Doc#: 0920245103 Fee: $118.00
Eugene "Gene" Moore
Cook County Recorder of Deeds
Date: 07/21/2009 03:07 PM Pg: 0

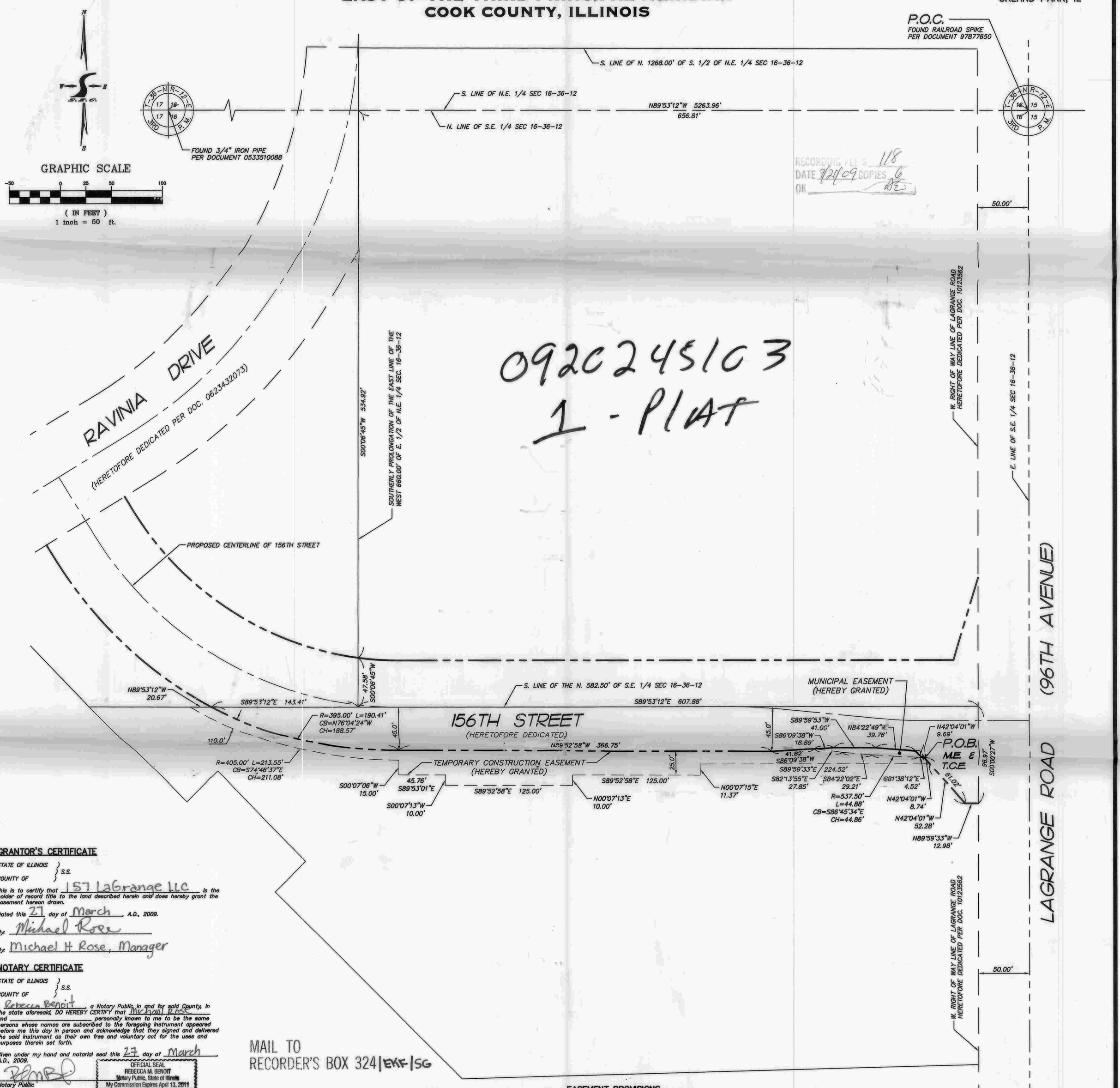
PLAT OF EASEMENT

OF PART OF THE SOUTHEAST 1/4 OF SECTION 16, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN COOK COUNTY, ILLINOIS

Illinois Professional Design Firm # 184-000108
SEC GROUP, INC.
▪ Engineering ▪ Surveying ▪ Planning ▪ Landscape Architecture
323 Alana Drive, New Lenox, IL 60451
t. 815.462.9324 f. 815.462.9328
www.secgroupinc.com engineering@secgroupinc.com

COMP. FILE: 050194-easement.dwg
PLOT FILE: STANDARD
VIEW: SOUTH PARCEL

PIN: 27-16-401-005-0000
15700 LAGRANGE ROAD
ORLAND PARK, IL



09202451 03
1 - PLAT

MAIL TO
RECORDER'S BOX 324 | EKF | SG

GRANTOR'S CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF) S.S.

