

WAIRPORT RD

SPINNACLE DR

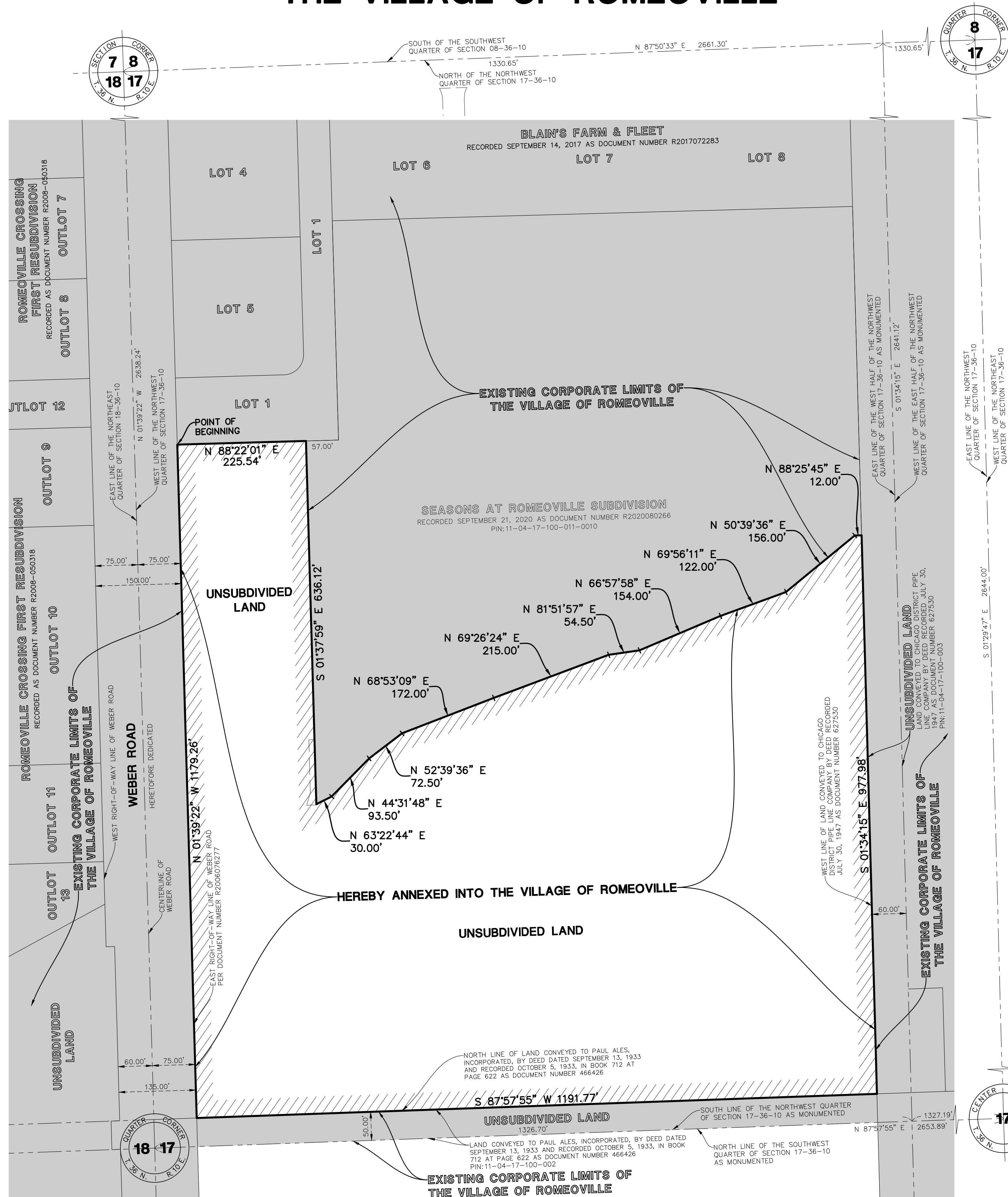
88

SURVEY SITE

NOT TO SCALE

MERCEDES-BENZ OF ORLAND PARK
8430 W. 159TH STREET
ORLAND PARK IL, 60462

1. DISTANCES ARE MARKED IN FEET AND DECIMAL PARTS THEREOF. NO DIMENSIONS SHALL BE ASSUMED BY SCALE MEASUREMENT HEREON.
2. COMPARE THIS PLAT, LEGAL DESCRIPTION AND ALL SURVEY MONUMENTS BEFORE BUILDING, AND IMMEDIATELY REPORT ANY DISCREPANCIES TO THE SURVEYOR.
3. EXISTING IMPROVEMENTS HAVE NOT BEEN SHOWN HEREON
4. THIS SURVEY IS SUBJECT TO MATTERS OF TITLE, WHICH MAY BE REVEALED BY A CURRENT TITLE REPORT, EASEMENTS, SETBACKS AND OTHER RESTRICTIONS WHICH MAY BE FOUND IN A CURRENT TITLE REPORT, LOCAL ORDINANCES, DEEDS OR OTHER INSTRUMENTS OF RECORD MAY NOT BE SHOWN.
5. THIS EXHIBIT WAS PREPARED FOR MERCEDES-BENZ OF ORLAND PARK BASED ON A FIELD SURVEY COMPLETED ON FEBRUARY 27, 2020.
6. MANHARD CONSULTING, LTD. IS A PROFESSIONAL DESIGN FIRM, REGISTRATION NUMBER 184000330, EXPIRES APRIL 30, 2023.



GRAPHIC SCALE

100 0 50 100 200 400

(IN FEET)
1 inch = 100 ft.

 = EXISTING CORPORATE LIMITS OF THE VILLAGE OF ROMEVILLE AS SHOWN ON 2021 ZONING MAP

 = LIMITS OF TERRITORY TO BE ANNEXED TO THE VILLAGE OF ROMEVILLE

COORDINATES AND BEARINGS ARE BASED UPON THE ILLINOIS STATE PLANE
COORDINATE SYSTEM, EAST ZONE (NAD 83), ADJUSTED TO GROUND VALUES,
AS ESTABLISHED BY A REAL-TIME KINEMATIC (RTK) GLOBAL NAVIGATION
SATELLITE SYSTEM (GNSS) UTILIZING THE TRIMBLE VRS NOW NETWORK.

