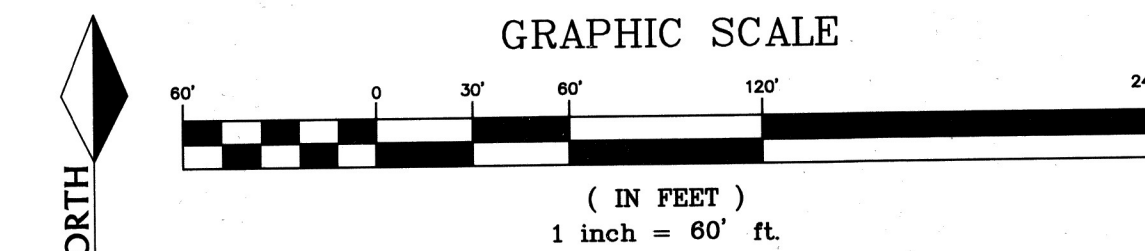


# ARLINGTON DOWNS FOUR

BEING A RESUBDIVISION OF LOTS 1A IN ARLINGTON DOWNS TWO, BEING A RESUBDIVISION OF LOTS 1, 2 AND 4 IN ARLINGTON DOWNS, BEING A PLANNED UNIT DEVELOPMENT OF PART OF THE NORTHWEST 1/4 OF SECTION 25 AND PART OF THE NORTHEAST 1/4 OF SECTION 26, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF RESUBDIVISION RECORDED OCTOBER 25, 2013 AS DOCUMENT NUMBER 1329839038, IN COOK COUNTY, ILLINOIS.



NUMBER	DISTANCE	BEARING (M)	BEARING (D)
L1	12.89	S89°58'14"E	S89°53'23"E
L2	20.66	S00°02'26"W	S00°07'17"W
L3	40.58	N89°59'27"W	
L4	18.00	N00°06'05"W	
L5	13.02	S89°57'08"E	
L6	18.57	S42°58'29"W	
L7	5.06	N62°24'35"W	
L8	17.58	N38°16'43"E	
L9	17.67	S51°43'17"E	
L10	92.50	N38°16'43"E	
L11	17.67	N51°43'17"W	
L12	17.58	N38°16'43"E	
L13	16.00	N51°43'17"W	
L14	78.86	S24°50'43"W	
L15	53.13	S38°16'43"W	

NUMBER	ARC LENGTH	RADIUS	DELTA	CHORD LENGTH	CHORD BEARING
C1	4.70	3.00	89°47'56"	4.24	S45°04'16"E
C2	33.38	20.67	90°32'40"	29.87	N72°33'50"E
C3	44.61	214.00	11°56'34"	44.53	N84°01'10"E
C4	47.53	397.50	06°61'05"	47.50	N86°40'3"E
C5	25.17	397.50	03°37'41"	25.17	N85°03'50"W
C6	22.36	397.50	03°13'24"	22.36	N88°29'23"W
C7	77.57	472.50	09°24'21"	77.48	N85°23'54"W
C8	63.53	472.50	07°42'14"	63.49	N76°50'37"W

NOTE:  
THE PROPERTY IS SUBJECT TO AMENDED & RESTATED  
DECLARATION OF EASEMENTS, COVENANTS AND RESTRICTIONS  
(ARLINGTON DOWNS) DATED

THIS SUBDIVISION IS PART OF A LARGER DEVELOPMENT AND SOME  
EASEMENT NOTES DO IMPACT THIS LOT.  
NOTE E1: PUBLIC UTILITY EASEMENT PER ARLINGTON PARK OFFICE  
CENTRE RECORDED MAY 23, 1980 AS DOCUMENT 25466742.

NOTE E7: ARLINGTON PARK OFFICE CENTRE, RECORDED MAY 23,  
1980 AS DOCUMENT 25466742 DEPICTS AN EASEMENT OR  
SETBACK LINE ALONG THE NORTH LINE OF LOT 16. THE  
RECORDED PLAT OF SUBDIVISION IS PARTIALLY ILLEGIBLE AND  
DOES NOT INCLUDE SUFFICIENT DIMENSIONS TO DEPICT EASEMENT.  
EASEMENT SHOWN HEREON IS FOR GRAPHICAL PURPOSES ONLY,  
AND SHOULD NOT BE RELIED UPON AS A FINAL LOCATION OF  
SAID EASEMENT / SETBACK LINE. REFER TO RECORD DOCUMENT  
FOR COMPLETE DETAILS.

BSL = BUILDING SETBACK LINE  
PUDE = PUBLIC UTILITY AND DRAINAGE EASEMENT  
PUE = PUBLIC UTILITY EASEMENT

SCHOOL LIMITS NOTE: THE LIMITS OF THE SCHOOL DISTRICTS ARE  
APPROXIMATE. THE LIMITS OF DISTRICTS AS SHOWN ON THEIR  
MAPS IS APPROXIMATE. NO LEGAL DESCRIPTION OR MATHEMATICAL  
INFORMATION IS PROVIDED TO DETERMINE EXACT LIMITS. REFER TO  
SCHOOL DISTRICTS FOR COMPLETE INFORMATION ON LIMITS.

