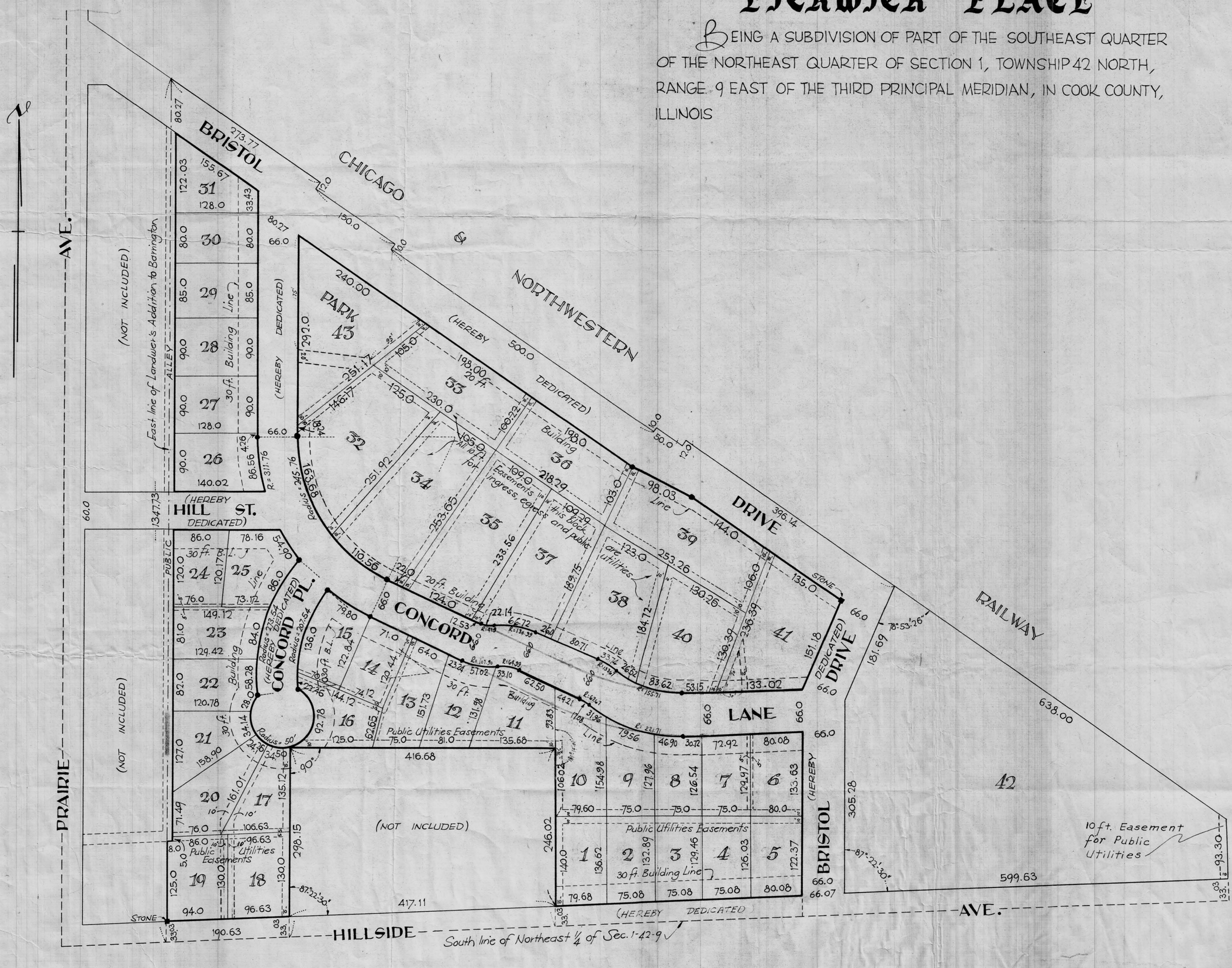
PICKWICK PLACE

BEING A SUBDIVISION OF PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 1, TOWNSHIP 42 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS



Approved by the President and Board of Trustees of the Village of Barrington, Illinois, at a meeting held this 15 day of June, A.D. 1964.

by: John H. Dillon
President

Attest: Mary L. Finkerman
Village Clerk

Approved by the Plan Commission of the Village of Barrington, Illinois, at a meeting held the 5th day of May, A.D. 1963.