This is to certify that 157 LaGrange LLC is the holder of record title to the land described herein and does hereby grant the easement hereon drawn.

Dated this 27 day of March, A.D., 2009.

By: Michael Rose

By: Michael H Rose, Manager

NOTARY CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF) S.S.

I, Rebecca Benoit, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that Michael Rose and _____ personally known to me to be the same persons whose names are subscribed to the foregoing instrument appeared before me this day in person and acknowledge that they signed and delivered the said instrument as their own free and voluntary act for the uses and purposes therein set forth.

Given under my hand and notarial seal this 27 day of March, A.D., 2009.

Notary Public

OFFICIAL SEAL
REBECCA M. BENOIT
Notary Public, State of Illinois
My Commission Expires April 13, 2011

GRANTOR'S CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF DuPage) S.S.

This is to certify that _____ is the holder of record title to the land described herein and does hereby grant the easement hereon drawn.

Dated this ____ day of _____, A.D., 2009.

By: Walter S. Smithe III

By: WALTER E. SMITHE III

NOTARY CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF DuPage) S.S.

I, Phyllis Krage, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that Walter E. Smithe and _____ personally known to me to be the same persons whose names are subscribed to the foregoing instrument appeared before me this day in person and acknowledge that they signed and delivered the said instrument as their own free and voluntary act for the uses and purposes therein set forth.

Given under my hand and notarial seal this 20th day of April, A.D., 2009.

Notary Public

"OFFICIAL SEAL"
Phyllis M Krage
Notary Public, State of Illinois
Commission Expires 7/6/

MORTGAGE CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF Cook) S.S.

This is to certify that FIRST BANK as mortgagee under the mortgage recorded as Document Number 0313732127 dated 6/6/03 hereby consents to the recording of the easement as hereon shown.

Dated at Mt Prospect, Illinois, this 2nd day of June, A.D., 2009.

By: Diane E. Duente

Attest: Heather Donovan

"OFFICIAL SEAL"
Leslie W. Pogorzelski
Notary Public, State of Illinois
My Commission Exp. 08/10/2010

NOTARY CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF Cook) S.S.

I, LESLIE POGORZELSKI, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that DIANE DUENTE and HEATHER DONOVAN personally known to me to be the same persons whose names are subscribed to the foregoing instrument appeared before me this day in person and acknowledge that they signed and delivered the said instrument as their own free and voluntary act for the uses and purposes therein set forth.

Given under my hand and notarial seal this 2nd day of JUNE, A.D., 2009.

Notary Public

GRANTEE'S CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF COOK) S.S.

The undersigned, VILLAGE OF ORLAND PARK as Grantee of the easement described and granted hereon does certify that on this ____ day of _____, A.D., 2009, this Plat of Easement was duly approved and accepted by the undersigned.

By: Daniel J. McLaughlin
Its VILLAGE PRESIDENT

Attest: Paul P. Mahoney
Its VILLAGE CLERK

COUNTY CLERK'S CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF COOK) S.S.

I, _____, County Clerk in Cook County, Illinois, do hereby certify that there are no delinquent general taxes, no unpaid current general taxes, no unpaid forfeited taxes, and no redeemable tax sales against any of the land included in the annexed plat.

Given under my hand and seal of the County at Chicago, Illinois this ____ day of _____, A.D., 2009.

County Clerk

COUNTY RECORDER'S CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF COOK) S.S.

This instrument filed for record in the Recorder's office of Cook County, Illinois, on this _____ day of _____, 2009 A.D., at _____o'clock __M. and recorded as Document Number _____

County Recorder

SURVEYOR'S CERTIFICATION

STATE OF ILLINOIS)
COUNTY OF WILL) S.S.

I, Milan Dobrosavljevic, Illinois Professional Land Surveyor Number 3615, do hereby certify that the Plat of Easement hereon drawn was prepared using previous survey information and maps, plats and other instruments of record for the uses and purposes herein set forth.

