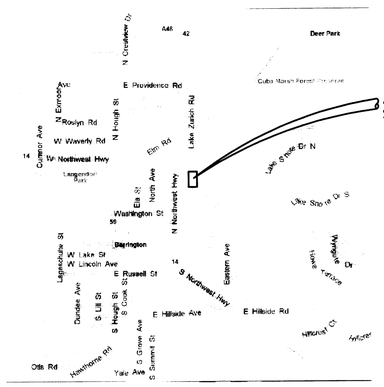
6389936
9-10-08

PEPPER COMPANY SUBDIVISION

OF

Part of the Southeast Quarter of Section 36, Township 43 North, Range 9, East of the Third Principal Meridian, in Lake County, Illinois.



N

GRAPHIC SCALE

80 0 40 80

(IN FEET)
1 inch = 80 ft.

LAKE ZURICH ROAD

NORTHWEST HIGHWAY US RTE. 14
WIDENED PER DOC. NO. 755840

C15 R=48.50 28.24
C6 R=48.50 23.91
C14 R=486.00 124.42
C13 R=513.00 131.39
N 52°29'30" W 28.42
S 37°30'30" E 47.70
N 6°30'29" W 204.98
S 6°30'29" E 204.98
Easement for Ingress and Egress for the benefit of Pepper Construction Company
RIGHTS OF INGRESS AND EGRESS EASEMENT FOR THE BENEFIT OF HOSPICE OF NORTHEASTERN ILLINOIS GRANTED UNDER SEPARATE DOCUMENT
S 79°49'35" E 14.05
N 84°50'58" E 96.46
S 84°50'59" W 88.17
N 04°52'48" W 40.83
S 04°52'48" E 42.90
S 00°01'38" E 5.70
S 89°44'38" W 358.35
N 89°44'38" E 412.24
S 89°44'38" W 259.34
15 ft Easement for Public Utilities
N 88°48'13" E 148.87
S 88°48'13" W 473.56
15 ft Easement for Public Utilities
EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PEPPER CONSTRUCTION COMPANY RECORDED MARCH 30, 2006 AS DOCUMENT NO. 5970406
N 89°44'38" E 358.35
557.82
C9 R=170.00 19.56
C12 R=140.00 29.57
C11 R=53.50 67.75
N 29°48'08" W 31.82
C10 R=23.50 30.27
S 29°48'08" E 15.87
29.69
NORTH LINE OF SOUTHEAST 1/4 SECTION 36-43-9
36 31
36 31
P.O.C. PARCEL 4
P.O.B. PARCEL 2
100.00'
N89°44'38"E 1272.00'
732.13'
10.00 ft. Easement for Sanitary Sewer per Doc. No. 1264200 recorded June 1, 1965 and Doc. No. 362455
EAST LINE OF THE SOUTHEAST 1/4 SECTION 36-43-9
64.05'
355.36'
475.82'
539.87'
129.08'
PARCEL 4
20,805.42 Sq.Ft.
0.478 Acres
N89°00'32"E 100.00'
50.00'
S85°15'07"E
N89°00'32"E 362.31'
(362.44' REC.)
N32°47'58"E 540.00'
Δ=04°57'30" R=540.50' L=46.77'
S89°00'32"W 499.37'
(499.48' REC.)
P.O.B. PARCEL 4
590.28'
N54°13'16"E 719.36' (720.03 Rec.)
Δ=13°15'42" R=540.50' L=125.11'
LOT 2
295,990.08 Sq.Ft.
6.795 Acres
LOT 1
789,164.43 Sq.Ft.
18.117 Acres
EASEMENT FOR UTILITIES DOC 3318159
10'
EXCEPTION TO PARCEL 1
S17°21'42"E 411.43'
TEMPORARY EASEMENT
10' UTILITY EASEMENT DOC 911690 DATE JUNE 12, 1956
10' EASEMENT FOR SANITARY SEWER DOC 815001 DATE FEB. 1, 1954 REGRANTED DOC 827413 DATE JUNE 16, 1954
N01°01'17"W 463.60'
415.00'
N01°01'17"W 758.00'
WEST LINE OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 36-43-9
50' VILLAGE EASEMENT DOC 1689721 DATED DEC. 13, 2004
50'
N01°01'17"W 833.00'
S01°01'17"E 833.00'
S00°18'58"W 832.97' (833.00' REC.)
314.76'
485.00'
170.11'
S89°44'38"W 1111.48' (1111.54' REC.)
FND 3/4" I.P.
FND. I.P. 10.03 NORTH 0.07 EAST
355.36'
626.48'
10' UTILITY AND STORMWATER DOC 1119041 DATE AUG. 16, 1961
10' EASEMENT FOR WATERMAIN DOC 1240064 DATE SEPT 24, 1964
S89°44'38"W 732.13'
700.00'
P.O.B. PARCEL 3
FND I.P. 0.72 NORTH 0.32 WEST
FND I.P. @ CORNER
N00°18'58"E 124.46'
S00°18'58"W 124.46'
S89°44'38"W 700.00'
FND I.P. 0.05 SOUTH 0.08 EAST
LINE 933.0' SOUTH OF NORTH LINE SOUTHEAST 1/4 SECTION 36-43-9
PART OF JACK LAGESCHULTE'S EASTWOOD UNIT 2 SUBDIVISION

