

FINAL PLAT OF SUBDIVISION OF HINES DIEHL ROAD RESUBDIVISION

PART OF THE SECTION 5, TOWNSHIP 38 NORTH, RANGE 10 EAST OF
THE THIRD PRINCIPAL MERIDIAN, IN DUPAGE COUNTY, ILLINOIS.

P.I.N. 08-05-302-023
LOT 1: 1104 E. DIEHL ROAD
NAPERVILLE, IL 60563
LOT 2: 1208 E. DIEHL ROAD
NAPERVILLE, IL 60563
LOT 3: 1204 E. DIEHL ROAD
NAPERVILLE, IL 60563
LOT 4: 1212 E. DIEHL ROAD
NAPERVILLE, IL 60563
UNIT NUMBERS FOR APPLICABLE
ADDRESSES T.B.D.

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

STATE PLANE MERIDIAN

GRAPHIC SCALE

1" = 40'

0 20 40 60 80 100

LOT 1

LOT 2

LOT 3

LOT 4

LOT 5

LOT 6

LOT 7

LOT 8

LOT 9

LOT 10

LOT 11

LOT 12

LOT 13

LOT 14

LOT 15

LOT 16

LOT 17

LOT 18

LOT 19

LOT 20

LOT 21

LOT 22

LOT 23

LOT 24

LOT 25

LOT 26

LOT 27

LOT 28

LOT 29

LOT 30

LOT 31

LOT 32

LOT 33

LOT 34

LOT 35

LOT 36

LOT 37

LOT 38

LOT 39

LOT 40

LOT 41

LOT 42

LOT 43

LOT 44

LOT 45

LOT 46

LOT 47

LOT 48

LOT 49

LOT 50

LOT 51

LOT 52

LOT 53

LOT 54

LOT 55

LOT 56

LOT 57

LOT 58

LOT 59

LOT 60

LOT 61

LOT 62

LOT 63

LOT 64

LOT 65

LOT 66

LOT 67

LOT 68

LOT 69

LOT 70

LOT 71

LOT 72

LOT 73

LOT 74

LOT 75

LOT 76

LOT 77

LOT 78

LOT 79

LOT 80

LOT 81

LOT 82

LOT 83

LOT 84

LOT 85

LOT 86

LOT 87

LOT 88

LOT 89

LOT 90

LOT 91

LOT 92

LOT 93

LOT 94

LOT 95

LOT 96

LOT 97

LOT 98

LOT 99

LOT 100

LOT 101

LOT 102

LOT 103

LOT 104

LOT 105

LOT 106

LOT 107

LOT 108

LOT 109

LOT 110

LOT 111

LOT 112

LOT 113

LOT 114

LOT 115

LOT 116

LOT 117

LOT 118

LOT 119

LOT 120

LOT 121

LOT 122

LOT 123

LOT 124

LOT 125

LOT 126

LOT 127

LOT 128

LOT 129

LOT 130

LOT 131

LOT 132

LOT 133

LOT 134

LOT 135

LOT 136

LOT 137

LOT 138

LOT 139

LOT 140

LOT 141

LOT 142

LOT 143

LOT 144

LOT 145

LOT 146

LOT 147

LOT 148

LOT 149

LOT 150

LOT 151

LOT 152

LOT 153

LOT 154

LOT 155

LOT 156

LOT 157

LOT 158

LOT 159

LOT 160

LOT 161

LOT 162

LOT 163

LOT 164

LOT 165

LOT 166

LOT 167

LOT 168

LOT 169

LOT 170

LOT 171

LOT 172

LOT 173

LOT 174

LOT 175

LOT 176

LOT 177

LOT 178

LOT 179

LOT 180

LOT 181

LOT 182

LOT 183

LOT 184

LOT 185

LOT 186

LOT 187

LOT 188

LOT 189

LOT 190

LOT 191

LOT 192

LOT 193

LOT 194

LOT 195

LOT 196

LOT 197

LOT 198

LOT 199

LOT 200

LOT 201

LOT 202

LOT 203

LOT 204

LOT 205

LOT 206

LOT 207

