

#	PIN	Parcel Address	Owner/Tax Address	Deed Address
	10-16-425-019 (SUBJECT)	849 E Roosevelt Rd.		
1	06-17-406-048	816 E Roosevelt Rd Lombard, IL 60148	<b>National Retail Properties, LP 450 S Orange Ave, Unit 900 Orlando, FL 32801</b>	<b>National Retail Properties Inc. (AGENT) c/o Corporate Creations Network IN 350 S Northwest Highway #300 Park Ridge, IL 60068</b>
2	06-17-406-038	820 E Roosevelt Rd Lombard, IL 60148-4745	Ozos LLC 3 Charleton Pl Oak Brook, IL 60523	<b>OZOS, LLC 3 Charleton Place Oak Brook, IL 60523</b>
3	06-17-406-038	820 E Roosevelt Rd Lombard, IL 60148-4745	Ozos LLC 3 Charleton Pl Oak Brook, IL 60523	<b>OZOS, LLC (AGENT) Attn: Zahid Yaqub 3 Charleton Place Oak Brook, IL 60523</b>
4	06-17-406-034	832 E Roosevelt Rd Lombard, IL 60148	<b>Midas Properties Inc. Midas International Corp Real Estate Accounting 1300 Arlington Heights Rd Itasca, IL 60143</b>	<b>Midas Properties, Inc. (AGENT) c/o Illinois Corporation Service C 801 Adlai Stevenson Dr. Springfield, IL 62703</b>
5	06-17-406-034	832 E Roosevelt Rd Lombard, IL 60148	Midas Properties Inc Midas International Corp Real Estate Accounting 1300 Arlington Heights Rd Itasca, IL 60143	<b>Midas Properties, Inc. (SOS) c/o Brant Wilson, President 4280 Professional Ctr Dr. Palm Beach Gardens, Florida 33410</b>
6	06-17-406-045	830 E Roosevelt Rd Lombard, IL 60148	<b>West Suburban Bank 10658 The Glass Court Club 830 E Roosevelt Rd Lombard, IL 60148</b>	<b>West Suburban Bank, Trustee under Trust Agreement dtd 11/17/97 as No. 10658 The Glass Court Club, Inc. 830 E Roosevelt Rd Lombard, IL 60148</b>
7	06-17-406-045	830 E Roosevelt Rd Lombard, IL 60148	West Suburban Bank 10658 The Glass Court Club, Inc. 830 E Roosevelt Rd Lombard, IL 60148	<b>West Suburban Bank, Trustee under Trust Agreement dtd 11/17/97 as No. 10658 c/o Daniel Jasker, Agent The Glass Court Club, Inc. 830 E Roosevelt Rd Lombard, IL 60148</b>
8	06-17-406-051	844 E Roosevelt Rd Lombard, IL 60148	<b>Shallwani, Fida &amp; Afroz 178 Pintail Ln Bloomingdale, IL 60108</b>	<b>Fida A Shallwani and Afroz Shallwani, Husband and Wife old address from 2003 deed</b>

#	PIN	Parcel Address	Owner/Tax Address	Deed Address
				<b>5 N 158 Pintail Ln, Bartlett IL 60103</b>
9	06-16-309-022	880 E Roosevelt Rd Lombard, IL 60148	PS Illinois Trust	<b>PS Illinois Trust 701 Western Avenue Glendale, CA 91201</b>
10	06-16-309-014	Ahrens Avenue Lombard, IL 60148	<b>Dan Management Group 1 Trans AM Plaza No 120 Oakbrook Terrace, IL 60181</b>	<b>Chicago Title and Land Trust Company, as Trustee under Trust Agreement dated 10/1/83 (Trust No. 42470) LaVere Enterprises PO Box 1017 Lombard, IL 60148</b>
11	06-16-309-013	1156 Ahrens Avenue Lombard, IL 60148	<b>Mohammed, T &amp; Y Quadeer Mohammed, Tahseen 1105 S Ahrens Ave Lombard, IL 60145-4005</b>	<b>Tahseen Mohammed and Yasmeen S Quadeer, Trustees of the Tahseen Mohammed and Yasmeed S Quadeer Declaration of Trust dtd 11/17/12 1105 S Ahrens Ave Lombard, IL 60145-4005</b>
12	06-16-309-012	1152 S Ahrens Ave Lombard, IL 60148	<b>Krueger, Craig &amp; D Nyberg 1152 S Ahrens Ave Lombard, IL 60148</b>	<b>Craig A Krueger and Denise L Nyberg 1152 S Ahrens Ave Lombard, IL 60148</b>
13	06-16-309-011	1148 S Ahrens Ave Lombard, IL 60148	<b>Terry Hughes 1148 S Ahrens Ave Lombard, IL 60148</b>	<b>Terry Hughes 1148 S Ahrens Ave Lombard, IL 60148</b>
14	06-16-310-012	900 E Roosevelt Rd Lombard, IL 60148	Ocean Parkway Investments Mevorah, Steven H 900 E Roosevelt Rd Lombard, IL 60148	<b>Ocean Parkway Investments LLC Attn: Steven H Mevorah (AGENT/DEED) 900 E Roosevelt Rd Lombard, IL 60148</b>
15	06-16-310-013	908 E Roosevelt Rd Lombard, IL 60148	<b>Jerome Johnson 702 S Lombard Ave Lombard, IL 60148-3454</b>	<b>Jerome Johnson 720 S Lombard Ave. Lombard, IL 60148 *** DEED ADDRESS</b>
16	06-16-310-024	1167 S Ahrens St Lombard, IL 60148	<b>Quraishi, Mohammed 1167 S Ahrens St Lombard, IL 60148</b>	<b>Mohammed Ziauddin A Quraishi and 2004-0000309, LLC 1167 S Ahrens St Lombard, IL 60148 ** Tax bill to bold</b>
17	06-21-100-014	851 E Roosevelt Rd Lombard, IL 60148	The Pep Boys Manny Moe & J 3111 Allegheny Ave	<b>The Pep Boys Manny Moe &amp; Jack of California</b>

