

PLAT OF EASEMENT  
FOR  
SANITARY SEWER  
TO THE VILLAGE OF ROMEOVILLE, IL

PART OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 8 TOWNSHIP 36 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN WILL COUNTY, ILLINOIS.

PROPERTY LEGAL DESCRIPTIONS:

THE NORTH 876.63 FEET OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, (EXCEPT THE EAST 60 FEET THEREOF AND ALSO EXCEPT THE WEST 50 FEET THEREOF AND ALSO EXCEPT THE EASTERLY 396.00 FEET OF THE WESTERLY 446.00 FEET OF THE NORTHERLY 550.00 FEET THEREOF), IN TOWNSHIP 36 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN WILL COUNTY, ILLINOIS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
COMMENCING AT THE SOUTHWEST CORNER OF THE NORTHWEST 1/4 OF SAID SECTION 8; THENCE NORTH 88 DEGREES 02 MINUTES 49 SECONDS EAST ALONG THE SOUTH LINE OF THE NORTHWEST 1/4 OF SAID SECTION 8, 50.00 FEET TO THE EAST RIGHT OF WAY LINE OF WEBER ROAD PER DOCUMENT NUMBER R80-13759; THENCE NORTH 01 DEGREES 37 MINUTES 19 SECONDS WEST ALONG SAID RIGHT OF WAY LINE, 443.40 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING NORTH 01 DEGREES 37 MINUTES 19 SECONDS WEST ALONG SAID LINE, 326.64 FEET TO A LINE 550.00 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 8; THENCE NORTH 88 DEGREES 04 MINUTES 02 SECONDS EAST ALONG SAID LINE, 396.01 FEET TO A LINE 446.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 8; THENCE NORTH 01 DEGREES 37 MINUTES 19 SECONDS WEST ALONG SAID LINE, 550.01 FEET TO THE NORTH LINE OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 8; THENCE NORTH 88 DEGREES 04 MINUTES 02 SECONDS EAST ALONG SAID LINE, 821.18 FEET TO A LINE BEING 60.00 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 8; THENCE SOUTH 01 DEGREES 40 MINUTES 28 SECONDS EAST ALONG SAID LINE, 876.64 FEET TO A LINE BEING 876.63 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 8, ALSO BEING THE NORTH LINE OF WARRANTY DEED PER DOCUMENT NUMBER R2006-077489; THENCE SOUTH 88 DEGREES 04 MINUTES 02 SECONDS WEST ALONG SAID LINE, 1,217.99 FEET TO THE POINT OF BEGINNING, IN WILL COUNTY, ILLINOIS.