Dated at New Lenox, Will County, Illinois March 26th, A.D. 2009

Illinois Professional Land Surveyor No. 3615
License expiration date: 11/30/2010

MILAN DOBROSAVLJEVIC 3615 PROFESSIONAL LAND SURVEYOR STATE OF ILLINOIS NEW LENOX, ILLINOIS

EASEMENT PROVISIONS

EASEMENTS ARE RESERVED FOR AND GRANTED TO THE VILLAGE OF ORLAND PARK AND THEIR SUCCESSORS AND ASSIGNS OVER ALL THE AREAS MARKED "MUNICIPAL EASEMENT" AND "TEMPORARY CONSTRUCTION EASEMENT" ON THE PLAT FOR THE PERPETUAL RIGHT, PRIVILEGE AND AUTHORITY TO CONSTRUCT, RECONSTRUCT, REPAIR, INSPECT, MAINTAIN, AND OPERATE PUBLIC SIDEWALKS AND VARIOUS UTILITY LINES, INCLUDING BUT NOT LIMITED TO, SANITARY SEWERS, WATER MAINS, STORM SEWERS, TOGETHER WITH ANY AND ALL NECESSARY MANHOLES, CONNECTIONS, APPLIANCES AND OTHER STRUCTURES AND APPURTENANCES AS MAY BE DEEMED NECESSARY BY SAID VILLAGE OVER, UPON, ALONG, UNDER AND THROUGH SAID INDICATED EASEMENT, TOGETHER WITH RIGHT OF ACCESS ACROSS THE PROPERTY FOR NECESSARY WORKERS AND EQUIPMENT TO DO ANY OF THE ABOVE WORK. THE RIGHT IS ALSO GRANTED TO CUT DOWN, TRIM OR REMOVE ANY TREES, SHRUBS, PLANTS, OR OTHER APPURTENANCES ON THE EASEMENT THAT INTERFERE WITH THE OPERATION OF THE UTILITIES. NO PERMANENT STRUCTURES SHALL BE PLACED ON SAID EASEMENT BUT SAME MAY BE USED AT THE RISK OF THE OWNER FOR GARDENS, SHRUBS, LANDSCAPING OR OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS.

THE TEMPORARY CONSTRUCTION EASEMENT HEREON SHOWN SHALL TERMINATE ON JANUARY 1, 2011 OR UPON FINAL COMPLETION OF THE CONTRACTOR'S INITIAL WORK, WHICHEVER OCCURS FIRST.

MUNICIPAL EASEMENT DESCRIPTION

THAT PART OF THE SOUTHEAST QUARTER OF SECTION 16, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID SOUTHEAST QUARTER; THENCE NORTH 89 DEGREES 53 MINUTES 12 SECONDS WEST, ALONG THE NORTH LINE OF SAID SOUTHEAST QUARTER, 656.81 FEET, TO A LINE THAT IS 660.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF THE EAST 1/2 OF THE NORTHEAST QUARTER OF SAID SECTION; THENCE SOUTH 00 DEGREES 06 MINUTES 45 SECONDS WEST, ALONG THE SOUTHERLY PROLONGATION OF SAID PARALLEL LINE, 534.92 FEET; THENCE CONTINUING SOUTH 00 DEGREES 06 MINUTES 45 SECONDS WEST, ALONG THE SOUTHERLY PROLONGATION OF SAID PARALLEL LINE, 47.58 FEET, TO A LINE 582.50 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF SAID SOUTHEAST QUARTER; THENCE SOUTH 89 DEGREES 53 MINUTES 12 SECONDS EAST, ALONG SAID PARALLEL LINE, 607.88 FEET, TO THE WESTERLY RIGHT OF WAY LINE OF LAGRANGE ROAD, PER DOCUMENT 10123562; THENCE SOUTH 00 DEGREES 00 MINUTES 27 SECONDS WEST, ALONG SAID WESTERLY RIGHT OF WAY LINE, 96.97 FEET; THENCE NORTH 89 DEGREES 59 MINUTES 33 SECONDS WEST, 12.98 FEET; THENCE NORTH 42 DEGREES 04 MINUTES 01 SECONDS WEST, 61.02 FEET, FOR A POINT OF BEGINNING; THENCE CONTINUING NORTH 42 DEGREES 04 MINUTES 01 SECONDS WEST, 9.69 FEET; THENCE NORTH 84 DEGREES 22 MINUTES 49 SECONDS WEST, 39.76 FEET; THENCE SOUTH 89 DEGREES 59 MINUTES 53 SECONDS WEST, 41.00 FEET; THENCE SOUTH 86 DEGREES 09 MINUTES 38 SECONDS WEST, 18.89 FEET; THENCE SOUTH 82 DEGREES 13 MINUTES 55 SECONDS EAST, 27.85 FEET; THENCE SOUTH 84 DEGREES 22 MINUTES 02 SECONDS EAST, 29.21 FEET; THENCE EASTERLY ALONG A CURVE CONCAVE NORTHERLY, SAID CURVE HAVING A RADIUS OF 537.50 FEET AND A CHORD THAT BEARS SOUTH 86 DEGREES 45 MINUTES 34 SECONDS EAST, AN ARC LENGTH OF 44.88 FEET; THENCE SOUTH 81 DEGREES 38 MINUTES 12 SECONDS EAST, 4.52 FEET, TO SAID POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

