

1999R0035851

FINAL PLAT OF THE VILLAS AT BULL VALLEY PLANNED DEVELOPMENT

BEING A SUBDIVISION IN SECTION 9, TOWNSHIP 44 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN MCHENRY COUNTY, ILLINOIS

SHEET 1 OF 2

#1805

50 0 50 100

SCALE: 1" = 50'

Notes:

- The concrete monuments as noted hereon shall be 6"x6"x36" with 1/2" metal pipe or rod set in the center.
- The construction of residential dwelling units is not permitted on Lots 32, 33 and 34.
- The bearing of the West Line of the SE 1/4 of the NE 1/4 of Section 9-44-7 is a record bearing of N 00°00'00" W. The coordinates given are based on a local coordinate system.
- All of Lots 32, 33 and 34 are a utility easement granted in accordance with the Easement Provisions on Sheet 2 of 2 of this plat.
- Lots 1 through 31 shall be occupied by no more than a two-family/duplex dwelling unit.
- The total number of dwelling units shall not exceed 62.
- The unit density per Acre is 3.4 units / Ac.

LOT AREA SUMMARY

Lot	S.F.	ACRES
Lot 1	7600	0.17447
Lot 2	8800	0.20002
Lot 3	8800	0.20002
Lot 4	7600	0.17447
Lot 5	8800	0.20002
Lot 6	7600	0.17447
Lot 7	7600	0.17447
Lot 8	9500	0.22039
Lot 9	7600	0.17447
Lot 10	8800	0.20002
Lot 11	7600	0.17447
Lot 12	7600	0.17447
Lot 13	7600	0.17447
Lot 14	7600	0.17447
Lot 15	7600	0.17447
Lot 16	7600	0.17447
Lot 17	7464	0.17135
Lot 18	7600	0.17447
Lot 19	7600	0.17447
Lot 20	7600	0.17447
Lot 21	7600	0.17447
Lot 22	7600	0.17447
Lot 23	7600	0.17447
Lot 24	8800	0.20002
Lot 25	7516	0.17255
Lot 26	7600	0.17447
Lot 27	7600	0.17447
Lot 28	7600	0.17447
Lot 29	8800	0.20002
Lot 30	7600	0.17447
Lot 31	7600	0.17447
Lot 32	166667	3.80903
Lot 33	93558	2.15699
Lot 34	149234	3.42594
Right of Way	128820	2.92302
TOTAL	786247	18.04975