EASEMENT LEGAL DESCRIPTION

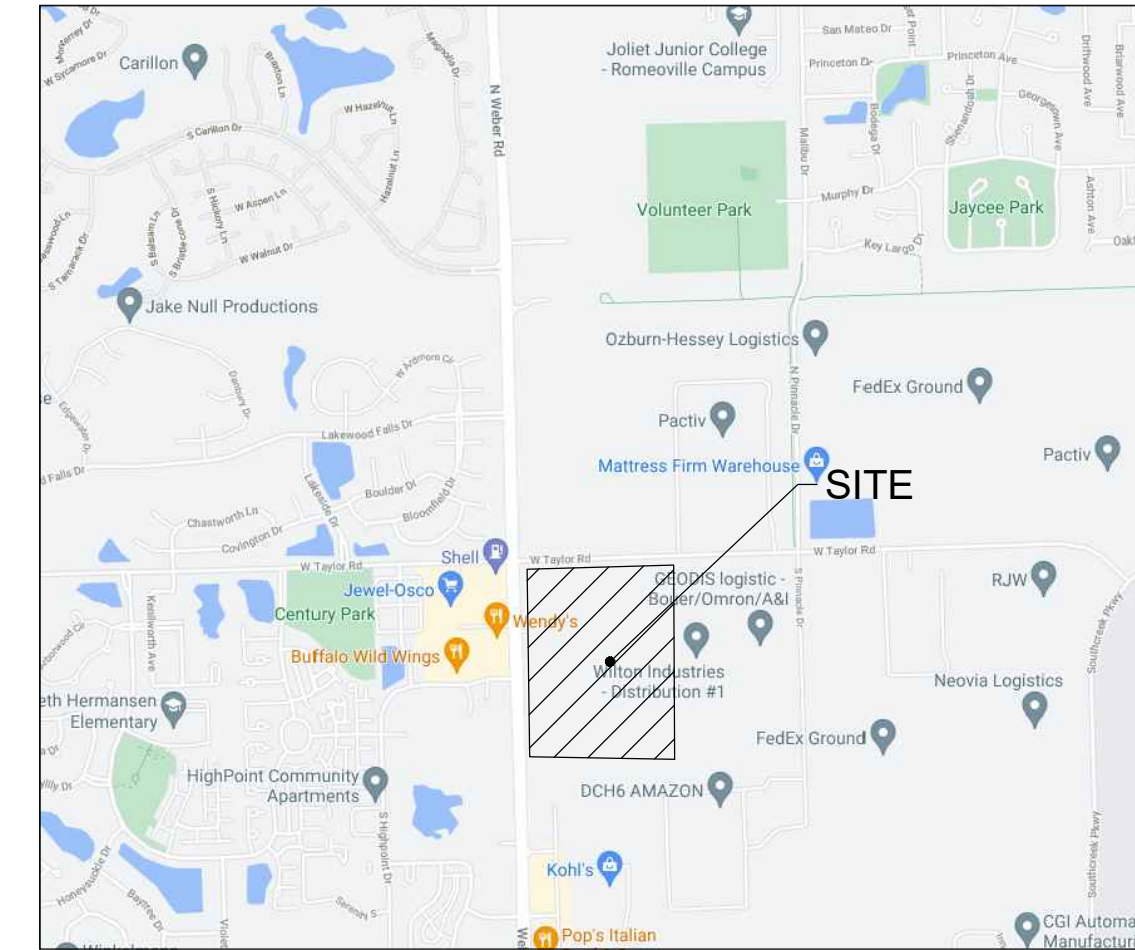
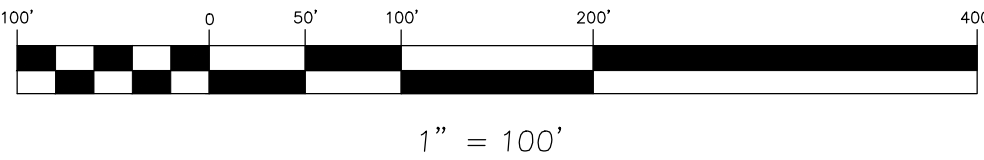
THAT PART OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 8 TOWNSHIP 36 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FELLOW:

COMMENCING AT THE NORTHEAST CORNER OF SAID WEST HALF OF THE NORTHWEST QUARTER; THENCE SOUTH 01 DEGREES 40 MINUTES 28 SECONDS EAST, ALONG THE EAST LINE OF SAID WEST HALF OF THE NORTHWEST QUARTER, 30.00 FEET; TO A LINE 30 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF SAID WEST HALF OF THE NORTHWEST QUARTER; THENCE SOUTH 88 DEGREES 05 MINUTES 20 SECONDS WEST, ALONG SAID PARALLEL LINE, 60.00 FEET; THENCE SOUTH 01 DEGREES 40 MINUTES 28 SECONDS EAST, 1289.40 FEET TO SOUTH LINE OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER, ALSO BEING THE POINT OF BEGINNING; THENCE SOUTH 01 DEGREES 40 MINUTES 28 SECONDS EAST, 821.64 FEET; THENCE SOUTH 88 DEGREES 19 MINUTES 32 SECONDS WEST, 30.00 FEET; THENCE NORTH 01 DEGREES 40 MINUTES 28 SECONDS WEST, 821.51 FEET TO SOUTH LINE OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER; THENCE NORTH 88 DEGREES 05 MINUTES 20 SECONDS EAST, ALONG SAID SOUTH LINE, 30.00 FEET TO THE POINT OF BEGINNING, IN WILL COUNTY, ILLINOIS.