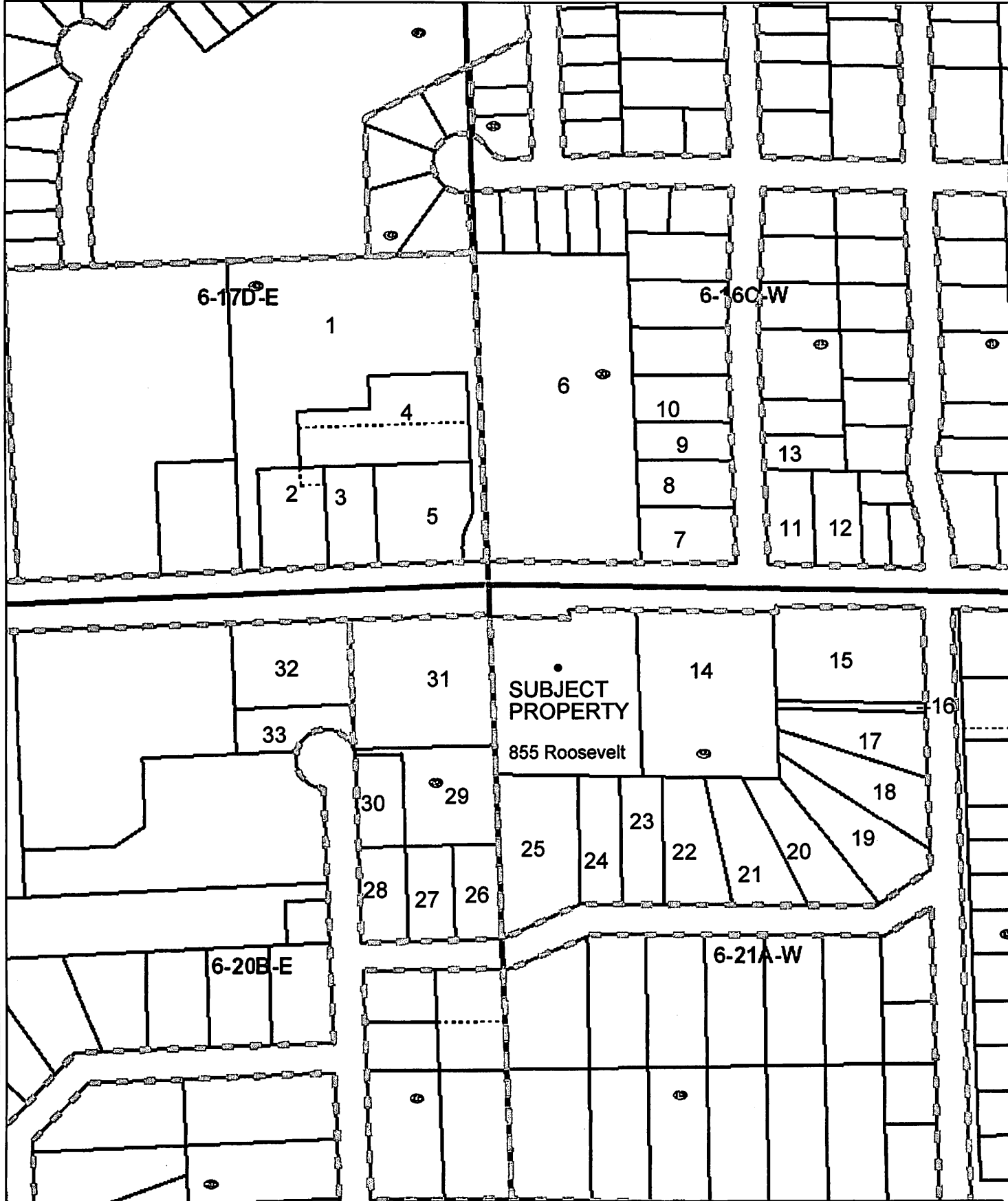
#	PIN	Parcel Address	Owner/Tax Address	Deed Address
			Philadelphia, PA 19132	<b>3111 Allegheny Ave Philadelphia, PA 19132</b>
				<b>The Pep Boys Manny Moe &amp; Jack of California c/o Prentice Hall Corporation 801 Adlai Stevenson Drive Springfield, IL 62703</b>
18	06-21-100-015	819 E Roosevelt Rd Lombard, IL 60148	GPM RE LLC 8565 Magellan Pkwy Richmond, VA 23227	<b>GPM RE, LLC 8565 Magellan Parkway Richmond, VA 23227</b>
				<b>GPM RE, LLC (AGENT) Illinois Corporation Service C 801 Adlai Stevenson Drive Springfield, IL 62703</b>
19	06-21-100-008	1210 S School Street Lombard, IL 60148	<b>Bakatselos, Dimitri Et Al 1210 S School Street Lombard, IL 60148-4768</b>	<b>Kimberly Camire-Sears 1-S-040 School Street Lombard, IL 60148</b>
20	06-21-100-009	1210 S School Street Lombard, IL 60148	Bakatselos, Dimitri Et Al 1210 S School Street Lombard, IL 60148-4768	Kimberly Camire-Sears 1-S-040 School Street Lombard, IL 60148
21	06-21-100-010	1214 S School St Lombard, IL 60148	<b>Derewjanko, Anatoli &amp; C 1214 S School St Lombard, IL 60148</b>	<b>Anatoli Derewjanko and Charlene Derewjanko 1-S-060 School Street Lombard, IL 60145</b>
22	06-21-100-011	1218 S School St Lombard, IL 60148-4768	<b>Thomas, Michael M&amp;A 635 Rochdale Circle Lombard, IL 60148</b>	<b>Michael A Thomas and Melvin C and Anne R Thomas 635 Rochdale Circle Lombard, IL 60148</b>
23	06-21-100-006	18W684 13 <sup>th</sup> St Lombard, IL 60148	<b>Gourveia Brett &amp; Lila 18W684 13<sup>th</sup> St Lombard, IL 60148</b>	<b>Brett Gourveia &amp; Lila Wasserman-Gouveia 18W684 13<sup>th</sup> St Lombard, IL 60148</b>
24	06-21-100-005	18W720 13 <sup>th</sup> St Lombard IL 60148	<b>Johnson, Adam &amp; Rebecca 18W720 13<sup>th</sup> St Lombard IL 60148</b>	<b>Adam B Johnson and Rebecca R Johnson 18W720 13<sup>th</sup> St Lombard IL 60148</b>
25	06-21-100-004	18W740 13 <sup>th</sup> St Lombard, IL 60148	<b>Benjamin F &amp; PE Shapera 18W740 13<sup>th</sup> St Lombard, IL 60148</b>	<b>Benjamin F Shapera and Patricia E Shapera 18W740 13<sup>th</sup> St</b>

