# ALTA/ACSM LAND TITLE SURVEY
BY
# GENTILE AND ASSOCIATES, INC.
PROFESSIONAL LAND SURVEYORS

550 E. ST. CHARLES PLACE
LOMBARD, ILLINOIS 60148
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GRAPHIC SCALE

30 0 15 30 60 120

( IN FEET )
1 inch = 30 ft.

THAT PART OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 20, TOWNSHIP 36 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF BLOCK IV, GOLD COAST MANOR SUBDIVISION (NOW VACATED); THENCE EASTERLY ALONG A LINE 30 FEET SOUTH OF (AS MEASURED PERPENDICULAR TO) AND PARALLEL WITH THE NEW CENTER LINE OF SCHRUM ROAD AS LOCATED BY THE COOK COUNTY HIGHWAY DEPARTMENT AND SHOWN ON A PLAT FILED FOR RECORD JUNE 9, 1933 AS DOCUMENT NO. 11245760, FOR A DISTANCE OF 157 FEET TO A POINT OF BEGINNING; THENCE CONTINUING 165.87 FEET TO A POINT OF INTERSECTION OF SAID LINE AND THE SOUTHERLY LINE OF OLD PRAIRIE RIDGE ROAD; THENCE CONTINUING EASTERLY ALONG SAID SOUTHERLY LINE OF OLD PRAIRIE RIDGE ROAD, A DISTANCE OF 418.24 FEET TO THE NORTHEASTERLY CORNER OF GOLD COAST MANOR SUBDIVISION (NOW VACATED); THENCE SOUTH ALONG THE EAST LINE OF SAID GOLD COAST MANOR SUBDIVISION (NOW VACATED) A DISTANCE OF 437.80 FEET TO THE NORTHEAST CORNER OF GOLD COAST MANOR SUBDIVISION, UNIT NO. 2, RECORDED MARCH 27, 1957 AS DOCUMENT 16860695; THENCE WEST ALONG THE NORTH LINE OF SAID SUBDIVISION, A DISTANCE OF 516.70 FEET TO THE NORTHWEST CORNER OF SAID SUBDIVISION; THENCE NORTH ALONG THE WEST LINE OF BLOCK IV, GOLD COAST MANOR SUBDIVISION (NOW VACATED) A DISTANCE 80.44 FEET TO A POINT OF CURVE; THENCE NORTHERLY ALONG A CURVE 107.84 FEET LONG CONVEXING TO THE EAST HAVING A RADIUS OF 127.12 FEET TO A POINT OF TANGENCY; THENCE NORTHWESTERLY ALONG THE SOUTHWESTERLY LINE OF BLOCK IV, GOLD COAST MANOR SUBDIVISION (NOW VACATED) A DISTANCE OF 100.61 FEET TO A POINT OF CURVE; THENCE NORTHERLY ALONG A CURVE 67.74 FEET LONG CONVEXING TO THE WEST HAVING A RADIUS OF 80. FEET TO A POINT OF TANGENCY; THENCE NORTH ALONG THE WEST LINE OF BLOCK IV, GOLD COAST MANOR SUBDIVISION (NOW VACATED) A DISTANCE OF 289.66 FEET; THENCE EAST 145 FEET ALONG A LINE 4 FEET SOUTH OF AND PARALLEL TO THE SOUTH LINE OF LOT 2 IN BLOCK IV, GOLD COAST MANOR (NOW VACATED); THENCE NORTH 116 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.
CONTAINING: 351,972.70 sq. ft. (8.08 acres)

PROPERTY COMMONLY KNOWN AS: 213-245 GOLD COAST LANE, CALUMET CITY, ILLINOIS.

ALSO, THAT PART OF LOT FOUR (4) OF PARTITION BETWEEN THE CHILDREN OF HANS JOHANN SCHRUM (ALSO KNOWN AS JOHN SCHRUM DECEASED) OF LANDS LEFT BY HIM IN FRACTIONAL SECTION 20 AND 29, TOWNSHIP 36 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF WENTWORTH AVENUE AND SOUTH OF A LINE 50 FEET SOUTH OF AND PARALLEL TO THE FOLLOWING DESCRIBED LINE: COMMENCING AT A CROSS NOTCH IN THE CENTER LINE OF THE PAVEMENT OF WENTWORTH AVENUE, WHICH IS 204.50 FEET SOUTH OF THE NORTH LINE OF THE SOUTH 1/2 OF THE NORTHEAST FRACTIONAL QUARTER OF SAID SECTION 20; RUNNING THENCE WESTERLY ON A CURVE HAVING A RADIUS OF 1636.44 FEET AND BEING CONVEX TO THE SOUTH AND BEING TANGENT TO A LINE FORMING AN ANGLE OF 90 DEGREES AND 9 MINUTES TO THE NORTHEAST WITH THE CENTER LINE OF SAID WENTWORTH AVENUE, IN COOK COUNTY, ILLINOIS.