POINT COORDINATE LIST

POINT No.	NORTHING	EASTING
1000	11269.39	50473.09
1001	11192.12	50432.37
1002	11167.50	50444.13
1003	11244.79	50564.85
1004	11291.65	50552.93
1005	11214.30	50532.21
1006	11185.89	50438.45
1007	11263.16	50453.17
1008	11258.99	50458.99
1009	11179.30	50161.47
1010	11108.10	50198.49
1011	11159.27	50296.01
1012	11461.59	50368.34
1013	11437.13	50373.39
1014	11360.29	50296.48
1015	11478.18	50359.55
1016	11559.95	50242.45
1017	11479.95	50242.45
1018	11493.29	50242.45
1019	11559.95	50352.45
1020	11572.17	50142.45
1021	11493.29	50242.45
1022	11474.25	50218.67
1023	11552.53	50235.20
1024	11539.17	50038.84
1025	11449.39	50007.77
1026	11423.89	50039.37
1027	11513.01	50114.44
1028	11403.61	50059.58
1029	11283.61	50029.09
1030	11283.28	50109.09
1031	11403.28	50038.71
1032	10974.75	50014.94
1033	10879.75	50014.94
1034	10979.75	50014.94
1035	10974.75	50094.94
1036	10657.01	50019.25
1037	10547.06	50016.61
1038	10544.63	50095.97
1039	10544.63	50095.97
1040	10518.58	50017.77
1041	10423.58	50017.77
1042	10423.58	50097.77
1043	10518.58	50097.77
1044	10423.58	50038.71
1045	10307.92	50042.81
1046	10311.37	50118.63
1047	10408.59	50118.63
1048	10551.54	50173.77
1049	10456.54	50173.77
1050	10456.54	50253.77
1051	10551.54	50253.77
1052	10468.78	50253.77
1053	10373.96	50173.28
1054	10378.89	50253.13
1055	10673.71	50249.27
1056	10776.94	50158.95
1057	10698.00	50253.81
1058	10684.91	50241.75
1059	10739.20	50244.20
1060	11049.58	50239.54
1061	10957.68	50215.47
1062	10937.41	50252.86
1063	11029.31	50316.93
1064	10929.40	50181.77
1065	10836.49	50251.78
1066	10850.17	50265.99
1067	10850.17	50265.99
1068	10940.54	50261.18
1069	10943.71	50249.10
1070	10788.83	50234.27
1071	10739.20	50252.74
1072	10739.20	50252.74
1073	10739.20	50357.07
1074	10813.76	50367.25
1075	10728.75	50330.99
1076	10705.60	50428.20
1077	10780.35	50456.26
1078	10703.89	50408.06
1079	10608.90	50398.89
1080	10607.62	50398.89
1081	10705.91	50480.05
1082	10519.99	50258.40
1083	10447.03	50291.81
1084	10487.26	50378.21
1085	10539.53	50344.20
1086	10539.53	50344.20
1087	10297.53	50178.45
1088	10409.58	50193.99
1089	10377.90	50273.14
1090	10371.01	50279.02
1091	10294.20	50259.20
1092	10320.75	50392.59
1093	10297.53	50392.59
1094	10387.11	50386.98
1095	10316.71	50424.97
1096	10368.94	50411.78
1097	10439.35	50483.79
1098	10426.84	50527.74
1099	10426.84	50527.95
1100	10346.95	50540.91
1101	10247.01	50527.95
1102	10427.20	50622.74
1103	10589.54	50553.23
1104	10504.11	50513.78
1105	10469.11	50585.72
1106	10504.11	50585.72
1107	10718.39	50556.22
1108	10623.99	50555.94
1109	10623.19	50555.94
1110	10718.15	50636.22
1111	10836.70	50644.03
1112	10736.54	50557.19
1113	10747.63	50636.42
1114	10841.14	50623.26
1115	10953.88	50446.57
1116	10881.97	50411.52
1117	10833.77	50410.40
1118	10905.68	50545.45
1119	11023.59	50417.03
1120	11016.03	50401.76
1121	10964.35	50481.47
1122	11031.22	50524.99
1123	11089.61	50525.10
1124	11013.15	50615.63
1125	11041.10	50639.43
1126	11117.56	50615.90
1127	11006.27	50600.02
1128	11006.63	50607.75
1129	11019.21	50609.14
1130	11075.90	50624.36
1131	11092.36	50666.59
1132	11120.99	50317.03
1133	11140.24	50477.13
1134	11131.52	50509.64
1135	11131.52	50509.64
1136	11146.12	50600.51
1137	11148.41	50649.59
1138	11148.41	50649.59
1139	11138.05	50392.92
1140	11077.13	50322.20
1141	11056.64	50339.34
1142	11036.92	50333.16
1143	10945.43	50376.25
1144	10923.27	50415.32
1145	10848.59	50406.83
1146	10823.55	50458.99
1147	10722.09	50524.47
1148	10635.72	50523.41
1149	10531.48	50489.22
1150	10500.17	50466.99
1151	10426.84	50386.98
1152	10413.92	50311.44
1153	10409.93	50283.87
1154	10473.08	50129.77
1155	10607.21	50129.77
1156	10586.30	50129.77
1157	10697.18	50116.99
1158	11310.27	50182.10
1159	11389.20	50199.14
1160	11310.27	50182.10
1161	11181.13	50121.37
1162	11195.77	50132.10
1163	11203.27	50182.10
1164	11029.59	50123.27
1165	11052.19	50115.50
1166	11052.19	50115.50
1167	11181.13	50121.37
1168	11195.77	50132.10
1169	11203.27	50182.10
1170	11389.20	50199.14
1171	11310.27	50182.10
4861	11587.49	50000.02
4862	11586.51	50412.32
4863	11324.51	50412.32
4864	11325.13	50662.09
4865	11325.13	50662.09
4866	10823.55	50459.19
4867	10820.51	50368.46
4868	10275.48	50178.46
4869	10295.08	50117.51
4870	10295.08	50117.51
4871	10295.08	50000.02