THIS SUBDIVISION CREATES LOT 1B, OUTLOT 1C AND LOT 1D. THE  
LOT NUMBERING IS AN INTEGRAL PART OF A LARGER  
DEVELOPMENT. LOT NUMBERING HAS BEEN PROVIDED BY THE  
CLIENT.

SEE AREA SUMMARY ON SHEET 3

PREPARED BY:

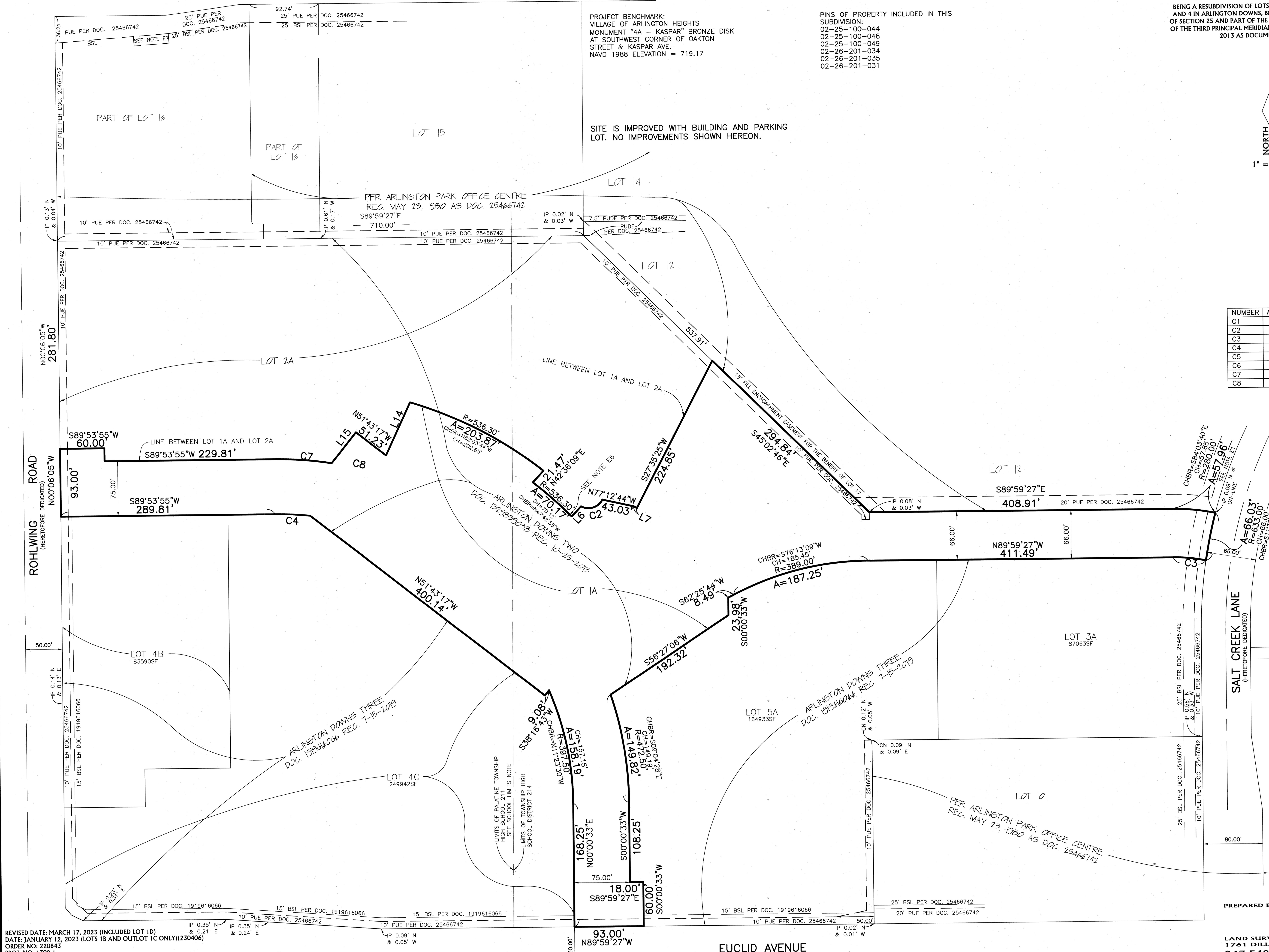
**TFW** SURVEYING & MAPPING

LAND SURVEYING · TOPOGRAPHIC MAPPING · CONSTRUCTION LAYOUT  
1761 DILLEYS ROAD · SUITE 105 · GURNEE, ILLINOIS 60031  
847-548-6600 FAX 548-6699  
info@tfwsurvey.com www.tfwsurvey.com

PROJECT BENCHMARK:  
VILLAGE OF ARLINGTON HEIGHTS  
MONUMENT "4A - KASPAR" BRONZE DISK  
AT SOUTHWEST CORNER OF OAKTON  
STREET & KASPAR AVE.  
NAVD 1988 ELEVATION = 719.17

PINS OF PROPERTY INCLUDED IN THIS  
SUBDIVISION:  
02-25-100-044  
02-25-100-048  
02-25-100-049  
02-26-201-034  
02-26-201-035  
02-26-201-031

SITE IS IMPROVED WITH BUILDING AND PARKING  
LOT. NO IMPROVEMENTS SHOWN HEREON.