#	PIN	Parcel Address	Owner/Tax Address	Deed Address
				<b>Lombard, IL 60148</b>
26	06-21-100-017	18W740 13 <sup>th</sup> St Lombard, IL 60148	Benjamin F & PE Shapera 18W740 13 <sup>th</sup> St Lombard, IL 60148	no deed
27	06-21-100-016	13 <sup>th</sup> Str Lombard, IL 60148	York Cntr Park District 1609 S Luther Ave Lombard, IL 60148	<b>York Center Park District 1609 S Luther Ave Lombard, IL 60148</b>
28	06-21-100-002	18W780 13 <sup>th</sup> St Lombard, IL 60148	<b>John M &amp; C T Severance 18W780 13<sup>th</sup> St Lombard, IL 60148</b>	<b>John M Severance and Catherine T Severance 18W780 13<sup>th</sup> St Lombard, IL 60148</b>
29	06-20-204-005	806 E 13 <sup>th</sup> St Lombard, IL 60148	<b>Murray, T &amp; L Foster 806 E 13<sup>th</sup> St Lombard, IL 60148</b>	<b>Timothy M Murray and Laura A Foster 806 E 13<sup>th</sup> St Lombard, IL 60148</b>
30	06-20-204-004	19W020 13 <sup>th</sup> St Lombard, IL 60148	Dornberger, Doris A 19W020 13 <sup>th</sup> St Lombard, IL 60148	<b>Dornberger, Doris A 19W020 13<sup>th</sup> St Lombard, IL 60148</b>
31	06-20-204-003	19W034 13 <sup>th</sup> St Lombard, IL 60148	Colvin, Haden C 19W034 13 <sup>th</sup> St Lombard, IL 60148	<b>Colvin, Haden C 19W034 13<sup>th</sup> St Lombard, IL 60148</b>
32	06-20-204-007	1S051 Chase Ave Lombard, IL 60148	Villacias, J & C Gonzalez Carlos Gonzalez 1S051 Chase Ave Lombard, IL 60148	Janette Villacis and Carlos Gonzalez Carlos Gonzalez 1S051 Chase Ave Lombard, IL 60148
33	06-20-204-002	1S061 Chase Ave Lombard, IL 60148	<b>Topps, Le Florn L 1S061 Chase Ave Lombard, IL 60148</b>	<b>Leflorn Topps 1S061 Chase Ave Lombard, IL 60148</b>
34	06-20-204-008	801-49 E Roosevelt Rd Lombard, IL 60148	SJF Properties LLC 2300 W Course Dr Riverwoods, IL 60015	<b>SJF Properties LLC 2300 W Course Dr Riverwoods, IL 60015</b>
				<b>SJF Properties LLC (AGENT) c/o Robert M Gomberg 208 S. LaSalle Street Ste 1410 Chicago, IL 60604</b>
35	06-20-200-024	747 E Roosevelt Rd Lombard, IL 60148	<b>Poczatek, Frank TR ET AL Attn FRANK PO CZATEK 805 Mark St</b>	Parks Investment Group LLC, Frank M Poczatek Trust dtd 5/22/07, Thomas B Poczatek Trust dtd 2/5/08, Elaine D Carlson

#	PIN	Parcel Address	Owner/Tax Address	Deed Address
			<b>Elk Grove Village, IL 60007</b>	Trust dtd 8/23/06 and Cherylynn Poczatek Trust dtd 1/19/07
				<b>Parks Investment Group LLC, Frank M Poczatek Trust dtd 5/22/07, Thomas B Poczatek Trust dtd 2/5/08, Elaine D Carlson Trust dtd 8/23/06 and Cherylynn Poczatek Trust dtd 1/19/07 805 Mark St Elk Grove Village, IL 60007</b>
				<b>Parks Investment Group LLC, (AGENT) Attn: Brett M Dale 1755 S Naperville Road, Ste 200 Wheaton, IL 60189</b>
36	06-20-200-027	Chase Ave Hinsdale, IL 60521	<b>Flagg Creek Water Reclamation 7001 N Frontage Road Burr Ridge, IL 60527</b>	No Deed No entity on SOS

855 East Roosevelt Road - Lombard Notice

DuPage Web Mapping Application - DuPage County, Illinois



DuPage County  
Information Technology Department  
GIS Division  
421 N County Farm Rd.  
Wheaton, IL 60187  
Ph# (630)407-6000  
Email: [gis@dupageco.org](mailto:gis@dupageco.org)