BASIS OF BEARINGS

THE BASIS OF BEARINGS IS THE STATE PLANE COORDINATE SYSTEM (SPCS) NAD 83 (2011) ZONE 1201 (ILLINOIS EAST) WITH PROJECT ORIGIN AT LATITUDE: 41-37-27.96092 N LONGITUDE: 88-07-14.82953 W ELLIPSOIDAL HEIGHT: 538.103 SFT GROUND SCALE FACTOR: 1.0000468188 GEOD G18US ALL MEASUREMENTS ARE ON THE GROUND.

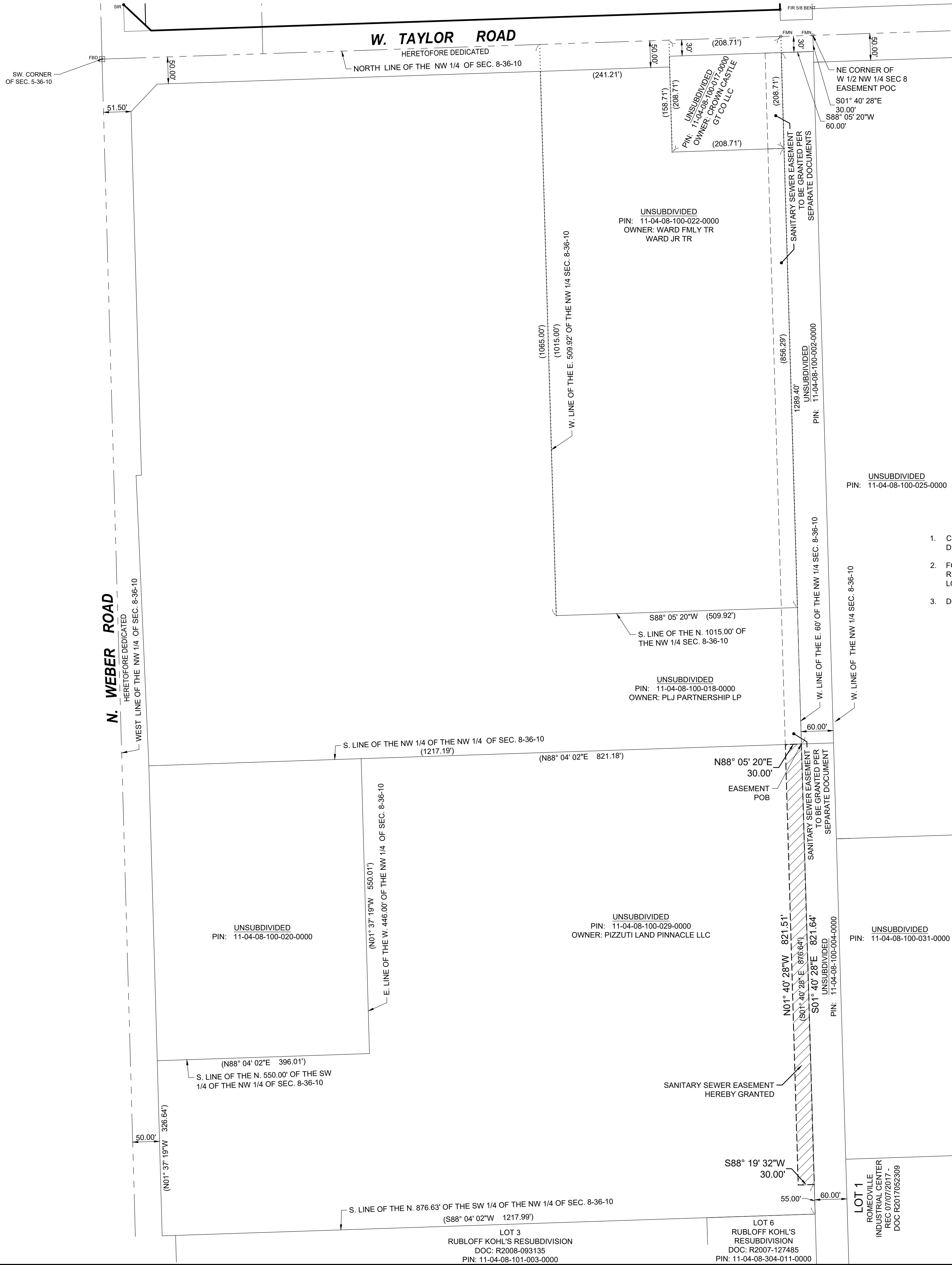
GRAPHIC SCALE



VICINITY MAP  
NOT TO SCALE

PIN:

11-04-08-100-029-0000



GENERAL NOTES

- COMPARE ALL POINTS PRIOR TO ANY CONSTRUCTION AND REPORT ANY DIFFERENCES AT ONCE.
- FOR BUILDING RESTRICTIONS AND EASEMENTS NOT SHOWN HEREON, REFER TO YOUR ABSTRACT, DEED, TITLE GUARANTEE POLICY, AND LOCAL ORDINANCES.
- DO NOT SCALE ANY DIMENSIONS FROM THIS PLAT.

DEVELOPER

Molto Properties, LLC  
18W140 Butterfield Road, Suite 750  
Oakbrook Terrace, IL 60181  
630-576-1100

ENGINEER/SURVEYOR

V3 Companies of Illinois, Ltd.  
7325 Janes Avenue, Suite 100  
Woodridge, Illinois 60517  
630-724-9200

AREA TABLE

EASEMENT HEREBY GRANTED	24,647 SQ.FT.	0.5658 ACRES
----------------------------	---------------	--------------

THIS PLAT HAS BEEN SUBMITTED FOR RECORDING  
BY AND RETURN TO:

NAME: VILLAGE OF ROMEOVILLE VILLAGE CLERK  