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54.00

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THE VILLAS AT BULL VALLEY PLANNED DEVELOPMENT

#1805

BEING A SUBDIVISION IN SECTION 9, TOWNSHIP 44 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN MCHENRY COUNTY, ILLINOIS

1999R0035851

STATE OF ILLINOIS)
) SS
COUNTY OF COOK

I, ALBERT E. HAEGER, AN ILLINOIS PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT I HAVE SURVEYED AND SUBDIVIDED THE FOLLOWING DESCRIBED PROPERTY:

THE SOUTH 264 FEET OF THE WEST 412.50 FEET OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 9, TOWNSHIP 44 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN;

ALSO, THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 9, TOWNSHIP 44 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPTING THE EAST 666.6 FEET THEREOF, AND ALSO EXCEPTING THAT PART LYING SOUTHERLY OF THE NORTH LINE OF DUTCH CREST SUBDIVISION UNIT 1, BEING A SUBDIVISION OF PART OF SECTION 9, TOWNSHIP 44 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN, ALL IN THE CITY OF WOODSTOCK, MCHENRY COUNTY, ILLINOIS.

DIMENSIONS ARE GIVEN IN FEET AND DECIMAL PARTS THEREOF AND ARE CORRECTED TO A TEMPERATURE OF 68 DEGREES FAHRENHEIT. IRON PIPES HAVE BEEN SET AT ALL LOT CORNERS UNLESS NOTED OTHERWISE. I FURTHER CERTIFY THAT ALL THE LAND INCLUDED IN THE PLAT HEREIN IS WITHIN THE CORPORATE LIMITS OF THE CITY OF WOODSTOCK, ILLINOIS. I FURTHER CERTIFY THAT I HAVE SET ALL SUBDIVISION MONUMENTS AND HAVE DESCRIBED THEM ON THIS PLAT AS REQUIRED BY THE PLAT ACT, CHAPTER 765, ACT 205, ILLINOIS COMPILED STATUTES.

I FURTHER CERTIFY THAT THE HEREIN DESCRIBED PROPERTY AS SHOWN IS NOT LOCATED IN ANY SPECIAL FLOOD HAZARD AREA IDENTIFIED FOR THE CITY OF WOODSTOCK, COUNTY OF MCHENRY, ILLINOIS BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY ON FLOOD INSURANCE RATE MAP COMMUNITY PANEL NUMBER 170732 0200 B, DATED SEPTEMBER 30, 1981.

ROLLING MEADOWS, ILLINOIS August 28, 1998
BY: [Signature]
ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 1652
HAEGER AND ASSOCIATES, INC.
1911A ROHLWING ROAD
ROLLING MEADOWS, ILLINOIS 60008
(847) 394-6600



