

# PLAT OF SURVEY

OF  
PART OF THE SOUTHEAST QUARTER OF SECTION 13, TOWNSHIP 38 NORTH, RANGE 9,  
EAST OF THE THIRD PRINCIPAL MERIDIAN, IN DUPAGE COUNTY, ILLINOIS.

P.I.N. 07-13-443-005  
07-13-443-009  
07-13-443-010

REVISION RECORD		
NO.	DATE	DESCRIPTION
1	08/01/2021	REVISION PER ATTORNEY REVIEW
2	10/27/2021	REVISED TITLE BLOCK
3	11/01/2021	BOUNDARY NOTE ADDED



BASE OF BEARINGS:  
ILLINOIS STATE PLANE - EAST ZONE

WATER STREET  
HEREINAFTER DEDICATED  
PER DOC. (1847) 2587

LOT 2 BLK 5  
MARTIN'S ADDITION TO NAPERVILLE  
PER DOC. (1847) 2584

LOT 3 BLK 5  
MARTIN'S ADDITION TO NAPERVILLE  
PER DOC. (1847) 2584

LOT 4 BLK 5  
MARTIN'S ADDITION TO NAPERVILLE  
PER DOC. (1847) 2584

LOT 5 BLK 5  
MARTIN'S ADDITION TO NAPERVILLE  
PER DOC. (1847) 2584

LOT 6 BLK 5  
MARTIN'S ADDITION TO NAPERVILLE  
PER DOC. (1847) 2584

LOT 7 BLK 5  
MARTIN'S ADDITION TO NAPERVILLE  
PER DOC. (1847) 2584

LOT 8 BLK 5  
MARTIN'S ADDITION TO NAPERVILLE  
PER DOC. (1847) 2584

LOT 9 BLK 5  
MARTIN'S ADDITION TO NAPERVILLE  
PER DOC. (1847) 2584

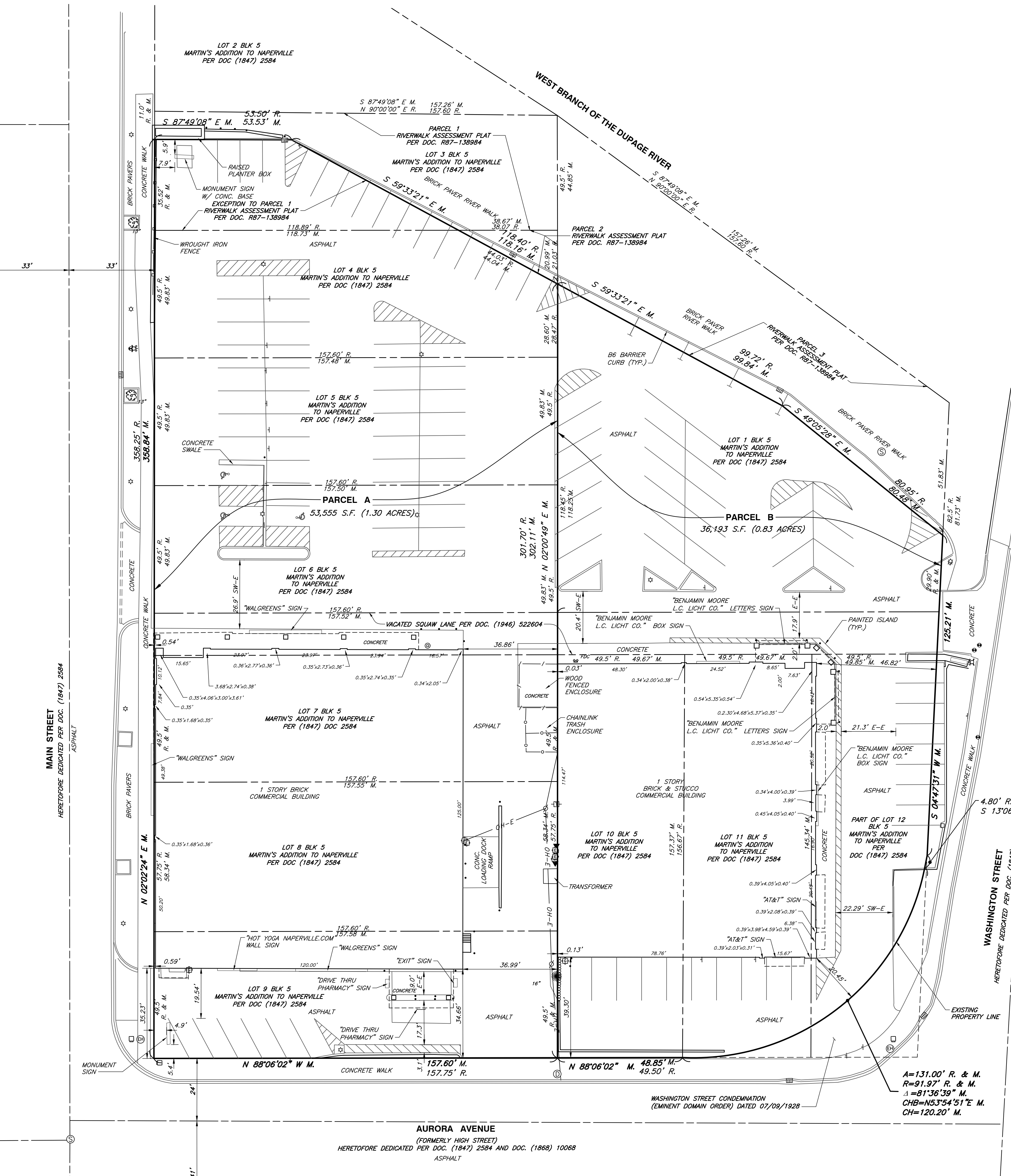
LOT 10 BLK 5  
MARTIN'S ADDITION TO NAPERVILLE  
PER DOC. (1847) 2584