ADDRESS: 1050 W Romeo Road,  
Romeoville, IL 60446

EXEMPT FOR TRANSFER TAX BY _____	NAME _____
_____	SIGNATURE _____

LEGEND

- PROPERTY LINE
- EXISTING LOT LINE
- CENTERLINE OF R-O-W
- EXISTING EASEMENT LINE
- PROPOSED EASEMENT LINE
- SECTION LINE
- SANITARY SEWER EASEMENT HEREBY GRANTED
- N NORTH
- S SOUTH
- E EAST
- W WEST
- U.E. UTILITY EASEMENT
- P.U.E. PUBLIC UTILITY EASEMENT
- V.U.E. VILLAGE UTILITY EASEMENT



Engineers  
Scientists  
Surveyors  
7325 Janes Avenue, Suite 100  
Woodridge, IL 60517  
630.724.9200 voice  
630.724.0384 fax  
v3co.com

PREPARED FOR:  
Molto Properties, LLC  
18W140 Butterfield Road Suite 750  
Oakbrook Terrace, IL 60181  
630.576.1100

REVISIONS		
NO.	DATE	DESCRIPTION

PLAT OF EASEMENT

SANITARY SEWER - ROMEOVILLE, IL

DRAFTING COMPLETED:	01/03/23	DRAWN BY:	ADS	PROJECT MANAGER:	EJM
FIELD WORK COMPLETED:	N/A	CHECKED BY:	EJM	SCALE:	1" = 100'

Project No: 210386.01.FCL

Group No: VP10.3

SHEET NO.  
1 of 2

PLAT OF EASEMENT  
FOR  
SANITARY SEWER  
TO THE VILLAGE OF ROMEOVILLE, IL

IN THE WEST HALF OF THE NORTHWEST QUARTER OF  
SECTION 8 TOWNSHIP 36 NORTH, RANGE 10 EAST OF THE  
THIRD PRINCIPAL MERIDIAN, IN WILL COUNTY, ILLINOIS.

