

THIS PLAT HAS BEEN SUBMITTED FOR RECORDING
BY AND RETURN TO:
NAME: VILLAGE OF LOMBARD
ADDRESS: 255 E. WILSON
LOMBARD, IL 60148-3969

JUNE 07, 2022

PIN NUMBER: 06-08-404-056

COMMUNITY DEVELOPMENT CERTIFICATE

STATE OF ILLINOIS
COUNTY OF DUPAGE

APPROVED BY THE DEPARTMENT OF COMMUNITY DEVELOPMENT OF THE VILLAGE OF LOMBARD, ILLINOIS THIS _____ DAY OF _____ A.D. 2022

DIRECTOR OF COMMUNITY DEVELOPMENT

OWNERS CERTIFICATE

State of Illinois
County of DuPage, I.S.S.

This is to certify that Loxia & LLC - d/b/a Loxia are the owners of the property hereon described and, as such owners, they have caused the same to be platted as indicated hereon for the uses and purposes herein indicated, they further certify that the property lies within elementary school district 45 and high school district 88.
Dated at Village Hill this 13th day of September, A.D. 2022.

By: [Signature]
SIGNATURE

NOTARY PUBLIC CERTIFICATE

State of Illinois
County of DuPage, I.S.S.

I, the undersigned, a notary public in and for said county in the state aforesaid, do hereby certify that Frank La Gendron, who are subscribed to the above certificate, appeared before me, this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act for the uses and purposes therein set forth.

Given under my hand and notarial seal,

this 13 day of September, A.D. 2022.

By: [Signature]
NOTARY PUBLIC



VILLAGE BOARD CERTIFICATE

Approved by the Board of Trustees of the Village of Lombard, Illinois,
this _____ day of _____, A.D. 2022

Signed _____
Village President

Attest _____
Village Clerk

COUNTY RECORDER CERTIFICATE

This instrument no. _____ was filed for record in the
recorder's office of DuPage County, Illinois,
this _____ day of _____, A.D. 2022, at _____ o'clock

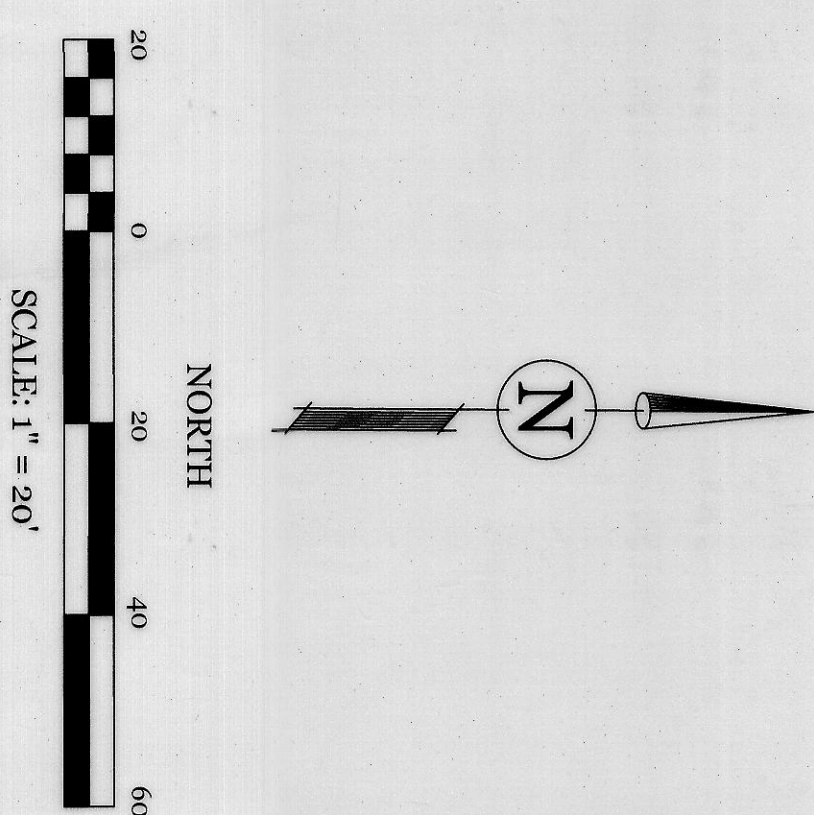
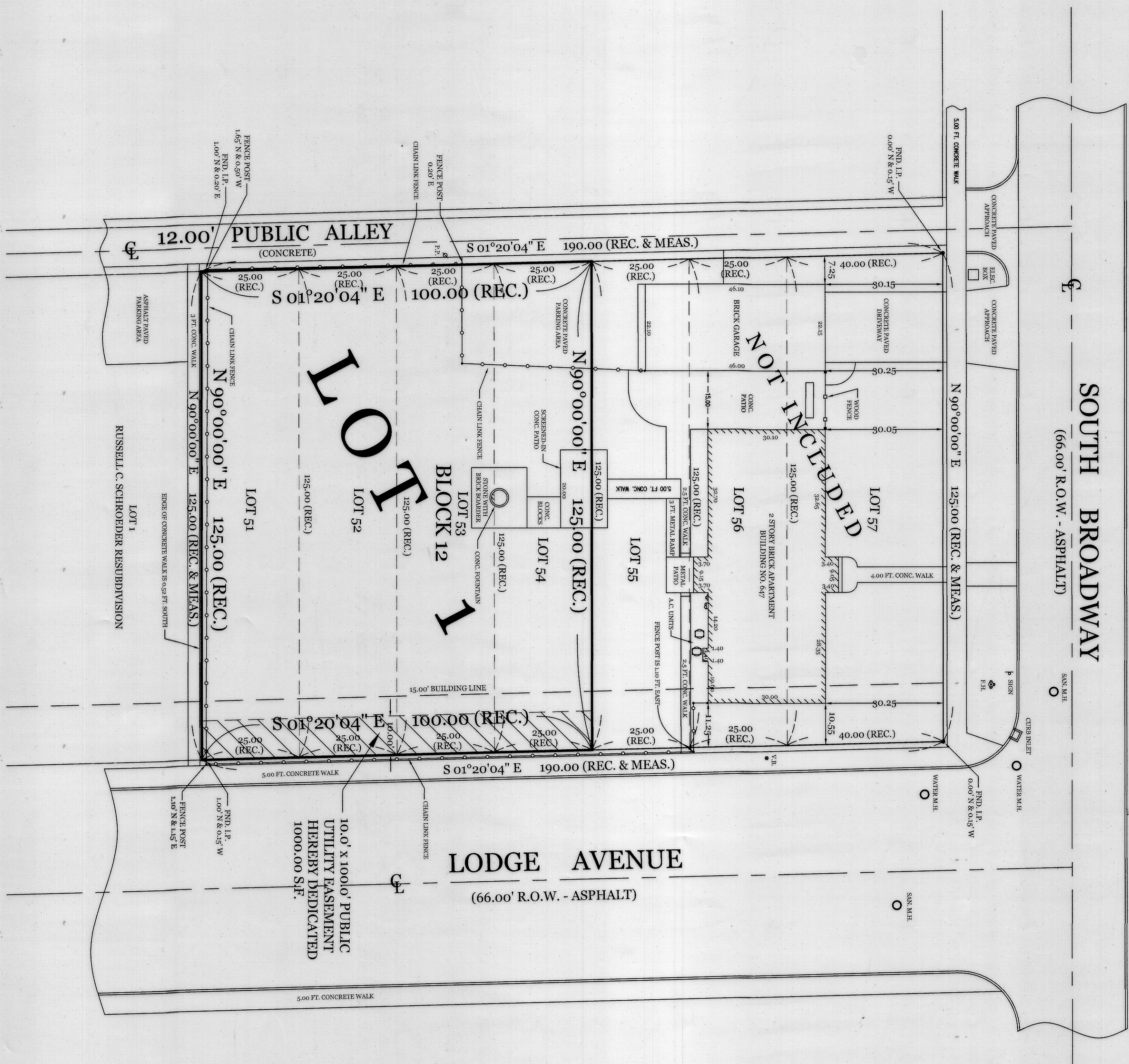
Signed _____
Recorder of Deeds

