

MARANO'S RESUBDIVISION

LOT 9 IN BLOCK 5 IN ARTHUR T. MCINTOSH AND COMPANY'S WESTMONT ACRES, BEING A SUBDIVISION OF THE SOUTHWEST QUARTER (EXCEPT THAT PART OF THE EAST HALF THEREOF SOUTH OF THE CENTER LINE OF NAVYVILLE ROAD) AND OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 3, TOWNSHIP 38 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 4, 1920 AS DOCUMENT 145100, IN DUPAGE COUNTY, ILLINOIS.

PROPERTY PIN NO. 09-03-301-007

This Plat Submitted for Recording By:

NAME _____

ADDRESS _____

PUBLIC UTILITY & DRAINAGE EASEMENT PROVISIONS

EASEMENTS ARE HEREBY RESERVED FOR AND GRANTED TO THE VILLAGE OF WESTMONT, ILLINOIS, AND THOSE PUBLIC UTILITY COMPANIES OPERATING UNDER FRANCHISE FROM THE VILLAGE OF WESTMONT, INCLUDING, BUT NOT LIMITED TO, COMED, SBC, NIDOR, AND COMCAST, AND (WINDFALL OR DOWNERS GROW) SANITARY DISTRICT AND THEIR RESPECTIVE SUCCESSORS AND ASSIGNS, JOINTLY AND SEVERALLY, OVER ALL OF THE AREAS MARKED "PUBLIC UTILITY AND DRAINAGE EASEMENT" OR MARKED "P.U. & D.E." ON THE PLAT FOR THE PERPETUAL RIGHT, PRIVILEGE, AND AUTHORITY TO INSTALL, CONSTRUCT, RECONSTRUCT, REPAIR, INSPECT, MAINTAIN, OPERATE, AND REMOVE, FROM TIME TO TIME, FACILITIES USED IN CONNECTION WITH VARIOUS UTILITY TRANSMISSION AND DISTRIBUTION SYSTEMS, INCLUDING ELECTRICITY, SOUNDS AND SIGNALS, GAS PIPELINES, WATER PIPELINES, STORM AND SANITARY SEWERS, AND STORMWATER DRAINAGE PATHS, TOGETHER WITH ANY AND ALL NECESSARY MANHOLES, CATCH BASINS, CONNECTIONS, APPURTENANCES, AND OTHER STRUCTURES AND APPURTENANCES AS MAY BE DEEMED NECESSARY, OVER, UPON, ALONG, UNDER, AND THROUGH SAID INDICATED EASEMENTS, TOGETHER WITH RIGHT OF ACCESS ACROSS THE PROPERTY AS NECESSARY. THE RIGHT IS ALSO GRANTED TO CUT DOWN, TRIM, CARBONIZE, REMOVE, ROOTS, SHRUBS, OR OTHER PLANTS ON SAID INDICATED EASEMENTS, AS MAY REASONABLY BE REQUIRED INCIDENT TO THE RIGHTS HEREIN GIVEN, AND TO INTERFERE WITH THE OPERATION OF THE DRAINAGE PATH OR UTILITY, AND THE RIGHT TO ENTER UPON THE PROPERTY FOR ALL SUCH PURPOSES.

NO PERMANENT BUILDINGS OR OBSTRUCTIONS SHALL BE PLACED ON SAID INDICATED EASEMENTS WITHOUT THE PRIOR WRITTEN CONSENT OF GRANTEE, BUT SUE MAY BE USED FOR GARDENS, SHRUBS, LANDSCAPING, AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS. AFTER INSTALLATION OF ANY SUCH FACILITIES, THE GRADE OF SAID EASEMENT SHALL NOT BE ALTERED IN A MANNER SO AS TO INTERFERE WITH THE PROPER OPERATION AND MAINTENANCE THEREOF. WHERE SAID INDICATED EASEMENTS ARE USED BOTH FOR DRAINAGE, SEWERS, AND OTHER UTILITIES, THE SAID UTILITY INSTALLATION(S) SHALL BE SUBJECT TO THE ORDINANCES OF THE VILLAGE OF WESTMONT.