OWNER'S CERTIFICATE (11-04-08-100-022)

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

THIS IS TO CERTIFY THAT THE UNDERSIGNED IS THE OWNER OF THE LAND DESCRIBED IN THE ANNEXED PLAT, AND HAS CAUSED THE SAME TO BE SURVEYED AS INDICATED THEREON, FOR THE USES AND PURPOSES THEREIN SET FORTH, AND DOES HEREBY ALSO RESERVE FOR THE VILLAGE OF ROMEOVILLE, EASEMENT PROVISIONS WHICH ARE STATED ON THEIR STANDARD FORM WHICH IS ATTACHED HERETO.

DATED THIS \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_.

OWNER: \_\_\_\_\_

\_\_\_\_\_  
SIGNATURE

\_\_\_\_\_  
NAME AND TITLE

NOTARY CERTIFICATE

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

I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE AFORESAID COUNTY AND STATE, DO HEREBY CERTIFY THAT THE FOREGOING SIGNATOR OF THE OWNER'S CERTIFICATE IS PERSONALLY KNOWN TO ME TO BE THE SAME PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND THAT SAID INDIVIDUAL APPEARED AND DELIVERED SAID INSTRUMENT AS A FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES THEREIN SET FORTH IN THE AFORESAID INSTRUMENT.

GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS \_\_\_\_ DAY OF \_\_\_\_\_, A.D., 20\_\_.

\_\_\_\_\_  
NOTARY PUBLIC SIGNATURE

\_\_\_\_\_  
PLEASE TYPE/PRINT NAME

NOTARY'S SEAL

OWNER'S CERTIFICATE (11-04-08-100-018)

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

THIS IS TO CERTIFY THAT THE UNDERSIGNED IS THE OWNER OF THE LAND DESCRIBED IN THE ANNEXED PLAT, AND HAS CAUSED THE SAME TO BE SURVEYED AS INDICATED THEREON, FOR THE USES AND PURPOSES THEREIN SET FORTH, AND DOES HEREBY ALSO RESERVE FOR THE VILLAGE OF ROMEOVILLE, EASEMENT PROVISIONS WHICH ARE STATED ON THEIR STANDARD FORM WHICH IS ATTACHED HERETO.

DATED THIS \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_.

OWNER: \_\_\_\_\_

\_\_\_\_\_  
SIGNATURE

\_\_\_\_\_  
NAME AND TITLE

NOTARY CERTIFICATE

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

I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE AFORESAID COUNTY AND STATE, DO HEREBY CERTIFY THAT THE FOREGOING SIGNATOR OF THE OWNER'S CERTIFICATE IS PERSONALLY KNOWN TO ME TO BE THE SAME PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND THAT SAID INDIVIDUAL APPEARED AND DELIVERED SAID INSTRUMENT AS A FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES THEREIN SET FORTH IN THE AFORESAID INSTRUMENT.

GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS \_\_\_\_ DAY OF \_\_\_\_\_, A.D., 20\_\_.

\_\_\_\_\_  
NOTARY PUBLIC SIGNATURE

\_\_\_\_\_  
PLEASE TYPE/PRINT NAME

NOTARY'S SEAL

VILLAGE BOARD'S CERTIFICATE

STATE OF ILLINOIS )  
 ) SS  
COUNTY OF WILL )

I, \_\_\_\_\_, VILLAGE OF CLERK OF THE VILLAGE OF ROMEOVILLE, WILL COUNTY, ILLINOIS, HEREBY CERTIFY THAT THIS PLAT WAS PRESENTED TO AND BY RESOLUTION DULY APPROVED BY THE VILLAGE PRESIDENT AND BOARD OF TRUSTEES OF SAID VILLAGE AT ITS MEETING HELD ON THE \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_, AND THAT THE REQUIRED BOND OR OTHER GUARANTEE HAS BEEN POSTED FOR THE COMPLETION OF THE IMPROVEMENTS REQUIRED BY THE REGULATIONS OF SAID VILLAGE.