UTILITY EASEMENT PROVISIONS

AN EASEMENT IS HEREBY RESERVED FOR AND GRANTED TO THE CITY OF WOODSTOCK, ANY ENTITY OPERATING UNDER FRANCHISE FROM THE CITY OF WOODSTOCK INCLUDING BUT NOT LIMITED TO AMERITECH (ILLINOIS BELL TELEPHONE COMPANY), NORTHERN ILLINOIS GAS COMPANY, COMMONWEALTH EDISON COMPANY, A CABLE TELEVISION OR COMMUNICATIONS COMPANY AND THEIR SUCCESSORS AND ASSIGNS, WITHIN LOTS 32, 33 AND 34, FOR THE PERPETUAL PRIVILEGE AND AUTHORITY TO INSTALL, LAY, CONSTRUCT, RECONSTRUCT, REPAIR, INSPECT, MAINTAIN, AND OPERATE VARIOUS TRANSMISSION, DISTRIBUTION, AND COLLECTION SYSTEMS (UNDERGROUND ONLY) AND ALL NECESSARY LINES, NECESSARY PERSONNEL AND EQUIPMENT TO DO ANY OF THE ABOVE WORK. THE RIGHT IS GIVEN TO CUT DOWN, TRIM, OR REMOVE ANY TREES, SHRUBS, OR OTHER PLANTS ON THE PUBLIC UTILITY EASEMENT THAT INTERFERE WITH THE OPERATION OF THE SEWERS OR OTHER UTILITIES. NO PERMANENT BUILDINGS SHALL BE PLACED ON SAID EASEMENTS.

DRAINAGE AND DETENTION MAINTENANCE

IF THE CITY OF WOODSTOCK DETERMINES THAT ANY OF THE AREAS SET ASIDE AS OR RESERVED AS COMMON AREA, AND/OR STORM WATER DETENTION/RETENTION, AND/OR IDENTIFIED AS SUCH BY EASEMENT ARE IN A STATE OF DISREPAIR, IT SHALL HAVE THE RIGHT UPON THIRTY (30) DAYS WRITTEN NOTICE TO THE PROPERTY OWNERS AND/OR PROPERTY OWNER'S ASSOCIATION, SERVED BY CERTIFIED MAIL WITH CERTIFICATE AND POSTAGE ATTACHED AND PREPAID, TO REPAIR, ALTER, ENLARGE, AND REMOVE FROM TIME TO TIME MAINS, PIPES, LINES, CONDUIT, WIRES, FIBERS, OR OTHER MEANS OF TRANSMISSION, AND ANY OTHER FIXTURES, EQUIPMENT BOXES, VALVES, FITTINGS, MANHOLES, HYDRANTS, CONNECTIONS AND APPURTENANCES WHICH PROVIDE UTILITY SERVICES TO SAID CITY AND FRANCHISEES. MAINTENANCE SHALL BE DEEMED NECESSARY TOGETHER WITH THE RIGHT TO INSTALL UNDERGROUND THE REQUIRED SERVICE CONNECTIONS TO SERVE THE IMPROVEMENTS OF EACH LOT (AND IF APPLICABLE, ADJACENT LOTS); THE RIGHT TO TRIM, KEEP TRIMMED, REMOVE OR CUT DOWN ANY TREES, BUSHES, SHRUBS, SAPLINGS, ROOTS, OR OTHER VEGETATION AS MAY BE REASONABLY REQUIRED THAT INTERFERE OR THREATEN TO INTERFERE WITH ANY OF THE AFORESAID USES; AND THE RIGHT OF PERSONNEL AND EQUIPMENT TO ENTER UPON THE LOTS AT ALL TIMES FOR SUCH PURPOSES. THESE EASEMENTS SHALL BE PERMANENT AND IRREVOCABLE AND SHALL RUN WITH THE LAND. THE LOCATION OF UTILITY SERVICES INSTALLED BY SAID FRANCHISEES SHALL NOT CONFLICT WITH OR INTERFERE WITH PUBLIC IMPROVEMENTS OR PROPER DRAINAGE, AND SHALL BE SUBJECT TO CITY APPROVAL. AFTER INSTALLATION OF ANY UTILITY SERVICES, THE GRADE OF THE SUBDIVIDED PROPERTY SHALL NOT BE ALTERED IN A MANNER SO AS TO INTERFERE WITH THE PROPER OPERATION AND MAINTENANCE THEREOF. NO PERMANENT STRUCTURES, OBSTRUCTIONS, OR HARD SURFACES, SUCH AS PATIOS, SHALL BE ERRECTED OR PLACED ON SAID EASEMENTS (EXCEPT THOSE STRUCTURES OR SURFACES INSTALLED AS A NECESSARY PART OF PROVIDING SAID UTILITY SERVICES) WITHOUT THE PRIOR WRITTEN CONSENT OF THE CITY OF WOODSTOCK. UPON ANY EXERCISE OF ITS RIGHTS HEREIN, A GRANTEE SHALL BE PERMITTED TO REMOVE LANDSCAPING, FENCES, OR OTHER PERMITTED IMPROVEMENTS AS NECESSARY. A GRANTEE SHALL NOT BE OBLIGATED TO BEAR THE COST OF OR PERFORM THE REMOVAL OF SAID LANDSCAPING, FENCES, OR OTHER PERMITTED IMPROVEMENTS, BUT MAY REQUIRE THE OWNER TO DO SO. A GRANTEE SHALL RESTORE, IF APPLICABLE, AT ITS SOLE EXPENSE, THE GROUND AND SURFACE VEGETATION, SUCH AS TURF, OF THE EASEMENT AREA TO A CONDITION AS GOOD AS OR BETTER THAN THAT WHICH EXISTED PRIOR TO EXERCISE. A GRANTEE SHALL NOT BE OBLIGATED TO BEAR THE COST OF OR PERFORM THE RE-ERRECTION OF FENCES OR OTHER PERMITTED IMPROVEMENTS. A GRANTEE SHALL FURTHER NOT BE OBLIGATED TO REPLACE LANDSCAPING OTHER THAN SURFACE VEGETATION WITH LIKE KIND, SIZE, OR QUANTITY OF SPECIES OF PLANTINGS.

