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OWNER'S CERTIFICATE

	MORTGAGE	CERTIFICATE
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STATE OF} SS	
	GEE, UNDER THE PROVISIONS OF A CERTAIN
RECORDER'S OF DEEDS OFFICE OF	, A.D., 20, AND RECORDED IN THE
DATE DAY OFMONTH	, A.D., <u>YEAR</u>
AS DOCUMENT NOAPPROVES THE SUBDIVISION OF THE LA EASEMENT(S) DEPICTED HEREON.	
DATED THIS DAY OF	, A.D. 20
MORTGAGEE NAME:	
BY:	ATTEST:
ITS:	ITS:

NOTARY'S CERTIFICATE

STATE OF ______}\ss COUNTY OF _____

NOTARY PUBLIC

STATE OF ILLINOIS COUNTY OF DUPAGE } SS

STATES AS FOLLOWS:

NOTARY PUBLIC

(NAME)	(TITLE)	
OF	AND (NAME)	
WHO ARE PERSO	OFOFNALLY KNOWN TO ME TO BE THE SAME PERSONS WHO TO THE FOREGOING INSTRUMENT AS SUCH	
RESPECTIVELY, A	AND (TITLE) AND (TITLE) PPEARED BEFORE ME THIS DAY IN PERSON AND ACKNO ED AND DELIVERED THE SAID INSTRUMENT AS THEIR OW ACT AND AS THE FREE AND VOLUNTARY ACT	WLEDGED
OF SAID PURPOSES THERE	, AS MORTGAGEE, FOR THE USE	S AND
GIVEN UNDER MY	HAND AND SEAL	
	DAY OF , A.D. 20	

MY COMMISSION EXPIRES

_____ IS THE OWNER OF THE PROPERTY LEGALLY DESCRIBED

SCHOOL DISTRICT BOUNDARY STATEMENT

THE UNDERSIGNED, BEING DULY SWORN, UPON HIS/HER OATH DEPOSES AND

APPROVAL, WHICH LEGAL DESCRIPTION IS INCORPORATED HEREIN BY REFERENCE; AND 2. TO THE BEST OF THE OWNERS' KNOWLEDGE, THE SCHOOL DISTRICT IN WHICH TRACT, PARCEL, LOT OR BLOCK OF THE PROPOSED SUBDIVISION LIES IS: NAPERVILLE COMMUNITY UNIT DISTRICT 203 203 W. HILLSIDE ROAD NAPERVILLE, ILLINOIS 60540-6589 OWNER: _____ SUBSCRIBED AND SWORN BEFORE ME THIS _____ DAY OF _____ 20___

ON THIS PLAT OF SUBDIVISION, WHICH HAS BEEN SUBMITTED TO THE CITY OF NAPERVILLE FOR

PUBLIC UTILITIES AND DRAINAGE EASEMENT PROVISIONS

EASEMENTS ARE HEREBY RESERVED FOR AND GRANTED TO THE CITY OF NAPERVILLE, ILLINOIS ("CITY") AND TO THOSE PUBLIC UTILITY COMPANIES OPERATING UNDER FRANCHISE OR CONTRACT WITH THE CITY, OR OTHERWISE AUTHORIZED BY THE CITY, INCLUDING BUT NOT LIMITED TO ILLINOIS BELL TELEPHONE COMPANY DBA AT&T ILLINOIS, NICOR GAS COMPANY, AND THEIR SUCCESSORS AND ASSIGNS, OVER, UPON, UNDER AND THROUGH ALL OF THE AREAS MARKED "PUBLIC UTILITIES AND DRAINAGE EASEMENTS" OR ("PU&DE") ON THE PLAT FOR THE PERPETUAL, RIGHT, PRIVILEGE AND AUTHORITY TO INSTALL, SURVEY, CONSTRUCT, RECONSTRUCT, REPAIR, INSPECT, MAINTAIN, AND OPERATE VARIOUS UTILITY TRANSMISSION AND DISTRIBUTION SYSTEMS, COMMUNITY ANTENNAE TELEVISION SYSTEMS AND INCLUDING STORM AND/OR SANITARY SEWERS, TOGETHER WITH ANY AND ALL NECESSARY MANHOLES, CATCHBASINS, CONNECTIONS, APPLIANCES AND OTHER STRUCTURES AND APPURTENANCES AS MAY BE DEEMED NECESSARY BY SAID CITY, OVER, UPON, UNDER AND THROUGH SAID INDICATED EASEMENTS, TOGETHER WITH THE RIGHT OF ACCESS ACROSS THE PROPERTY FOR NECESSARY PERSONNEL AND EQUIPMENT TO DO ANY OF THE ABOVE WORK.

