

BEGINNING AT THE SOUTHEAST CORNER OF THE WEST HALF OF THE NORTHWEST QUARTER OF SAID SECTION 26, THENCE NORTH 00 DEGREES 22 MINUTES 13 SECONDS EAST ALONG THE EAST LINE OF SAID WEST 1/4, 1257.90 FEET, THENCE NORTH 08 DEGREES 08 MINUTES 42 SECONDS EAST THROUGH A POINT ON THE NORTH LINE OF SAID SECTION 26 THAT IS LOCATED 184.42 FEET EASTERLY OF THE NORTHEAST CORNER OF SAID WEST HALF OF THE NORTHWEST QUARTER OF SAID SECTION 26, 2645.83 FEET TO A POINT IN THE CENTER LINE OF PRAIRIE STREET; THENCE SOUTH 51 DEGREES 30 MINUTES EAST ALONG SAID CENTER LINE 1221.85 FEET, THENCE SOUTH 71 DEGREES 48 MINUTES EAST ALONG SAID CENTER LINE 107.68 FEET TO A LINE DRAWN NORTH 6 DEGREES 30 MINUTES EAST FROM A POINT ON THE SOUTH LINE OF SAID SECTION 1/4 OF THE SOUTHWEST CORNER OF SAID SECTION 23, 45.54 FEET TO THE SOUTHWEST CORNER OF SAID 1/4; THENCE SOUTH 6 DEGREES 30 MINUTES WEST ALONG SAID LINE 411.4 FEET TO THE SOUTH LINE OF SAID WEST 1/4 OF SAID SECTION 26; ALONG THE SOUTH LINE OF THE SAID 1/4 45.54 FEET TO THE NORTHEAST CORNER OF THE SAID 1/2 OF SAID SECTION 26; THENCE SOUTH ALONG THE EAST LINE OF THE SAID WEST 1/2 OF SAID SECTION 26, 3983.63 FEET TO THE SOUTHEAST CORNER OF THE NORTHEAST 1/4 OF THE SOUTHWEST CORNER OF SAID SECTION 26; THENCE WEST ALONG THE SOUTH LINE OF THE NORTHEAST 1/4 OF THE SOUTHWEST CORNER OF SAID SECTION 26, 1322.48 FEET TO THE SOUTHWEST CORNER OF SAID N.E. QUARTER OF THE S.W. QUARTER; THENCE NORTH ALONG THE WEST LINE OF SAID N.E. QUARTER OF THE S.W. QUARTER, 1320 FEET TO THE POINT OF BEGINNING, IN THE TOWNSHIP OF SUGAR GROVE, KANE COUNTY, ILLINOIS.