JULIA'S LODGE AVENUE PLAT OF CONSOLIDATION

ALSO KNOWN AS: 302 LODGE AVENUE, LOMBARD, ILLINOIS

PLAT OF EASEMENT

CONTAINING 12,496.61 SQUARE FEET OR 0.286 ACRES, MORE OR LESS,
LOT 1 IN JULIA'S AVENUE PLAT OF CONSOLIDATION



COUNTY CLERK CERTIFICATE

State of Illinois
County of DuPage, I.S.S.

I, _____, county clerk of DuPage County, Illinois do hereby certify that there are no delinquent general taxes, no unpaid current taxes, no unpaid forfeited taxes and no redeemable tax sales against any of the land included in the annexed plat. I further certify that I have received all statutory fees in connection with the annexed plat.

Given under my hand and seal of Wheaton, Illinois, this _____ day of _____, A.D. 2022.

By: _____
COUNTY CLERK

VILLAGE COLLECTOR CERTIFICATE

I, _____, Collector for the Village of Lombard, Illinois, do hereby certify there are no delinquent or unpaid current or forfeited special assessments of any deferred installments thereof, that have not been apportioned against any of the tract of land included in the annexed plat, with the annexed plat.

Dated this _____ day of _____, A.D., 2022.

By: _____
VILLAGE COLLECTOR

SURVEYOR'S CERTIFICATE

State of Illinois)
County of DuPage, I.S.S.

I, Warren David Johnson, an Illinois professional land surveyor no. 2971, do hereby certify that I have surveyed and consolidated the following described tracts of land:

LOT 1 IN BLOCK 12 IN EDWIN CHASE'S 11-AC LONGER SUBDIVISION, BEING A SUBDIVISION IN THE SOUTHEAST CORNER OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 4 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 10, 1955 AS DOCUMENT NUMBER 97954, IN DUPAGE COUNTY, ILLINOIS.

As shown by the annexed plat, which is correct and true representation of said consolidation, all distances are shown in feet and decimal parts thereof and bearings shown are based on true north determined by GPS measurement.

I also certify that the property shown on the plat herein drawn is within the corporate limits of the Village of Lombard, Illinois, which has adopted a Village plan and which is exercising the special powers authorized by Division 12 of Article XI of the Illinois Municipal Code as heretofore and hereafter amended.

I hereby further certify that the subject resubdivision, according to and based on information from the Federal Emergency Management Agency only, is not located in a special flood hazard area per community no. 17031 panel 17031C01565, effective date December 20, 2002.

Given under my hand and seal this 7th day of June A.D. 2022 at Wheaton, Illinois.

By: [Signature]
Illinois Professional Land Surveyor No. 2971