LOT 11 BLK 5  
MARTIN'S ADDITION TO NAPERVILLE  
PER DOC. (1847) 2584

LOT 12 BLK 5  
MARTIN'S ADDITION TO NAPERVILLE  
PER DOC. (1847) 2584

LOT 1  
CHARLESTON ROW II  
PER DOC. (2019)-070493

LOT 1 BLK 1  
MARTIN'S 2ND ADDITION TO THE  
VILLAGE OF NAPERVILLE  
PER DOC. (1868) 10068



### EXISTING LEGEND:

TOPOGRAPHIC SYMBOLS	MAILBOX	SANITARY MANHOLE	GAS MANHOLE	FIBER OPTIC MARKER
	FLAG POLE	CLEAN OLE	GAS LINE MARKER	TRAFFIC POLE
	GROUND LIGHT	COMBINATION MANHOLE	GAS BOX (GAS VALVE)	TRAFFIC MANHOLE
	SIGN	STAND PIPE (RISER)	GAS METER	CABLE PEDESTAL
	SATELLITE DISH	LIFT STATION	GAS TAP	TRAFFIC SIGNAL BOX/CABINET (ABOVE GRADE)
	LIGHT STANDARD	WATER MANHOLE	PROPANE TANK	MANHOLE (UTILITY UNKNOWN)
	AC UNIT	WATER BOX (WATER VALVE)	GAS WELL	OIL WELL
	BOLLARD	FIRE HYDRANT	TREE, DECIDUOUS (800 SIZE TYPE)	VALVE BOX (UNKNOWN, FLUSH WITH GRADE)
	PARKING METER	WATER WELL	TREE, CONIFER (800 SIZE TYPE)	TELEPHONE PULL BOX (FLUSH WITH GRADE)
	ANTENNA	SPRINKLER VALVE	BUSH/SHRUB (SIZE)	UTILITY CABINET (UNKNOWN, ABOVE GRADE)
	GRAVE	WATERLINE MARKER	STUMP	VAULT
	HANDICAP PARKING SYMBOL	WATER METER	POWER POLE	ELECTRIC HANDHOLE
	STORM MANHOLE	WATER PUMP	GUY WIRE	STEAM MANHOLE
	CATCH BASIN (TYPE)	HOSE BIB BUILDING	GUY POLE	TRANSFORMER
	CURB INLET	PV - POST INDICATOR VALVE	TELEPHONE POLE	STAND PIPE
	RISER PIPE	SPRINKLER HEAD	TELEPHONE PEDESTAL	TRAFFIC PULL BOX (FLUSH WITH GRADE)
	INLET (CIRCULAR)	IRRIGATION VALVE	TELEPHONE LINE MARKER	FIBER OPTIC PULL BOX (FLUSH WITH GRADE)
	DRAIN	IRRIGATION CONTROL BOX	TELEPHONE MANHOLE	UTILITY POLE
	BEEHIVE INLET SQUARE	FIRE DEPT. CONNECTION	ELECTRIC MANHOLE	ELECTRIC CONTROL CABINET (ABOVE GRADE)
	INLET SQUARE	FIRE DEPT. CONNECTION (BLDG.)	ELECTRIC LINE MARKER	TELEPHONE BOX/CABINET (ABOVE GRADE)
	FLARED END SECTION	FARM SPOUT	ELECTRIC CONTROL BOX (ON BUILDING)	FIBER OPTIC BOX/CABINET (ABOVE GRADE)
			HIGH TENSION TOWER	FIBER OPTIC MANHOLE
			ELECTRIC METER	UTILITY PULL BOX (UNKNOWN, FLUSH W/GRADE)

