

PLAT OF SURVEY

PATTON ELEMENTARY SCHOOL- ARLINGTON HEIGHTS SCHOOL DISTRICT 25

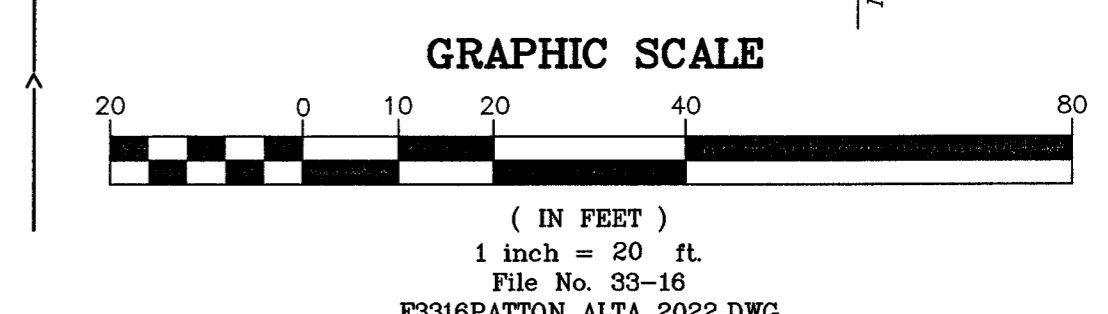
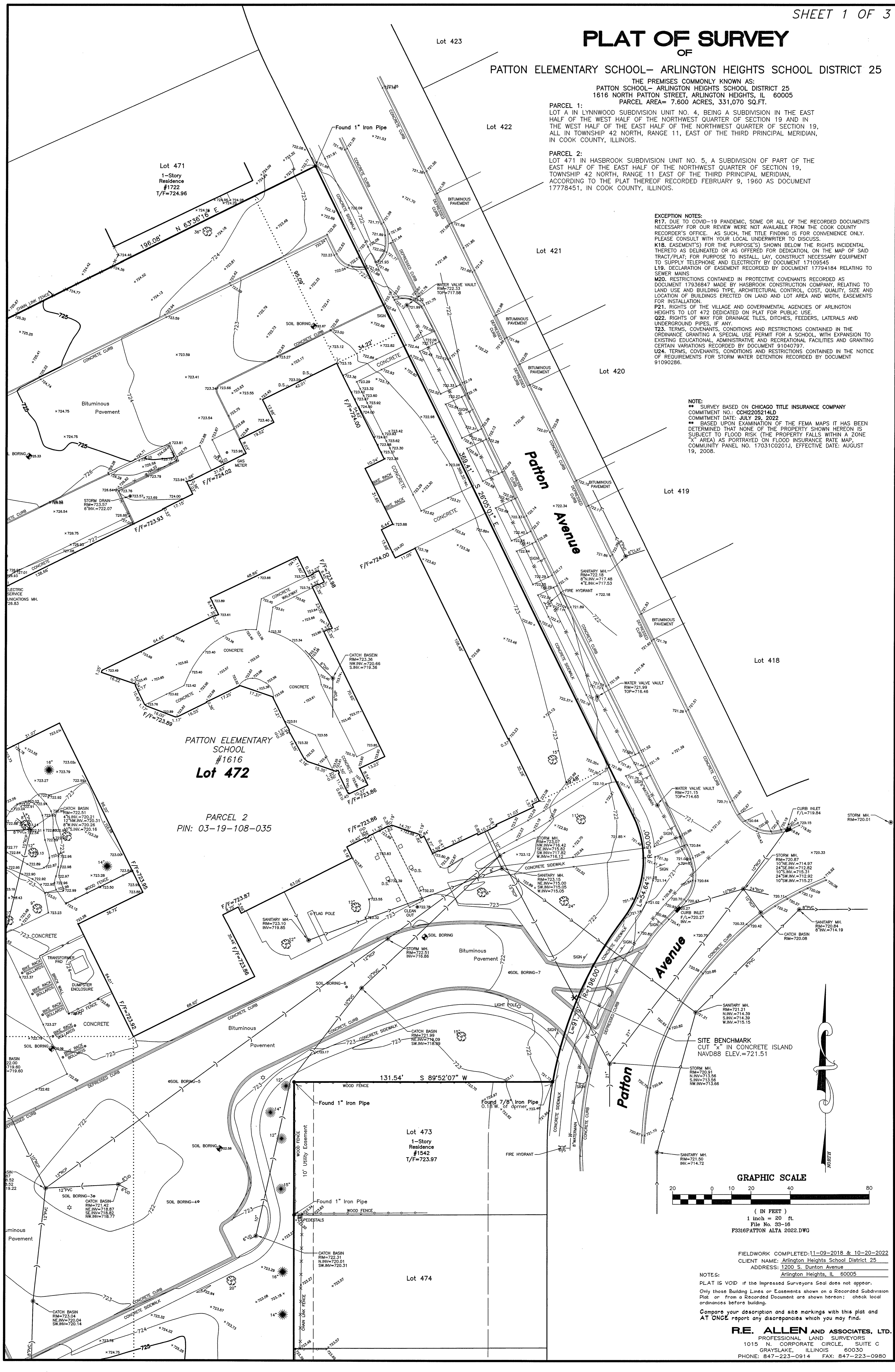
THE PREMISES COMMONLY KNOWN AS:
PATTON SCHOOL- ARLINGTON HEIGHTS SCHOOL DISTRICT 25
1616 NORTH PATTON STREET, ARLINGTON HEIGHTS, IL 60005
PARCEL AREA= 7.600 ACRES, 331,070 SQ.FT.