# ARLINGTON DOWNS FOUR

BEING A RESUBDIVISION OF LOTS 1A IN ARLINGTON DOWNS TWO, BEING A RESUBDIVISION OF LOTS 1, 2 AND 4 IN ARLINGTON DOWNS, BEING A PLANNED UNIT DEVELOPMENT OF PART OF THE NORTHWEST 1/4 OF SECTION 25 AND PART OF THE NORTHEAST 1/4 OF SECTION 26, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF RESUBDIVISION RECORDED OCTOBER 25, 2013 AS DOCUMENT NUMBER 1329839038, IN COOK COUNTY, ILLINOIS.

## GRAPHIC SCALE



( IN FEET )  
1 inch = 60' ft.

1" = 60'

NUMBER	DISTANCE	BEARING (M)	BEARING (D)
L1	12.89	S89°58'14"E	S89°53'23"E
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NUMBER	ARC LENGTH	RADIUS	DELTA	CHORD LENGTH	CHORD BEARING
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NOTE:  
THE PROPERTY IS SUBJECT TO AMENDED & RESTATED  
DECLARATION OF EASEMENTS, COVENANTS AND RESTRICTIONS  
(ARLINGTON DOWNS) DATED

THIS SUBDIVISION IS PART OF A LARGER DEVELOPMENT AND SOME  
EASEMENT NOTES DO IMPACT THIS LOT.  
NOTE E1: PUBLIC UTILITY EASEMENT PER ARLINGTON PARK OFFICE  
CENTRE RECORDED MAY 23, 1980 AS DOCUMENT 25466742.

NOTE E7: ARLINGTON PARK OFFICE CENTER, RECORDED MAY 23,  
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DOES NOT INCLUDE SUFFICIENT DIMENSIONS TO DEPICT EASEMENT.  
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AND SHOULD NOT BE RELIED UPON AS A FINAL LOCATION OF  
SAID EASEMENT / SETBACK LINE. REFER TO RECORD DOCUMENT  
FOR COMPLETE DETAILS.

BSL = BUILDING SETBACK LINE  
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PUE = PUBLIC UTILITY EASEMENT

SCHOOL LIMITS NOTE: THE LIMITS OF THE SCHOOL DISTRICTS ARE  
APPROXIMATE. THE LIMITS OF DISTRICTS AS SHOWN ON THEIR  
MAPS IS APPROXIMATE. NO LEGAL DESCRIPTION OR MATHEMATICAL  
INFORMATION IS PROVIDED TO DETERMINE EXACT LIMITS. REFER TO  
SCHOOL DISTRICTS FOR COMPLETE INFORMATION ON LIMITS.

THIS SUBDIVISION CREATES LOT 1B, OUTLOT 1C AND LOT 1D. THE  
LOT NUMBERING IS AN INTEGRAL PART OF A LARGER DEVELOPMENT.  
LOT NUMBERING HAS BEEN PROVIDED BY THE CLIENT.

SEE AREA SUMMARY ON SHEET 3

PREPARED BY:

**TFW** SURVEYING & MAPPING

LAND SURVEYING · TOPOGRAPHIC MAPPING · CONSTRUCTION LAYOUT  
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847-548-6600 FAX 548-6699  
info@tfwsurvey.com www.tfwsurvey.com

LIMITS OF LOT 1B BELOW AN ELEVATION  
OF 729.3\*  
(PROPERTY EXCLUDED FROM LOT 1D)

PROJECT BENCHMARK:  
VILLAGE OF ARLINGTON HEIGHTS  
MONUMENT "A" - KASPAR" BRONZE DISK  
AT SOUTHWEST CORNER OF OAKTON  
STREET & KASPAR AVE.  
NAVD 1988 ELEVATION = 719.17

\*ELEVATION OF 729.3 BASED ON  
PROPOSED TOP OF PARKING GARAGE AS  
PROVIDED TO TFW SURVEYING & MAPPING.  
TOP OF PARKING GARAGE NOT VISIBLE OR  
ACCESSIBLE FOR MEASUREMENTS.

SITE IS IMPROVED WITH BUILDING AND PARKING  
LOT. NO IMPROVEMENTS SHOWN HEREON.

LIMITS OF OUTLOT 1D ABOVE AN  
ELEVATION OF 729.3\*  
(PROPERTY EXCLUDED FROM LOT 1B)

LIMITS OF OUTLOT 1C ABOVE AN  
ELEVATION OF 729.3\*  
(PROPERTY EXCLUDED FROM LOT 1B)

DETAIL V1

DETAIL V2

SHEET 2 OF 4  
AS SUBDIVIDED



VILLAGE COLLECTOR CERTIFICATE

STATE OF ILLINOIS) SS  
COUNTY OF COOK)  
I DO HEREBY CERTIFY THAT THERE ARE NO DEFERRED SPECIAL ASSESSMENTS OR UNPAID CURRENT ASSESSMENTS DUE AGAINST THE LAND INCLUDED IN THE ABOVE PLAT.  
DATED THIS \_\_\_\_ DAY OF \_\_\_\_\_, A.D. 202\_\_.

