

PUBLIC UTILITY & DRAINAGE EASEMENT PROVISIONS

NON-EXCLUSIVE EASEMENTS FOR SERVING THE SUBDIVISION AND OTHER PROPERTIES WITH ELECTRIC AND COMMUNICATION SERVICES, SOUNDS AND SIGNALS, TELEVISION, SANITARY SEWER, GAS MAINS, WATER SUPPLY AND DISTRIBUTION, STREET LIGHTING, STORM SEWERS AND DRAINAGE SERVICE IS HEREBY RESERVED FOR AND GRANTED TO:

THE VILLAGE OF ARLINGTON HEIGHTS
AMERITECH
COMMONWEALTH EDISON COMPANY
NORTHERN ILLINOIS GAS COMPANY
CABLE TELEVISION COMPANIES

THEIR RESPECTIVE SUCCESSORS AND ASSIGNS, JOINTLY AND SEVERALLY, TO INSTALL, OPERATE, MAINTAIN AND REMOVE, FROM TIME TO TIME, FACILITIES USED IN CONNECTIONS WITH TRANSMISSION AND DISTRIBUTION OF ELECTRICITY, SOUNDS AND SIGNALS, CABLE TELEVISION, GAS MAINS, SANITARY SEWERS, WATER MAINS, STORM SEWERS AND DRAINAGE, IN, OVER, UNDER, ACROSS, ALONG AND UPON THE SURFACE OF THE PROPERTY SHOWN WITHIN THE AREAS DESIGNATED AND RESERVED AS EASEMENTS. TOGETHER WITH THE PROPERTY DESIGNATED ON THE PLAT FOR STREET, TOGETHER WITH THE RIGHT TO INSTALL REQUIRED SERVICE CONNECTIONS OVER AND UNDER THE SURFACE OF EACH LOT TO SERVE IMPROVEMENTS THEREON, 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 GRANTEE'S FACILITIES OR IN, UPON OR OVER SAID DESIGNATED EASEMENTS WITHOUT THE PRIOR WRITTEN CONSENT OF GRANTEE'S. AFTER INSTALLATION OF ANY SUCH FACILITIES THE GRADE OF THE SUBDIVISION PROPERTY SHALL NOT BE ALTERED IN A MANNER SO AS TO INTERFERE WITH THE PROPER OPERATION AND MAINTENANCE THEREOF. ALL INSTALLATIONS SHALL BE UNDERGROUND, ON THE SURFACE, SIDEWALK OR OVERHEAD.

DATED AT _____, ILLINOIS, THIS _____ DAY OF _____, A. D.

COMCAST CABLE: _____
COMED _____
NICIOR GAS _____
AT & T _____
WOW INTERNET CABLE _____

COUNTY CLERK
STATE OF ILLINOIS)
COUNTY OF COOK) SS

I, _____, COUNTY CLERK FOR THE COUNTY OF COOK, DO HEREBY CERTIFY THAT THERE ARE NO DELINQUENT OR UNPAID CURRENT OR FORFEITED SPECIAL ASSESSMENTS OR ANY INSTALLMENTS THEREOF THAT HAVE BEEN APPORTIONED AGAINST THE TRACT OF LAND INCLUDED IN THE PLAT.
DATED THIS _____ DAY OF _____, A.D. 20____

SIGNED: _____ COUNTY CLERK

* All dimensions shown are given in feet & decimal parts thereof
* No angles or distances are to be assumed by scaling
* Legal description, building lines and easements are taken from recorded subdivision plat and/or other available documentation. Refer to title policy, deed or local jurisdiction for building setbacks and easements not shown hereon and report any discrepancies.

Scale: 1"=20'
Order # 15-226
Address: 921, 927 & 931 N. Highland Ave.
Arlington Heights, IL 60004
P.I.N. 03-029-104-006 (Lots 32 & 33) OWNER: HASCHE #921
P.I.N. 03-029-104-005 (Lots 34 & 35) OWNER: DROST #927
P.I.N. 03-029-104-004 (Lots 36 & 37) OWNER: DROST #931
Ordered by: Trademark Builders

SEND TAX BILLS TO:

CHARLES AND TRACY DROST
931 N. HIGHLAND AVE.
ARLINGTON HEIGHTS, IL 60004

JAY AND JENNIFER HASCHE
921 N. HIGHLAND AVE.
ARLINGTON HEIGHTS, IL 60004

T.K.D. Land Surveyors, Inc.