UTILITY EASEMENT PROVISIONS

AN EASEMENT FOR SERVING THE SUBDIVISION AND OTHER PROPERTY WITH ELECTRIC AND COMMUNICATIONS SERVICE IS HEREBY RESERVED FOR AND GRANTED TO THE ELECTRIC AND SBC TELEPHONE COMPANY, JOINTLY AND SEVERALLY, TO INSTALL, OPERATE, MAINTAIN AND REMOVE, FROM TIME TO TIME, FACILITIES USED IN CONNECTION WITH OVERHEAD AND UNDERGROUND TRANSMISSIONS AND DISTRIBUTION OF ELECTRICITY AND SOUNDS AND SIGNALS IN, OVER, UNDER, ACROSS, ALONG AND UPON THE SURFACE OF THE PROPERTY SHOWN WITHIN THE DOTTED LINES ON THE PLAT AND MARKED "EASEMENT". THE PROPERTY DESIGNATED IN THE DECLARATION OF CONDOMINIUM AND/OR ON THIS PLAT AS "COMMON ELEMENTS" AND "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 OVER OR 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 HEREIN GIVEN, AND THE RIGHT TO ENTER UPON THE SUBDIVISION PROPERTY FOR SUCH PURPOSES. OBSTRUCTIONS SHALL NOT BE PLACED OVER GRANTEE'S FACILITIES OR IN, UPON OR OVER THE PROPERTY WITHIN THE DOTTED LINES MARKED "EASEMENT" WITHOUT PRIOR WRITTEN CONSENT OF GRANTEE. AFTER INSTALLATION OF ANY SUCH FACILITIES, THE GRADE OF THE SUBDIVISION PROPERTY SHALL NOT BE ALTERED IN A MANNER SO AS TO INTERFERE WITH THE PROPER OPERATION AND MAINTENANCE THEREOF.

THE TERMS "COMMON ELEMENTS" SHALL HAVE THE MEANING SET FORTH FOR SUCH TERM IN THE "CONDOMINIUM PROPERTY ACT", CHAPTER 765 ILCS 605/2 (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 OR IN PART 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 GRANTOR/LOT OWNERS, UPON WRITTEN REQUEST.

STORMWATER DETENTION EASEMENT PROVISIONS

ALL EASEMENTS INDICATED AS STORMWATER DETENTION EASEMENTS ON THIS PLAT ARE RESERVED FOR AND GRANTED TO THE VILLAGE OF WESTMONT FOR THE BENEFIT OF THE PUBLIC.

NO PERMANENT BUILDINGS OR OTHER OBSTRUCTIONS SHALL BE PLACED ON SAID EASEMENT, BUT THE SAME MAY BE USED FOR PURPOSES THAT DO NOT ADVERSELY AFFECT THE STORAGE OR FREE FLOW OF STORMWATER AND THE OPERATION OF THE STORMWATER SYSTEM. THE OWNER SHALL BE RESPONSIBLE FOR MAINTAINING THE DRAINAGE PATHS AND STORMWATER DETENTION APPLICABLE TO HIS LOTS AND SHALL NOT MODIFY GRADES, SLOPES, OR STORMWATER MANAGEMENT FACILITIES WITHOUT HAVING FIRST RECEIVED PRIOR WRITTEN APPROVAL OF THE VILLAGE OF WESTMONT.

IN THE EVENT THE OWNER FAILS TO PROPERLY MAINTAIN THE DRAINAGE OR STORMWATER DETENTION AREA EASEMENTS, THE VILLAGE OF WESTMONT AND ANY OTHER UNIT OF GOVERNMENT HAVING JURISDICTION OVER DRAINAGE ON THE SUBJECT PROPERTY AND ANY OWNER OF RECORD OF THE REAL ESTATE (OR PART THEREOF) SHALL, UPON TEN (10) DAYS PRIOR WRITTEN NOTICE, HAVE THE RIGHT TO PERFORM, OR HAVE PERFORMED ON ITS OR THEIR BEHALF, ANY MAINTENANCE WORK TO OR UPON THE STORMWATER DETENTION AREA WHICH IS REASONABLY NECESSARY TO INSURE ADEQUATE STORMWATER STORAGE AND FREE FLOW OF STORM WATER THROUGH THE DETENTION EASEMENT AREA.