VILLAGE COLLECTOR

VILLAGE PLAN COMMISSION & VILLAGE BOARD CERTIFICATE AND DIRECTOR OF ENGINEERING

STATE OF ILLINOIS) SS  
COUNTY OF COOK)  
UNDER THE AUTHORITY PROVIDED BY 65 ILCS 5/11-12 AS AMENDED BY THE STATE LEGISLATURE OF THE STATE OF ILLINOIS AND ORDINANCE ADOPTED BY THE VILLAGE BOARD OF THE VILLAGE OF ARLINGTON HEIGHTS, ILLINOIS, THIS PLAT WAS GIVEN APPROVAL BY THE VILLAGE OF ARLINGTON HEIGHTS AND MUST BE RECORDED WITHIN SIX MONTHS OF THE DATE OF APPROVAL BY THE VILLAGE BOARD, OTHERWISE IT IS NULL AND VOID.  
APPROVED BY THE PLAN COMMISSION AT A MEETING HELD

THIS \_\_\_\_ DAY OF \_\_\_\_\_, A.D. 202\_\_.

CHAIRMAN

SECRETARY

APPROVED BY THE VILLAGE BOARD OF TRUSTEES AT A MEETING HELD

THIS \_\_\_\_ DAY OF \_\_\_\_\_, A.D. 202\_\_.

PRESIDENT

VILLAGE CLERK

APPROVED BY THE DIRECTOR OF ENGINEERING

THIS \_\_\_\_ DAY OF \_\_\_\_\_, A.D. 202\_\_.

VILLAGE ENGINEER

NOTE 1: ARLINGTON DOWNS TWO RECORDED OCTOBER 25, 2013 AS DOCUMENT 1329839038 DEPICTS EASEMENTS AND BUILDING SETBACK LINES CREATED BY ARLINGTON PARK OFFICE CENTER (RECORDED MAY 23, 1980 AS DOCUMENT 25466742). THE EASEMENTS AND BUILDING SETBACK LINES AFFECT SUBJECT PROPERTY. EASEMENTS AND BUILDING SETBACK LINES (AS STILL EXISTING) ARE SHOWN HEREON. NO NEW EASEMENTS OR BUILDING SETBACK LINES WERE CREATED PER ARLINGTON DOWNS TWO.  
ARLINGTON DOWNS RECORDED JANUARY 3, 2013 AS DOCUMENT 1300334039 DEPICTS EASEMENTS AND BUILDING SETBACK LINES CREATED BY ARLINGTON PARK OFFICE CENTER (RECORDED MAY 23, 1980 AS DOCUMENT 25466742). THE EASEMENTS AND BUILDING SETBACK LINES AFFECT SUBJECT PROPERTY. EASEMENTS AND BUILDING SETBACK LINES (AS STILL EXISTING) ARE SHOWN HEREON. NO NEW EASEMENTS OR BUILDING SETBACK LINES WERE CREATED PER ARLINGTON DOWNS.  
ARLINGTON PARK OFFICE CENTRE RECORDED MAY 23, 1980, AS DOCUMENT 25466742 DEPICTS EASEMENTS AND BUILDING SETBACK LINES THE EASEMENTS AND BUILDING SETBACK LINES AFFECT SUBJECT PROPERTY. EASEMENTS AND BUILDING SETBACK LINES (AS STILL EXISTING) ARE SHOWN HEREON.  
NOTE 2: DOCUMENT 1221210141, RECORD JULY 30, 2012 GRANTS EASEMENTS. DOCUMENT IS PARTIALLY ILLEGIBLE. DOCUMENT DOES NOT CONTAIN A LEGAL DESCRIPTION OR MATHEMATICAL LOCATION OF EASEMENT. AFFECTS THE SUBJECT PROPERTY, BUT EASEMENT CANNOT BE PLOTTED HEREON.  
NOTE 3: DOCUMENT 1410049002 AFFECTS THE SUBJECT PROPERTY, BUT IS NOT PLOTTABLE.  
NOTE 4: ONLY RECORDED EASEMENTS AND SETBACKS ARE SHOWN HEREON (ZONING SETBACKS ARE INCLUDED, BUT NOTED AS ZONING SETBACKS).

AREA SUMMARY (PRIOR TO SUBDIVISION)

LOT 1A 256,108 SQ. FT. 5.8794 ACRES  
TOTAL SUBDIVIDED 256,108 SQ. FT. 5.8794 ACRES

AREA SUMMARY (AS SUBDIVIDED)

LOT 1B\*\* 86,266 SQ. FT. 1.9803 ACRES  
OUTLOT 1C\*\* 167,690 SQ. FT. 3.8497 ACRES  
OUTLOT 1D\*\* 2,152 SQ. FT. 0.0494 ACRES  
TOTAL SUBDIVIDED 256,108 SQ. FT. 5.8794 ACRES

\*\*TOTAL SUBDIVIDED LOT 1B AND OUTLOT 1C SHARE COINCIDENT SPACE OF 51,764 SQ. FT. LOT 1B IS BELOW ELEVATION 729.3 AND OUTLOT 1C IS ABOVE ELEVATION 729.3.

\*\*TOTAL SUBDIVIDED LOT 1B AND LOT 1D SHARE COINCIDENT SPACE OF 2,152 SQ. FT. LOT 1B IS BELOW ELEVATION 729.3 AND OUTLOT 1D IS ABOVE ELEVATION 729.3.