PARCEL 1:
LOT A IN LYNNWOOD SUBDIVISION UNIT NO. 4, BEING A SUBDIVISION IN THE EAST HALF OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 19 AND IN THE WEST HALF OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 19, ALL IN TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:
LOT 471 IN HASBROOK SUBDIVISION UNIT NO. 5, A SUBDIVISION OF PART OF THE EAST HALF OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 19, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 9, 1960 AS DOCUMENT 17778451, IN COOK COUNTY, ILLINOIS.

EXCEPTION NOTES:
R17. DUE TO COVID-19 PANDEMIC, SOME OR ALL OF THE RECORDED DOCUMENTS NECESSARY FOR OUR REVIEW WERE NOT AVAILABLE FROM THE COOK COUNTY RECORDER'S OFFICE. AS SUCH, THE TITLE FINDING IS FOR CONVENIENCE ONLY. PLEASE CONSULT WITH YOUR LOCAL UNDERWRITER TO DISCUSS.
K18. EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW THE RIGHTS INCIDENTAL THERETO AS DELINEATED OR AS OFFERED FOR DEDICATION, ON THE MAP OF SAID TRACT/PLAT; FOR PURPOSE TO INSTALL LAY, CONSTRUCT NECESSARY EQUIPMENT TO SUPPLY TELEPHONE AND ELECTRICITY BY DOCUMENT 17100545
L19. DECLARATION OF EASEMENT RECORDED BY DOCUMENT 17794184 RELATING TO SEWER MAINS
M20. RESTRICTIONS CONTAINED IN PROTECTIVE COVENANTS RECORDED AS DOCUMENT 17935884 MADE BY HASBROOK CONSTRUCTION COMPANY, RELATING TO LAND USE AND BUILDING TYPE, ARCHITECTURAL CONTROL, COST, QUALITY, SIZE AND LOCATION OF BUILDINGS ERECTED ON LAND AND LOT AREA AND WIDTH, EASEMENTS FOR INSTALLATION.
P21. RIGHTS OF THE VILLAGE AND GOVERNMENTAL AGENCIES OF ARLINGTON HEIGHTS TO LOT 472 DEDICATED ON PLAT FOR PUBLIC USE.
Q22. RIGHTS OF WAY FOR DRAINAGE TILES, DITCHES, FEEDERS, LATERALS AND UNDERGROUND PIPES, IF ANY.
T23. TERMS, COVENANTS, CONDITIONS AND RESTRICTIONS CONTAINED IN THE ORDINANCE GRANTING A SPECIAL USE PERMIT FOR A SCHOOL, WITH EXPANSION TO EXISTING EDUCATIONAL, ADMINISTRATIVE AND RECREATIONAL FACILITIES AND GRANTING CERTAIN VARIATIONS RECORDED BY DOCUMENT 91040797.
U24. TERMS, COVENANTS, CONDITIONS AND RESTRICTIONS CONTAINED IN THE NOTICE OF REQUIREMENTS FOR STORM WATER DETENTION RECORDED BY DOCUMENT 91090286.