ALSO, THAT PORTION LYING SOUTH OF THE SOUTH RIGHT OF WAY LINE OF RIVER OAKS DRIVE OF THE PROPERTY DESCRIBED AS FOLLOWS: THAT PART OF SECTION 20, TOWNSHIP 36 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: COMMENCING AT A POINT 12.303 CHAINS EAST OF THE NORTHWEST CORNER OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 20 AFORESAID; THENCE RUNNINGS EAST 8.994 CHAINS; THENCE SOUTH 20 CHAINS; THENCE WEST 2.50 CHAINS; RUNNING THENCE SOUTH 363.40 FEET, MORE OR LESS, TO THE CENTER LINE OF PRAIRIE OR RIDGE ROAD (SCHRUM ROAD); RUNNING THENCE NORTHWESTERLY IN THE CENTER OF SAID ROAD TO A POINT DUE SOUTH OF THE PLACE OF BEGINNING, RUNNING THENCE NORTH 1458.7 FEET, MORE OR LESS, TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.
CONTAINING: 9,194.06 sq. ft. (0.21 acres)

ALSO, THAT PART OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 20, TOWNSHIP 36 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS:

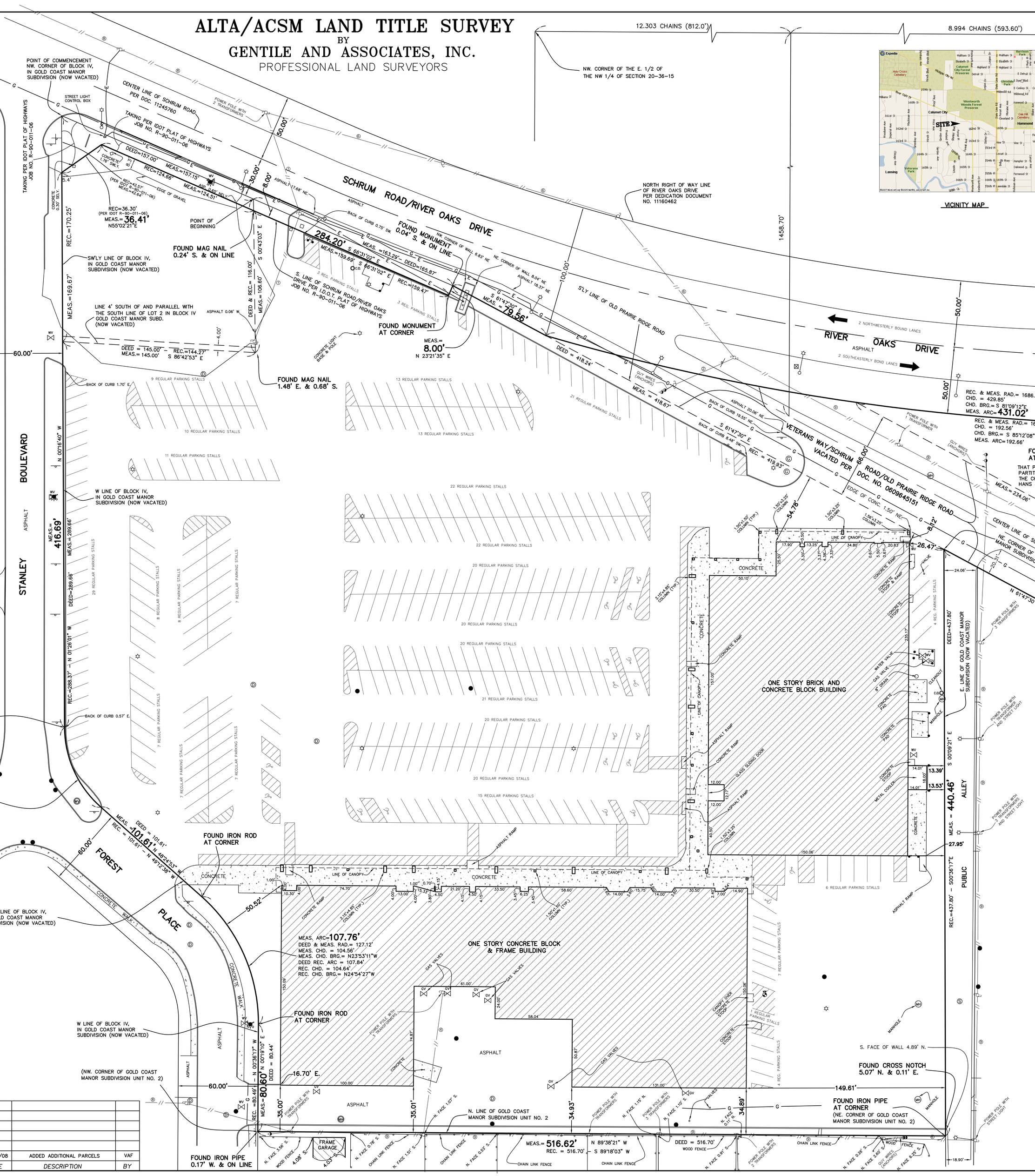
COMMENCING AT THE NORTHWEST CORNER OF BLOCK IV, GOLD COAST MANOR SUBDIVISION (NOW VACATED) AND RUNNING THENCE EASTERLY ALONG A LINE 30 FEET SOUTH OF (AS MEASURED PERPENDICULAR TO) AND PARALLEL WITH THE NEW CENTER LINE OF SCHRUM ROAD AS LOCATED BY THE COOK COUNTY HIGHWAY DEPARTMENT AND SHOWN ON A PLAT FILED FOR RECORD ON JUNE 9, 1933 AS DOCUMENT NO. 11245760 FOR A DISTANCE OF 157 FEET; THENCE SOUTH 116 FEET TO A POINT 145 FEET EAST OF THE WEST LINE OF BLOCK IV, GOLD COAST MANOR SUBDIVISION (NOW VACATED); THENCE WEST 145 FEET ALONG A LINE 4 FEET SOUTH OF AND PARALLEL WITH THE SOUTH LINE OF LOT 2 IN CLOCK IV, GOLD COAST MANOR SUBDIVISION (NOW VACATED); THENCE NORTH ALONG THE WEST LINE OF BLOCK IV, GOLD COAST MANOR SUBDIVISION (NOW VACATED) TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

