Final Plat Of
Hamilton Court of Barrington

Being a Subdivision of

Parcel 1

that part of the south east 1/4 of the south east 1/4 of Section 36, Township 43 North, Range 9 East of the 3rd Principal Meridian, described as follows: to-wit: commencing at a point 15 rods east of the south west corner of said quarter quarter section; running thence north 32 rods; thence east 17 1/2 rods; thence south 32 rods; thence west 17 1/2 rods to the point of beginning (excepting therefrom the east 191 2/3 feet thereof in Lake County, Illinois

Parcel 2

the east 5 rods of the west 15 rods of the south 32 rods of the south west 1/4 of the south east 1/4 of the south east 1/4 of Section 36, Township 43 North, Range 9 East of the 3rd Principal Meridian, in Lake County, Illinois

Parcel 3

Beginning 15 rods east of the south west corner of the south east 1/4 of the south east 1/4 of Section 36, Township 43 North, Range 9 East of the 3rd Principal Meridian; running thence north 32 rods; thence east 17 1/2 rods; thence south 32 rods; thence west 17 1/2 rods to the point of beginning in the Village of Barrington, Lake County, Illinois

The above described property being substantially the same as the following description as required by the Village of Barrington

that part of the south east 1/4 of the south east 1/4 of Section 36, Township 43 North, Range 9 East of the 3rd Principal Meridian, Village of Barrington, Lake County, Illinois, described as follows:
beginning at an old iron rod in concrete monument at the northwesterly corner of Etter's Glendale Addition to Barrington, being a subdivision recorded December 2, 1965 as Document 1287197; thence north 89 degrees 59 minutes 20 seconds west, 348.80 feet to an iron rod in concrete monument; thence south 00 degrees 38 minutes 32 seconds west, 494.72 feet to an iron rod in concrete monument; thence continuing south 00 degrees 38 minutes 32 seconds west, 33.00 feet to the center line of Main Street; thence south 89 degrees 57 minutes 52 seconds east, along the said center line of Main Street, 349.34 feet to the straight southerly extension of the east line of said Etter's Glendale Addition to Barrington; thence north 00 degrees 35 minutes 01 seconds east, along last said straight southerly extension of Etter's Glendale Addition, 33.00 feet to an iron rod in concrete monument; and thence continuing north 0 degrees 35 minutes 01 seconds east, along said east line of Etter's Glendale Addition to Barrington, 494.87 feet, more or less, to the place of beginning

GRAPHIC SCALE

40 0 20 40 80

(IN FEET)

Scale: 1 inch = 40 feet

Surveyor's Notes!

All dimensions hereon shown unless it is otherwise noted are given in feet and decimal parts thereof.

Unless it is noted otherwise, a 1-inch by 24-inch iron pipe has been placed at each lot corner or curve control point.

The bearings shown along each line hereon depicted is based upon an assumed local meridian.