NOTE:
** SURVEY BASED ON CHICAGO TITLE INSURANCE COMPANY COMMITMENT NO.: CCH2205214LD
COMMITMENT DATE: JULY 29, 2022
** BASED UPON EXAMINATION OF THE FEMA MAPS IT HAS BEEN DETERMINED THAT NONE OF THE PROPERTY SHOWN HEREON IS SUBJECT TO FLOOD RISK (THE PROPERTY FALLS WITHIN A ZONE "X" AREA) AS PORTRAYED ON FLOOD INSURANCE RATE MAP; COMMUNITY PANEL NO. 17031C0201J, EFFECTIVE DATE: AUGUST 19, 2008.



FIELDWORK COMPLETED: 11-09-2018 & 10-20-2022
CLIENT NAME: Arlington Heights School District 25
ADDRESS: 1200 S. Dunton Avenue
Arlington Heights, IL 60005

NOTES:
PLAT IS VOID if the Impressed Surveyors Seal does not appear.
Only those Building Lines or Easements shown on a Recorded Subdivision Plat or from a Recorded Document are shown hereon; check local ordinances before building.
Compare your description and site markings with this plat and AT ONCE report any discrepancies which you may find.

R.E. ALLEN AND ASSOCIATES, LTD.
PROFESSIONAL LAND SURVEYORS
1015 N. CORPORATE CIRCLE, SUITE C
GRAYSLAKE, ILLINOIS 60030
PHONE: 847-223-0914 FAX: 847-223-0980

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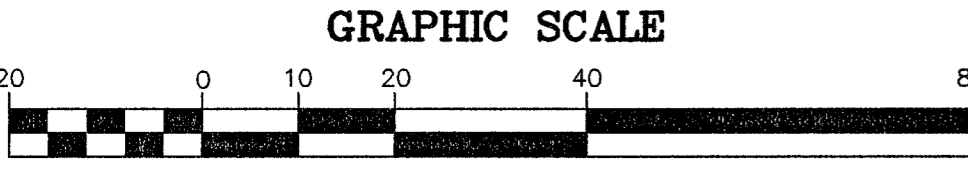
OF