CONTAINING: 18,781.31 SQ. FR., 0.43 AC.

ALSO, THAT PART OF PRAIRIE ROAD (ALSO KNOWN AS VETERANS WAY) LYING WESTERLY OF THE WEST LINE OF WENTWORTH AVENUE AND LYING SOUTHERLY OF AN ARC DRAWN 100.00 FEET SOUTHERLY OF AND CONCENTRIC TO THE NORTHERLY RIGHT OF WAY LINE OF RIVER OAKS DRIVE AS PER DEDICATION FOR ROAD RECORDED AS DOCUMENT NUMBER 11160462 IN THE NORTHWEST QUARTER OF SECTION 20, TOWNSHIP 36 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

CONTAINING: 23,480.55 SQ. FT., 0.54 AC.

CONTAINING TOTAL AREA: 403,428.62 sq. ft. (9.26 acres)




## LEGEND

- UTILITY PEDESTAL
- UTILITY POLE
- STREET LIGHT
- LIGHT STANDARD
- SIGN POST
- BOLLARD
- TRAFFIC SIGNAL CONTROL VAULT
- TELEPHONE SERVICE VAULT
- FIRE HYDRANT
- WATER SERVICE SHUTOFF VALVE
- WATER VALVE VAULT
- CLOSED COVER DRAINAGE STRUCTURE
- OPEN COVER DRAINAGE STRUCTURE
- CURB INLET/CATCH BASIN
- SANITARY SEWER MANHOLE
- GAS SERVICE SHUTOFF VALVE
- CLEANOUT
- WATER SHUTOFF VALVE WITH 8" CASING
- ELECTRIC SERVICE VAULT
- TRAFFIC SIGNAL LIGHT
- MONITORING WELL
- MANHOLE
- GAS MANHOLE
- OVERHEAD WIRES (# OF WIRES)
- UNDERGROUND ELECTRIC
- GAS MAIN
- WATER MAIN