NOTES:
THIS SURVEY DOES NOT SHOW EXISTING IMPROVEMENTS. PLEASE REFER TO EXISTING CONDITIONS SURVEY PREPARED BY: GEWALT HAMILTON ASSOCIATES, INC.

Image# 043798250004 Type: PSB
Recorded: 09/10/2008 at 03:12:31 PM
Receipt#: 2008-00047326
Total Amt: $78.00 Page 1 of 4
IL Rental Housing Fund: $10.00
Lake County IL Recorder
Mary Ellen Vanderventer Recorder
File 6389936

GEWALT HAMILTON ASSOCIATES, INC.
CONSULTING ENGINEERS & SURVEYORS
850 Forest Edge Drive Vernon Hills, IL 60061 Tel. 847.478.9700 Fax 847.478.9701

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PLAT OF SUBDIVISION

PEPPER CONSTRUCTION AND HOSPICE OF NORTHEASTERN ILLINOIS BARRINGTON, ILLINOIS

NO.	BY	DATE	REVISION
4	TJZ	8-25-08	REVISE CERTIFICATES
3	TJZ	8-15-08	REMOVE EASEMENTS
2	TJZ	8-11-08	FINAL PLAT
1	TJZ	6-20-08	STAFF REVIEW

FILE: 3635-pss2.dwg
DRAWN BY: PJS DATE: 4-24-08
GHA PROJECT # 3635.325
CHECKED BY: TJZ DATE: 4-24-08
SCALE: 1"=80'
SHEET NUMBER: 1 OF 2 SHEETS

6389936
9-10-08

PEPPER COMPANY SUBDIVISION

OF

Part of the Southeast Quarter of Section 36, Township 43 North, Range 9, East of the Third Principal Meridian, in Lake County, Illinois.

OWNER'S CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF LAKE) S.S.

THE PEPPER COMPANIES, INC. HEREBY CERTIFIES THAT IT IS THE OWNER OF THE LAND DESCRIBED HEREON AS LOT 1 AND THAT AS SAID OWNER HAS CAUSED THE SAID PROPERTY TO BE SURVEYED AND SUBDIVIDED FOR THE USES AND PURPOSES THEREIN SET FORTH AND DOES HEREBY ACKNOWLEDGE AND ADOPT THE SAME UNDER THE TITLE THEREON INDICATED.

DATED THIS 26th DAY OF August 2008.

Thomas M O'Keary
SIGNATURE

Thomas M O'Keary Executive Vice President
PRINTED NAME

OWNER'S ACKNOWLEDGMENT

STATE OF ILLINOIS)
COUNTY OF LAKE) S.S.

I, Mary G. CHIERO A NOTARY PUBLIC IN AND FOR THE STATE OF ILLINOIS DO HEREBY CERTIFY THAT THOMAS M. O'LEARY PERSONALLY KNOWN TO ME TO BE THE SAME PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AS THE OWNER OF THE PROPERTY DESCRIBED HEREON, APPEARED BEFORE ME THIS DAY IN PERSON AND ACKNOWLEDGED THAT HE SIGNED AND DELIVERED THE SAID INSTRUMENT AS HIS FREE AND VOLUNTARY ACT FOR THE GARLANDS OF BARRINGTON LLC., AN ILLINOIS LIMITED LIABILITY COMPANY FOR THE USES AND PURPOSES HEREIN SET FORTH.

GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS 26th DAY OF August 2008.

Mary G. Chiero
NOTARY PUBLIC

"OFFICIAL SEAL"
MARY G. CHIERO
Notary Public, State of Illinois
My Commission Expires 09/28/09

OWNER'S CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF LAKE) S.S.
THE PEPPER COMPANIES, INC. HEREBY CERTIFIES THAT IT IS THE OWNER OF THE LAND DESCRIBED HEREON AS LOT 2 AND THAT AS SAID OWNER HAS CAUSED THE SAID PROPERTY TO BE SURVEYED AND SUBDIVIDED FOR THE USES AND PURPOSES THEREIN SET FORTH AND DOES HEREBY ACKNOWLEDGE AND ADOPT THE SAME UNDER THE TITLE THEREON INDICATED.

DATED THIS 26th DAY OF August 2008.

Thomas M O'Keary
SIGNATURE

Thomas M O'Keary Executive Vice President
PRINTED NAME

OWNER'S ACKNOWLEDGMENT

STATE OF ILLINOIS)
COUNTY OF LAKE) S.S.

I, Mary G. CHIERO A NOTARY PUBLIC IN AND FOR THE STATE OF ILLINOIS DO HEREBY CERTIFY THAT THOMAS M. O'LEARY PERSONALLY KNOWN TO ME TO BE THE SAME PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AS THE OWNER OF THE PROPERTY DESCRIBED HEREON, APPEARED BEFORE ME THIS DAY IN PERSON AND ACKNOWLEDGED THAT HE SIGNED AND DELIVERED THE SAID INSTRUMENT AS HIS FREE AND VOLUNTARY ACT FOR BARRINGTON HEALTHCARE LLC., AN ILLINOIS LIMITED LIABILITY COMPANY FOR THE USES AND PURPOSES HEREIN SET FORTH.

GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS 26th DAY OF AUGUST 2008.

Mary G. Chiero
NOTARY PUBLIC

"OFFICIAL SEAL"
MARY G. CHIERO
Notary Public, State of Illinois
My Commission Expires 09/28/09

VILLAGE BOARD CERTIFICATE

STATE OF ILLINOIS)
COUNTIES OF COOK AND LAKE) S.S.

APPROVED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF BARRINGTON, AT A MEETING HELD THIS 29 DAY OF August, 2008.

Karen Darch
PRESIDENT OF THE BOARD OF TRUSTEES

ATTEST: James P. Dillon by Melanie Marcenko Deputy Clerk
VILLAGE CLERK

PLAN COMMISSION CERTIFICATE

STATE OF ILLINOIS)
COUNTIES OF COOK AND LAKE) S.S.

APPROVED BY THE PLAN COMMISSION OF THE VILLAGE OF BARRINGTON AT A MEETING HELD THIS 21st DAY OF August, 2008.

CHAIRMAN

Rosalie E. Lueraman
SECRETARY

Village Clerk as Ex-officio Village Collector
~~VILLAGE COLLECTOR'S TAX CERTIFICATE~~

STATE OF ILLINOIS)
COUNTIES OF COOK AND LAKE) S.S.

I James P. Dillon, VILLAGE ~~COLLECTOR~~ Clerk FOR THE VILLAGE OF BARRINGTON, DO HEREBY CERTIFY THAT I FIND NO DELINQUENT GENERAL TAXES, UNPAID CURRENT GENERAL TAXES, OR DELINQUENT SPECIAL ASSESSMENTS DUE AGAINST THE PROPERTY INCLUDED IN THE PLAT HEREON DRAWN.

DATED THIS 29 DAY OF August 2008.

James P. Dillon by Melanie Marcenko Deputy Clerk
VILLAGE COLLECTOR

COUNTY CLERK'S TAX CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF LAKE) S.S.

I, Willard R Helander, COUNTY CLERK OF LAKE COUNTY, ILLINOIS, DO HEREBY CERTIFY THAT THERE ARE NO DELINQUENT GENERAL 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 HAND AND SEAL OF THE COUNTY OF LAKE, ILLINOIS THIS 10th day of September 2008.