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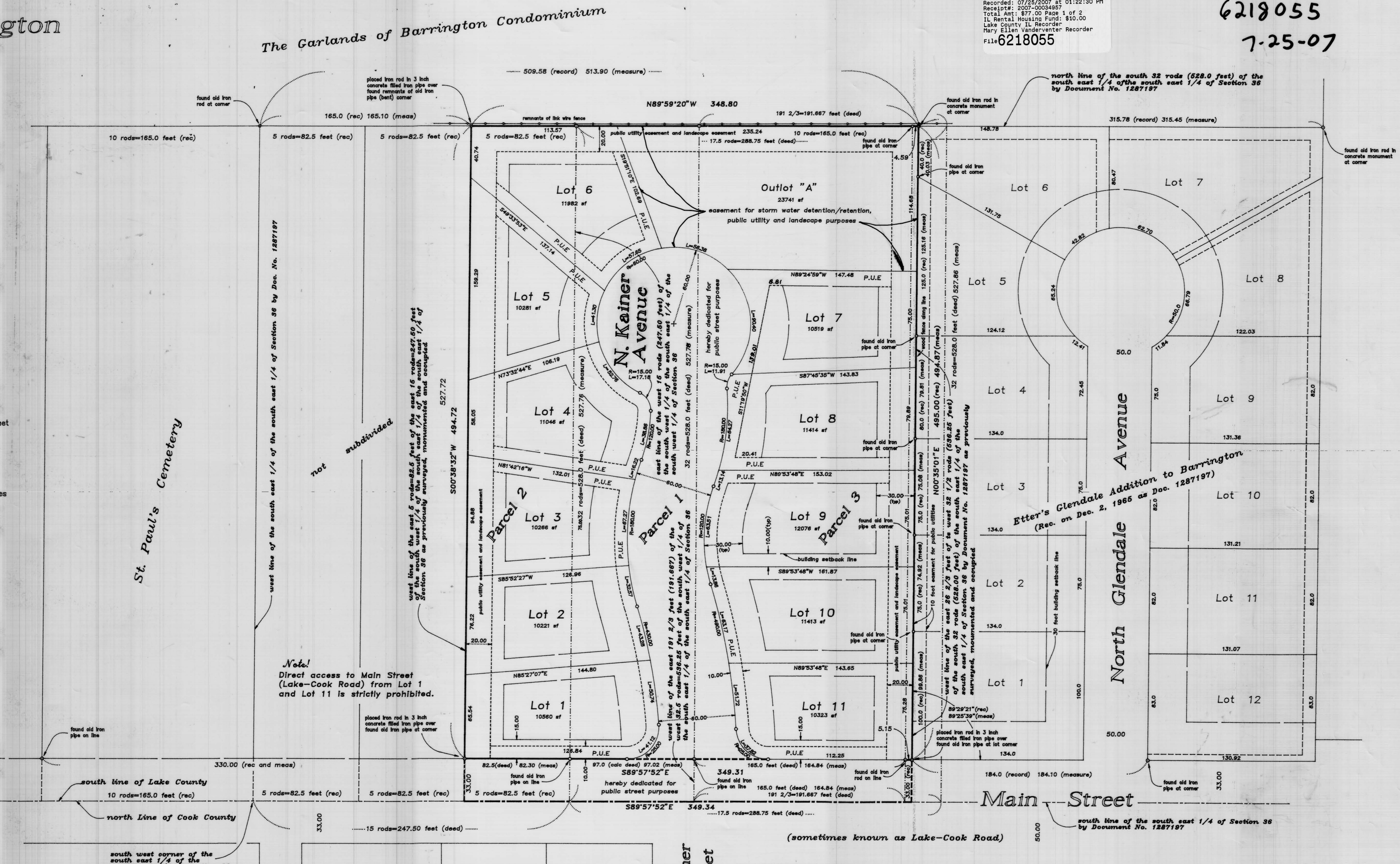
Image# 041895770002 Type: PSB
Recorded: 07/25/2007 at 01:22:30 PM
Receipt#: 2007-00034957
Total Amt: $77.00 Page 1 of 2
IL Rental Housing Fund: $10.00
Lake County IL Recorder
Mary Ellen Vanderventer Recorder
File 6218055

6218055
7-25-07



The Declaration of Covenants, Conditions, Restrictions, and Easements which are being recorded herewith as Document No. 6218054 are hereby incorporated by reference and made part of this Plat of Subdivision as fully as if set forth herein.

State of Illinois } s.s.
County of Lake }

In behalf of North Central Land Survey Company, Inc. we as Illinois Professional Land Surveyors do hereby certify that we have platted the property described in the caption of this plat.

We further certify that the property covered by this plat of subdivision is situated within an area designated as "Zone X" being areas outside of 500-year floodplain, by the Federal Emergency Management Agency Map No. 17097C0219/238 G revised November 6, 2000.

We also certify that the property included in this plat of subdivision is within the corporate limits of the Village of Barrington which has adopted an official plan and is exercising the special powers authorized by Division 12 of Article 11 of the municipal code of the State of Illinois.

dated at Lake Bluff, Illinois, this 14th day of May, 2007

North Central Land Survey Company, Inc.

(corporate seal) by [signature]
as President of said Company and as Illinois Professional Land Surveyor No. 2482

State of Illinois } s.s.
County of Lake }

We, Hamilton Court of Barrington, L.L.C., being of the County of Lake in the State aforesaid, do hereby certify that we are the legal owner of the property described in the caption of this plat and shown hereon as subdivided and that we have caused said property to be platted as shown hereon for the purpose of having this plat recorded as provided by law.