- 1) THIS SURVEY HAS BEEN PREPARED FOR THE EXCLUSIVE USE AND BENEFIT OF ONLY THOSE ENTITIES LISTED IN THE SURVEYOR'S CERTIFICATION.
- 2) ALL MEASURED BOUNDARIES SHOWN HEREON ARE BASED ON NAD 83 ILLINOIS COORDINATE SYSTEM, EAST ZONE (2011 CORRECTION) AS DETERMINED BY USE OF GPS EQUIPMENT USING TRIMBLE VRS NETWORK AND EQUIPMENT.
- 3) SUBSURFACE AND ENVIRONMENTAL CONDITIONS WERE NOT EXAMINED OR CONSIDERED AS A PART OF THIS SURVEY. NO STATEMENT IS MADE CONCERNING THE EXISTENCE OF UNDERGROUND OR OVERHEAD FACILITIES WHICH MAY AFFECT THE USE OR DEVELOPMENT OF THIS TRACT.
- 4) THE LOCATIONS OF UNDERGROUND UTILITIES IF SHOWN HEREON ARE BASED ON ABOVE GROUND STRUCTURES AND RECORD DRAWINGS PROVIDED TO THE SURVEYOR. LOCATIONS OF UNDERGROUND UTILITIES / STRUCTURES MAY VARY FROM LOCATIONS SHOWN HEREON. ANY ADDITIONAL BURIED UTILITIES / STRUCTURES MAY BE ENCOUNTERED. NO EXCAVATIONS WERE MADE DURING THE PROCESS OF THIS SURVEY TO LOCATE BURIED UTILITIES / STRUCTURES.
- 5) ALL UTILITIES MAY NOT BE SHOWN. CALL 1.U.I.E. AT 811 FOR FIELD LOCATION OF UNDERGROUND UTILITIES PRIOR TO ANY DIGGING OR CONSTRUCTION.
- 6) THIS SURVEY DOES NOT IMPLY THAT A TITLE SEARCH WAS CONDUCTED BY THE SURVEYOR.
- 7) PARCEL CONTAINS 6052981 SQUARE FEET OR 138.957+ ACRES. (EXCLUDING PRAIRIE STATE APPARENT RIGHT OF -WAY)
- 8) THIS PROPERTY MAY BE WITHIN THE LIMITS OF UNINCORPORATED KANE COUNTY AND AS SUCH IS SUBJECT TO ITS ZONING AND BUILDING RESTRICTIONS.
- 9) SURVEY FIELD WORK COMPLETED ON 06-23-2025.
- 10) THIS PROPERTY FALLS INTO "ZONE X" (AREAS DETERMINED TO BE OUTSIDE OF THE 0.2% ANNUAL CHANCE FLOOD PLAIN) AS IDENTIFIED ON FEMA FLOOD INSURANCE RATE MAP 190800358H, PANEL 385 OF 410, DATED AUGUST 3, 2009 AND 1170890319H, 319 OF 410 DATED AUGUST 3, 2009.
- 11) THERE WAS NO VISIBLE EVIDENCE OF CURRENT EARTH MOVING WORK, BUILDING CONSTRUCTION, OR BUILDING ADJUSTMENTS OBSERVED AT THE TIME OF THIS SURVEY ON SUBJECT PARCEL.
- 12) ALL MONUMENT TIES ARE MEASURED PERPENDICULAR TO THE PROPERTY LINE(S).
- 13) NOT ALL FEATURES ON SITE ARE SHOWN. SUCH AS FENCE POST, TREES, ETC.
- 14) THIS SURVEY IS BASED ON INFORMATION NOTED IN FIRST AMERICAN TITLE COMMITMENT NO. 2025-0073356 DATED 4-29-25.










SCHEDULE B PART II ITEMS NOTED AS FOLLOWS:

- ALL ITEMS MAY AFFECT THE PARCEL- BUT ARE NOT PLOTTABLE

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH "THE 2021 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA / NSPS LAND TITLE SURVEYS" JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 3, 4, 16 OF TABLE A THEREOF. THE FIELD WORK WAS COMPLETED ON JUNE 23, 2025.