L. P. Hartlaub
Chairman

I find no defered installments of outstanding unpaid special assessments due against the property described hereon.

Dated: June 22, A.D. 1964, at Barrington, Illinois.

B. J. Zeluder
Village Collector

The undersigned, Citizens Bank & Trust Company, Park Ridge, Illinois, Trustee under Trust Agreement dated July 18, 1961 and known as Trust № 255, owner of the real estate shown and described herein, does hereby lay off, plat and subdivide said real estate in accordance with the within plat. This subdivision shall be known and designated as Pickwick Place, being a subdivision of part of the Southeast quarter of the Northeast quarter of Section 1, Township 42 North, Range 9 East of the Third Principal Meridian, in Cook County, Illinois. All streets shown and not heretofore dedicated are hereby dedicated to the public. Building setback lines are hereby established as shown on this plat, between which lines and the property lines of the streets, there shall be erected or maintained no building or structure. There are strips of ground ten and twenty feet in width as shown on this plat and marked "Public Utilities Easement" reserved for the installation of water and sewer mains, ducts, lines and wires, subject at all time to the proper authorities and to the easements herein reserved. No permanent or other structures are to be erected or maintained upon said strips of land, but owners of lots in this subdivision shall take their titles subject to the rights of the public utilities, and to the rights of the owners of other lots in this subdivision.

In witness whereof, Citizens Bank & Trust Company, Park Ridge, Illinois, as Trustee under the provisions of Trust Agreement dated July 18, 1961 and known as Trust № 255, has caused this plat to be executed by its Vice President and by its Asst Secretary and its corporate seal to be hereunto affixed this 8 day of June, 1964.

Robert H. Fitzpatrick
Vice President

Attest: Evelyn Johnson
Asst Secretary

STATE OF ILLINOIS)
COUNTY OF COOK) ss:.

I, William W. Brough, a Notary Public, in and for said County in the State aforesaid, do hereby certify that Robert H. Fitzpatrick, Vice President and Evelyn Johnson, Asst Secretary of said Citizens Bank & Trust Company, Park Ridge, Illinois, who are personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Vice President and Asst Secretary, respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act and as the free and voluntary act of said corporation, for the uses and purposes therein set forth;

and the said Asst Secretary did also, then and there, acknowledge that she, as custodian of the corporate seal of said corporation, did affix said seal of said corporation to said instrument as her own free and voluntary act, and as the free and voluntary act of said corporation, as legal holder of notes, as aforesaid, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 8 day of June, A.D. 1964.

William W. Brough
Notary Public

Easement Provisions

An easement is hereby reserved for and granted to the **Illinois Bell Telephone Company** and the **Commonwealth Edison Company** and their respective successors and assigns within the area as shown by dotted lines on the plat and marked "Easement," to install, lay, construct, renew, operate and maintain conduits, cables, poles and wires, overhead and underground, with all necessary braces, guys, anchors and other equipment for the purpose of serving the subdivision and other property with telephone and electric service; also is hereby granted the right to use the streets for said purposes, the right to overhang all lots with aerial service wires to serve adjacent lots, the right to enter upon the lots at all times to install, lay, construct, renew, operate and maintain within said easement area said conduits, cables, poles, wires, braces, guys, anchors and other equipment; and finally the right is hereby granted to cut down and remove or trim and keep trimmed any trees, shrubs or saplings that interfere or threaten to interfere with any of the said public utility equipment. No permanent buildings or trees shall be placed on said easement, but same may be used for gardens, shrubs, landscaping and other purposes that do not then or later interfere with the aforesaid uses or the rights herein granted.

It is expressly understood and agreed that the telephone & electric wires & services shall be underground, except where existing poles of the Edge it the said lot, and services to perimeter lots.