IN THE EVENT THAT THE VILLAGE OF WESTMONT OR ANY OTHER UNIT OF GOVERNMENT HAVING JURISDICTION OVER DRAINAGE ON THE SUBJECT PROPERTY OR ANY OWNER OF RECORD OF THE REAL ESTATE (OR PART THEREOF) SHALL BE REQUIRED TO PERFORM, OR HAVE PERFORMED ON ITS OR THEIR BEHALF, ANY MAINTENANCE WORK TO OR UPON THE DRAINAGE OR STORMWATER DETENTION AREA EASEMENT, THE EXPENSE THEREOF, INCLUDING ANY ADMINISTRATIVE COSTS, SHALL UPON RECORDATION OF A NOTICE OF LIEN WITHIN SIXTY (60) DAYS OF COMPLETION OF THE WORK, CONSTITUTE A LIEN AGAINST HIS LOT WHICH MAY BE FORECLOSED BY ANY ACTION BROUGHT BY OR ON BEHALF OF THE VILLAGE OF WESTMONT AND/OR OTHER UNIT OF GOVERNMENT HAVING JURISDICTION OVER DRAINAGE ON THE SUBJECT PROPERTY AND/OR ANY OWNER OF RECORD OF THE REAL ESTATE (OR PART THEREOF).

COUNTY RECORDER OF DEEDS

STATE OF ILLINOIS) S.S.

COUNTY OF DUPAGE)

THIS INSTRUMENT NO. _____ WAS FILED FOR

RECORD IN THE RECORDER'S OFFICE OF DUPAGE COUNTY,

ON THE _____ DAY OF _____ A.D. 20____.

AT _____ O'CLOCK _____ M.

RECORDER OF DEEDS

VILLAGE ENGINEER

STATE OF ILLINOIS) S.S.

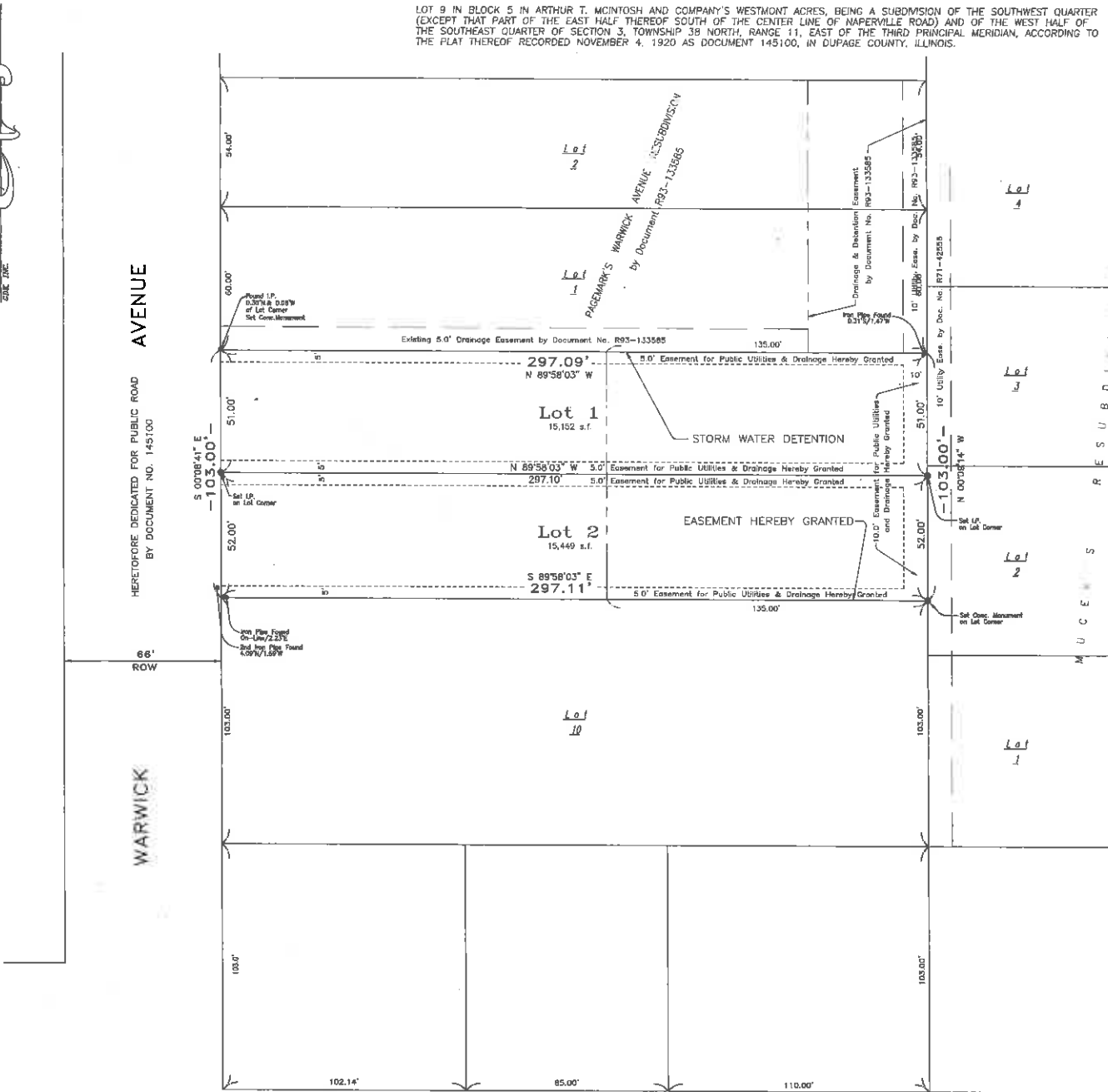
COUNTY OF DUPAGE)