DuPage Maps Portal:  
<https://dupage.maps.arcgis.com/home>

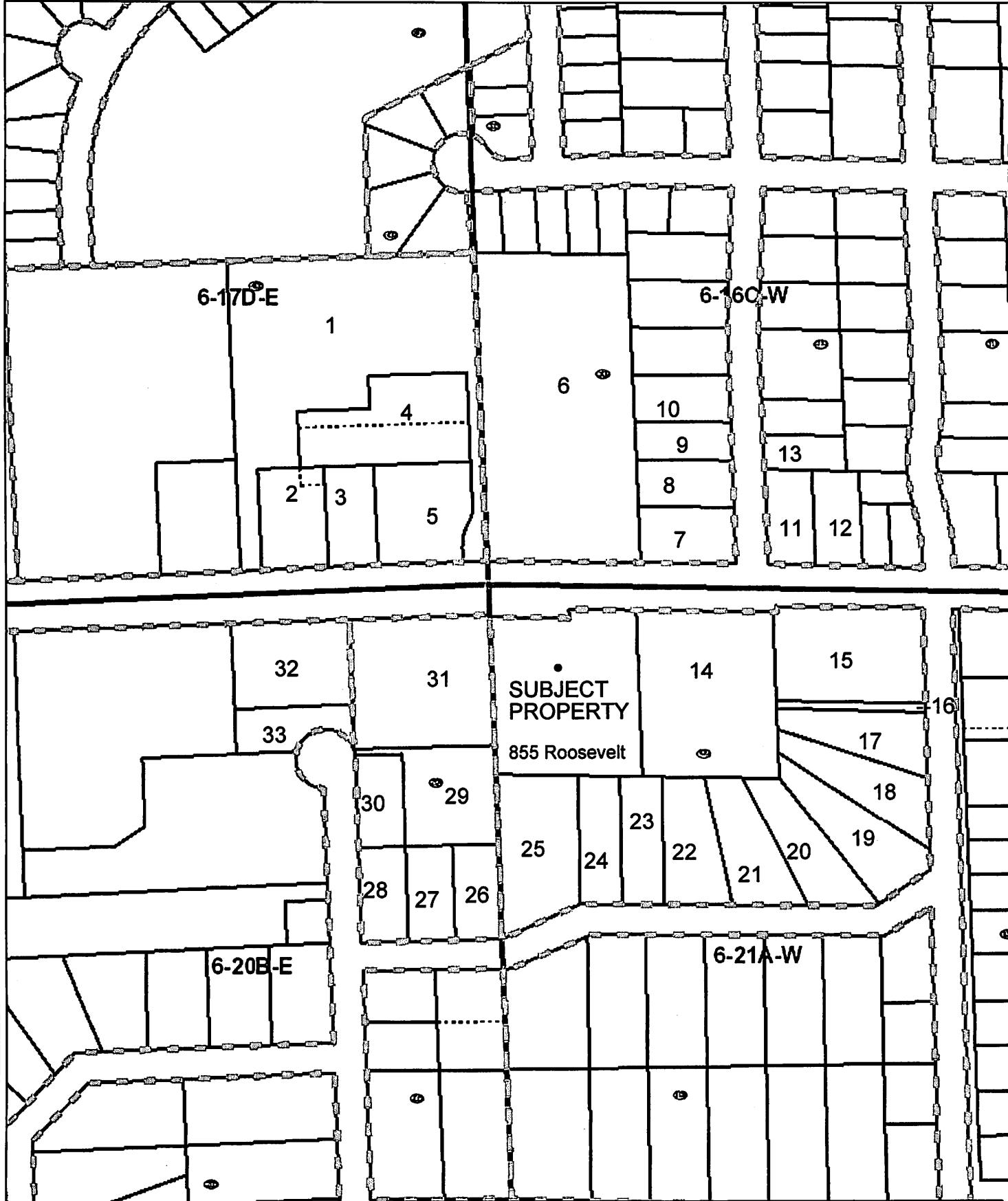
DuPage County, Illinois Web Site:  
[www.dupagecounty.gov](http://www.dupagecounty.gov)

This map is for assessment purposes only.

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855 East Roosevelt Road - Lombard Notice

DuPage Web Mapping Application - DuPage County, Illinois



DuPage County  
Information Technology Department  
GIS Division  
421 N County Farm Rd.  
Wheaton, IL 60187  
Ph# (630)407-6000  
Email: [gis@dupageco.org](mailto:gis@dupageco.org)

DuPage Maps Portal:  
<https://dupage.maps.arcgis.com/home>

DuPage County, Illinois Web Site:  
[www.dupagecounty.gov](http://www.dupagecounty.gov)



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# CREEKVIEW/PEP BOYS RESUBDIVISION NO. 1

P.L.N.s 06-21-100-013  
06-21-100-014

OF PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP  
39 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN DUPAGE COUNTY, ILLINOIS

## EASEMENT TO THE VILLAGE FOR STORMWATER DETENTION AND BMP MAINTENANCE EASEMENT PROVISIONS

**EASEMENT PROVISIONS**  
AN EASEMENT FOR SERVING THE SUBDIVISION AND OTHER PROPERTY  
WITH ELECTRIC AND COMMUNICATIONS SERVICE IS HEREBY RESERVED  
FOR AND GRANTED TO  
**Commonwealth Edison Company**  
AND  
**SBC Ameritech Illinois a.k.a. Illinois Bell Telephone Company, Grantees,**

Declarant hereby reserves and grants to the Village of Lombard (i.e. the Village) an easement over the stormwater detention and best management practices (BMP) facilities (i.e. "stormwater detention easement") for purposes of providing adequate stormwater drainage control and treatment together with reasonable access thereto. Said easements shall be perpetual and shall run with the land and shall be binding upon the declarant, its successors, heirs, executors and assigns. To ensure the integrity of the stormwater facilities, no obstruction shall be placed, nor alterations made, including alterations in the final topographical grading plan which in any manner impede or diminish stormwater drainage or detention in, over, under, through or upon said easement areas. In the event such obstruction or alterations are found to exist, or if the property owner or Homeowners Association otherwise fails to properly maintain the stormwater facilities, the Village shall, upon seventy-two (72) hours prior notice to the property owner and/or Homeowners Association (or any owner of property within the subdivision in the event that no information relative to a contact person for the Homeowner's Association is provided to the Village), have the right, but not the duty, to perform, or have performed on its behalf, any maintenance work to or upon the stormwater facilities on or to remove said obstruction or alterations or to perform other maintenance, repair, alteration or replacement as may reasonably be necessary to ensure that adequate stormwater storage, storm drainage, detention and retention facilities and appurtenances thereto remain fully operational and that the condition of said system complies with all applicable Village codes. In the event of an emergency situation, as determined by the Village, the seventy-two (72) hours prior notice requirement set forth above shall not apply, and the Village shall have the right, but not the duty, to proceed without notice to the property owner or Homeowners Association.

their respective licensees, successors, and assigns, jointly and severally, to construct, operate, repair, maintain, modify, reconstruct, replace, supplement, relocate and remove, from time to time, poles, guys, anchors, wires, cables, conduits, manholes, transformers, pedestals, equipment cabinets or other facilities used in connection with overhead and underground transmission and distribution of electricity, communications, sound and signals in, over, under, across, along and upon the surface of the property shown with the dashed or dotted lines (or similar designation) on the plat marked "EASEMENT", "Utility Easement", "Public Utility Easement", "P.U.E." (or similar designation), the property designated in the Declaration of Condominium and/or on this plat as "Common Elements", and the property designated on the plat as "common area or areas", and the property designated on the plat for streets and alleys, whether public or private, together with the rights to install required service connections over or under the surface of each lot and common area to serve improvements thereon, or on adjacent lots, and common area or areas, the right to cut, trim or remove trees, bushes, roots and saplings and to clear obstructions from the surface and subsurface 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 Grantees' facilities or in, upon or over the property within the dashed or dotted lines (or similar designation) marked "Easement", "Utility Easement", "Public Utility Easement", "P.U.E." (or similar designation) without the prior written consent of Grantees. After installation of any such facilities, the grade of the subdivided property shall not be altered in a manner so as to interfere with the proper operation and maintenance thereof.