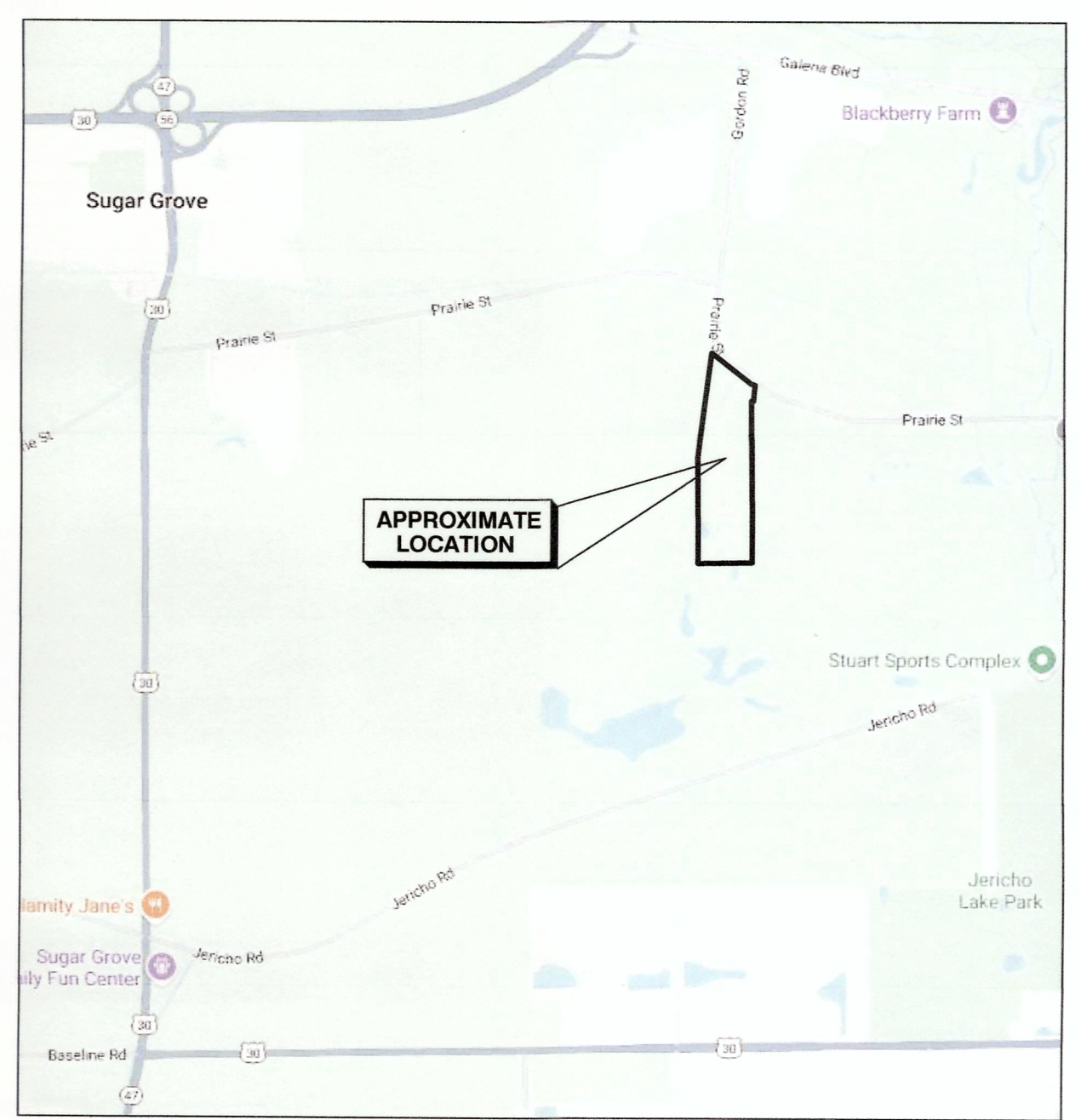
BLC = BUILDING CORNER  
CHB = CHORD BEARING  
CHL = CHORD LENGTH  
CMP = CORRUGATED METAL PIPE  
(D) = DEED  
E = EAST  
ELY = EASTERLY  
FEX = FENCE CORNER  
(M) = MEASURED DISTANCE  
N = NORTH  
NLY = NORTHERLY  
P.O.B. = POINT OF BEGINNING  
P.O.C. = POINT OF COMMENCEMENT  
(R) = RECORD DISTANCE  
R.O.W. = RIGHT OF WAY  
S = SOUTH  
SLY = SOUTHERLY  
W = WEST  
WLY = WESTERLY

 = ASPHALT  
 = CONCRETE  
 = GRAVEL  
 = GUY ANCHOR  
 = SIGN  
 = STORM MANHOLE  
 = UNKNOWN MANHOLE  
 = WOOD  
 = WOOD UTILITY POLE

ADJACENT LOT LINE = \_\_\_\_\_  
BOUNDARY LINE = \_\_\_\_\_  
FENCE = \_\_\_\_\_ x \_\_\_\_\_ x \_\_\_\_\_ x \_\_\_\_\_ x \_\_\_\_\_

- 1) ELEVATIONS HEREON REFER TO NAVD 88 DATUM.
- 2) SOURCE BENCHMARK: VERTICAL ELEVATIONS SHOWN HEREON ARE IN NAVD 88 VERTICAL DATUM AS DETERMINED BY USE OF TRIMBLE'S VRS (GPS) NETWORK AND EQUIPMENT.

COORDINATE TABLE	
1.	N:1853162.87 E:963799.15
2.	N:1852404.93 E:964759.71
3.	N:1852372.02 E:964861.28
4.	N:1851981.06 E:964821.09
5.	N:1851980.26 E:964775.56
6.	N:1849329.57 E:964786.78
7.	N:1848005.53 E:964792.09
8.	N:1847983.24 E:963464.52
9.	N:1849309.68 E:963459.17
10.	N:1850568.76 E:963454.24



*Vicinity Map*  
(No Scale)