Willard R Helander /db
COUNTY CLERK

SCHOOL DISTRICT CERTIFICATE

THIS IS TO CERTIFY THAT THE PEPPER COMPANIES, INC., AS OWNERS OF THE PROPERTY DESCRIBED AS "PEPPER COMPANY" SUBDIVISION AND LEGALLY DESCRIBED HEREON, HAVE DETERMINED TO THE BEST OF MY KNOWLEDGE, THE SCHOOL DISTRICT IN WHICH EACH OF THE FOLLOWING LOTS LIES.

ALL LOTS LIE IN THE ELEMENTARY AND HIGH SCHOOL COMMUNITY SCHOOL DISTRICT 220.

Chairman
OWNER LOT 1

Secretary
OWNER LOT 2

SURFACE WATER DRAINAGE STATEMENT

STATE OF ILLINOIS)
) S.S.
COUNTY OF LAKE)

WE, THE PEPPER COMPANIES, INC., OWNER OF THE PROPERTY DESCRIBED HEREON, AND DONALD MATTHEWS, PROFESSIONAL ENGINEER OF THE STATE OF ILLINOIS, 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 OF ANY PART THEREOF, OR, THAT IF SUCH SURFACE WATER DRAINAGE WILL BE CHANGED, REASONABLE PROVISION HAS BEEN MADE FOR THE COLLECTION AND DIVERSION OF SUCH SURFACE WATERS INTO THE PUBLIC AREAS OR DRAINS WHICH THE OWNERS 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 THE SUBDIVISION.

THE PEPPER COMPANIES, INC.

DONALD MATTHEWS
REGISTERED PROFESSIONAL ENGINEER OF ILLINOIS

STATE OF ILLINOIS)
COUNTY OF LAKE) S.S.

GEWALT HAMILTON AND ASSOCIATES HEREBY CERTIFIES THAT WE HAVE SURVEYED AND SUBDIVIDED INTO LOTS THE FOLLOWING DESCRIBED PROPERTY:

PARCEL 1:
THAT PART OF THE SOUTHEAST QUARTER OF SECTION 36, TOWNSHIP 43 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, LAKE COUNTY, ILLINOIS DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 100 FEET SOUTH OF THE NORTH LINE OF SAID SOUTHEAST QUARTER AND 732.13 FEET WEST OF THE EAST LINE OF SAID SOUTHEAST QUARTER; THENCE SOUTH ALONG A LINE PARALLEL WITH THE EAST LINE OF SAID SOUTHEAST QUARTER, A DISTANCE OF 833 FEET; THENCE WEST PARALLEL WITH THE NORTH LINE OF SAID SOUTHEAST QUARTER, A DISTANCE OF 1,111.54 FEET, MORE OR LESS, TO THE EAST LINE OF THE NORTHWEST HIGHWAY (AS WIDENED UNDER DOCUMENT NUMBER 755840); THENCE NORTH ALONG THE SAID EAST LINE OF WIDENED NORTHWEST HIGHWAY, A DISTANCE OF 415 FEET; THENCE NORTHEASTERLY ALONG A STRAIGHT LINE, A DISTANCE OF 720.03 FEET, MORE OR LESS, TO A POINT IN A LINE 100 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF SAID SOUTHEAST QUARTER, SAID POINT BEING 1,272 FEET WEST OF THE EAST LINE OF SAID SOUTHEAST QUARTER; THENCE EAST ALONG LAST SAID PARALLEL LINE A DISTANCE OF 539.87 FEET TO THE POINT OF BEGINNING; EXCEPTING THEREFROM THE WEST 655.11 FEET (AS MEASURED ALONG THE SOUTH LINE) THEREOF, ALL IN LAKE COUNTY, ILLINOIS.

PARCEL 2:
THAT PART OF THE SOUTHEAST QUARTER OF SECTION 36, TOWNSHIP 43 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, LAKE COUNTY, ILLINOIS DESCRIBED AS FOLLOWS: BEGINNING AT A POINT IN THE EAST LINE OF SAID SOUTHEAST QUARTER 100 FEET SOUTH OF THE NORTH LINE OF SAID SOUTHEAST QUARTER; THENCE SOUTH ALONG THE EAST LINE OF SAID SOUTHEAST QUARTER, A DISTANCE OF 833 FEET; THENCE WEST PARALLEL WITH THE NORTH LINE OF SAID SOUTHEAST QUARTER, A DISTANCE OF 732.13 FEET; THENCE NORTH PARALLEL WITH THE EAST LINE OF SAID SOUTHEAST QUARTER, A DISTANCE 833 FEET; THENCE EAST ALONG A LINE WHICH IS 100 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF THE SAID SOUTHEAST QUARTER, A DISTANCE OF 732.13 FEET TO THE POINT OF BEGINNING; ALL IN LAKE COUNTY, ILLINOIS.