REVISED DATE: AUGUST 7, 2023 (VILLAGE COMMENTS 8/2/23)  
REVISED DATE: MARCH 17, 2023 (INCLUDED LOT 1D)  
DATE: JANUARY 12, 2023 (LOTS 1B AND OUTLOT 1C ONLY)(230406)  
ORDER NO: 220843  
PROJ. NO: 1300.1  
FOR: STONELEIGH COMPANIES, LLC  
PROJ. NAME: ARLINGTON DOWNS  
Copyright © TFW Surveying & Mapping, Inc., 2023. All rights reserved.  
Professional Design Firm Registration #184-002793.

SHEET 3 OF 4  
CERTIFICATES

EASEMENT PROVISIONS

NO NEW EASEMENTS GRANTED PER THIS PLAT.

DEED DEDICATION NOTE

NO DEDICATIONS OR NEW EASEMENTS ARE GRANTED PER THIS PLAT.

NOTE E1: DOCUMENT 25591285, RECORDED SEPTEMBER 19, 1980 IS A DECLARATION OF EASEMENTS. THE EASEMENT LOCATIONS LISTED IN SAID DOCUMENT WERE PREVIOUSLY CREATED BY ARLINGTON PARK OFFICE CENTRE, RECORDED MAY 23, 1980 AS DOCUMENT 25466742.

NOTE E2: INTENTIONALLY OMITTED.

NOTE E3: PUBLIC UTILITY EASEMENT PER ARLINGTON PARK OFFICE CENTRE RECORDED MAY 23, 1980 AS DOCUMENT 25466742.

NOTE E4: DOCUMENT 1316322014 RECORDED JUNE 12, 2013 CREATES "A NON-EXCLUSIVE EASEMENT FOR PEDESTRIAN AND VEHICULAR INGRESS AND EGRESS, DRIVEWAYS, PARKING, UTILITIES AND SIGNS AS CREATED BY DECLARATION OF EASEMENTS, COVENANTS AND RESTRICTIONS." THE DOCUMENT DOES NOT CONTAIN A LEGAL DESCRIPTION OR A MATHEMATICAL LOCATION OF THE EASEMENT. EASEMENT AFFECTS PROPERTY BUT CANNOT BE PLOTTED.

NOTE E5: DOCUMENT 1316322015 RECORDED JUNE 12, 2013 CREATES A TEMPORARY CONSTRUCTION EASEMENT. EASEMENT IS BLANKET IN NATURE AND CANNOT BE PLOTTED.

NOTE E6: DOCUMENT 1316322016 RECORDED JUNE 12, 2013 CREATES AN EASEMENT FOR PARTY WALL. EASEMENT AFFECTS PROPERTY BUT CANNOT BE PLOTTED. THE LOCATION OF THE SUBJECT PARTY WALL IS LABELED HEREON.

SEND TAX BILL:

NAME: STONELEIGH COMPANIES  
ADDRESS: 760 W. MAIN ST, SUITE 140  
ADDRESS: BARRINGTON, IL 60010

RETURN PLAT TO:

NAME: VILLAGE OF ARLINGTON HEIGHTS  
ADDRESS: 33 S. ARLINGTON HEIGHTS ROAD  
ADDRESS: ARLINGTON HEIGHTS, IL 60005

TITLE COMMITMENT NOTES

TITLE COMMITMENT NOTES:  
(TITLE COMMITMENT INCLUDES ADDITIONAL PROPERTY THAT IS NOT SURVEYED HEREON.)  
THIS SURVEY REFLECTS CERTAIN MATTERS OF TITLE AS INDICATED WITHIN:  
CHICAGO TITLE INSURANCE COMPANY ALTA OWNER'S POLICY OF TITLE INSURANCE  
COMMITMENT NO. 22007423WF COMMITMENT DATE: JUNE 13, 2022  
PIN AS LISTED IN TITLE COMMITMENT: 02-25-100-036-0000, 02-25-100-044-0000, 02-25-100-048-0000, 02-26-100-049-0000, 02-26-201-029-0000, 02-26-201-030-0000, 02-26-201-031-0000, 02-26-201-034-0000 & 02-26-201-035-0000  
THIS PROPERTY MAY BE SUBJECT TO COVENANTS, CONDITIONS AND RESTRICTIONS CONTAINED WITHIN:  
[CTIC X #25] DOCUMENT 1316322014, RECORDED JUNE 12, 2013 & DOCUMENT 1829506233, RECORDED OCTOBER 22, 2018 (DECLARATION OF EASEMENT - NOT PLOTTABLE)  
[CTIC Y #26] DOCUMENTS 1329839038, 1300334039 AND 25466742 (SUBDIVISIONS - SEE NOTE 1 AND NOTE E1)  
[CTIC Z #27] DOCUMENTS 1329839038, 1300334039 AND 25466742 (SUBDIVISIONS - SEE NOTE 1 AND NOTE E1)  
[CTIC AA #28] DOCUMENT 1221210141, RECORDED JULY 30, 2012 (WIRELESS COMMUNICATION EASEMENT - NOT PLOTTABLE)  
[CTIC AB #29] DOCUMENT 25466742, RECORDED MAY 23, 1980 (SUBDIVISION - SHOWN ON PLAT) 25591285, 1316322014, 1316322015 AND 1316322016 (EASEMENTS TERMS, PROVISIONS AND CONDITIONS - NOT PLOTTABLE)  
[CTIC AF #33] DOCUMENT 1711622050, RECORDED APRIL 26, 2017 (EASEMENTS - SHOWN ON PLAT)  
[CTIC AH #35] DOCUMENT 1901616080, RECORDED JANUARY 16, 2019 (EASEMENT - NOT PLOTTABLE, REFERENCE IS HEREBY MADE TO SAID DOCUMENT FOR FULL PARTICULARS)  
[CTIC AI #36] DOCUMENT 2100834061, RECORDED JANUARY 8, 2021 (ACCESS EASEMENT AGREEMENT - EASEMENT IN DOCUMENT CANNOT BE MATHEMATICALLY RECREATED - NOT SHOWN HEREON)  
[CTIC AJ #37] DOCUMENT 2100834062, RECORDED JANUARY 8, 2021 (ACCESS EASEMENT AGREEMENT - EASEMENT IN DOCUMENT CANNOT BE MATHEMATICALLY RECREATED - NOT SHOWN HEREON)  
[CTIC BZ #38] DOCUMENT 2100834063, RECORDED JANUARY 8, 2021 (ACCESS EASEMENT AGREEMENT - EASEMENT IN DOCUMENT CANNOT BE MATHEMATICALLY RECREATED - NOT SHOWN HEREON)  
[CTIC AL #39] DOCUMENT 24993673, RECORDED JUNE 7, 1979 (ESTOPPEL AGREEMENT - NOT PLOTTABLE)  
DOCUMENT 25466763, RECORDED MAY 23, 1980 (ESTOPPEL AGREEMENT - NOT PLOTTABLE)  
[CTIC AM #40] DOCUMENT 25479286, RECORDED JUNE 6, 1980 (DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS - NOT PLOTTABLE)  
DOCUMENT 25930872, RECORDED JULY 8, 1981 (ASSIGNMENT OF RIGHTS - NOT PLOTTABLE)  
DOCUMENT 27310484, RECORDED OCTOBER 25, 1984 (FIRST AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS - NOT PLOTTABLE)  
[CTIC AN #41] DOCUMENT 27091940 (EASEMENT - NOT PLOTTABLE)  
[CTIC AP #42] DOCUMENT 25466742, RECORDED MAY 23, 1980 (SUBDIVISION - SHOWN ON PLAT)  
[CTIC AR #43] DOCUMENT 1631257129, RECORDED NOVEMBER 7, 2016 (MEMORANDUM OF DEVELOPMENT SERVICES AGREEMENT - NOT PLOTTABLE)  
DOCUMENT 1631257130, RECORDED NOVEMBER 7, 2016 (MEMORANDUM OF DEVELOPMENT SERVICES AGREEMENT - NOT PLOTTABLE)  
[CTIC AS #44] DOCUMENT 1816413014, RECORDED JUNE 13, 2018 (ORDINANCE - NOT PLOTTABLE)  
[CTIC AU #45] DOCUMENT 1208229038, RECORDED MARCH 22, 2012 (ORDINANCE - NOT PLOTTABLE)  
[CTIC AZ #46] DOCUMENT 24785936, RECORDED JANUARY 2, 1979 (UTILITY EASEMENT AGREEMENT - NOT PLOTTABLE)  
THE PLAT OF SAID PROPERTY WAS RECORDED AS DOCUMENT 25466742, RECORDED MAY 23, 1980 (SUBDIVISION - SHOWN ON PLAT)  
[CTIC BC #47] DOCUMENT 1829506230, RECORDED OCTOBER 22, 2018 (DECLARATION OF COVENANTS - NOT PLOTTABLE)  
[CTIC BD #48] DOCUMENT 1316322014, RECORDED JUNE 12, 2013 (EASEMENT - SEE NOTE E4)  
AMENDED BY DOCUMENT 1829506233, RECORDED OCTOBER 22, 2018 (DECLARATION - NOT PLOTTABLE)  
[CTIC BY #50] DOCUMENT 2100815095, RECORDED JANUARY 8, 2021 (AGREEMENT - NOT PLOTTABLE)  
[CTIC CA #50] DOCUMENT 2127757010, RECORDED OCTOBER 4, 2021 (WATERSHED MANAGEMENT- NOT PLOTTABLE)

ARLINGTON DOWNS FOUR

BEING A RESUBDIVISION OF LOTS 1A IN ARLINGTON DOWNS TWO, BEING A RESUBDIVISION OF LOTS 1, 2 AND 4 IN ARLINGTON DOWNS, BEING A PLANNED UNIT DEVELOPMENT OF PART OF THE NORTHWEST 1/4 OF SECTION 25 AND PART OF THE NORTHEAST 1/4 OF SECTION 26, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF RESUBDIVISION RECORDED OCTOBER 25, 2013 AS DOCUMENT NUMBER 1329839038, IN COOK COUNTY, ILLINOIS.