FINAL PLAT EASEMENT PROVISIONS

THE DRAINAGE AND UTILITY EASEMENTS DEPICTED HEREIN ARE RESERVED FOR, DEDICATED AND GRANTED TO THE CITY OF WOODSTOCK, AN ILLINOIS MUNICIPAL CORPORATION, AND ITS SUCCESSORS AND ASSIGNS, AND TO FRANCHISEES OF ANY KIND OPERATING UNDER FRANCHISES GRANTING THEM EASEMENT RIGHTS FROM SAID CITY, FOR THE PURPOSES OF CONSTRUCTING, INSTALLING, OPERATING, INSPECTING, MAINTAINING, CLEANING, REPAIRING, RENEWING, REPLACING, RELOCATING, ALTERING, ENLARGING, AND REMOVING FROM TIME TO TIME MAINS, PIPES, LINES, CONDUIT, WIRES, FIBERS, OR OTHER MEANS OF TRANSMISSION, AND ANY OTHER FIXTURES, EQUIPMENT BOXES, VALVES, FITTINGS, MANHOLES, HYDRANTS, CONNECTIONS AND APPURTENANCES WHICH PROVIDE UTILITY SERVICES TO SAID CITY AND FRANCHISEES. MAINTENANCE SHALL BE DEEMED NECESSARY TOGETHER WITH THE RIGHT TO INSTALL UNDERGROUND THE REQUIRED SERVICE CONNECTIONS TO SERVE THE IMPROVEMENTS OF EACH LOT (AND IF APPLICABLE, ADJACENT LOTS); THE RIGHT TO TRIM, KEEP TRIMMED, REMOVE OR CUT DOWN ANY TREES, BUSHES, SHRUBS, SAPLINGS, ROOTS, OR OTHER VEGETATION AS MAY BE REASONABLY REQUIRED THAT INTERFERE OR THREATEN TO INTERFERE WITH ANY OF THE AFORESAID USES; AND THE RIGHT OF PERSONNEL AND EQUIPMENT TO ENTER UPON THE LOTS AT ALL TIMES FOR SUCH PURPOSES. THESE EASEMENTS SHALL BE PERMANENT AND IRREVOCABLE AND SHALL RUN WITH THE LAND. THE LOCATION OF UTILITY SERVICES INSTALLED BY SAID FRANCHISEES SHALL NOT CONFLICT WITH OR INTERFERE WITH PUBLIC IMPROVEMENTS OR PROPER DRAINAGE, AND SHALL BE SUBJECT TO CITY APPROVAL. AFTER INSTALLATION OF ANY UTILITY SERVICES, THE GRADE OF THE SUBDIVIDED PROPERTY SHALL NOT BE ALTERED IN A MANNER SO AS TO INTERFERE WITH THE PROPER OPERATION AND MAINTENANCE THEREOF. NO PERMANENT STRUCTURES, OBSTRUCTIONS, OR HARD SURFACES, SUCH AS PATIOS, SHALL BE ERRECTED OR PLACED ON SAID EASEMENTS (EXCEPT THOSE STRUCTURES OR SURFACES INSTALLED AS A NECESSARY PART OF PROVIDING SAID UTILITY SERVICES) WITHOUT THE PRIOR WRITTEN CONSENT OF THE CITY OF WOODSTOCK. UPON ANY EXERCISE OF ITS RIGHTS HEREIN, A GRANTEE SHALL BE PERMITTED TO REMOVE LANDSCAPING, FENCES, OR OTHER PERMITTED IMPROVEMENTS AS NECESSARY. A GRANTEE SHALL NOT BE OBLIGATED TO BEAR THE COST OF OR PERFORM THE REMOVAL OF SAID LANDSCAPING, FENCES, OR OTHER PERMITTED IMPROVEMENTS, BUT MAY REQUIRE THE OWNER TO DO SO. A GRANTEE SHALL RESTORE, IF APPLICABLE, AT ITS SOLE EXPENSE, THE GROUND AND SURFACE VEGETATION, SUCH AS TURF, OF THE EASEMENT AREA TO A CONDITION AS GOOD AS OR BETTER THAN THAT WHICH EXISTED PRIOR TO EXERCISE. A GRANTEE SHALL NOT BE OBLIGATED TO BEAR THE COST OF OR PERFORM THE RE-ERRECTION OF FENCES OR OTHER PERMITTED IMPROVEMENTS. A GRANTEE SHALL FURTHER NOT BE OBLIGATED TO REPLACE LANDSCAPING OTHER THAN SURFACE VEGETATION WITH LIKE KIND, SIZE, OR QUANTITY OF SPECIES OF PLANTINGS.