LOT 208

LOT 209

LOT 210

LOT 211

LOT 212

LOT 213

LOT 214

LOT 215

LOT 216

LOT 217

LOT 218

LOT 219

LOT 220

LOT 221

LOT 222

LOT 223

LOT 224

LOT 225

LOT 226

LOT 227

LOT 228

LOT 229

LOT 230

LOT 231

LOT 232

LOT 233

LOT 234

LOT 235

LOT 236

LOT 237

LOT 238

LOT 239

LOT 240

LOT 241

LOT 242

LOT 243

LOT 244

LOT 245

LOT 246

LOT 247

LOT 248

LOT 249

LOT 250

LOT 251

LOT 252

LOT 253

LOT 254

LOT 255

LOT 256

LOT 257

LOT 258

LOT 259

LOT 260

LOT 261

LOT 262

LOT 263

LOT 264

LOT 265

LOT 266

LOT 267

LOT 268

LOT 269

LOT 270

LOT 271

LOT 272

LOT 273

LOT 274

LOT 275

LOT 276

LOT 277

LOT 278

LOT 279

LOT 280

LOT 281

LOT 282

LOT 283

LOT 284

LOT 285

LOT 286

LOT 287

LOT 288

LOT 289

LOT 290

LOT 291

LOT 292

LOT 293

LOT 294

LOT 295

LOT 296

LOT 297

LOT 298

LOT 299

LOT 300

LOT 301

LOT 302

LOT 303

LOT 304

LOT 305

LOT 306

LOT 307

LOT 308

LOT 309

LOT 310

LOT 311

LOT 312

LOT 313

LOT

FINAL PLAT OF SUBDIVISION
OF

HINES DIEHL ROAD RESUBDIVISION

P.I.N. 08-05-302-023

OWNER'S CERTIFICATE

STATE OF _____ } SS
COUNTY OF _____ }

THIS IS TO CERTIFY THAT HINES ACQUISITIONS, LLC 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 _____ CITY _____ ILLINOIS, THIS _____ DAY OF _____ 20____
DATE MONTH

BY: _____ SIGNATURE _____ ATTEST: _____ SIGNATURE _____

TITLE: _____ PRINT TITLE _____ TITLE: _____ PRINT TITLE _____

NOTARY'S CERTIFICATE

STATE OF _____ } SS
COUNTY OF _____ }

I, _____ A NOTARY PUBLIC IN AND FOR THE SAID COUNTY IN THE STATE

AFORESAID, DO HEREBY CERTIFY THAT _____ PRINT NAME _____

_____ AND _____ PRINT NAME _____ TITLE: _____

OF SAID OWNER, WHO ARE PERSONALLY KNOWN TO ME TO BE THE SAME PERSONS WHOSE NAMES ARE SUBMITTED 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____
MONTH DATE

SCHOOL DISTRICT BOUNDARY STATEMENT

STATE OF _____ } SS
COUNTY OF _____ }

THE UNDERSIGNED, BEING DULY SWORN, UPON HIS/HER OATH DEPOSES AND STATES AS FOLLOWS:

1. THAT _____ IS THE OWNER OF THE PROPERTY LEGALLY DESCRIBED ON THIS PLAT OF SUBDIVISION WHICH HAS BEEN SUBMITTED TO THE CITY OF NAPERVILLE FOR APPROVAL, WHICH LEGAL DESCRIPTION IS INCORPORATED HEREIN BY REFERENCE, AND

2. _____ TO THE BEST OF THE OWNER'S KNOWLEDGE, THE SCHOOL DISTRICT IN WHICH TRACT, PARCEL, LOT OR BLOCK OF THE PROPOSED SUBDIVISION LIES IS:

NAPEVILLE COMMUNITY UNIT DISTRICT 203
203 W. HILLSIDE ROAD
NAPERVILLE, ILLINOIS 60540-4609

OWNER NAME: HINES ACQUISITIONS, LLC

BY: _____ ATTEST: _____

ITS: _____ ITS: _____

SUBSCRIBED AND SWORN BEFORE ME THIS _____ DAY OF _____, A.D., 20____

NOTARY PUBLIC: _____

DUPAGE COUNTY ENGINEER CERTIFICATE

STATE OF ILLINOIS } SS
COUNTY OF DUPAGE }

APPROVED BY THE DU PAGE COUNTY DIVISION OF TRANSPORTATION

THIS _____ DAY OF _____ 20____

BY: _____ COUNTY ENGINEER _____

CITY COUNCIL CERTIFICATE

STATE OF ILLINOIS } SS
COUNTY OF DUPAGE }

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: _____ MAYOR _____ ATTEST: _____ CITY CLERK _____

CITY TREASURER'S CERTIFICATE

STATE OF ILLINOIS } SS
COUNTY OF DUPAGE }

I, TREASURER FOR THE CITY OF NAPERVILLE, ILLINOIS, DO HEREBY CERTIFY THAT THERE ARE NO DELINQUENT OR UNPAID CURRENT OR FORFEITED SPECIAL ASSESSMENTS OR ANY DEFERRED INSTALLMENTS THEREOF THAT HAVE BEEN APPORTIONED AGAINST THE TRACT OF LAND INCLUDED IN THE ANNEXED PLAT.

DATED AT NAPERVILLE, ILLINOIS, THIS _____ DAY OF _____, A.D., 20____

CITY TREASURER / DIRECTOR, FINANCE DEPARTMENT

SURFACE WATER STATEMENT

STATE OF ILLINOIS } SS
COUNTY OF DUPAGE }

TO THE BEST OF OUR KNOWLEDGE AND BELIEF THE DRAINAGE OF SURFACE WATERS WILL NOT BE CHANGED BY THE CONSTRUCTION OF SUCH SUBDIVISION OR ANY PART THEREOF, OR, THAT IF SUCH SURFACE WATER DRAINAGE WILL BE CHANGED, REASONABLE PROVISION HAS BEEN MADE FOR COLLECTION AND DIVERSION OF SUCH SURFACE WATERS INTO PUBLIC AREAS, OR DRAINS WHICH THE SUBDIVIDER HAS A RIGHT TO USE, AND THAT SUCH SURFACE WATERS WILL BE PLANNED FOR IN ACCORDANCE WITH GENERALLY ACCEPTED ENGINEERING PRACTICES SO AS TO REDUCE THE LIKELIHOOD OF DAMAGE TO THE ADJOINING PROPERTY BECAUSE OF THE CONSTRUCTION OF THE SUBDIVISION.