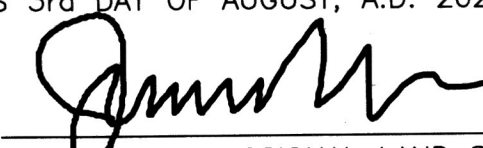
SURVEYOR'S DESIGNATION OF RECORDING

STATE OF ILLINOIS) SS  
COUNTY OF LAKE)

I, JAMES P. MEIER, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF ILLINOIS, HEREBY

DESIGNATE \_\_\_\_\_ OF VILLAGE CLERK'S OFFICE IN THE VILLAGE OF ARLINGTON HEIGHTS, ILLINOIS TO RECORD THIS SUBDIVISION PLAT WITH THE COOK COUNTY RECORDER OF DEEDS. THIS DESIGNATION IS GRANTED UNDER THE RIGHT TO DESIGNATE SUCH RECORDING UNDER CHAPTER 109, SECTION 2 OF THE ILLINOIS REVISED STATUTES. AS A CONDITION OF THIS GRANT, SAID DESIGNEE IS HEREBY REQUIRED TO PROVIDE TO THIS SURVEYOR, A CERTIFIED COPY OF SAID PLAT, IMMEDIATELY UPON RECORDING OF SAME. RECEIPT OF SAID CERTIFIED COPY WILL SERVE AS NOTICE TO THE SURVEYOR THAT THE PLAT HEREON DRAWN HAS BEEN RECORDED.

DATED THIS 3rd DAY OF AUGUST, A.D. 2022.



ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 35-3295  
LICENSE EXPIRES NOVEMBER 30, 2024

SURVEYOR'S CERTIFICATE

STATE OF ILLINOIS) SS)  
COUNTY OF LAKE)

I, JAMES P. MEIER, ILLINOIS PROFESSIONAL LAND SURVEYOR, HEREBY CERTIFY THAT I HAVE SURVEYED AND SUBDIVIDED THE FOLLOWING DESCRIBED PROPERTY TO-WIT:  
LOT 1A IN ARLINGTON DOWNS TWO, BEING A RESUBDIVISION OF LOTS 1, 2 AND 4 IN ARLINGTON DOWNS, BEING A PLANNED UNIT DEVELOPMENT OF PART OF THE NORTHWEST 1/4 OF SECTION 25 AND PART OF THE NORTHEAST 1/4 OF SECTION 26, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF RESUBDIVISION RECORDED OCTOBER 25, 2013 AS DOCUMENT NUMBER 1329839038, IN COOK COUNTY, ILLINOIS.

AND THAT THE PLAT HEREON DRAWN IS A REPRESENTATION OF SAID SURVEY AND SUBDIVISION. DIMENSIONS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF.  
I FURTHER CERTIFY THAT THE LAND INCLUDED BY SAID SURVEY IS WITHIN THE CORPORATE LIMITS OF THE VILLAGE OF ARLINGTON HEIGHTS.

I FURTHER CERTIFY THAT THE PROPERTY SHOWN HEREON FALLS PARTIALLY WITHIN ZONE "X" (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN), AS PER MY REVIEW OF THE NATIONAL FLOOD INSURANCE PROGRAM - FLOOD INSURANCE RATE MAP: COMMUNITY PANEL NUMBER 17031C0184 J EFFECTIVE DATE AUGUST 19, 2008

I FURTHER CERTIFY THAT UPON RECORDATION OF THIS PLAT, A MINIMUM OF TWO (2) CONCRETE MONUMENTS WILL BE SET IN PLACE. IN ADDITION, IRON PIPE SURVEY MONUMENTS WILL BE SET AT ALL SUBDIVISION UNIT EXTERIOR BOUNDARY CORNERS. LOT CORNERS WILL BE STAKED WITH IRON PIPE SURVEY MONUMENTS.  
THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR A BOUNDARY SURVEY.

CERTIFIED AT GRAYSLAKE, ILLINOIS THIS 3rd DAY OF AUGUST, A.D. 2022.



ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 35-3295  
LICENSE EXPIRES NOVEMBER 30, 2024



PREPARED BY:

TFW SURVEYING & MAPPING  
LAND SURVEYING • TOPOGRAPHIC MAPPING • CONSTRUCTION LAYOUT  
1761 DILLEYS ROAD • SUITE 105 • GURNEE, ILLINOIS 60031  
847-548-6600 FAX 548-6699  
info@tfwsurvey.com www.tfwsurvey.com



SIGNATURE FOR OWNER PART OF LOT 1A  
(WILL BE LOT 1B POST-PLAT)

The undersigned, not personally but as the Owner of Part of Lot 1A, does hereby certify that it is title holder of the property described hereon and that it has caused the same to be surveyed and platted as shown hereon, for the uses and purposes herein set forth and does hereby acknowledge and accept the same under the style and title hereon shown.

ARLINGTON DOWNS RESIDENTIAL, LLC, DELAWARE LIMITED LIABILITY COMPANY

By: \_\_\_\_\_  
Name: RICHARD F. CAVENAUGH  
Title: Authorized Signatory

STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_ ) SS

I, the undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that RICHARD F. CAVENAUGH, personally known to me to be the Authorized Signatory of ARLINGTON DOWNS RESIDENTIAL, LLC, DELAWARE LIMITED LIABILITY COMPANY, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she signed and delivered the said instrument as his/her own free and voluntary act, and as the free and voluntary act of the limited liability company for the uses and purposes therein set forth.