Lot 10

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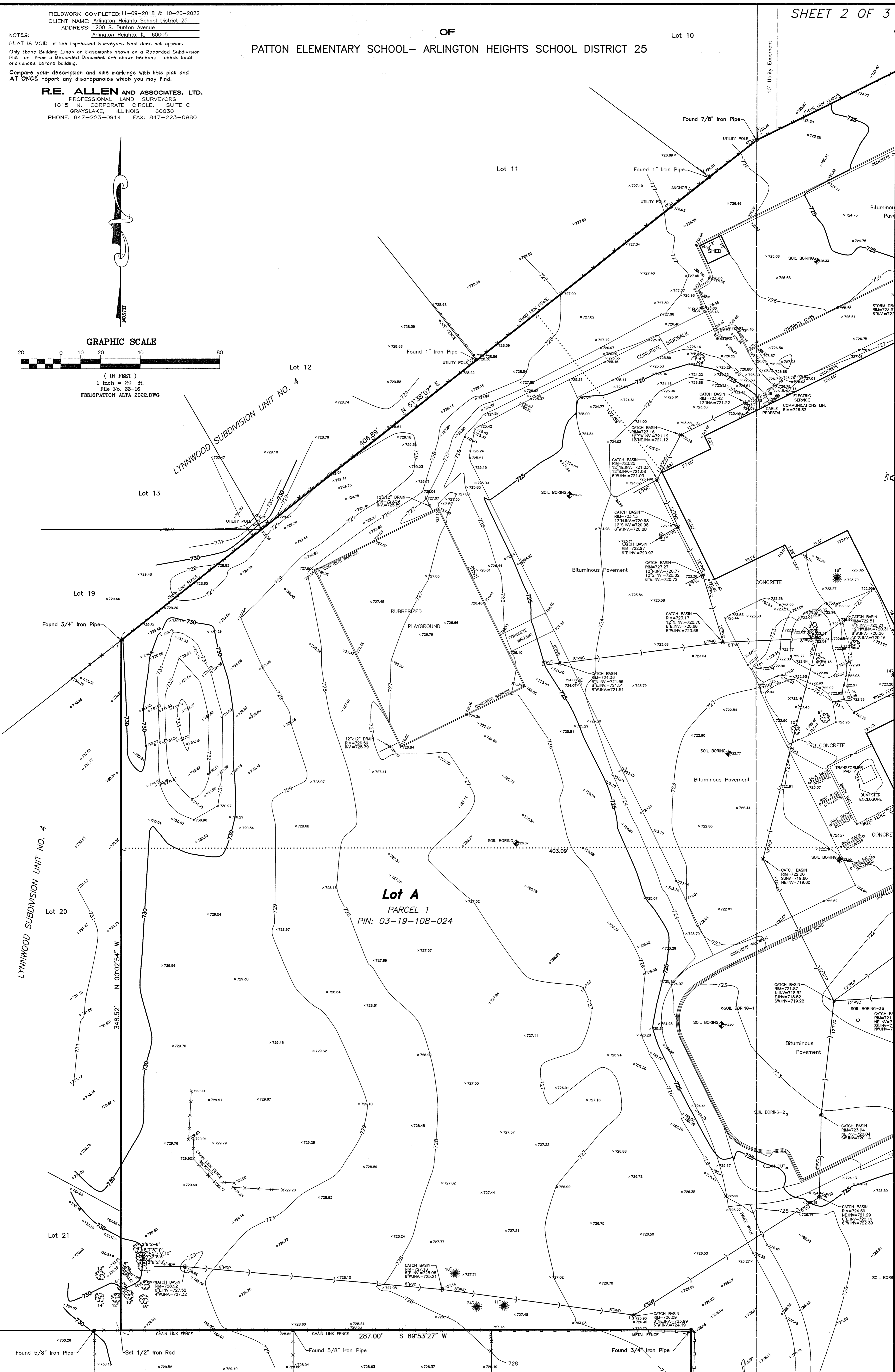
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GRAPHIC SCALE