DATED THIS _____ DAY OF _____, 20____

ILLINOIS REGISTERED
PROFESSIONAL ENGINEER

STATE REGISTRATION NUMBER _____

REGISTRATION EXPIRATION / RENEWAL DATE _____

OWNER COMPANY NAME: _____

BY: _____ ATTEST: _____

SIGNATURE SIGNATURE

TITLE: _____ PRINT TITLE _____ TITLE: _____ PRINT TITLE _____

DUPAGE COUNTY RECORDER CERTIFICATE

STATE OF ILLINOIS } SS
COUNTY OF DUPAGE }

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

PUBLIC UTILITY AND DRAINAGE EASEMENT PROVISIONS

A NON-EXCLUSIVE PERPETUAL EASEMENT IS HEREBY RESERVED FOR AND GRANTED OVER ALL LOTS OF THE PROPERTY DEPICTED HEREON (HEREINAFTER "EASEMENT") TO THE CITY OF NAPERVILLE, ILLINOIS, AND TO THOSE PUBLIC UTILITY COMPANIES OPERATING UNDER FRANCHISE OR AGREEMENT WITH THE CITY, OR OTHERWISE AUTHORIZED BY THE CITY, INCLUDING, BUT NOT LIMITED TO, ILLINOIS BELL TELEPHONE COMPANY DBA AT&T, ILLINOIS, NIOBI GAS COMPANY, COMCAST OF ILLINOISWEST VIRGINIA, LLC, AND THEIR SUCCESSORS AND ASSIGNS, AND TO OTHER GOVERNMENTAL AUTHORITIES HAVING JURISDICTION, OVER THE PROPERTY, EXCEPTING THEREFROM ANY BUILDINGS (OTHER THAN UTILITY METERS ATTACHED THERETO) ORIGINALLY PLANNED AND/OR CONSTRUCTED WITH THE DEVELOPMENT AS SHOWN HEREON, FOR THE PERFORMANCE OF MUNICIPAL, AND OTHER GOVERNMENTAL SERVICES, INCLUDING, BUT NOT LIMITED TO, THE PERPETUAL, REVOCABLE, PRIVILEGE AND AUTHORITY TO SURVEY, CONSTRUCT, RECONSTRUCT, INSTALL, REPAIR, INSPECT, REMOVE, EXCHANGE, TEST, REPLACE, MAINTAIN AND OPERATE, VARIOUS UTILITY TRANSMISSION AND DISTRIBUTION SYSTEMS, COMMUNITY ANTENNA TELEVISION SYSTEMS, WATER, 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, UNDER AND THROUGH SAID EASEMENT, AND FOR THE RIGHT TO READ, EXAMINE, INSPECT, INSTALL, OPERATE, MAINTAIN, EXCHANGE, REMOVE, REPAIR, TEST, AND/OR REPLACE CITY OWNED UTILITY EQUIPMENT AND METERS, TOGETHER WITH THE RIGHT OF ACCESS ACROSS THE GRANTORS PROPERTY FOR NECESSARY PERSONNEL AND EQUIPMENT TO DO ANY OF THE ABOVE WORK.

THE RIGHT IS ALSO GRANTED TO THE CITY AND ITS AGENTS TO TRIM OR REMOVE ANY TREES, SHRUBS OR OTHER PLANTS ON THE EASEMENT THAT INTERFERE WITH THE REASONABLE USE OF SAID EASEMENT. NO PERMANENT BUILDINGS SHALL BE PLACED ON SAID EASEMENT, BUT SAME MAY BE USED FOR GARDENS, SHRUBS, LANDSCAPING AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS.

ALL CONSTRUCTION OR OTHER WORK PERFORMED BY ANY PERSON OR ENTITY WITHIN THE EASEMENT HEREBY GRANTED, SHALL BE PERFORMED IN ACCORDANCE WITH THE VARIOUS REQUIREMENTS OF THE ORDINANCES, CODE, AND REGULATIONS OF THE CITY OF NAPERVILLE AND ALL OTHER APPLICABLE LAW.