THAT PART OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 17, EXCEPTING THEREFROM THE SOUTH 50 FEET THEREOF CONVEYED TO PAUL ALES, INCORPORATED, BY DEED DATED SEPTEMBER 13, 1933 AND RECORDED OCTOBER 5, 1933, IN BOOK 712 AT PAGE 622 AS DOCUMENT NUMBER 466426 AND EXCEPT THE EAST 60 FEET THEREOF CONVEYED TO CHICAGO DISTRICT PIPE LINE COMPANY BY DEED RECORDED JULY 30, 1947 AS DOCUMENT NUMBER 627530 IN TOWNSHIP 36 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN WILL COUNTY ILLINOIS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST SOUTHERLY SOUTHWEST CORNER OF LOT IN BLAIN'S FARM & FLEET
SUBDIVISION RECORDED SEPTEMBER 14, 2017 AS DOCUMENT NUMBER R2017072283; THENCE NORTH
09 DEGREES 01' 22" EAST 22.65 FEET TO A POINT ON THE SOUTH LINE OF SAID SECTION;
DISTANCE OF 225.54 FEET TO A WESTERLY LINE OF SEASONS OF ROMEVILLE SUBDIVISION
RECORDED AS DOCUMENT NUMBER R2020080266 - THENCE SOUTH 01 DEGREES 37 MINUTES 58
SECONDS EAST 115.54 FEET TO A POINT ON THE WESTERLY LINE OF SAID SECTION;
OF SEASONS OF ROMEVILLE SUBDIVISION; THENCE ALONG SAID SOUTHERLY LINE FOR THE NEXT
TEN (10) COURSES: (1) THENCE NORTH 63 DEGREES 22 MINUTES 44 SECONDS EAST, A DISTANCE OF
OF 30.00 FEET; (2) THENCE NORTH 68 DEGREES 31 MINUTES 48 SECONDS EAST, A DISTANCE OF
OF 30.00 FEET; (3) THENCE NORTH 68 DEGREES 53 MINUTES 09 SECONDS EAST, A DISTANCE OF
72.50 FEET; (4) THENCE NORTH 64 DEGREES 53 MINUTES 09 SECONDS EAST, A DISTANCE OF
172.00 FEET; (5) THENCE NORTH 69 DEGREES 26 MINUTES 24 SECONDS EAST, A DISTANCE OF
215.00 FEET; (6) THENCE NORTH 81 DEGREES 51 MINUTES 57 SECONDS EAST, A DISTANCE OF
154.00 FEET; (7) THENCE NORTH 68 DEGREES 56 MINUTES 11 SECONDS EAST, A DISTANCE OF
154.00 FEET; (8) THENCE NORTH 69 DEGREES 56 MINUTES 11 SECONDS EAST, A DISTANCE OF
22.00 FEET; (9) THENCE NORTH 50 DEGREES 39 MINUTES 36 SECONDS EAST, A DISTANCE OF
156.00 FEET; (10) THENCE NORTH 88 DEGREES 25 MINUTES 45 SECONDS EAST, A DISTANCE OF
156.00 FEET TO A POINT ON THE WESTERLY LINE OF SEASONS OF ROMEVILLE SUBDIVISION;
DEED RECORDED JULY 30, 1947 AS DOCUMENT NUMBER 627530, SAID LINE BEING 60.00 FEET
WEST OF AND PARALLEL WITH THE EAST LINE OF SAID WEST HALF OF THE NORTHWEST QUARTER
SECTION 17, TOWNSHIP 36S, RANGE 10E, MERIDIAN 10W, S44-36-10W; THENCE ALONG SAID
DISTANCE OF 97.78 FEET TO THE NORTH LINE OF LAND CONVEYED TO PAUL ALLEN,
INCORPORATED, BY DEED DATED SEPTEMBER 13, 1933 AND RECORDED OCTOBER 5, 1933, IN BOOK
PARCEL WITH THE SOUTH LINE OF SAID WEST HALF OF THE NORTHWEST QUARTER OF SECTION
17, TOWNSHIP 36S 87 DEGREES 57 MINUTES 55 SECONDS WEST, ALONG SAID LINE, A DISTANCE
THENCE SOUTH 87 DEGREES 57 MINUTES 55 SECONDS WEST, ALONG SAID LINE, A DISTANCE
COUNTY DEPARTMENT OF HIGHWAYS ON PLAT OF DEDICATION RECORDED MAY 10, 2006 AS
DOCUMENT NUMBER R2006076727, SAID LINE BEING 75.00 FEET EAST OF AND PARALLEL WITH THE
CENTERLINE OF HIGHER ROAD BEGINS 22.22 MINUTES 22 SECONDS WEST, ALONG SAID
DISTANCE OF 117.24 FEET TO THE POINT BEGINNING.

1,008,000 SQUARE FEET (23.141 ACRES)

PART OF 11-04-17-100-011-0020

SURVEYOR'S CERTIFICATE

STATE OF ILLINOIS)) SS
COUNTY OF LAKE)

WE, MANHARD CONSULTING LTD., DO HEREBY DECLARE THAT WE HAVE SURVEYED THE HEREON DESCRIBED PROPERTY AND THAT THE PLAT HEREON DRAWN IS A CORRECT REPRESENTATION OF SAID SURVEY.

GIVEN UNDER MY HAND AND SEAL THIS 24TH DAY OF JUNE, A.D., 2021.

ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 3855
 LICENSE EXPIRES: NOVEMBER 30, 2022

DESIGN FIRM PROFESSIONAL REGISTRATION NO. 184003350
EXPIRES APRIL 30, 2023

[illegible]

Manhard
CONSULTING

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Civil Engineers Surveyors Water Resources Engineers Water & Electrical Engineers
Environmental Engineers Mechanical Engineers
Professional Engineers Professional Engineers

MERCEDES-BENZ OF ORLAND PARK

ROMEIOVILLE, ILLINOIS

MAP OF TERRITORY TO BE ANNEXED

PROJ. MGR.: JP
 PROJ. ASSOC.: ERV
 DRAWN BY: ERV
 DATE: 06/24/21
 SCALE: 1"=100'

SHEET

1 OF 1

FRDRVIL01