Given under my hand and official seal this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

SIGNATURE FOR OWNER PART OF LOT 1A  
(WILL BE OUTLOT 1C POST-PLAT)

The undersigned, not personally but as the Owner of Part of Lot 1A, does hereby certify that it is title holder of the property described hereon and that it has caused the same to be surveyed and platted as shown hereon, for the uses and purposes herein set forth and does hereby acknowledge and accept the same under the style and title hereon shown.

ARLINGTON DOWNS MASTER ASSOCIATION, AN ILLINOIS NOT-FOR-PROFIT CORPORATION

By: \_\_\_\_\_  
Name: RICHARD F. CAVENAUGH  
Title: Authorized Signatory

STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_ ) SS

I, the undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that RICHARD F. CAVENAUGH, personally known to me to be the Authorized Signatory of ARLINGTON DOWNS MASTER ASSOCIATION, AN ILLINOIS NOT-FOR-PROFIT CORPORATION, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she signed and delivered the said instrument as his/her own free and voluntary act, and as the free and voluntary act of the limited liability company for the uses and purposes therein set forth.

Given under my hand and official seal this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

SIGNATURE FOR OWNER PART OF LOT 1A  
(WILL BE OUTLOT 1D POST-PLAT)

The undersigned, not personally but as the Owner of Part of Lot 1A, does hereby certify that it is title holder of the property described hereon and that it has caused the same to be surveyed and platted as shown hereon, for the uses and purposes herein set forth and does hereby acknowledge and accept the same under the style and title hereon shown.

ARLINGTON DOWNS MASTER ASSOCIATION, AN ILLINOIS NOT-FOR-PROFIT CORPORATION

By: \_\_\_\_\_  
Name: RICHARD F. CAVENAUGH  
Title: Authorized Signatory

STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_ ) SS

I, the undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that RICHARD F. CAVENAUGH, personally known to me to be the Authorized Signatory of ARLINGTON DOWNS MASTER ASSOCIATION, AN ILLINOIS NOT-FOR-PROFIT CORPORATION, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she signed and delivered the said instrument as his/her own free and voluntary act, and as the free and voluntary act of the limited liability company for the uses and purposes therein set forth.

Given under my hand and official seal this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_  
Notary Public

My commission expires: \_\_\_\_\_

ARLINGTON DOWNS FOUR

BEING A RESUBDIVISION OF LOTS 1A IN ARLINGTON DOWNS TWO, BEING A RESUBDIVISION OF LOTS 1, 2 AND 4 IN ARLINGTON DOWNS, BEING A PLANNED UNIT DEVELOPMENT OF PART OF THE NORTHWEST 1/4 OF SECTION 25 AND PART OF THE NORTHEAST 1/4 OF SECTION 26, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF RESUBDIVISION RECORDED OCTOBER 25, 2013 AS DOCUMENT NUMBER 1329839038, IN COOK COUNTY, ILLINOIS.

SCHOOL DISTRICT BOUNDARY STATEMENT

THE UNDERSIGNED, BEING DULY SWORN, UPON HIS/HER OATH DEPOSES AND STATES AS FOLLOWS:

(1) THAT HE/SHE IS THE OWNER OF THE PROPERTY LEGALLY DESCRIBED ON A PROPOSED PLAT OF SUBDIVISION SUBMITTED TO THE VILLAGE FOR APPROVAL, WHICH LEGAL DESCRIPTION IS ATTACHED HERETO AND INCORPORATED BY REFERENCE HEREIN; AND

(2) TO THE BEST OF THE OWNER'S KNOWLEDGE, THE SCHOOL DISTRICTS IN WHICH EACH TRACT, PARCEL, LOT OR BLOCK OF THE PROPOSED SUBDIVISION LIES ARE:

SCHOOL DISTRICT NAME	ADDRESS
COMMUNITY CONSOLIDATED SCHOOL DISTRICT 15	580 NORTH 1ST BANK DRIVE PALATINE, IL 60067-8110
TOWNSHIP HIGH SCHOOL DISTRICT #214	2121 S. GOEBBERT ROAD ARLINGTON HEIGHTS, IL 60005
HARPER COMMUNITY COLLEGE DISTRICT #512	1200 W. ALGONQUIN ROAD PALATINE, IL 60067
SCHOOL DISTRICT NAME (PIN 02-26-201-027)	ADDRESS
COMMUNITY CONSOLIDATED SCHOOL DISTRICT 15	580 NORTH 1ST BANK DRIVE PALATINE, IL 60067-8110
PALATINE TOWNSHIP HIGH SCHOOL 211	1750 SOUTH ROSELLE ROAD PALATINE, ILLINOIS

DATED AT \_\_\_\_\_, ILLINOIS, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_\_.

BY: ARLINGTON DOWNS RESIDENTIAL, LLC  
NAME AND TITLE: RICHARD F. CAVENAUGH, PRESIDENT  
OWNER LOT 1A  
SEE NOTARY CERTIFICATE FOR OWNERS TO LEFT