In the event the Village shall be required to perform, or have performed on its behalf, any maintenance work to or upon the stormwater facilities on the underground detention system as set forth in this declaration, or any removal as aforesaid, the cost of such work shall, upon recordation of Notice of Lien with the Recorder of Deeds of DuPage County, Illinois, constitute a lien against the assets of the property owner.

The term "Common Elements" shall have the meaning set forth for the term in the "Condominium Property Act", Chapter 785 ILCS 605/2, as amended from time to time.  
The term "common area or areas" is defined as a lot, parcel or area of real property, the beneficial use and enjoyment of which is reserved in whole or in part as an appurtenance to the separately owned lots, parcels or areas within the planned development, even though such be otherwise designated on the plat by terms such as "outlots", "common elements", "open space", "open area", "common ground", "parking", and "common area". The term "common area or areas", and "Common Elements" include real property surfaced with interior driveways and walkways, but excludes real property physically occupied by a building, Service Business District or structures such as a pool, retention pond or mechanical equipment.  
Relocation of facilities will be done by Grantees at cost of the Grantor/Lot Owner, upon written request.

The cost of the work incurred by the Village shall include all expenses and costs associated with the performance of such work including, but not limited to, reasonable engineering, consulting and attorneys' fees related to the planning and actual performance of the work.

**EASEMENT PROVISIONS**  
An easement for serving the subdivision and other property with natural gas service is hereby reserved for and granted to  
**NICOR Gas Company**

If it is determined by the property owner that alterations to the stormwater facilities within the property are necessary to properly maintain the integrity of the stormwater facilities, the Village shall first be notified by the property owner of said proposed alteration. No such alteration shall take place without the prior approval of the Village. The Village may, in its direction, require the submittal of plans and specifications for Village approval before said alteration may take place.

An easement is hereby reserved for and granted to NORTHERN ILLINOIS GAS COMPANY, an Illinois Corporation doing business as NICOR GAS COMPANY, its successors and assigns (Nicor) to install, operate, maintain, repair, replace and remove, facilities used in connection with the transmission and distribution of natural gas in, over, under, across, along and upon the surface of the property shown on this plat marked "PUBLIC UTILITIES AND DRAINAGE EASEMENT", together with reasonable right of access thereto and the right to install required service connections to serve improvements thereon, or on adjacent lots and to serve other property, adjacent or otherwise, and the right to remove obstructions, including but not limited to, trees, bushes, roots and fences, as may be reasonably required incident to the rights herein given, and the right to enter upon the property for all such purposes. Obstructions shall not be placed over Nicor facilities or in, upon or over the property identified on this plat for utility purposes without the prior written consent of Nicor. After installation of any such facilities, the grade of the property shall not be altered in a manner so as to interfere with the proper operation and maintenance thereof.

### UTILITY AND DRAINAGE EASEMENT PROVISIONS

Easements are reserved for the Village of Lombard and to those public utility companies operating under franchises from the Village of Lombard including, but not limited to, Commonwealth Edison Company, Illinois Bell Telephone Company, Northern Illinois Gas Company, Continental Cablevision, and their successors and assigns over all areas marked, "Easement for Public Utilities and Drainage" on the plat for the perpetual right, privilege and authority to construct, reconstruct, repair inspect, maintain, and operate various utility transmission and distribution systems, and including overland drainage, storm and/or sanitary sewers, together with any and all necessary manholes, catch basins, connections, appliances and other structures and appurtenances as may be deemed necessary by said Village and/or utility companies, over upon, along, under and through said indicated easement, together with right of access across the property for necessary personnel and equipment to do any of the above work. The right is also granted to cut down and trim or remove any fences, temporary structures, trees, shrubs, or other plants without need for providing compensation thereon to the easement that interfere with the operation of the sewers or other utilities. No permanent buildings shall be placed on said easement, but same may be used for gardens, shrubs, landscaping, and other purposes that do not then or later interfere with the aforesaid uses or rights. Where an easement is used for both sewer and other utilities, the other utility installation shall be subject to the ordinances of the Village of Lombard.

Easements are hereby reserved for and granted to the Village of Lombard and other governmental authorities having jurisdiction of the land subdivided hereby, over the entire easement area for ingress, egress, and the performance of municipal and other governmental services including water, storm, and sanitary sewer service and maintenance.

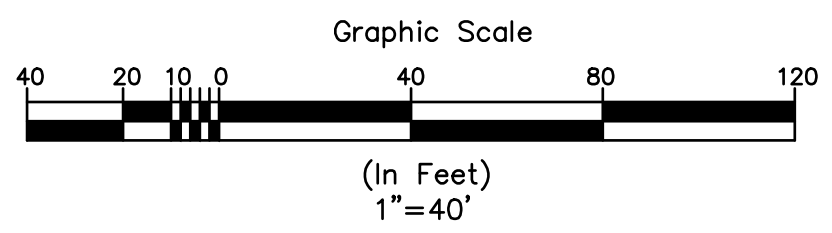
Easements also are reserved for cable communication companies along with the public utilities already referenced.