BY: \_\_\_\_\_  
VILLAGE PRESIDENT

BY: \_\_\_\_\_  
VILLAGE CLERK

WILL COUNTY CLERK'S CERTIFICATE

STATE OF ILLINOIS )  
 ) SS  
COUNTY OF WILL )

I, \_\_\_\_\_, COUNTY CLERK OF WILL COUNTY, ILLINOIS, DO HEREBY CERTIFY THAT THERE ARE NO DELINQUENT GENERAL TAXES, NO UNPAID FORFEITED TAXES, AND NO REDEEMABLE TAX SALES AGAINST AND OF THE LAND INCLUDED IN THIS PLAT.

GIVEN UNDER MY HAND AND SEAL AT JOLIET, WILL COUNTY, ILLINOIS, THIS \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_.

\_\_\_\_\_  
COUNTY CLERK

WILL COUNTY RECORDER'S CERTIFICATE

STATE OF ILLINOIS )  
 ) SS  
COUNTY OF WILL )

THIS INSTRUMENT NO. \_\_\_\_\_ WAS FILED FOR RECORD IN THE RECORDERS OFFICE OF WILL COUNTY AFORESAID ON THE \_\_\_\_ DAY OF \_\_\_\_\_, A.D., 20\_\_, AT \_\_\_\_\_ O'CLOCK \_\_M., AND RECORDED IN BOOK OF PLATS AT PAGE \_\_\_\_\_.

\_\_\_\_\_  
WILL COUNTY RECORDER

SANITARY SEWER EASEMENT PROVISIONS  
VILLAGE OF ROMEOVILLE

EASEMENTS ARE RESERVED FOR AND GRANTED TO THE VILLAGE OF ROMEOVILLE AND THEIR SUCCESSORS AND ASSIGNS OVER ALL THE AREAS MARKED "SANITARY SEWER EASEMENT" ON THE PLAT FOR THE PERPETUAL RIGHT, PRIVILEGE AND AUTHORITY TO CONSTRUCT, RECONSTRUCT, REPAIR, INSPECT, MAINTAIN, AND OPERATE SANITARY SEWERS, TOGETHER WITH ANY AND ALL NECESSARY MANHOLES, CONNECTIONS, APPLIANCES, AND OTHER STRUCTURES AND APPURTENANCES AS MAY BE DEEMED NECESSARY BY SAID VILLAGE OVER, UPON, ALONG, UNDER, AND THROUGH, SAID INDICATED EASEMENT, TOGETHER WITH RIGHT OF ACCESS ACROSS THE PROPERTY FOR NECESSARY WORKERS AND EQUIPMENT TO DO ANY OF THE ABOVE WORK. THE RIGHT IS ALSO GRANTED TO CUT DOWN, TRIM, OR REMOVE ANY TREES, SHRUBS, PLANTS, OR OTHER APPURTENANCES ON THE EASEMENT THAT INTERFERE WITH THE OPERATION OF THE UTILITIES. NO PERMANENT STRUCTURES SHALL BE PLACED ON SAID EASEMENT BUT SAME MAY BE USED AT THE RISK OF THE OWNER FOR PAVEMENT, GARDENS, SHRUBS, LANDSCAPING, OR OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS, WITHOUT PRIOR WRITTEN AUTHORIZATION FROM THE VILLAGE OF ROMEOVILLE.

SURVEYOR'S CERTIFICATE

STATE OF ILLINOIS )  
 ) SS  
COUNTY OF DUPAGE )

I, EDWARD J. MURRAY, AN ILLINOIS PROFESSIONAL LAND SURVEYOR DO HEREBY CERTIFY THAT THE PLAT HEREON DRAWN WAS PREPARED AT AND UNDER MY DIRECTION. ALL DIMENSIONS SHOWN ARE IN FEET AND DECIMAL PARTS THEREOF.

GIVEN UNDER MY HAND AND SEAL THIS \_\_\_\_ DAY OF \_\_\_\_\_, A.D., 2023.

\_\_\_\_\_  
EDWARD J. MURRAY  
ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 35-4037  
MY LICENSE EXPIRES ON NOVEMBER 30, 2024.  
V3 COMPANIES OF ILLINOIS, LTD. PROFESSIONAL DESIGN FIRM NO. 184000902  
THIS DESIGN FIRM NUMBER EXPIRES APRIL 30, 2025.  
emurray@v3co.com