I, _____ VILLAGE ENGINEER OF THE VILLAGE OF WESTMONT, ILLINOIS, HEREBY CERTIFY THAT THE IMPROVEMENTS DESCRIBED IN THIS PLAT AND THE PLANS AND SPECIFICATIONS THEREOF MEET THE MINIMUM REQUIREMENTS OF SAID VILLAGE AND HAVE BEEN APPROVED BY ALL PUBLIC AUTHORITIES HAVING JURISDICTION THEREOF.

DATED AT WESTMONT, DUPAGE COUNTY, ILLINOIS, THIS _____ DAY OF _____, 20____.

VILLAGE ENGINEER

REGISTRATION NO. _____



PLANNING & ZONING COMMISSION

STATE OF ILLINOIS) S.S.

COUNTY OF DUPAGE)

I, _____ CHAIRMAN OF THE VILLAGE OF WESTMONT PLANNING & ZONING COMMISSION,

CERTIFY THAT ON THE _____ DAY OF _____

THIS PLAT OF SUBDIVISION WAS DULY APPROVED BY THE PLANNING AND ZONING COMMISSION.

CHAIRMAN

ATTEST: _____ SECRETARY

SANITARY DISTRICT

STATE OF ILLINOIS) S.S.

COUNTY OF DUPAGE)

I, _____ EXECUTIVE DIRECTOR

FOR THE FLAG CREEK SANITARY DISTRICT, DO HEREBY CERTIFY THAT THERE ARE NO DELINQUENT OR UNPAID CURRENT OR FORFEITED SPECIAL ASSESSMENTS, OR ANY DEFERRED INSTALLMENTS OF ANY OUTSTANDING UNPAID SPECIAL ASSESSMENTS WHICH HAVE NOT BEEN DIVIDED IN ACCORDANCE WITH THE PROPOSED SUBDIVISION AND DULY APPROVED BY THE COURT THAT CONFIRMED THE SPECIAL ASSESSMENT.

DATED AT _____ ILLINOIS, THIS _____ DAY OF _____, 20____.

EXECUTIVE DIRECTOR

VILLAGE CLERK

STATE OF ILLINOIS) S.S.

