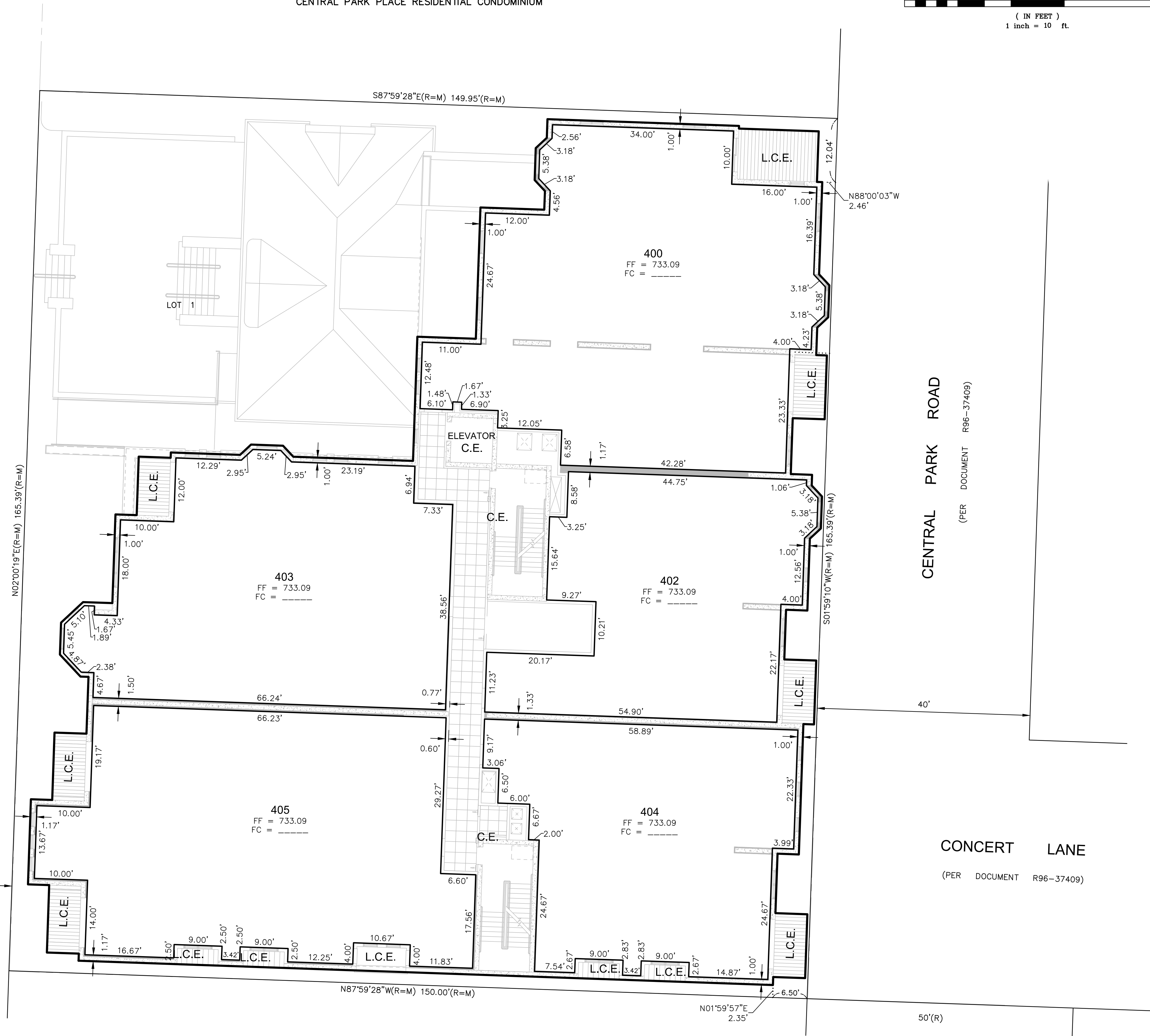
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WASHINGTON STREET

CENTRAL PARK ROAD

CONCERT LANE



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2	4/10/20	MRA			
3	5/12/20	MRA			

DATE	1/7/20	FC	N/A	DRAWN	BY	MRA	CHECKED	BY	DM	BOOK	N/A	PG	N/A
NO.	1												
REVISIONS													

PROJECT
LOT 2 - CENTRAL PARK PLACE COMMERCIAL SUBDIVISION
110 SOUTH WASHINGTON STREET
NAPERVILLE, ILLINOIS 60563
CLIENT
GREAT CENTRAL PROPERTIES III, LLC
155 BOND STREET
NAPERVILLE, ILLINOIS 60563

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AURORA, IL 60902
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FOURTH LEVEL

EXHIBIT B