P.O. BOX 1463, Arlington Heights, IL 60006
Phone: (847) 702-1845 (847)997-9292
tkdlandsurveyors@aatt.net

FINAL PLAT
DROST - HASCHE RESUBDIVISION

BEING A RESUBDIVISION OF:
LOTS 32 THROUGH 37, BOTH INCLUSIVE, TOGETHER WITH THE WEST HALF OF THE VACATED ALLEY LYING EAST OF AND ADJOINING SAID LOTS 32 THROUGH 37 IN BLOCK 1 IN DUNTON AND OTHER'S SUBDIVISION OF LOTS 4, 5 AND 6 OF NORTHWEST QUARTER LOTS 1, 2, 8 AND 9 OF SOUTHWEST QUARTER OF NORTHWEST QUARTER OF SECTION 29, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED ON APRIL 21, 1874 AS DOCUMENT 152778, IN COOK COUNTY, ILLINOIS.

RONALD & MADONA COON
#933 N. HIGHLAND AVE.
ARLINGTON HEIGHTS, IL 60004
03-029-003

S 89°29'45" E 132.00

5' PUBLIC UTILITY & DRAINAGE EASEMENT
(HERETOFORE DEDICATED)
(10% OF LOT WIDTH)
7.5 BUILDING SETBACK

SITE IMPROVEMENTS NOT SHOWN HEREON.

LOT 1
MEASURED LOT AREA = 9,900 SQ. FT. (0.227 ACRES)

7.5 BUILDING SETBACK
(10% OF LOT WIDTH)

5' PUBLIC UTILITY & DRAINAGE EASEMENT
(HERETOFORE DEDICATED)
(10% OF LOT WIDTH)

N 89°29'45" W 132.00

5' PUBLIC UTILITY & DRAINAGE EASEMENT
(HERETOFORE DEDICATED)
(10% OF LOT WIDTH)

7.5 BUILDING SETBACK

SITE IMPROVEMENTS NOT SHOWN HEREON.

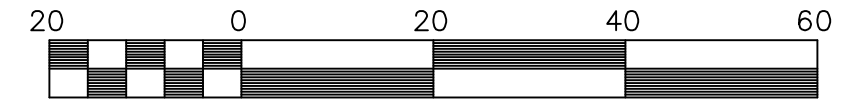
LOT 2
MEASURED LOT AREA = 9,900 SQ. FT. (0.227 ACRES)

7.5 BUILDING SETBACK

5' PUBLIC UTILITY & DRAINAGE EASEMENT
(HERETOFORE DEDICATED)

N 89°29'45" W 132.00

JAMIE & MELANIE ROMERO
#919 N. HIGHLAND AVE.
ARLINGTON HEIGHTS, IL 60004
03-029-007



Scale 1" = 20'

BASIS OF BEARING (ASSUMED)

OWNERS:

WE, THE UNDERSIGNED, CHARLES & TRACY DROST, JAY & JENNIFER HASCHE, OWNERS OF THE REAL ESTATE SHOWN AND DESCRIBED HEREIN, DO HEREBY LAY OFF, PLAY AND SUBDIVIDE SAID REAL ESTATE IN ACCORDANCE WITHIN THE PLAT. THIS SUBDIVISION SHALL BE KNOWN AND DESIGNATED AS DROST - HASCHE RESUBDIVISION, AN ADDITION TO THE VILLAGE OF ARLINGTON HEIGHTS, COOK COUNTY. ALL STREETS AND ALLEYS AND PUBLIC OPEN SPACES SHOWN AND NOT HERETOFORE DEDICATED ARE HEREBY DEDICATED TO THE PUBLIC. FRONT AND SIDE YARD BUILDING SETBACK LINES ARE ESTABLISHED AS SHOWN ON THIS PLAT, BETWEEN WHICH LINES AND THE PROPERTY LINES OF THE STREETS, THERE SHALL BE ERRECTED OR MAINTAINED NO BUILDING OR STRUCTURE. THERE ARE STRIPS OF GROUND, (NUMBER) FEET IN WIDTH, AS SHOWN ON THIS PLAT AND MARKED "EASEMENT" RESERVED FOR THE USE OF PUBLIC UTILITIES FOR THE INSTALLATION OF WATER AND SEWER MAINS, POLES, DUCTS, LINES AND WIRES, SUBJECT AT ALL TIMES TO THE PROPER AUTHORITIES AND TO THE EASEMENT HEREIN RESERVED. NO PERMANENT OR OTHER STRUCTURES ARE TO BE ERRECTED OR MAINTAINED UPON THESE 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.