PARCEL 3:
THAT PART OF THE SOUTHEAST QUARTER OF SECTION 36, TOWNSHIP 43 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, LAKE COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 933 FEET SOUTH OF THE NORTH LINE OF SAID SOUTHEAST QUARTER AND IN THE EAST LINE OF SAID SOUTHEAST QUARTER; THENCE SOUTH ALONG THE EAST LINE OF SAID SOUTHEAST QUARTER A DISTANCE OF 124.46 FEET; THENCE WEST PARALLEL WITH THE NORTH LINE OF SAID SOUTHEAST QUARTER. A DISTANCE OF 700.00 FEET; THENCE NORTH PARALLEL TO THE EAST LINE OF SAID SOUTHEAST QUARTER, A DISTANCE OF 124.46 FEET; THENCE EAST PARALLEL TO THE NORTH LINE OF SAID SOUTHEAST QUARTER, A DISTANCE OF 700.00 FEET, MORE OR LESS, TO THE POINT OF BEGINNING, IN LAKE COUNTY, ILLINOIS.

WE FURTHER CERTIFY THAT THIS PLAT REPRESENTS SAID SURVEY AND SUBDIVISION, AND THAT THE DIMENSIONS SHOWN HEREON ARE IN FEET AND DECIMAL PARTS THEREOF.

WE FURTHER CERTIFY THAT THIS PROPERTY IS WITHIN ZONE X, AN AREA DETERMINED TO BE OUTSIDE THE 500 YEAR FLOODPLAIN, ACCORDING TO THE FEMA FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 17097 C0217, EFFECTIVE DATE SEPTEMBER 3, 1997.

WE FURTHER CERTIFY THAT THE PROPERTY IS LOCATED WITHIN THE VILLAGE OF BARRINGTON WHICH HAS ADOPTED A CITY PLAN AND IS EXERCISING THE SPECIAL POWERS AUTHORIZED BY DIVISION 12 OF ARTICLE II OF THE ILLINOIS MUNICIPAL CODE.

WE FURTHER CERTIFY THAT ALL MONUMENTS DESCRIBED ON THIS PLAT, WILL BE SET, IN COMPLIANCE WITH THE PLAT ACT WHEN SITE GRADING IS COMPLETE

WE HEREBY AUTHORIZE THE VILLAGE OF BARRINGTON, ITS REPRESENTATIVE OR DESIGNEE TO RECORD THIS PLAT WITH THE RECORDERS OFFICE OF LAKE COUNTY ILLINOIS

DATED AT VERNON HILLS THIS 24TH DAY OF APRIL, 2008.

GEWALT HAMILTON ASSOCIATES INC.
PROFESSIONAL DESIGN FIRM LICENSE NO. 184-000922

Thomas Zeitler
THOMAS J. ZEITLER
ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 3622
LICENSE EXPIRES NOVEMBER 30, 2008

PROFESSIONAL LAND SURVEYOR
THOMAS J. ZEITLER
035-003622
STATE OF ILLINOIS

GEWALT HAMILTON
ASSOCIATES, INC.
CONSULTING ENGINEERS & SURVEYORS
850 Forest Edge Drive Vernon Hills, IL 60061 Tel. 847.478.9700 Fax 847.478.9701

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PEPPER CONSTRUCTION AND HOSPICE OF NORTHEASTERN ILLINOIS BARRINGTON, ILLINOIS

NO.	BY	DATE	REVISION
4	TJZ	8-25-08	REVISE CERTIFICATES
3	TJZ	8-15-08	REMOVE EASMENTS
2	TJZ	8-11-08	FINAL PLAT
1	TJZ	6-20-08	STAFF REVIEW

NO.	BY	DATE	REVISION

FILE: 3635-pss2.dwg
DRAWN BY: PJS
DATE: 4-24-08
CHECKED BY: TJZ
DATE: 4-24-08
GHA PROJECT # 3635.325
SCALE: NTS
SHEET NUMBER: 2
OF 2 SHEETS