We further certify that the above described property lies within the following school districts:

(a) Elementary: Barrington Community Unit School District 220
(b) High School: Barrington Community Unit School District 220
(c) Rainey-Harper Junior College

dated at Barrington, Illinois, this 18th day of June, 2007

by: [signature]
Vice President

attest: ____________
(title)

HAMILTON COURT OF BARRINGTON LLC.
800 HART RD. SUITE 109
BARRINGTON, IL. 60010

State of Illinois } s.s.
County of Lake }

I, Karen G. Smith, a Notary Public in and for the County of Lake in the State aforesaid, do hereby certify that ____________ as President of Hamilton Court of Barrington, L.L.C., and ____________ its ____________, personally known to me to be the same persons whose names are subscribed to the above certificate of ownership, appeared before me this day in person and acknowledged that they executed said ownership certificate as their free and voluntary act and deed for the purpose and use set forth.

given under my hand and seal this 9 day of JULY, 2007

(notarial seal) Karen G Smith
Notary Public

My notarial commission expires on ____________, 20__.
OFFICIAL SEAL KAREN G. SMITH NOTARY PUBLIC, STATE OF ILLINOIS MY COMMISSION EXPIRES 9-27-08
9-27-08

State of Illinois } s.s.
County of Lake }

I, Willard Helander, County Clerk of the County of Lake in the State aforesaid, do hereby certify that I find no delinquent general taxes and no redeemable tax sales against the property included in this plat of subdivision. I do further certify that I have received all statutory fees due the County of Lake in Connection with the annexed plat.

dated at Waukegan, Illinois, this 9th day of July, 2007

(County Clerk's seal) Willard R Helander /dt
County Clerk of said County of Lake

State of Illinois } s.s.
County of Lake }

I find no deferred installments of outstanding unpaid assessments due against any of the property included in this plat of subdivision.

dated at Barrington, Illinois, this 3rd day of July, 2007.

Maggie Bosley
Treasurer of said Village of Barrington

approved by the Village Engineer of the Village of Barrington, Lake County, Illinois, this 25TH day of JUNE, 2007

[signature]
Engineer of said Village of Barrington

approved by the Plan Commission of the Village of Barrington, Lake County, Illinois, this 26th day of June, 2007

[signature]
Chairman of said Plan Commission

attest: Paul Evans
Secretary of the Plan Commission

approved and accepted by the President and Village Board of the Village of Barrington, Lake County, Illinois, this ____ day of ____________, 2007

Karen Y. Darch
President of said Village of Barrington

attest: [signature]
Village Clerk

(corporate seal)

State of Illinois } s.s.
County of Lake }

Barrington Bank and Trust Company, holder of a mortgage on the property described hereon as subdivided, which mortgage is dated September 22, 2006 and recorded on 10/6/06, as Document No. 6068789 hereby consents to the recording of this plat of subdivision and agrees that said mortgage is subject and subordinate to the provisions hereof. This consent does not release said property from the lien of said mortgage.

dated this 22 day of MAY, 2007

Barrington Bank and Trust Company as aforesaid and not individually or personally

by [signature]
Title: Executive Vice President

State of Illinois } s.s.
County of Lake }

I, KAREN G. Smith, a Notary Public in and for the County of Lake in the State aforesaid, do hereby certify that Michael P McEllen, personally known to me to be the same person whose name is subscribed to the above Mortgagor's certificate, appeared before me this day in person and acknowledged that HE executed said Mortgagor's certificate as HIS free and voluntary act and deed for the purpose and use set forth.

given under my hand and seal this 22 day of May, 2007

Karen G Smith
(notarial seal) Notary Public

My notarial commission expires on ____________, 20__.
OFFICIAL SEAL KAREN G. SMITH NOTARY PUBLIC, STATE OF ILLINOIS MY COMMISSION EXPIRES 9-27-2008

State of Illinois } s.s.
County of Lake }

I, Hamilton Court of Barrington, as Owner (or Authorized Agent), and I, John W. Brunner, as Engineer, do hereby state that 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 drainage will be changed, reasonable provision has been made for collection, detention, retention, and diversion of such surface waters into public areas, tile drains, and other drains which the subdividers have 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 this subdivision.