CROSS ACCESS EASEMENT

A PERPETUAL, NON-EXCLUSIVE EASEMENT IS HEREBY RESERVED FOR PEDESTRIAN AND VEHICULAR ACCESS OVER, ACROSS, AND THROUGH THAT PORTION OF LOT 5 MARKED AND IDENTIFIED AS "CROSS ACCESS EASEMENT" ON THIS PLAT. THE PURPOSE OF THE CROSS ACCESS EASEMENT IS TO PROVIDE FOR PEDESTRIAN AND VEHICULAR INGRESS AND EGRESS TO AND FROM DIEHL ROAD AND ACROSS LOT 5 FOR THE BENEFIT OF THE OWNERS OF LOT 1, LOT 2, LOT 3, AND LOT 4, AS CREATED BY THIS PLAT (THE "LOTS"), THE CITY OF NAPERVILLE, ILLINOIS, AND THEIR RESPECTIVE CUSTOMERS, GUESTS, EMPLOYEES, TENANTS, AND INVITEES. THE CROSS ACCESS EASEMENT EXPRESSLY GRANTS THE CITY OF NAPERVILLE ACCESS FOR EMERGENCY VEHICLES AND VEHICLES OPERATED BY THE CITY FIRE DEPARTMENT AND THE CITY'S DEPARTMENT OF PUBLIC UTILITIES - WATER/WASTEWATER AND DEPARTMENT OF PUBLIC UTILITIES - ELECTRIC. THE CROSS ACCESS EASEMENT SHALL BE IMPROVED WITH AN ASPHALT, CONCRETE, OR SIMILAR HARD SURFACE (THE "ACCESS ROAD") OF SUFFICIENT BEARING STRENGTH SO AS TO ACCOMMODATE VEHICULAR TRAFFIC. NO PERMANENT BUILDINGS OR STRUCTURES OTHER THAN THE ACCESS ROAD SHALL BE CONSTRUCTED IN THE CROSS ACCESS EASEMENT, BUT THE CROSS ACCESS EASEMENT MAY BE USED FOR OTHER PURPOSES (I.E. UTILITIES) THAT DO NOT NOW OR LATER INTERFERE OR CONFLICT WITH THE ACCESS TO THE ACCESS ROAD. THE ACCESS ROAD SHALL BE MAINTAINED, REPAIRED, RECONSTRUCTED, AND MANAGED BY THE OWNER OF LOT 5 AND SHALL BE SUBJECT TO THE TERMS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR 1200 DIEHL ROAD. IF THE ACCESS ROAD IS NOT SO MAINTAINED, THE CITY SHALL HAVE THE RIGHT, BUT NOT THE OBLIGATION TO PERFORM THE NECESSARY WORK TO MAINTAIN THE ACCESS ROAD, AND SHALL BE ENTITLED TO REIMBURSEMENT FOR COSTS AND EXPENSES INCURRED, INCLUDING ANY COSTS OF COLLECTION INCLUDING (BUT NOT LIMITED TO) ATTORNEY'S FEES (WHETHER IN-HOUSE OR OUTSIDE COUNSEL). THE PROVISIONS SET FORTH HEREIN ARE FOR THE MUTUAL BENEFIT AND PROTECTION OF THE PRESENT AND ALL FUTURE OWNERS OF THE LOTS. THE FACT OF COMMON OWNERSHIP OF ANY OF THE LOTS NOW OR IN THE FUTURE SHALL NOT RESULT IN THE MERGER OF THE FEE SIMPLE ESTATES OR THE RIGHTS, BENEFITS, OBLIGATIONS, AND BURDENS SET FORTH HEREON, BUT SUCH RIGHTS, BENEFITS, OBLIGATIONS, AND BURDENS SHALL BE SEPARATELY PRESERVED FOR THE BENEFIT OF ALL FUTURE OWNERS THEREOF.

PERMANENT ACCESS CONTROL COVENANT

VEHICULAR ACCESS SHALL NOT BE ALLOWED FROM DIEHL ROAD ONTO LOTS 1 AND 2 AS SHOWN ON THE PLAT HEREON DRAWN. THIS ACCESS CONTROL COVENANT SHALL BE PERMANENT.

DUPAGE COUNTY CLERK CERTIFICATE

STATE OF ILLINOIS } SS
COUNTY OF DUPAGE }

I, _____ COUNTY CLERK OF DUPAGE 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____

COUNTY CLERK

PERMISSION TO RECORD

STATE OF ILLINOIS } SS
COUNTY OF DUPAGE }

I, CHARLES W. BARTOSZ, ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 3188, HEREBY DESIGNATE THE CITY OF NAPERVILLE TO RECORD THIS PLAT OF SUBDIVISION WITH THE DUPAGE COUNTY RECORDER OF DEEDS AND REGISTRAR OF TITLE. THIS DESIGNATION IS GRANTED UNDER THE RIGHT TO DESIGNATE SUCH RECORDING UNDER CHAPTER 109, SECTION 2 OF THE ILLINOIS REVISED STATUTES.