### EXISTING LEGEND:

---	EXISTING PROPERTY LINE
---	EXISTING ADJACENT PROPERTY LINE
---	UNDERLYING PROPERTY LINE
---	EXISTING EASEMENT
---	CENTER LINE OF RIGHT OF WAY
---	EXISTING CHAINLINK FENCE
---	EXISTING WOOD FENCE
---	EXISTING WROUGHT IRON FENCE
---	US-E - EXISTING UNDERGROUND ELEC. LINE
---	OH-W - EXISTING OVERHEAD ELECTRIC

### LEGAL DESCRIPTION - PARCEL A

PIN: 07-13-443-009  
ADDRESS: 400 SOUTH MAIN STREET

PARCEL 1:  
THAT PART OF LOT 3 IN BLOCK 5 OF MARTIN'S ADDITION TO NAPERVILLE, BEING A SUBDIVISION IN THE SOUTHEAST QUARTER OF SECTION 13, TOWNSHIP 38 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 6, 1847 AS DOCUMENT 2584, IN DUPAGE COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:

PARCEL 2:  
LOT 4 (EXCEPT THAT PART THEREOF FALLING WITHIN RIVERWALK ASSESSMENT PLAT RECORDED SEPTEMBER 21, 1987 AS DOCUMENT R87-138984), LOT 5, 6, 7, 8 AND 9 AND THAT PART OF SQUAW LANE (NOW WALK) BY ACT OF GENERAL ASSEMBLY OF ILLINOIS ON FEBRUARY 12, 1853 LYING BETWEEN SAID LOTS 6 AND 7 IN BLOCK 5 OF MARTIN'S ADDITION TO NAPERVILLE, BEING A SUBDIVISION IN THE SOUTHEAST QUARTER OF SECTION 13, TOWNSHIP 38 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 6, 1847 AS DOCUMENT 2584, IN DUPAGE COUNTY, ILLINOIS.