[signature] John W. Brunner Jr. PE
Owner or Authorized Agent — Engineer

Date: July 25, 2007 — Date: June 16, 2007

Illinois Department of Transportation Certificate

This plat has been approved by the Illinois Department of Transportation with respect to roadway access pursuant of 2 of "An Act to revise the law in relation to plats", as amended. A plan that meets the requirements contained in the Department's "Policy on Permits for access driveways to State Highways" will be required by the Department.
dated this 22 day of May, 2007

Diane M O'Keefe / [illegible]
Deputy Director of Highways
Region One Engineer

Non-exclusive Perpetual Village Utility Easement Provisions

A "Non-exclusive perpetual Village utility easement" is hereby reserved for and granted to the Village of Barrington, Cook and Lake Counties, Illinois (hereinafter sometimes referred to as "the Village" or "said Village"), and to those utility and other entities operating now, or in the future, under franchise from the Village of Barrington, in, on, upon, across, over, under and through the areas shown by dashed lines and labeled "P.U.E.", "public utility easement", or designated by the word "Outlot" on this plat of subdivision, such easements granting and reserving to and for the benefit of the Village, its officers, employees, contractors, and other agents the perpetual right, privilege and authority to construct, reconstruct, inspect, operate, replace, renew, alter, enlarge, remove, repair, clean and maintain various utility and similar transmission, receiving and distribution systems, including but not limited to cables, lines, transformers, computer devices, sanitary sewers, storm sewers, water mains and any and all necessary manholes, fire hydrants, pipes, connections, catch basins, buffalo boxes, and without limitation, such other installation as may be required to furnish utility and similar service to the attached area, and such appurtenances and additions thereto as said Village, utilities and similar entities as may be deemed necessary by said Village, over, upon, along, under and through said indicated easements, together with right of access across the lots and real estate shown on this plat of subdivision for all necessary persons and equipment to do any or all of the above work. The right is also hereby granted to said Village and its officers, employees, contractors, and other agents to cut down, trim or remove any trees, shrubs, or other plants that interfere with the operation of or access to said installations, in, on, upon, across, over, under or through said easements. No permanent buildings or trees 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 and rights. Where an easement is used for Village-owned utilities, other installations of public and private utilities by other entities shall be subject to the prior approval, as to location and design, of the said Village of Barrington so as not to interfere with the Village utilities and any conflicts in use shall be determined by the Village. In the event the Village, including its personnel or designees, enters upon any easement for the benefit of the Village for maintenance or similar purposes, the Village shall be responsible only for restoring the grade of and seeding the affected areas within a reasonable time thereafter.

Village Drainage and Detention Easement Provisions

An easement is hereby reserved for and granted to the Village of Barrington (hereinafter sometimes referred to as "the Village") over all areas indicated by the words "Village Drainage and Detention Easement", and/or by the words "Drainage Easement", and/or by the word "Outlot", for the perpetual right, privilege and authority to construct, reconstruct, grade, regrade, inspect, operate and otherwise maintain in an unobstructed condition a system of storm drains, manholes, inlets, overland drainage swales, and one or more detention basins for storage of storm water runoff ("the storm water management system"), together with the right of access over, upon and through said easement for the necessary individuals and equipment to perform said functions, but the Village shall have no duty or obligation to do so. The right (but not the duty or obligation) is also granted to the Village to cut down, trim or remove trees, bushes, vegetation and debris within said easement area for the uses and purposes herein set forth. No buildings, sheds, or objects and equipment shall be placed or erected on said easement, and no earth fill or extraneous materials shall be deposited on or regarding work undertaken within said easement without prior Village approval. Said easement area may be used, however, for shrubs, trees, plants, lawns, and other landscape improvements or fencing approved by the Village of Barrington that do not then or later interfere with the aforesaid easement uses and rights.

The Village has the right but not the duty or obligation to maintain the easement or the storm water management system and vegetation located therein. Hamilton Court Subdivision Homeowners' Association shall be perpetually responsible for the continued maintenance and proper operation of the storm water management system on this site, including but not limited to the easement and vegetation therein and the control of erosion within the said easement. No modifications to the grade of the land or to any portion of the stormwater management system or the vegetation within the easement shall be made without written approval of the Village. The Hamilton Court Subdivision Homeowners' Association and all individual lot owners acknowledge that the stormwater drainage within and from the site is highly dependent on the continued and perpetual proper operation and maintenance of the stormwater management system as designed.