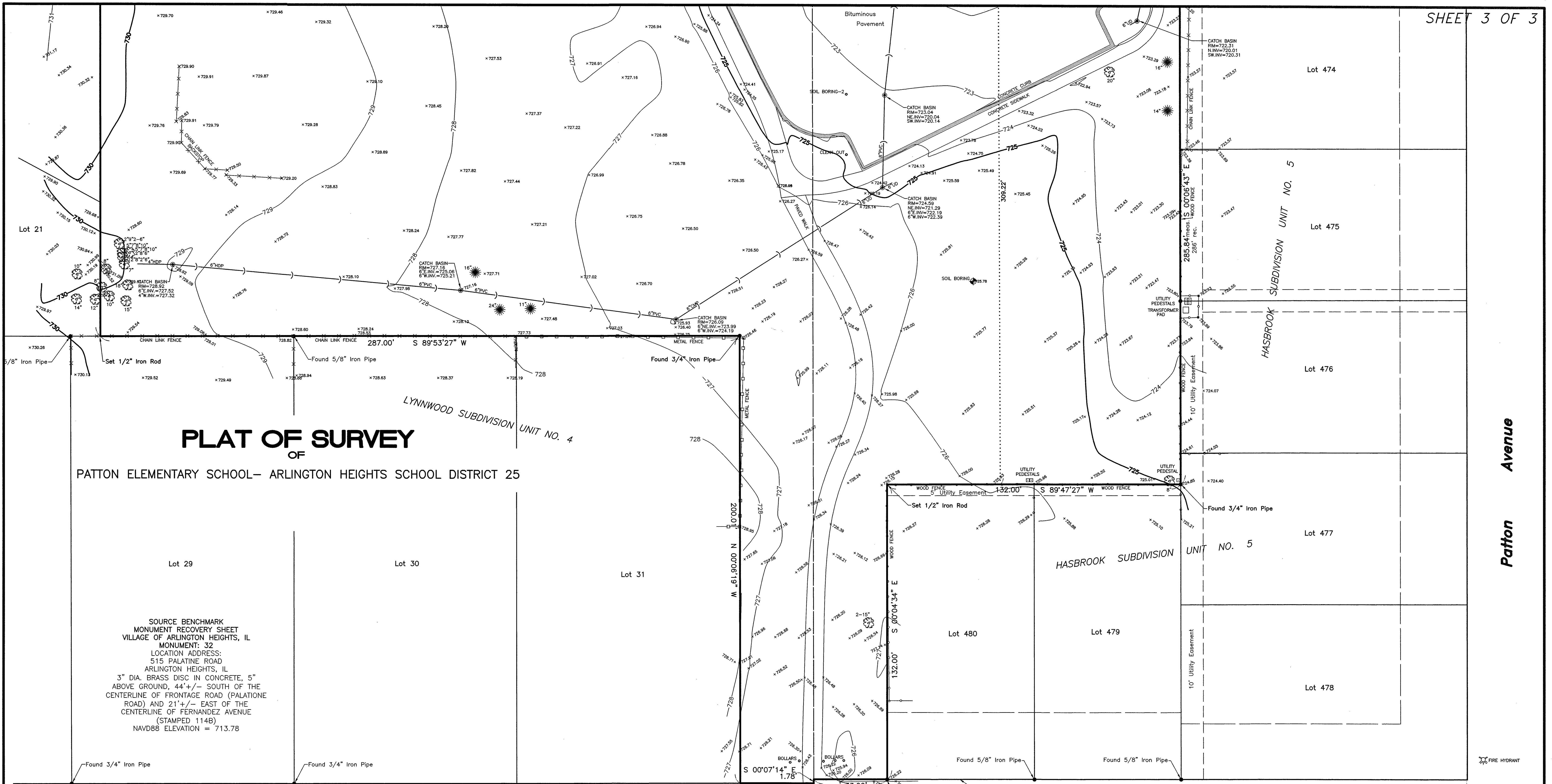
(IN FEET)
1 inch = 20 ft.
File No. 33-16
F3316PATTON ALTA 2022.DWG



Lot A
PARCEL 1
PIN: 03-19-108-024

GRAPHIC SCALE

(IN FEET)
1 inch = 20 ft.
File No. 33-16
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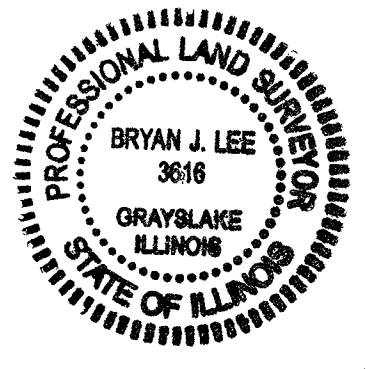
SOURCE BENCHMARK
 MONUMENT RECOVERY SHEET
 VILLAGE OF ARLINGTON HEIGHTS, IL
 MONUMENT: 32
 LOCATION ADDRESS:
 515 PALATINE ROAD
 ARLINGTON HEIGHTS, IL
 3" DIA. BRASS DISC IN CONCRETE, 5"
 ABOVE GROUND, 44'+/- SOUTH OF THE
 CENTERLINE OF FRONTAGE ROAD (PALATINE
 ROAD) AND 21'+/- EAST OF THE
 CENTERLINE OF FERNANDEZ AVENUE
 (STAMPED 114B)
 NAVD88 ELEVATION = 713.78

STATE OF ILLINOIS
 COUNTY OF LAKE S.S.