COUNTY OF DUPAGE)

I, _____ VILLAGE CLERK OF THE VILLAGE OF WESTMONT, ILLINOIS, HEREBY CERTIFY THAT THIS PLAT WAS PRESENTED TO AND BY RESOLUTION DULY APPROVED BY THE BOARD OF TRUSTEES OF SAID VILLAGE AT ITS MEETING HELD

ON _____, 20____, AND THAT THE REQUIRED BOND OR OTHER GUARANTEE HAS BEEN POSTED FOR THE COMPLETION OF THE IMPROVEMENTS REQUIRED BY THE REGULATIONS OF SAID VILLAGE.

IN WITNESS WHEREOF I HAVE HERETO SET MY HAND AND SEAL OF THE VILLAGE OF WESTMONT, ILLINOIS, THIS _____ DAY OF _____, 20____.

VILLAGE CLERK

CERTIFICATE TO SPECIAL ASSESSMENTS

STATE OF ILLINOIS) S.S.

COUNTY OF DUPAGE)

I, _____ VILLAGE TREASURER FOR THE VILLAGE OF WESTMONT, ILLINOIS, DO HEREBY CERTIFY THAT THERE ARE NO DELINQUENT OR UNPAID CURRENT OR FORFEITED SPECIAL ASSESSMENTS, NOR ANY DEFERRED INSTALLMENTS THEREOF, THAT HAVE NOT BEEN APPORTIONED AGAINST THE TRACT OF LAND INCLUDED IN THE ANNEXED PLAT.

DATED AT _____ ILLINOIS, THIS _____ DAY OF _____, A.D. 20____.

VILLAGE TREASURER

OWNER

STATE OF ILLINOIS) S.S.

COUNTY OF DUPAGE)

THIS IS TO CERTIFY THAT THE UNDERSIGNED IS (ARE) THE OWNER(S) OF THE LAND DESCRIBED IN THE ATTACHED PLAT AND HAS(HAVE) CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN BY THE PLAT FOR USES AND PURPOSES AS INDICATED THEREIN, AND DOES (DO) HEREBY ACKNOWLEDGE AND ADOPT THE SAME UNDER THE STYLE AND TITLE THEREON INDICATED.

FURTHERMORE, PURSUANT TO SECTION 1.005 OF THE PLAT ACT, 765 ILCS 205, THIS DOCUMENT SHALL SERVE AS THE SCHOOL DISTRICT STATEMENT. TO THE BEST OF THE OWNER'S KNOWLEDGE, THE TRACT OF LAND DESCRIBED IN THE ATTACHED PLAT LIES IN THE FOLLOWING SCHOOL DISTRICT(S):

UNIT SCHOOL DISTRICT 201
133 S. GRANT
WESTMONT, IL 60559

COLLEGE OF DUPAGE
425 FAWELL BLVD.
GLEN ELLYN, IL 60137

DATED AT _____ ILLINOIS, THIS _____ DAY OF _____, 20____.

SIGNATURE OF OWNER OF TRACT

NOTARY

STATE OF ILLINOIS) S.S.

COUNTY OF _____)

I, _____ A NOTARY PUBLIC IN AND FOR SAID COUNTY IN THE STATE AFORESAID, DO HEREBY

CERTIFY THAT _____ AND _____

RESPECTIVELY, PERSONALLY KNOWN TO ME TO BE THE SAME PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE FOREGOING INSTRUMENT AND APPEARED BEFORE ME THIS DAY IN PERSON AND ACKNOWLEDGED THAT THEY SIGNED AND DELIVERED THE ANNEXED PLAT AS THEIR OWN FREE AND VOLUNTARY ACT AND AS THEIR FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES THEREIN SET FORTH AND HEREBY ACKNOWLEDGE AND ADOPT THE SAME UNDER THE STYLE AND TITLE THEREON SHOWN.

GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS _____ DAY OF _____ A.D. 20____.

AT _____ ILLINOIS.

NOTARY PUBLIC

COMMISSION EXPIRES _____

COUNTY CLERK

STATE OF ILLINOIS) S.S.

COUNTY OF DUPAGE)

I, _____ COUNTY CLERK OF DUPAGE COUNTY, 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. I FURTHER CERTIFY THAT I HAVE RECEIVED ALL STATUTORY FEES IN CONNECTION WITH THE ANNEXED PLAT.