The Village, in addition to any other rights it may have under this easement, shall have the right, but not the obligation, to file suit in any court of competent jurisdiction to enforce and require the performance of the obligations under the provisions of this easement, and to enforce by any proceeding at law or in equity all other restrictions, conditions, covenants, reservations, liens and charges now or hereafter imposed by the provisions of this easement against the Hamilton Court Subdivision Homeowners' Association and all individual lot owners. In the event the Hamilton Court Subdivision Homeowners' Association or an individual lot owner fails to fulfill the responsibilities outlined herein, the Village may, but shall not be obligated to fulfill them, and the costs thereof may be recorded as a lien or liens on the title to all lots within the Hamilton Court Subdivision.

Non-exclusive Perpetual Easement Provisions

A non-exclusive perpetual easement for serving the Subdivision and other property with electric and communications service is hereby reserved for and granted to:

~~Commonwealth Edison Company,~~
AT&T,
and any entity granted a cable television and/or a video services franchise by the Village of Barrington, collectively, "Grantees", their respective successors and assigns, jointly and severally, to install, operate, construct, reconstruct, inspect, operate, replace, renew, alter, enlarge, remove, repair, clean and maintain, from time to time, facilities used in connection with overhead and underground transmission and distribution of electricity and sounds and signals in, on, upon, over, under, across, along and through the surface of the property shown within the dotted lines on the plat and marked "Easement", and the property designated on the plat as Outlot A or, whether public or private, together with the right to install required service connections over or under the surface of each lot or areas to serve improvements thereon, or on adjacent lots, 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 subdivided property for all such purposes. Obstructions shall not be placed over grantees' facilities or in, upon, or over the property within the dotted lines marked "Easement" without the prior written consent of Grantees. 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. Relocation of facilities shall be done by Grantees at the cost of Grantor/Lot Owner, upon written request.

A non-exclusive perpetual easement is hereby reserved for and granted to: Northern Illinois Gas Company (NICOR), its successors and/or assigns,

In all platted "easement" areas, streets, alleys, other public ways and places shown on this plat, said easement to be for the installation, operation, maintenance, construction, reconstruction, inspection, replacement, renewal, alteration, enlargement, repair, relocation, renewal and removal of gas mains and appurtenances for the purpose of serving all areas shown on this plat as well as other property, whether or not contiguous thereto. No buildings or other structures shall be constructed on or erected in any such easement areas, streets, alleys, or other public ways or places nor shall any other use be made thereof which will interfere with the easements reserved and granted hereby.

Non-exclusive Landscaping Easement

All areas designated on the Plat by the words "Landscaping Easement" shall be subject to a non-exclusive landscaping easement in favor of the Hamilton Court Subdivision Homeowners' Association and the Village of Barrington ("the Village"), and their respective officers, employees, contractors, and/or other agents, for the purposes of access to and maintenance of the landscaping within such areas, but the Village shall have no duty or obligation to do so. The Village, in addition to any other rights it may have under this easement, shall have the right, but not the obligation, to file suit in any court of competent jurisdiction to enforce and require the performance of the obligations under the provisions of this easement, and to enforce by any proceeding at law or in equity all other restrictions, conditions, covenants, reservations, liens and charges now or hereafter imposed by the provisions of this easement against the Hamilton Court Subdivision Homeowners' Association and all individual lot owners. In the event the Hamilton Court Subdivision Homeowners' Association or an individual lot owner fails to fulfill the responsibilities outlined herein, the Village may, but shall not be obligated to fulfill them, and the costs thereof may be recorded as a lien or liens on the title to all lots within the Hamilton Court Subdivision.

Mail to: Village of Barrington
200 South Hough Street
Barrington, Illinois 60010

This plat submitted to the Office of the Recorder of Deeds in Lake County, Illinois by:

Name: Lawrence G. Traynoff, PLS
Address: 51 Sherwood Terrace
Lake Bluff, Illinois 60044

ordered by
Hamilton Homes, Inc.
800 Hart Road
Barrington, Illinois

Order No. 16183

File No. none

Field Book E500 Page 1

Date: August 2, 2005
November 20, 2006
December 19, 2006
December 26, 2006
January 3, 2007
January 23, 2007

July 25, 2007

North Central Land Survey Company, Inc.
Land Surveyors – Cartographers
51 Sherwood Terrace • Lake Bluff • Illinois 60044
phone 847•295•1390 fax 847•295•1392
Professional Illinois and Wisconsin Land Surveyors