PARCEL 3:  
A NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCELS 1 AND 2 AS CREATED BY CROSS EASEMENT AGREEMENT DATED OCTOBER 28, 1978 AND RECORDED APRIL 3, 1979 AS DOCUMENT R79-26279, BY AND BETWEEN LASALLE NATIONAL BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED FEBRUARY 8, 1960 AND KNOWN AS TRUST NUMBER 23993 AND WILLOWAY, INC., AND AMENDED AND RESTATED CROSS-EASEMENT AGREEMENT DATED OCTOBER 25, 1994 AND RECORDED NOVEMBER 21, 1994 AS DOCUMENT R94-224871, BY AND BETWEEN LASALLE NATIONAL TRUST, N.A., AS TRUSTEE UNDER TRUST AGREEMENT DATED FEBRUARY 8, 1960 AND KNOWN AS TRUST NUMBER 23993 AND JAMES D. POLIVKA, FOR THE PURPOSE OF ACCESS TO WASHINGTON STREET OVER EXISTING DRIVES AND DRIVEWAYS OVER LOTS 1, 10, 11 AND 12 IN BLOCK 5 OF MARTIN'S ADDITION TO NAPERVILLE IN THE SOUTHEAST QUARTER OF SECTION 13, TOWNSHIP 38 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPT THAT PART OF LOTS 11 AND 12, AFORESAID, DESCRIBED BY BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 12; THENCE NORTH 2 DEGREES 04 MINUTES EAST ALONG THE EAST LINE OF SAID LOT 12, 82.50 FEET; THENCE SOUTH 10 DEGREES 23 MINUTES WEST PARALLEL WITH THE CENTER LINE OF THE PROPOSED NEW BRIDGE OVER THE DUPAGE RIVER 4.80 FEET; THENCE ON A CURVE TO THE RIGHT (THE RADIUS OF WHICH IS 91.97 FEET) 131 FEET TO THE SOUTH LINE OF SAID LOT 11; THENCE EAST ALONG THE SOUTH LINE OF SAID LOTS 11 AND 12, 91.70 FEET TO THE POINT OF BEGINNING, AND EXCEPTING THEREFROM THAT PART OF LOT 1 LYING NORTHEASTERLY OF THE FOLLOWING DESCRIBED LINE: BEGINNING AT A POINT ON THE WEST LINE OF SAID LOT 1, 128.45 FEET NORTH OF THE SOUTHWEST CORNER OF SAID LOT 1; THENCE SOUTHEASTERLY ALONG A STRAIGHT LINE MAKING AN INCLUDED ANGLE OF 61 DEGREES 32 MINUTES 39 SECONDS TO THE WEST LINE OF SAID LOT 1, 99.72 FEET; THENCE SOUTHEASTERLY ALONG A STRAIGHT LINE MAKING AN ANGLE OF 10 DEGREES 29 MINUTES 04 SECONDS TO THE RIGHT OF THE LAST DESCRIBED COURSE 80.95 FEET TO A POINT IN THE EAST LINE SAID LOT 1; SAID POINT BEING 29.90 FEET NORTH OF THE SOUTHWEST CORNER OF SAID LOT 1, IN DUPAGE COUNTY, ILLINOIS

### LEGAL DESCRIPTION - PARCEL B

PIN: 07-13-443-005  
07-13-443-010  
ADDRESS: 419-23 S. WASHINGTON STREET

LOTS 1, 10, 11 AND 12 IN BLOCK 5, TOGETHER WITH THAT PART OF THE VACATED ALLEY LYING SOUTH OF AND ADJOINING TO SAID LOT 1, IN MARTIN'S ADDITION TO NAPERVILLE, BEING A SUBDIVISION IN THE SOUTHEAST QUARTER OF SECTION 13, TOWNSHIP 38 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 6, 1847 AS DOCUMENT 2584 (EXCEPT THAT PART OF LOTS 11 AND 12, AFORESAID, DESCRIBED BY BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 12; THENCE NORTH 2 DEGREES 04 MINUTES EAST, ALONG THE EAST LINE OF SAID LOT 12, 82.50 FEET; THENCE SOUTH 10 DEGREES 23 MINUTES WEST, PARALLEL WITH THE CENTER LINE OF THE PROPOSED NEW BRIDGE OVER THE DUPAGE RIVER 4.80 FEET; THENCE ON A CURVE TO THE RIGHT (THE RADIUS OF WHICH IS 91.97 FEET) 131 FEET TO THE SOUTH LINE OF SAID LOT 11; THENCE EAST, ALONG THE SOUTH LINE OF SAID LOTS 11 AND 12, 91.70 FEET TO THE POINT OF BEGINNING)