### STORMWATER MANAGEMENT EASEMENT PROVISIONS

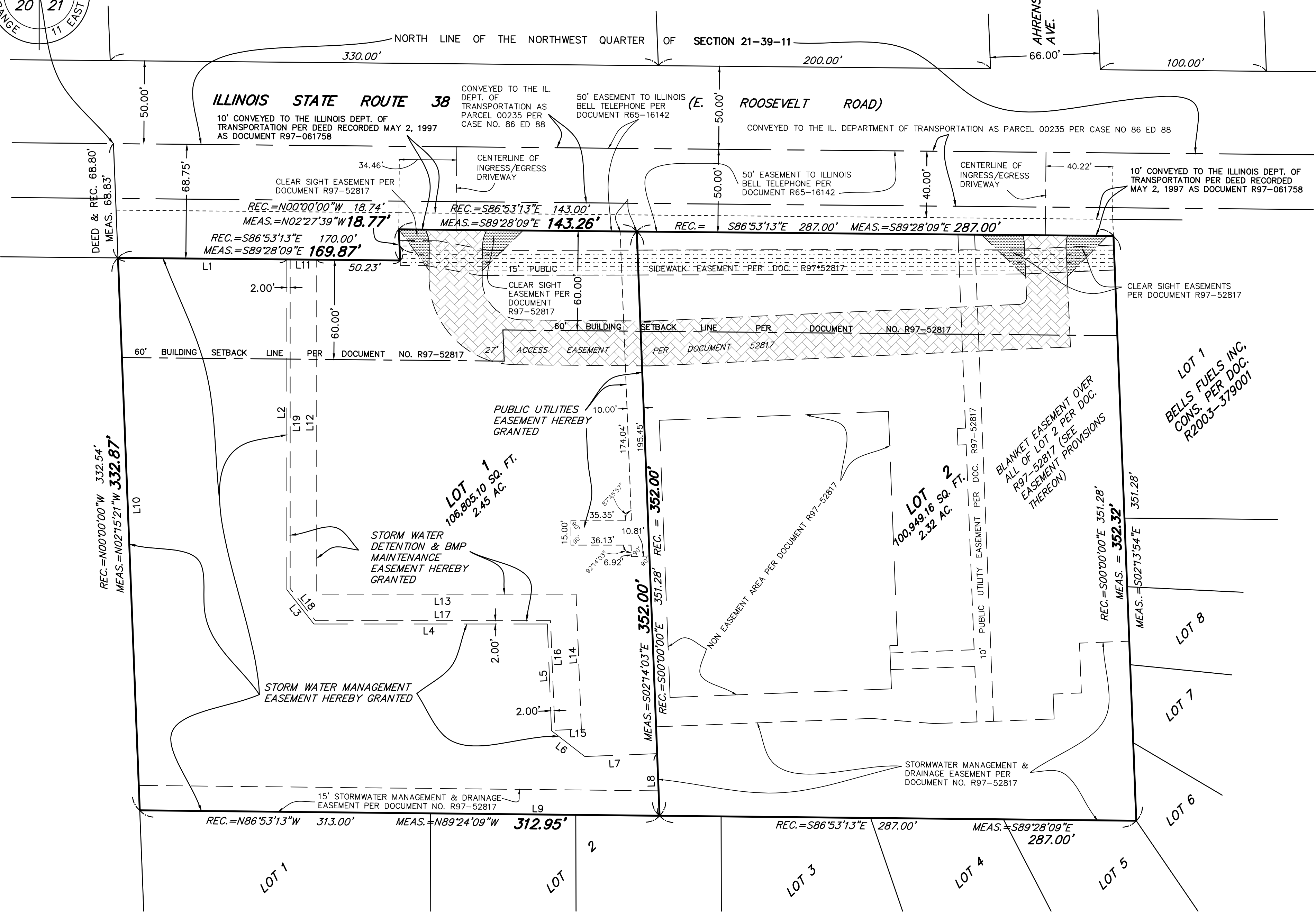
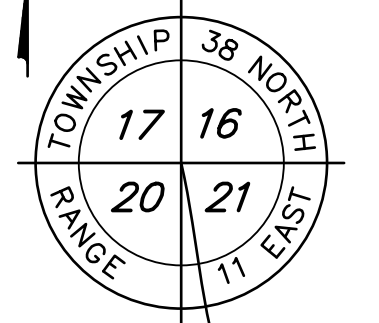
All easements indicated as stormwater management easements on this Plat are reserved for and granted to the Township of York, the County of DuPage and their successors and assigns. No buildings shall be placed on said easement but the same may be used for other purposes that do not adversely affect the storage/free-flow of stormwater. Each owner or subsequent purchaser shall be equally responsible for maintaining the stormwater management easement and shall not destroy or modify grades or slopes without having first received prior written approval of the Township of York, the County of DuPage, or any other local unit of local government having jurisdiction over drainage.

In the event any owner or subsequent purchaser fails to properly maintain the stormwater management area easements, the Township of York, the County of DuPage, Illinois or any other unit of local government having jurisdiction over drainage, shall upon ten (10) days prior of written notice, reserve the right to perform or have performed on its behalf, any maintenance work to or upon the stormwater management area reasonably necessary to insure adequate stormwater storage and free flow of stormwater through the stormwater management easement area.

In the event the County of DuPage, Illinois, or any other unit of local government having jurisdiction over drainage, shall be required to perform, or have performed on its behalf, any maintenance work to or upon the stormwater management area easement, the cost together with an additional sum of ten percent (10%) of said cost shall upon recordation of a Notice of Lien within ninety (90) days of completion of the work constitute a lien against all lots created by this Plat which may be foreclosed by any action brought by or on behalf of the Township of York, the County of DuPage, Illinois.