BASE SCALE : 1 INCH = 30 FEET
DISTANCES ARE MARKED IN FEET AND DECIMAL PARTS THEREOF
ORDERED BY : LAVELLE LEGAL SERVICES, LTD.
DRAWN BY : MMG/VAF
CHECKED BY :
SURVEYED BY : FJM-JW

COMPARE ALL POINTS BEFORE BUILDING BY SAME AND AT ONCE REPORT ANY DIFFERENCE. FOR BUILDING LINE AND OTHER RESTRICTIONS NOT SHOWN HEREON REFER TO YOUR ABSTRACT DEED, CONTRACT AND ZONING ORDINANCE.

ORDER NO. 06-19426-08 ALTA

| NO. | DATE | DESCRIPTION | BY |
|---|---|---|---|
| 1 | 06/18/08 | ADDED ADDITIONAL PARCELS | VAF |

**NOTE:**

EXCEPT AS SPECIFICALLY STATED OR SHOWN ON THIS PLAT, THIS SURVEY DOES NOT PURPORT TO REFLECT ANY OF THE FOLLOWING WHICH MAY BE APPLICABLE TO THE SUBJECT REAL ESTATE: EASEMENTS OTHER THAN POSSIBLE EASEMENTS WHICH WERE VISIBLE AT THE TIME OF MAKING OF THIS SURVEY, BUILDING SETBACK LINES, RESTRICTIVE COVENANTS; SUBDIVISION RESTRICTIONS; ZONING OR OTHER LAND-USE REGULATIONS, AND ANY OTHER FACTS WHICH AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.

THE LOCATIONS OF UNDERGROUND UTILITIES AS SHOWN HEREON ARE BASED ON ABOVE GROUND STRUCTURES AND RECORD DRAWINGS PROVIDED THE SURVEYOR. LOCATIONS OF UNDERGROUND UTILITIES MAY VARY FROM LOCATIONS SHOWN HEREON. ADDITIONAL BURIED UTILITIES/STRUCTURES MAY BE ENCOUNTERED. NO EXCAVATIONS WERE MADE DURING THE PROGRESS OF THIS SURVEY TO LOCATE BURIED UTILITIES/STRUCTURES. BEFORE ANY EXCAVATION BEGINS ALL UTILITY COMPANIES SERVING THE PROPERTY SHOULD BE CONTACTED FOR VERIFICATION OF FIELD LOCATION.

UPON INSPECTION OF FLOOD INSURANCE RATE MAP NO. 17031C0756 F, EFFECTIVE DATE NOVEMBER 6, 2000, IT APPEARS THAT SUBJECT PROPERTY SHOWN HEREON LIES WITH ZONES "X" (AREAS DETERMINED TO BE OUTSIDE 500-YEAR FLOODPLAIN), "X" (AREAS OF 500-YEAR FLOOD; AREAS OF 100-YAER FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 100-YEAR FLOOD) AND "AE" (SPECIAL FLOOD HAZARD AREAS INUNDATED BY 100-YEAR FLOOD. BASE FLOOD ELEVATION DETERMINED. BASE FLOOD ELEV. = 599)

STATE OF ILLINOIS)
COUNTY OF DuPAGE) S.S.

TO:

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH "MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/ACSM LAND TITLE SURVEYS," JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS IN 2005, AND INCLUDES ITEMS 1, 2, 3, 4, 7a, 8, 9, 10, 11a, 14 OF TABLE "A" THEREOF. PURSUANT TO THE ACCURACY STANDARDS AS ADOPTED BY ALTA AND NSPS AND IN EFFECT ON THE DATE OF THIS CERTIFICATION, UNDERSIGNED FURTHER CERTIFIES THAT

IN MY PROFESSIONAL OPINION, AS A LAND SURVEYOR REGISTERED IN THE STATE OF ILLINOIS, THE RELATIVE POSITIONAL ACCURACY OF THIS SURVEY DOES NOT EXCEED THAT WHICH IS SPECIFIED THEREIN.

GIVEN UNDER MY HAND AND SEAL THIS 3RD DAY OF JANUARY A.D. 20 07.

SIGNED: _____
ILLINOIS PROFESSIONAL LAND SURVEYOR NO.
MY LICENSE EXPIRES NOVEMBER 30, 2008
ILLINOIS PROFESSIONAL DESIGN FIRM LICENSE NO. 184.002870