I, **BRYAN J. LEE**, AN ILLINOIS PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT I HAVE SURVEYED AND STAKED THE LAND AS DESCRIBED IN THE ABOVE CAPTION. ANY STRUCTURES SHOWN HEREON WERE LOCATED BY ME OR UNDER MY DIRECTION AND THE PLAT DRAWN HEREON IS A CORRECT REPRESENTATION OF SAID SURVEY AND THAT THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR A BOUNDARY SURVEY.

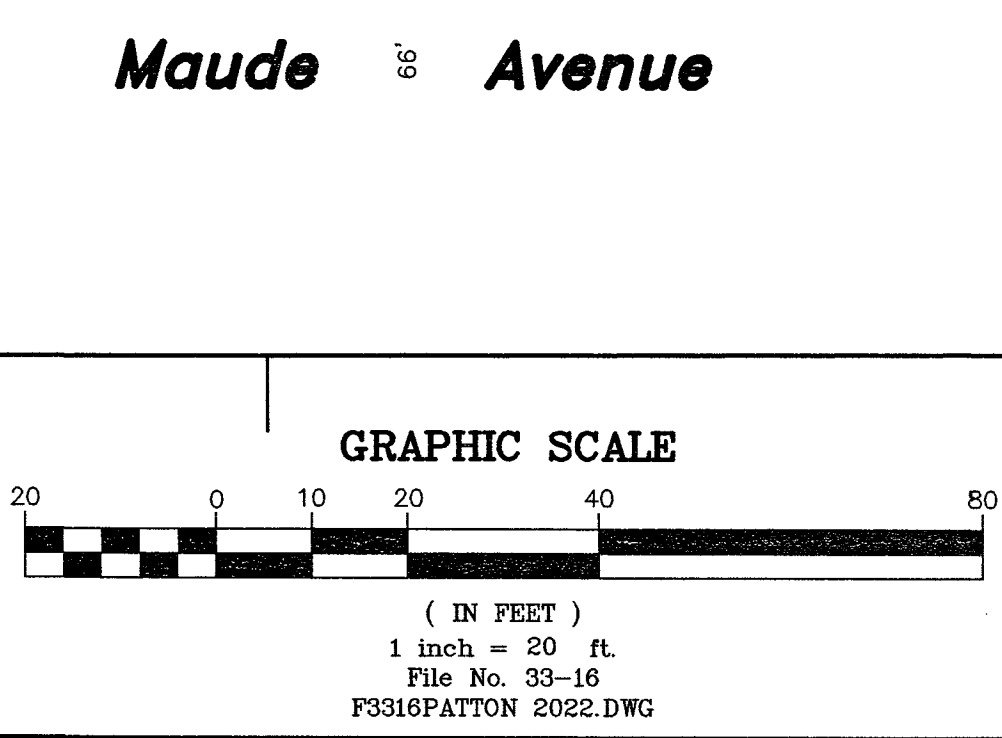
DATED AT GRAYSLAKE, ILLINOIS THIS 7TH DAY OF NOVEMBER, A.D. 2022

Bryan J. Lee
 ILLINOIS PROFESSIONAL LAND SURVEYOR 35-3616
 MY LICENSE EXPIRES 11-30-20
 PROFESSIONAL DESIGN FIRM NO. 184-002732



LEGEND:

UNDERGROUND AT&T LINE	—T—
UNDERGROUND GAS LINE	—G—
UNDERGROUND COM. ED. LINE	—C—
UNDERGROUND ELECTRIC	—E—
BOLLARD	○
LIGHT POST	☆
UTILITY POLE	⊙
SOIL BORING	○



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