An **easement** is hereby reserved for and granted to

Northern Illinois Gas Company

its successors and assigns, in all platted "easement" areas, streets, alleys, other public ways and places shown on this plat, said easement to be for the installation, maintenance, relocation, renewal and removal of gas mains and appurtenances.

STATE OF ILLINOIS)
COUNTY OF COOK) ss:.

I, JOHN MARNUL, hereby certify that I am an Illinois Registered Land Surveyor, in compliance with the laws of the State of Illinois and this plat correctly represents a survey completed by me on May 22nd 1964, that all monuments shown thereon actually exist and material are accurately shown:

and that I further certify that I have surveyed:

That part of the Northeast quarter (1/4) of Section 1, Township 42 North, Range 9 East of the Third Principal Meridian, described as follows:

Beginning at the intersection of the East line of Landwer's Addition to Barrington, with the Southerly line of the right-of-way of the Chicago and Northwestern Railway; thence South 0 degrees 24 minutes East along said East line, 1347.73 feet to the center line of Limits Road, as originally laid out; thence easterly and northeasterly along the center line of Limits Road aforesaid and said center line extended to the Southerly right-of-way line of the Chicago and Northwestern Railway aforesaid; thence North 55 degrees 46 minutes West along said right-of-way line, 1032.0 feet to an angle in said right-of-way line; thence South 34 degrees 14 minutes West, 12 feet; thence North 55 degrees 46 minutes West, 50 feet; thence South 34 degrees 14 minutes West, 10 feet; thence North 55 degrees 46 minutes West, 500 feet; thence North 34 degrees 14 minutes East, 10 feet; thence North 55 degrees 46 minutes West, 150 feet; thence North 34 degrees 14 minutes East, 12 feet; thence North 55 degrees 46 minutes West, 283.5 feet to the place of beginning; excepting therefrom that portion thereof lying in the North and South alley running through original Blocks 1 and 2, in Munday's Barrington Park Subdivision; and also excepting therefrom that part thereof lying in Limits Road, as originally laid out, and also excepting therefrom that part of the following described tract lying north of Limits Road, as originally laid out:

Beginning at the intersection of the East line of Landwer's Addition to Barrington with the Southerly right-of-way line of the Chicago and Northwestern Railway; thence South 0 degrees 24 minutes East, 1314.73 feet to the North line of Hillside Avenue, as platted in the Village of Barrington; thence North 87 degrees 57 minutes East along said North line of street, 369.7 feet for a place of beginning;

thence North 0 degrees 24 minutes West, 260.0 ft.; thence North 89 degrees 36 minutes East, 237.68 feet; thence South 0 degrees 24 minutes East, 253.16 feet; to the point of intersection of the North line of Hillside Avenue and the center line of vacated Limits Road, as originally laid out; thence South 87 degrees 57 minutes West along said North line of Hillside Avenue, 237.70 feet to the place of beginning;

and also, excepting therefrom that part thereof described as follows:

Commencing at the intersection of the East line of Landwer's Addition to Barrington with the Southerly right-of-way line of the Chicago and Northwestern Railway; thence South 0 degrees 24 minutes East, 1314.73 feet to the North line of Hillside Avenue, as platted in the Village of Barrington; thence North 87 degrees 57 minutes East along said North line of street, 369.7 feet for place of beginning; thence North 0 degrees 24 minutes West, 260 feet; thence South 89 degrees 36 minutes West, 179 feet; thence South 0 degrees 24 minutes East, 265.15 feet to the North line of said Hillside Avenue; thence North 87 degrees 57 minutes East, 179 feet along said North line of said Hillside Avenue to place of beginning).