STATE OF ILLINOIS)
) SS
COUNTY OF COOK

THIS IS TO CERTIFY THAT HARRIS BANK BARRINGTON, NA, NOT PERSONALLY BUT AS TRUSTEE UNDER A CERTAIN TRUST AGREEMENT DATED JANUARY 17, 1990, AND KNOWN AS TRUST NO. 11-4336 IS HOLDER OF RECORD TITLE TO THE PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE AND HAS CAUSED THE SAME TO BE SURVEYED, SUBDIVIDED AND PLATTED AS SHOWN HEREON FOR THE USES AND PURPOSES THEREIN SET FORTH, AS ALLOWED BY THE STATUTE AND SAID HARRIS BANK BARRINGTON, NA HEREBY ACKNOWLEDGES AND ADOPTS THE SAME UNDER THE STYLE AND TITLE HEREON SHOWN.

DATED AT BARRINGTON, ILLINOIS THIS 28th DAY OF SEPTEMBER, A.D. 1998.

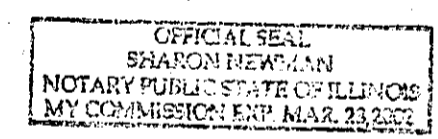
HARRIS BANK BARRINGTON, NA, AS TRUSTEE AS AFORESAID, AND NOT PERSONALLY.
BY: [Signature]
ATTEST: [Signature]