TEMPORARY CONSTRUCTION EASEMENT DESCRIPTION

THAT PART OF THE SOUTHEAST QUARTER OF SECTION 16, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID SOUTHEAST QUARTER; THENCE NORTH 89 DEGREES 53 MINUTES 12 SECONDS WEST, ALONG THE NORTH LINE OF SAID SOUTHEAST QUARTER, 656.81 FEET, TO A LINE THAT IS 660.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF THE EAST 1/2 OF THE NORTHEAST QUARTER OF SAID SECTION; THENCE SOUTH 00 DEGREES 06 MINUTES 45 SECONDS WEST, ALONG THE SOUTHERLY PROLONGATION OF SAID PARALLEL LINE, 534.92 FEET; THENCE CONTINUING SOUTH 00 DEGREES 06 MINUTES 45 SECONDS WEST, ALONG THE SOUTHERLY PROLONGATION OF SAID PARALLEL LINE, 47.58 FEET, TO A LINE 582.50 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF SAID SOUTHEAST QUARTER; THENCE SOUTH 89 DEGREES 53 MINUTES 12 SECONDS EAST, ALONG SAID PARALLEL LINE, 607.88 FEET, TO THE WESTERLY RIGHT OF WAY LINE OF LAGRANGE ROAD, PER DOCUMENT 10123562; THENCE SOUTH 00 DEGREES 00 MINUTES 27 SECONDS WEST, ALONG SAID WESTERLY RIGHT OF WAY LINE, 96.97 FEET; THENCE NORTH 89 DEGREES 59 MINUTES 33 SECONDS WEST, 12.98 FEET; THENCE NORTH 42 DEGREES 04 MINUTES 01 SECOND WEST, 8.74 FEET, TO SAID POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

THIS DOES NOT REQUIRE THE COUNTY CLERK'S ENDORSEMENT REQUIRED IN SECTION 516 CHAPTER 120 REVENUE LAW ILLINOIS.

COUNTY CLERK

DATE 7-16-2009

GENERAL NOTES:

1. ANNOTATION ABBREVIATIONS –
   P.O.B. = POINT OF BEGINNING
   P.O.C. = POINT OF COMMENCEMENT
   M.E. = MUNICIPAL EASEMENT
   T.C.E. = TEMPORARY CONSTRUCTION EASEMENT
2. DIMENSIONS ALONG CURVES ARE ARC DISTANCES UNLESS OTHERWISE NOTED.
3. NO DIMENSIONS SHALL BE ASSUMED BY SCALING.
4. ALL BEARINGS AND DISTANCES ARE BASED ON A LOCAL COORDINATE SYSTEM.
5. THE AREA OF THE MUNICIPAL EASEMENT PARCEL SHOWN HEREON IS 610 SQUARE FEET OR 0.01 ACRES, MORE OR LESS.

NOTES:
* This map was created for use as a Plat of Easement. This map is not to be used for any construction or staking purposes without consent from a proper agent of SEC Group, Inc.
* This IS NOT a Plat of Survey. No assumptions or agreements as to ownership, use, or possession can be conveyed from this document.
* No underground improvements have been located unless shown and noted.
* No distance should be assumed by scaling.
* This map is void without original embossed or red colored seal and signature affixed.

PLAT OF EASEMENT
GRANTED TO THE
VILLAGE OF ORLAND PARK,
COOK COUNTY, ILLINOIS

REVISIONS			DRAWN BY:	DATE:	PROJECT NO.
1.			MD	03/26/2009	090096
2.			DESIGNED BY:	HORIZ. SCALE:	SHEET NO.
3.			N/A	1" = 50'	
4.			CHECKED BY:	VERT. SCALE:	1 OF 1
5.			CLD	N/A	