THIS _____ DAY OF _____, A.D., 20____

CHARLES W. BARTOSZ
ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 35-3188
MY LICENSE EXPIRES ON NOVEMBER 30, 2020.
V3 COMPANIES, LTD. PROFESSIONAL DESIGN FIRM NO. 184000902
THIS DESIGN FIRM NUMBER EXPIRES APRIL 30, 2027.
cbartosz@v3co.com



SURVEYOR'S CERTIFICATE

STATE OF ILLINOIS } SS
COUNTY OF DUPAGE }

THIS IS TO CERTIFY THAT I, CHARLES W. BARTOSZ, ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 3188 HAVE SURVEYED AND SUBDIVIDED THE FOLLOWING DESCRIBED PROPERTY:

LOT 1 IN HEWLETT PACKARD SUBDIVISION IN SECTION 5, TOWNSHIP 38 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 6, 1987 AS DOCUMENT NO. R87-001298 IN DUPAGE COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 1, THENCE SOUTH BY DEGREES 34 MINUTES 01 SECONDS WEST ALONG THE SOUTH LINE OF SAID LOT 1, A DISTANCE OF 888.47 FEET TO SOUTHWEST CORNER OF SAID LOT; THENCE NORTH 90 DEGREES 33 MINUTES 31 SECONDS WEST ALONG THE WEST LINE OF SAID LOT 1, A DISTANCE OF 590.22 FEET TO A NON-TANGENT CURVE BEING THE SOUTHERLY RIGHT-OF-WAY LINE OF DIEHL ROAD PER FINAL JUDGEMENT ORDER RECORDED JANUARY 10, 2006 AS DOCUMENT R2005-5859; THENCE EASTERLY ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE OF DIEHL ROAD THE FOLLOWING THREE (3) COURSES AND DISTANCES: 1) ALONG AN ARC OF A CURVE CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 670.00 FEET, HAVING A CHORD BEARING OF SOUTH 57 DEGREES 14 MINUTES 07 SECONDS EAST, 178.85 FEET TO A NON-TANGENT CURVE, 2) ALONG AN ARC OF A CURVE CONCAVE TO THE NORTH, HAVING A RADIUS OF 670.00 FEET, HAVING A CHORD BEARING OF NORTH 82 DEGREES 08 MINUTES 39 SECONDS EAST, 687.49 FEET TO A POINT OF TANGENCY, 3) NORTH 52 DEGREES 44 MINUTES 58 SECONDS EAST, 83.45 FEET TO THE EAST LINE OF SAID LOT 1; THENCE SOUTH 00 DEGREES 31 MINUTES 48 SECONDS EAST ALONG SAID EAST LINE, 597.26 FEET TO THE PLACE OF BEGINNING.

THE ABOVE ALSO BEING THE SAME AND DESCRIBED AS FOLLOWS:

THAT PART OF LOT 1 IN HEWLETT PACKARD SUBDIVISION IN SECTION 5, TOWNSHIP 38 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 6, 1987 AS DOCUMENT NO. R87-001298 IN DUPAGE COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 1, THENCE SOUTH BY DEGREES 34 MINUTES 01 SECONDS WEST ALONG THE SOUTH LINE OF SAID LOT 1, A DISTANCE OF 888.47 FEET TO SOUTHWEST CORNER OF SAID LOT; THENCE NORTH 90 DEGREES 33 MINUTES 31 SECONDS WEST ALONG THE WEST LINE OF SAID LOT 1, A DISTANCE OF 590.22 FEET TO A NON-TANGENT CURVE BEING THE SOUTHERLY RIGHT-OF-WAY LINE OF DIEHL ROAD PER FINAL JUDGEMENT ORDER RECORDED JANUARY 10, 2006 AS DOCUMENT R2005-5859; THENCE EASTERLY ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE OF DIEHL ROAD THE FOLLOWING THREE (3) COURSES AND DISTANCES: 1) ALONG AN ARC OF A CURVE CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 670.00 FEET, HAVING A CHORD BEARING OF SOUTH 57 DEGREES 14 MINUTES 07 SECONDS EAST, 178.85 FEET TO A NON-TANGENT CURVE, 2) ALONG AN ARC OF A CURVE CONCAVE TO THE NORTH, HAVING A RADIUS OF 670.00 FEET, HAVING A CHORD BEARING OF NORTH 82 DEGREES 08 MINUTES 39 SECONDS EAST, 687.49 FEET TO A POINT OF TANGENCY, 3) NORTH 52 DEGREES 44 MINUTES 58 SECONDS EAST, 83.45 FEET TO THE EAST LINE OF SAID LOT 1; THENCE SOUTH 00 DEGREES 31 MINUTES 48 SECONDS EAST ALONG SAID EAST LINE, 597.26 FEET TO THE PLACE OF BEGINNING.

I FURTHER CERTIFY THAT THIS LAND IS WITHIN THE CORPORATE LIMITS OF THE CITY OF NAPERVILLE WHICH HAS ADOPTED AN OFFICIAL COMPREHENSIVE PLAN AND IS EXERCISING THE SPECIAL POWERS AUTHORIZED BY THE STATE OF ILLINOIS ACCORDING TO 65 ILCS 5-11-124 AS HERETOFORE AND HEREAFTER AMENDED.

I FURTHER CERTIFY THAT THE ANNEXED PLAT IS A CORRECT REPRESENTATION OF SAID SURVEY AND SUBDIVISION. ALL DISTANCES ARE SHOWN IN FEET AND DECIMALS THEREOF. PERMANENT MONUMENTS WILL BE SET AT ALL LOT CORNERS, EXCEPT WHERE CONCRETE MONUMENTS ARE INDICATED.

I FURTHER CERTIFY THAT THE PROPERTY IS DETERMINED TO BE IN AREA OF MINIMAL FLOOD HAZARD (ZONE X) AS DEFINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S FLOOD INSURANCE RATE MAP OF DUPAGE COUNTY, ILLINOIS & INCORPORATED AREAS (COMMUNITY PANEL NO. 170403142L & 1704300161L) EFFECTIVE DATE 8/1/2018.

GIVEN UNDER MY HAND AND SEAL AT WOODRIDGE, ILLINOIS

THIS _____ DAY OF _____, A.D., 20____

CHARLES W. BARTOSZ
ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 35-3188
MY LICENSE EXPIRES ON NOVEMBER 30, 2020.
V3 COMPANIES, LTD. PROFESSIONAL DESIGN FIRM NO. 184000902
THIS DESIGN FIRM NUMBER EXPIRES APRIL 30, 2027.
cbartosz@v3co.com



City Project Number is DEV-0030-2025



Engineers
Scientists
Surveyors

7325 Janes Avenue, Suite 100
Woodridge, IL 60517
630.724.9200 voice
630.724.0384 fax
v3co.com

PREPARED FOR:
Hines
444 West Lake Street, Suite 2400
Chicago, IL 60606
713.966.2603

REVISIONS			
NO.	DATE	DESCRIPTION	
1	02-26-25	REVISED PER CITY COMMENTS	
2	02-26-25	REVISED PER CITY COMMENTS	
3	06-05-25	ADDED CROSS ACCESS EASEMENT	

FINAL PLAT OF SUBDIVISION			
HINES DIEHL ROAD RESUBDIVISION, NAPERVILLE, IL			
DRAFTING COMPLETED:	02-04-25	DRAWN BY: SPK	PROJECT MANAGER: CWB
FIELD WORK COMPLETED:	NA	CHECKED BY: CWB	SCALE: 1" = N/A

Project No: 240048
Group No: VP04.2
SHEET NO.
2 of 2

EXHIBIT B