STATE OF ILLINOIS)
) SS
COUNTY OF COOK

I, the undersigned, a NOTARY PUBLIC IN AND FOR SAID COUNTY OF THE STATE AFORESAID, DO HEREBY CERTIFY THAT ELIZABETH BERGQUIST, DOCT. Vice President (TITLE) OF HARRIS BANK BARRINGTON, NA AND SPENCE A. HAEGE, Notary Public (TITLE) OF SAID BANK, WHO ARE PERSONALLY KNOWN TO ME TO BE THE SAME PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE FOREGOING INSTRUMENT AS SUCH AND, 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 BANK, AS TRUSTEE AS AFORESAID, FOR THE USES AND PURPOSES THEREIN SET FORTH, AND THE SAID Notary Public, then and there acknowledged that said Notary Public, as CUSTODIAN OF THE CORPORATE SEAL OF SAID BANK, DID AFFIX THE CORPORATE SEAL OF SAID BANK TO SAID INSTRUMENT AS SAID Elizabeth Bergquist, THEN AND THERE VOLUNTARY ACT AND AS THE FREE AND VOLUNTARY ACT OF SAID BANK AS TRUSTEE AS AFORESAID, FOR THE USES AND PURPOSES THEREIN SET FORTH.

GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS 28th DAY OF September, 1998.

NOTARY PUBLIC
MY COMMISSION EXPIRES



STATE OF ILLINOIS)
) SS
COUNTY OF MCHENRY

APPROVED BY THE PLAN COMMISSION OF THE CITY OF WOODSTOCK, IL, THIS 3rd DAY OF DECEMBER, A.D., 1998.

BY: [Signature]
CHAIRMAN

STATE OF ILLINOIS)
) SS
COUNTY OF MCHENRY

APPROVED BY THE CITY COUNCIL OF THE CITY OF WOODSTOCK, IL, THIS 5th DAY OF JANUARY, A.D., 1999.

BY: [Signature]
MAYOR
[Signature]
ATTEND: CITY CLERK

STATE OF ILLINOIS)
) SS
COUNTY OF MCHENRY

I, KATHERINE C. SCHULTZ, COUNTY CLERK OF MCHENRY COUNTY, ILLINOIS, DO HEREBY CERTIFY THAT THERE ARE NO DELINQUENT TAXES, NO UNPAID CURRENT TAXES, NO UNPAID FORFEITED TAXES, AND NO REDEEMABLE TAX SALES AGAINST ANY OF THE LAND INCLUDED IN THIS PLAT. I FURTHER CERTIFY THAT I HAVE RECEIVED ALL STATUTORY FEES IN CONNECTION WITH SAID PLAT.

GIVEN UNDER MY HAND AND SEAL OF THE COUNTY, AT WOODSTOCK, ILLINOIS, THIS 14th DAY OF May, 1999.

BY: [Signature]
COUNTY CLERK

STATE OF ILLINOIS)
) SS
COUNTY OF MCHENRY

THIS INSTRUMENT WAS FILED FOR RECORD IN THE RECORDER'S OFFICE OF MCHENRY COUNTY, ILLINOIS, ON THIS 14th DAY OF May, A.D., 1999 AT 1:41 O'CLOCK P.M.

AS DOCUMENT NO. 1999R0035851
BY: [Signature]
COUNTY RECORDER

COMMONWEALTH EDISON COMPANY AND ILLINOIS BELL TELEPHONE COMPANY (AMERITECH), GRANTEES.