THE FOREGOING COVENANTS (OR RESTRICTIONS), ARE TO RUN WITH THE LAND AND SHALL BE BINDING ON ALL PARTIES AND ALL PERSONS CLAIMING UNDER THEM UNTIL JANUARY 1, 2040 AT WHICH TIME SAID COVENANTS (OR RESTRICTIONS) SHALL BE AUTOMATICALLY EXTENDED FOR SUCCESSIVE PERIODS OF TEN YEARS UNLESS INDICATED OTHERWISE BY THESE COVENANTS (OR RESTRICTIONS), IN WHOLE OR IN PART, WHICH SAID VOTE WILL BE EVIDENCED BY A PETITION IN WRITING SIGNED BY THE OWNERS AND DULY RECORDED. INVALIDATION OF ANY ONE OF THE FOREGOING COVENANTS (OR RESTRICTIONS) BY JUDGEMENT OR COURT ORDER SHALL IN NO WAY EFFECT ANY OF THE OTHER VARIOUS COVENANTS (OR RESTRICTIONS) WHICH SHALL REMAIN IN FULL FORCE AND EFFECT.

THE RIGHT TO ENFORCE THESE PROVISIONS BY INJUNCTION, TOGETHER WITH THE RIGHT TO CAUSE THE REMOVAL, BY DUE PROCESS OF LAW, OF ANY STRUCTURE OR PART THEREOF ERRECTED OR MAINTAINED IN VIOLATION, IS HEREBY DEDICATED TO THE PUBLIC, AND RESERVED TO THE SEVERAL OWNERS OF THE SEVERAL LOTS IN THIS SUBDIVISION AND TO THEIR HEIRS AND ASSIGNS.
WITNESS OUR HANDS AND SEALS THIS _____ DAY OF _____, 20____

CONSOLIDATED COMMUNITY SCHOOL DISTRICT #25 AND TOWNSHIP HIGH SCHOOL DISTRICT #214.
OLIVE-MARY STITT GRADE SCHOOL SCHOOL DISTRICT 25
THOMAS MIDDLE SCHOOL SCHOOL DISTRICT 25
HERSEY HIGH SCHOOL SCHOOL DISTRICT 214

OWNER: _____ OWNER: _____
OWNER: _____ OWNER: _____

NOTARY

STATE OF ILLINOIS)
COUNTY OF _____) SS

I HEREBY CERTIFY THAT THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE FOREGOING CERTIFICATE ARE KNOWN TO ME AS SUCH OWNERS.
GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS _____ DAY OF _____, A.D. 20____

MY COMMISSION EXPIRES: _____

SIGNED: _____ NOTARY PUBLIC

"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, THIS PLAT WAS GIVEN APPROVAL BY THE VILLAGE OF ARLINGTON HEIGHTS AND MUST BE RECORDED WITHIN 6 MONTHES OF THE DATE OF APPROVAL BY THE VILLAGE BOARD, OTHERWISE IT IS NULL AND VOID.

APPROVED BY THE VILLAGE PLAN COMMISSION AT A MEETING HELD _____

SIGNED: _____ CHAIRMAN

SIGNED: _____ SECRETARY

APPROVED BY THE VILLAGE BOARD OF TRUSTEES AT A MEETING HELD _____

SIGNED: _____ PRESIDENT

SIGNED: _____ VILLAGE CLERK

APPROVED BY THE VILLAGE COLLECTOR

SIGNED: _____ VILLAGE COLLECTOR

APPROVED BY THE DIRECTOR OF ENGINEERING

SIGNED: _____ VILLAGE ENGINEER

STATE OF ILLINOIS)
COUNTY OF COOK) SS.



I, THOMAS R. KNAUBER, HEREBY CERTIFY THAT I AM AN ILLINOIS REGISTERED LAND SURVEYOR IN COMPLIANCE WITH THE LAWS OF THE STATE OF ILLINOIS, AND THAT THIS PLAT CORRECTLY REPRESENTS A SURVEY COMPLETED BY ME ON NOVEMBER 5, 2015, THAT ALL MONUMENTS AND MARKERS SHOWN HEREON ACTUALLY EXIST, AND THAT I HAVE ACCURATELY SHOWN THE MATERIALS THAT THEY ARE MADE OF.

Lic. Exp. 11-30-16
Thomas R. Knauber Illinois P.L.S. #035-003405
Professional Design Firm Lic. No. 184.005204