AND EXCEPTING THEREFROM  
THAT PART OF SAID LOT 1, LYING NORTHEASTERLY OF THE FOLLOWING DESCRIBED LINE: BEGINNING AT A POINT ON THE WEST LINE OF SAID LOT 1, 128.45 FEET NORTH OF THE SOUTHWEST CORNER OF SAID LOT 1; THENCE SOUTHEASTERLY ALONG A STRAIGHT LINE MAKING AN INCLUDED ANGLE OF 61 DEGREES 32 MINUTES 39 SECONDS TO THE WEST LINE OF SAID LOT 1, 99.72 FEET; THENCE SOUTHEASTERLY ALONG A STRAIGHT LINE MAKING AN ANGLE OF 10 DEGREES 29 MINUTES 04 SECONDS TO THE RIGHT OF THE LAST DESCRIBED COURSE 80.95 FEET TO A POINT IN THE EAST LINE SAID LOT 1; SAID POINT BEING 29.90 FEET NORTH OF THE SOUTHWEST CORNER OF SAID LOT 1, IN DUPAGE COUNTY, ILLINOIS

STATE OF ILLINOIS )  
COUNTY OF DUPAGE ) SS  
I, DOUGLAS R. MCCLINTIC, A PROFESSIONAL LAND SURVEYOR, HEREBY CERTIFY THAT THIS DRAWING HAS BEEN PREPARED UNDER MY DIRECT SUPERVISION, ALL DIMENSIONS ARE IN FEET AND DECIMAL PARTS THEREOF, THIS PLAT HAS BEEN PREPARED BY CIVIL & ENVIRONMENTAL CONSULTANTS, INC., ILLINOIS LICENSED PROFESSIONAL DESIGN FIRM NO. 184-004002, LICENSE EXPIRES APRIL 30, 2023, FOR THE EXCLUSIVE USE OF THE CLIENT NOTED HEREON. THIS SURVEY CONFORMS TO THE CURRENT STANDARD FOR AN ILLINOIS BOUNDARY SURVEY. FIELDWORK COMPLETED AUGUST 25, 2021.

GIVEN UNDER MY HAND AND SEAL AT NAPERVILLE, ILLINOIS,  
THIS 1ST DAY OF NOVEMBER, 2021.

DOUGLAS R. MCCLINTIC  
PROFESSIONAL LAND SURVEYOR NUMBER 2992.  
LICENSE EXPIRES NOVEMBER 30, 2022.

**Civil & Environmental Consultants, Inc.**  
1230 East Driehl Road, Suite 200 - Naperville, IL 60563  
Ph: 630.963.6026 - 877.963.6026 - Fax: 630.963.6027  
www.cecinc.com

**WILLOWAY, LLC**  
**WASHINGTON BRIDGE REPLACEMENT PLAN**  
**419-423 S. WASHINGTON STREET AND**  
**400 MAIN STREET**  
**NAPERVILLE, ILLINOIS**

DRAWN BY: SRH (CHECKED BY: DRM) APPROVED BY: DRAFT  
DATE: 08/25/2021 DWG SCALE: 1"=20' PROJECT NO: 310-527-AW00

PLAT OF SURVEY -  
EXISTING UTILITIES  
SCALE IN FEET  
SHEET 1 OF 2

REFERENCE  
1. EXISTING CONDITIONS ARE BASED UPON FIELD OBSERVATIONS MADE ON AUGUST 25, 2021 BY CIVIL & ENVIRONMENTAL CONSULTANTS, INC.  
2. FIELD DATUM: ILLINOIS STATE PLANE NAVD83 (2011) NAVD88 (VRS) GEOID18 - U.S. SURVEY FOOT.  
3. UNDERGROUND UTILITY INFORMATION SHOWN HEREON IS BASED UPON FIELD OBSERVATIONS AND ATLAS MAPS PROVIDED BY THE CITY OF NAPERVILLE.