THE RIGHT IS ALSO GRANTED TO 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 EASEMENTS, 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. WHERE AN EASEMENT IS USED BOTH FOR SEWERS AND OTHER UTILITIES, THE OTHER UTILITY INSTALLATION SHALL BE 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 THE LAND SUBDIVIDED HEREBY OVER THE ENTIRE EASEMENT AREA FOR INGRESS, EGRESS AND THE PERFORMANCE OF MUNICIPAL AND OTHER GOVERNMENTAL SERVICES, INCLUDING BUT NOT LIMITED TO, WATER, STORM AND SANITARY SEWER SERVICE AND MAINTENANCE.

THERE IS HEREBY RESERVED FOR AND GRANTED TO THE CITY AN EASEMENT FOR RIGHT OF ACCESS ON, OVER, ALONG AND ACROSS THE PROPERTY DESCRIBED HEREIN FOR THE LIMITED PURPOSE OF READING, EXAMINING, INSPECTING, INSTALLING, OPERATING, MAINTAINING, EXCHANGING, REMOVING, REPAIRING, TESTING, AND/OR REPLACING CITY OWNED UTILITY EQUIPMENT AND METERS WHICH SERVE SAID PROPERTY, INCLUDING NECESSARY PERSONNEL AND EQUIPMENT TO DO ANY OF THE ABOVE WORK.

CROSS ACCESS EASEMENT PROVISIONS

A PERPETUAL NON-EXCLUSIVE EASEMENT FOR VEHICULAR AND PEDESTRIAN ACCESS IS HEREBY GRANTED OVER AND ACROSS THE PORTIONS OF THE LOT AS MARKED AND IDENTIFIED AS "CROSS ACCESS EASEMENT" ON THIS PLAT.

THE OWNER(S) OF THE LOT SHALL, AT THEIR SOLE EXPENSE, KEEP AND MAINTAIN THE "CROSS ACCESS EASEMENT" IN GOOD ORDER AND REPAIR, AND IMPROVED WITH A CONTINUOUS IMPERVIOUS MATERIAL (SUCH AS CONCRETE OR ASPHALT) OF SUFFICIENT BEARING STRENGTH SO AS TO ACCOMMODATE VEHICLE TRAFFIC.

NO OBSTRUCTIONS OR BARRIERS SHALL BE ERECTED ON OR ABOUT "CROSS ACCESS EASEMENT". IN ESTABLISHING AND/OR MAINTAINING THE GRADE LEVEL OF THE IMPERVIOUS SURFACE OF THE "CROSS ACCESS EASEMENT" AREA, THE OWNER(S) OF THE LOT SHALL COOPERATE WITH THE RESPECTIVE OWNERS OF THE PARCELS TO THE NORTH AND SOUTH TO PROVIDE A REASONABLY CONSISTENT GRADE LEVEL SO AS TO PERMIT UNOBSTRUCTED VEHICLE MOVEMENTS AND CONSISTENT MAINTENANCE, FOR PURPOSES OF "CROSS ACCESS EASEMENT", MAINTENANCE SHALL BE DEEMED TO INCLUDE (BUT NOT BE LIMITED TO) THE REPAIR OF POTHOLES AND CRACKS, KEEPING THE SURFACE OF THE EASEMENT AREA FREE OF SNOW AND ICE, AND PROVIDING SURFACE STRIPING FOR THE COORDINATED MOVEMENT AND CIRCULATION OF VEHICLES THROUGH THE EASEMENT AREA.

DUPAGE COUNTY CLERK'S 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 CLER

DUPAGE COUNTY RECORDER'S CERTIFICATE

RECORDER OF DEEDS

STATE OF ILLINOIS COUNTY OF DUPA	GE } SS	
THIS INSTRUMENT		_ WAS FILED FOR RECORI
IN THE RECORDER	S'S OFFICE OF DUPAGE COUNT	Y, ILLINOIS
ON THE	DAY OF	, 20,
Λ.Τ	OCKM,	

SURFACE WATER STATEMENT

STATE OF ILLINOIS COUNTY OF DUPAGE } SS

TO THE BEST OF OUR KNOWLEDGE AND BELIEF THE DRAINAGE OF SURFACE WATERS WILL NOT BE CHANGED BY THE CONSTRUCTION OF THIS 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	AMES G. CANKE
ILLINOIS LICENSED PROFESSIONAL ENGLICENSE VALID THROUGH NOVEMBER		062-046225 REGISTERED PROFESSIONAL ENGINEER
OWNER:		OF ILLINO
BY:SIGNATURE	ATTEST:S	IGNATURE
TITLE:PRINT_NAME	TITLE:PRI	NT TITLE