NOTE: BASIS OF BEARING: ILLINOIS STATE PLANE COORDINATE SYSTEM, EAST ZONE



LINE TABLES - EASEMENTS HEREBY GRANTED

STORM WATER MANAGEMENT EASEMENT			STORM WATER DETENTION & BMP MAINTENANCE ESMT.			10' PUB. UTILS. EASEMENT		
Line #	Direction	Length	Line #	Direction	Length	Line #	Direction	Length
L1	S89° 27' 59.96"E	101.64	L11	S89° 27' 09.65"E	16.00	L1	S89° 27' 59.96"E	101.64
L2	S0° 00' 00.00"E	198.82	L12	S0° 00' 00.00"E	201.35	L2	S0° 00' 00.00"E	198.82
L3	S38° 10' 54.65"E	26.32	L13	N89° 59' 59.98"E	156.16	L3	S38° 10' 54.65"E	26.32
L4	N89° 59' 59.98"E	140.58	L14	S2° 14' 03.47"E	81.37	L4	N89° 59' 59.98"E	140.58
L5	S2° 14' 03.47"E	64.26	L15	S87° 45' 56.53"W	16.00	L5	S2° 14' 03.47"E	64.26
L6	S52° 16' 36.29"E	25.38	L16	N2° 14' 03.47"W	65.98	L6	S52° 16' 36.29"E	25.38
L7	N87° 45' 56.53"E	43.55	L17	S89° 59' 59.98"W	141.53	L7	N87° 45' 56.53"E	43.55
L8	S2° 14' 03.47"E	37.41	L18	N38° 10' 54.65"W	24.66	L8	S2° 14' 03.47"E	37.41
L9	N89° 24' 08.65"W	312.95	L19	N0° 00' 00.00"E	198.12	L9	N89° 24' 08.65"W	312.95
L10	N2° 15' 20.92"W	332.87				L10	N2° 15' 20.92"W	332.87

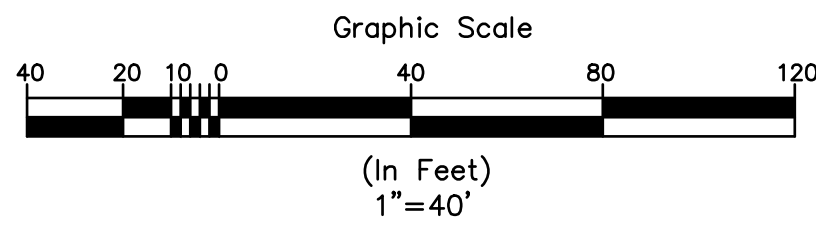
**ACCESS NOTES:**  
THERE SHALL BE AT MOST ONE (1) DIRECT VEHICULAR ACCESS POINT ALONG ILL. ROUTE 38 (ROOSEVELT ROAD) SERVING LOT 1, AS DEPICTED HEREON.  
THERE SHALL BE AT MOST ONE (1) DIRECT VEHICULAR ACCESS POINT ALONG ILL. ROUTE 38 (ROOSEVELT ROAD) SERVING LOT 2, AS DEPICTED HEREON.  
ALL OTHER VEHICULAR ACCESS TO ILL. ROUTE 38 (ROOSEVELT ROAD) SHALL BE VIA INTERNAL CIRCULATION.

PREPARED FOR: WATERMARK ENGINEERING RESOURCES, LTD.  
BY: **GENTILE & ASSOCIATES, INC.**  
PROFESSIONAL LAND SURVEYORS  
550 E. ST. CHARLES PLACE  
LOMBARD, ILLINOIS 60148  
PHONE (630) 916-6262  
DRAWN BY: VAF  
ORDER NO.: 22534-24 RESUB  
SHEET 1 OF 2  
ILLINOIS PROFESSIONAL DESIGN FIRM LICENSE NO. 184.002870

NO.	DATE	DESCRIPTION	BY

SUBMITTED BY AND RETURN TO:  
VILLAGE OF LOMBARD  
255 E. WILSON ROAD  
LOMBARD, ILLINOIS 60148





NOTE: BASIS OF BEARING: ILLINOIS STATE PLANE COORDINATE SYSTEM, EAST ZONE

# CREEKVIEW/PEP BOYS RESUBDIVISION NO. 1

OF PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN DUPAGE COUNTY, ILLINOIS

### OWNER'S CERTIFICATE (LOT 1)

STATE OF ILLINOIS }  
COUNTY OF \_\_\_\_\_ } S.S.

THIS IS TO CERTIFY THAT THE UNDERSIGNED IS/ARE THE AUTHORIZED REPRESENTATIVE/S OF \_\_\_\_\_

\_\_\_\_\_ WHICH IS THE HOLDER OF RECORD TITLE TO THE PROPERTY SHOWN AND DESCRIBED ON THIS PLAT, AND HAS/HAVE CAUSED THE SAME TO BE PLATTED AS SHOWN FOR THE USES AND PURPOSES THEREIN SET FORTH AND DO HEREBY ACKNOWLEDGE THE SAME UNDER THE STYLE AND TITLE THEREON INDICATED.

DATED AT \_\_\_\_\_, ILLINOIS, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_

BY: \_\_\_\_\_ (NAME) ATTEST: \_\_\_\_\_ (NAME)  
\_\_\_\_\_ (TITLE) \_\_\_\_\_ (TITLE)

### OWNER(S) SCHOOL DISTRICT STATEMENT (LOT 1)

PURSUANT TO SECTION 1.005 OF THE PLAT ACT, 765 ILCS 205, THIS DOCUMENT SHALL SERVE AS THE SCHOOL DISTRICT STATEMENT TO THE BEST OF THE OWNER'S KNOWLEDGE, THE TRACT OF LAND DESCRIBED IN THE ATTACHED PLAT LIES IN THE FOLLOWING SCHOOL DISTRICT(S):

- GRADE SCHOOL DISTRICT 45 ADDRESS: 255 W. VERMONT ST., VILLA PARK, IL 60181
- HIGH SCHOOL DISTRICT 88 ADDRESS: 2 FRIENDSHIP PLAZA, ADDISON, IL 60101
- JR. COLLEGE DISTRICT 502 ADDRESS: 435 FAWELL BLVD., GLEN ELLYN, IL 60137

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

### NOTARY'S CERTIFICATE

STATE OF ILLINOIS }  
COUNTY OF \_\_\_\_\_ } S.S.

I, \_\_\_\_\_, A NOTARY PUBLIC IN AND FOR SAID COUNTY DO HEREBY CERTIFY THAT \_\_\_\_\_ (NAME) AS \_\_\_\_\_ (TITLE) AND \_\_\_\_\_ (NAME) AS \_\_\_\_\_ (TITLE)

OF PRAIRIE POINTE CENTER DEVELOPMENT, LLC, WHO ARE PERSONALLY KNOWN TO ME TO BE THE SAME PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE FOREGOING CERTIFICATES (OWNER AND SCHOOL DISTRICT) AS SUCH OWNER(S), APPEARED BEFORE ME THIS DAY IN PERSON AND ACKNOWLEDGED THAT HE/SHE/THEY SIGNED AND DELIVERED THE SAID INSTRUMENT AT HIS/HER/THEIR OWN FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES THEREIN SET FORTH.