GIVEN UNDER MY NAME AND THE SEAL OF THE COUNTY CLERK AT _____ ILLINOIS, THIS _____ DAY OF _____, A.D. 20____.

COUNTY CLERK

SURVEYOR

STATE OF ILLINOIS) S.S.

COUNTY OF DUPAGE)

THIS IS TO CERTIFY THAT I, MICHAEL L. KRISCH, AN ILLINOIS PROFESSIONAL LAND SURVEYOR, HAVE SURVEYED AND RESUBDIVIDED UNDER MY SUPERVISION THE RESUBDIVISION PLAT AS DESCRIBED IN THE ABOVE CAPTION AND AS SHOWN BY THE ANNEXED PLAT, WHICH IS A TRUE AND CORRECT REPRESENTATION OF SAID RESUBDIVISION. ALL DISTANCES ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF; THAT THE PROPERTY HEREON SHOWN AND DESCRIBED IS WITHIN THE CORPORATE LIMITS OF THE VILLAGE OF WESTMONT, DUPAGE COUNTY, ILLINOIS. SCALE OF MAP IS 30 FEET PER ONE INCH.

I ALSO CERTIFY THAT THE SUBJECT PROPERTY, ACCORDING TO AND BASED UPON INFORMATION FROM THE FEDERAL EMERGENCY MANAGEMENT AGENCY ONLY, IS NOT LOCATED IN A SPECIAL FLOOD HAZARD, PER COMMUNITY NUMBER 17043C09024, EFFECTIVE DATE DECEMBER 18, 2004.

I ALSO CERTIFY THAT ALL MONUMENTS SHOWN HEREON ACTUALLY EXIST AND THAT THEIR LOCATION, SIZE, TYPE AND MATERIAL ARE ACCURATELY SHOWN.

GIVEN UNDER MY HAND AND SEAL THIS 23RD DAY OF JUNE A.D. 2018, AT DOWNERS GROVE, ILLINOIS.

MICHAEL L. KRISCH

ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 35-2501.
LICENSE EXPIRES NOVEMBER 30, 2018.

STATE OF ILLINOIS) S.S.

COUNTY OF DUPAGE)

THE UNDERSIGNED, MICHAEL L. KRISCH, HEREBY CERTIFIES THE FOLLOWING:

1. THE UNDERSIGNED IS AN ILLINOIS PROFESSIONAL LAND SURVEYOR CURRENTLY HOLDING ACTIVE LICENSE NO. 35-2501

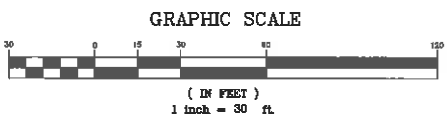
2. THE UNDERSIGNED IS THE LAND SURVEYOR WHO PREPARED THE PLAT TO WHICH THIS CERTIFICATE IS APPROVED AND WHO SIGNED THAT PLAT ENTITLED "MARANO'S RESUBDIVISION" ON JUNE 23, 2018

3. THE UNDERSIGNED, PURSUANT TO THE PLAT ACT (ILLINOIS REVISED STATUTES, CHAPTER 108, PARAGRAPH 1 ET. SEQ.), HEREBY AUTHORIZES AND DESIGNATES _____ TO RECORD THE PLAT TO WHICH THIS CERTIFICATE IS APPENDED

MICHAEL L. KRISCH

ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 35-2501

6718 REVERE ROAD
DOWNERS GROVE, IL 60516
630-627-5589



Prepared for: MAXX MARIE MARANO

No.	Date	Revision Description	By:
1	7/06/18	STORMWATER EASE. ADDED	MLK

KRISCH LAND SURVEYING, LLC
PROFESSIONAL DESIGN FIRM LICENSE No. 194-006889
P.O. Box 829 • Plainfield, IL 60544 • Phone: 630.627.5589
Fax: 630.627.5594

SURVEYING — CONSULTING — CONSTRUCTION LAYOUT
Scale: 1" = 30' Drawn: MLK Chkd: GDK File#: 06-026 CAD File: 06026-SUB

Email: m.krisch@gdks.com