LAND SURVEYOR AUTHORIZATION TO RECORD PLAT

STATE OF ILLINOIS COUNTY OF DUPAGE } SS

THIS IS TO STATE THAT STACY L. FERGUSON AN ILLINOIS PROFESSIONAL LAND SURVEYOR, BEING THE SAME LAND SURVEYOR WHO PREPARED AND CERTIFIED THE PLAT OF SUBDIVISION HEREON DRAWN, TITLED TAILORING BY MONICA, DO HEREBY AUTHORIZE THE CITY OF NAPERVILLE CITY CLERK OR AN EMPLOYEE OF THE CITY CLERK'S OFFICE TO PRESENT SAID PLAT OF SUBDIVISION TO THE DUPAGE COUNTY RECORDER OF DEEDS TO BE RECORDED.

GIVEN UNDER MY HAND AND SEAL THIS DAY O)F
, 20,	

ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 035-002992

LICENSE VALID THROUGH NOVEMBER 30, 2018

SURVEYOR'S CERTIFICATE

STATE OF ILLINOIS SS COUNTY OF DUPAGE

I, STACY L. FERGUSON, AN ILLINOIS LICENSED PROFESSIONAL LAND SURVEYOR, HEREBY CERTIFY THAT I HAVE SURVEYED AND SUBDIVIDED THE FOLLOWING DESCRIBED PROPERTY AND THAT THIS PLAT IS A TRUE AND CORRECT REPRESENTATION THEREOF. ALL DIMENSIONS ARE GIVEN IN FEET AND DECIMALS THEREOF.

LOT 8 AND LOT 9 (EXCEPT NORTH 35 FEET) IN BLOCK 5 IN PARK ADDITION TO NAPERVILLE. BEING A SUBDIVISION IN THE SOUTHEAST QUARTER OF SECTION 12 AND THE NORTHEAST QUARTER OF SECTION 13, TOWNSHIP 38 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND PART OF THE SOUTHWEST QUARTER OF SECTION 7 AND THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 38 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 26, 1873 AS DOCUMENT 16618, IN DUPAGE COUNTY, ILLINOIS.

035-002952

PROFESSIONAL LAND SURVEYOR NAPERVILLE,

SHEET NO.

2 OF 2

I, FURTHER CERTIFY THAT THE PROPERTY SHOWN ON THE PLAT HEREON DRAWN IS SITUATED 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 5/11-12-6, AS HERETOFORE AND HEREAFTER AMENDED AND THAT SAID SUBDIVISION IS NOT WITHIN A SPECIAL FLOOD HAZARD AREA AS IDENTIFIED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY MAP NUMBER 17043C0706H, DATED DECEMBER 16, 2004 AND MAP NUMBER 17043C0804H, DATED DECEMBER 16, 2004.

THIS PLAT HAS BEEN PREPARED BY ROAKE AND ASSOCIATES, INC., ILLINOIS LICENSED PROFESSIONAL DESIGN FIRM NO. 807, LICENSE EXPIRES APRIL 30, 2019, UNDER MY PERSONAL DIRECTION FOR THE EXCLUSIVE USE OF THE CLIENT NOTED HEREON.

	,	20	_		

ILLINOIS LICENSED PROFESSIONAL LAND SURVEYOR NO. 035-002952 LICENSE VALID THROUGH NOVEMBER 30, 2018

ROAKE AND ASSOCIATES, INC.

TRANSPORTATION, ENGINEERING

AND DEVELOPMENT BUSINESS GROUP

CONSULTING ENGINEERS . LAND SURVEYORS . PLANNERS 1684 QUINCY AVENUE, SUITE 100A • NAPERVILLE, ILLINOIS 60540 TEL (630) 355-3232 • FAX (630) 355-3267

PREPARED FOR: TAILORING BY MONICA INC. 7 E. 7TH AVENUE NAPERVILLE, ILLINOIS 60563 TEL. (630) 885-9070

REVISIONS								TAIL ODING		ONIOA			
NO.	DATE	DESCRIPTION	NO.	DATE	DESCRIPTION	TAILORING BY MONICA				UNICA	A		
1	08/20/18	REV. PER CITY RVW DATED 08/01/18											
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						DRN./CKD. BY:	SRH/SJF	FILE:	1351315PS	FLD. BK	(./PG.: 266/50		
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						SCALE:	NONE	DATE:	07/06/18	JOB NO.	.: 135.1315		