THEIR RESPECTIVE SUCCESSORS AND ASSIGNS, JOINTLY AND SEVERALLY, TO INSTALL, OPERATE, MAINTAIN AND REMOVE, FROM TIME TO TIME, FACILITIES USED IN CONNECTION WITH UNDERGROUND TRANSMISSION AND DISTRIBUTION OF ELECTRICITY AND SOUNDS AND SIGNALS IN, UNDER, ACROSS, ALONG AND UPON THE SURFACE OF THE PROPERTY SHOWN WITHIN LOTS 32, 33 AND 34 ON THE PLAT, THE PROPERTY DESIGNATED IN THE DECLARATION OF CONDOMINIUM AND/OR ON THIS PLAT AS "COMMON ELEMENTS", AND THE PROPERTY DESIGNATED ON THE PLAT AS A "COMMON AREA OR AREAS", AND THE PROPERTY DESIGNATED ON THE PLAT FOR STREETS AND ALLEYS, WHETHER PUBLIC OR PRIVATE, TOGETHER WITH THE RIGHT TO INSTALL REQUIRED SERVICE CONNECTIONS UNDER THE SURFACE OF EACH LOT AND COMMON AREA OR AREAS TO SERVE IMPROVEMENTS THEREON, OR ON ADJACENT LOTS, AND COMMON AREA OR AREAS, THE RIGHT TO CUT, TRIM OR REMOVE TREES, BUSHES AND ROOTS AS MAY BE REASONABLY REQUIRED INCIDENT TO THE RIGHTS HEREBY GIVEN, AND THE RIGHT TO ENTER UPON THE SUBDIVIDED PROPERTY FOR SAID PURPOSES. OBSTRUCTIONS SHALL NOT BE DEPOSITED OVER GRANTEE'S FACILITIES OR IN, UPON OR OVER THE PROPERTY WITHIN LOTS 32, 33 AND 34 WITHOUT THE PRIOR WRITTEN CONSENT OF GRANTEE. AFTER INSTALLATION OF ANY SUCH FACILITIES, THE GRADE OF THE SUBDIVIDED PROPERTY SHALL NOT BE ALTERED IN A MANNER SO AS TO INTERFERE WITH THE PROPER OPERATION AND MAINTENANCE THEREOF.

THE TERM "COMMON ELEMENTS" SHALL HAVE THE MEANING SET FORTH FOR SUCH TERM IN THE "CONDOMINIUM PROPERTY ACT", CHAPTER 765 ILCS 805/2(e), AS AMENDED FROM TIME TO TIME.

THE TERM "COMMON AREA OR AREAS" IS DEFINED AS A LOT, PARCEL OR AREA OF REAL PROPERTY, THE BENEFICIAL USE AND ENJOYMENT OF WHICH IS RESERVED IN WHOLE AS AN APPURTENANCE TO THE SEPARATELY OWNED LOTS, PARCELS OR AREAS WITHIN THE PLANNED DEVELOPMENT, EVEN THOUGH SUCH BE OTHERWISE DESIGNATED ON THE PLAT BY TERMS SUCH AS, "OUTLOTS", "COMMON ELEMENTS", "OPEN SPACE", "OPEN AREA", "COMMON GROUND", "PARKING AND COMMON AREA". THE TERMS "COMMON AREA OR AREAS" AND "COMMON ELEMENTS" INCLUDES REAL PROPERTY SURFACED WITH INTERIOR DRIVEWAYS AND WALKWAYS, BUT EXCLUDES REAL PROPERTY PHYSICALLY OCCUPIED BY A BUILDING, SERVICE BUSINESS DISTRICT OR STRUCTURES SUCH AS A POOL OR RETENTION POND, OR MECHANICAL EQUIPMENT.

RELOCATION OF FACILITIES WILL BE DONE BY GRANTEE AT COST OF GRANTEE/LOT OWNER, UPON WRITTEN REQUEST.

DRAINAGE CERTIFICATE

THE DRAINAGE OF SURFACE WATER WILL NOT BE CHANGED BY THE CONSTRUCTION OF THIS SUBDIVISION OR ANY PART THEREOF. IF SUCH CHANGES OCCUR, ADEQUATE PROVISIONS HAVE BEEN MADE FOR THE COLLECTION AND DIVERSION OF SUCH SURFACE WATER INTO PUBLIC AREAS OR DRAINS WHICH THE SUBDIVIDER HAS THE RIGHT TO USE, AND SUCH SURFACE WATER WILL NOT BE DEPOSITED ON ADJOINING LAND/PROPERTY IN SUCH CONCENTRATION AS MAY CAUSE DAMAGE TO THE ADJOINING LAND/PROPERTY BECAUSE OF THE CONSTRUCTION OF THIS SUBDIVISION.



ALBERT E. HAEGER, P.E. NO. 21814 OWNER