Also, all that part of the public roadway heretofore known as Limits Road (now vacated) running northeasterly and southwesterly in the Northeast quarter (1/4) of Section 1, Township 42 North, Range 9 East of the Third Principal Meridian, in Cook County, Illinois, lying north and northeasterly of the South 33 feet of said Northeast quarter (1/4) of said Section 1 (being the North line of the present Hillside Avenue) and lying westerly of the Southwesterly right-of-way line of the Chicago and Northwestern Railway and being part of the roadway in Lot 11, in County Clerk's Division of the Northeast quarter (1/4) of said Section 1, according to the Plat of said Division, recorded April 24, 1895, in Book 64 of Plats, page 45, as Document № 2206887 and being part of said Limits Road, as vacated by an Ordinance passed and approved February 27, 1933, by the President and Board of Trustees of the Village of Barrington, recorded October 6, 1955, in Book 454 of Plats, pages 20 and 21, as Document № 16384265 and by an Ordinance passed and approved November 21, 1955, by the President and Board of Trustees of said Village, recorded December 9, 1955, in Book 53007, pages 124 and 125, as Document № 16442427 (excepting from said tract that part thereof described as follows:

Commencing at the point of intersection of the centerline of said vacated Limits Road and North line of Hillside Avenue as platted in the Village of Barrington; thence North 0 degrees 24 minutes West, 34.23 feet to the North line of said vacated Limits Road; thence southwesterly along the North line of said vacated Limits Road, 138.44 feet to a point of intersection of the said North line of vacated Limits Road and the North line of said Hillside Avenue; thence easterly 133.77 feet along the North line of said Hillside Avenue to the place of beginning; and excepting from said tract that part of the South half (1/2) thereof lying northeasterly of a line described as follows:

Commencing at the point of intersection of the North line of Hillside Avenue (as platted in the Village of Barrington) with the centerline of vacated Limits Road (as originally laid out) and running thence northeasterly along the centerline of vacated Limits Road, 65 feet to the point of beginning of the line being herein described, said line running thence South 0 degrees 24 minutes East, 14.26 feet to the North line of Hillside Avenue).

Also, all that part of the Southeast quarter (1/4) of the Northeast quarter (1/4) of Section 1, Township 42 North, Range 9 East of the Third Principal Meridian, being part of Lot Eleven (11) of County Clerk's Division of the Northeast quarter (1/4) of Section 1, Township 42 North, Range 9 East of the Third Principal Meridian, described as follows:

Commencing at a point on the South line of said Northeast quarter (1/4), 561.7 feet west of the Southeast corner of said Northeast quarter (1/4); thence North, 123.5 feet, more or less, to the center of the Public Roadway heretofore known as Limits Road (now vacated) for a place of beginning; thence South 87 degrees 0 minutes West, 93.3 feet; thence South 74 degrees 10 minutes West 573.8 feet; thence North 86 degrees 57 minutes East along the South line of said Southeast quarter (1/4) of the Northeast quarter (1/4), (being the South line of said Lot Eleven (11) to the East line of the Northeast quarter (1/4); thence north along said East line of the said Northeast quarter (1/4), 126.3 feet, more or less, to the center line of said vacated Limits Road; thence west along the centerline of said vacated Limits Road to the place of beginning (excepting from said tract the South 33 feet thereof taken for Hillside Avenue, and excepting from said tract railroad right-of-way and excepting from said tract that part of the Northeast quarter (1/4) of Section 1, Township 42 North, Range 9 East of the Third Principal Meridian, described as follows:

Beginning at the intersection of the East line of Landwer's Addition to Barrington with the Southerly right-of-way line of the Chicago and Northwestern Railway; thence South 0 degrees 24 minutes East, 1314.73 feet to the North line of Hillside Avenue, as platted in the Village of Barrington; thence North 87 degrees 57 minutes East along said North line of street, 607.48 feet to the point of intersection of the North line of Hillside Avenue and the center line of said vacated Limits Road for a place of beginning; thence northeasterly along the centerline of said vacated Limits Road, 65 feet; thence South 0 degrees 24 minutes East, 14.26 feet to the North line of Hillside Avenue; thence west along the North line of Hillside Avenue, 62.34 feet to the place of beginning.

and that I have subdivided the said property in the manner represented on the plat hereon drawn.

Dimensions are shown in feet and decimal parts thereof and are corrected to a temperature of 62 degrees Fahrenheit.

JOHN MARNUL ILLINOIS LAND SURVEYOR

CHICAGO, ILLINOIS, May 22nd, A.D. 1964.

John Marnul
Illinois Licensed Land Surveyor № 809