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

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

\_\_\_\_\_  
COMMISSION EXPIRES

### DUPAGE COUNTY CLERK

STATE OF ILLINOIS }  
COUNTY OF DuPAGE } 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 NAME AND SEAL OF THE COUNTY CLERK AT WHEATON, ILLINOIS, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_

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

### DUPAGE COUNTY RECORDER

STATE OF ILLINOIS }  
COUNTY OF DuPAGE } S.S.

THIS INSTRUMENT NUMBER \_\_\_\_\_ WAS FILED FOR RECORD IN THE RECORDER'S OFFICE OF DuPAGE COUNTY, ILLINOIS, AFORESAID, ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_ AT \_\_\_\_\_ O'CLOCK \_\_\_\_\_M.

\_\_\_\_\_  
DuPAGE COUNTY RECORDER OF DEEDS

### OWNER'S CERTIFICATE (LOT 2)

STATE OF ILLINOIS }  
COUNTY OF \_\_\_\_\_ } S.S.

THIS IS TO CERTIFY THAT THE UNDERSIGNED IS/ARE THE AUTHORIZED REPRESENTATIVE/S OF \_\_\_\_\_

\_\_\_\_\_ WHICH IS THE HOLDER OF RECORD TITLE TO THE PROPERTY SHOWN AND DESCRIBED ON THIS PLAT, AND HAS/HAVE CAUSED THE SAME TO BE PLATTED AS SHOWN FOR THE USES AND PURPOSES THEREIN SET FORTH AND DO HEREBY ACKNOWLEDGE THE SAME UNDER THE STYLE AND TITLE THEREON INDICATED.

DATED AT \_\_\_\_\_, ILLINOIS, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_

BY: \_\_\_\_\_ (NAME) ATTEST: \_\_\_\_\_ (NAME)  
\_\_\_\_\_ (TITLE) \_\_\_\_\_ (TITLE)

### OWNER(S) SCHOOL DISTRICT STATEMENT (LOT 2)

PURSUANT TO SECTION 1.005 OF THE PLAT ACT, 765 ILCS 205, THIS DOCUMENT SHALL SERVE AS THE SCHOOL DISTRICT STATEMENT TO THE BEST OF THE OWNER'S KNOWLEDGE, THE TRACT OF LAND DESCRIBED IN THE ATTACHED PLAT LIES IN THE FOLLOWING SCHOOL DISTRICT(S):

- GRADE SCHOOL DISTRICT 45 ADDRESS: 255 W. VERMONT ST., VILLA PARK, IL 60181
- HIGH SCHOOL DISTRICT 88 ADDRESS: 2 FRIENDSHIP PLAZA, ADDISON, IL 60101
- JR. COLLEGE DISTRICT 502 ADDRESS: 435 FAWELL BLVD., GLEN ELLYN, IL 60137

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

### NOTARY'S CERTIFICATE

STATE OF ILLINOIS }  
COUNTY OF \_\_\_\_\_ } S.S.

I, \_\_\_\_\_, A NOTARY PUBLIC IN AND FOR SAID COUNTY DO HEREBY CERTIFY THAT \_\_\_\_\_ (NAME) AS \_\_\_\_\_ (TITLE) AND \_\_\_\_\_ (NAME) AS \_\_\_\_\_ (TITLE)

OF PRAIRIE POINTE CENTER DEVELOPMENT, LLC, WHO ARE PERSONALLY KNOWN TO ME TO BE THE SAME PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE FOREGOING CERTIFICATES (OWNER AND SCHOOL DISTRICT) AS SUCH OWNER(S), APPEARED BEFORE ME THIS DAY IN PERSON AND ACKNOWLEDGED THAT HE/SHE/THEY SIGNED AND DELIVERED THE SAID INSTRUMENT AT HIS/HER/THEIR OWN FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES THEREIN SET FORTH.

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

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

\_\_\_\_\_  
COMMISSION EXPIRES

### I.D.O.T.

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

This plat has been approved by the Illinois Department of Transportation with respect To roadway access pursuant of §2 of "An Act to revise the law in relation to plats," as amended. A plan that meets the requirements contained in the Department's "Policy on Permits for Access Driveways to State Highways" will, be required by the Department.

**Jose Rios, P.E.**  
Region One Engineer

### BOARD OF TRUSTEES

STATE OF ILLINOIS }  
COUNTY OF DuPAGE } S.S.

APPROVED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF LOMBARD, ILLINOIS, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_

\_\_\_\_\_  
PRESIDENT

\_\_\_\_\_  
VILLAGE CLERK

### COMMUNITY DEVELOPMENT

STATE OF ILLINOIS }  
COUNTY OF Du PAGE } S.S.

APPROVED BY THE DEPARTMENT OF COMMUNITY DEVELOPMENT OF THE VILLAGE OF LOMBARD, ILLINOIS, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_

\_\_\_\_\_  
DIRECTOR OF COMMUNITY DEVELOPMENT

### VILLAGE COLLECTOR

STATE OF ILLINOIS }  
COUNTY OF DuPAGE } S.S.

I, \_\_\_\_\_, COLLECTOR FOR THE VILLAGE OF LOMBARD, ILLINOIS, DO HEREBY CERTIFY THAT THERE ARE NO DELINQUENT OR UNPAID CURRENT OR FORFEITED SPECIAL ASSESSMENTS, NOR ANY DEFERRED INSTALLMENTS THEREOF THAT HAVE BEEN APPORTIONED AGAINST THE TRACT OF LAND INCLUDED IN THIS PLAT.

DATED AT LOMBARD, ILLINOIS, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20\_\_\_\_

\_\_\_\_\_  
LOMBARD VILLAGE COLLECTOR

### DUPAGE COUNTY STORMWATER MANAGEMENT DEPARTMENT

STATE OF ILLINOIS }  
COUNTY OF DU PAGE } S.S.

I, \_\_\_\_\_, as \_\_\_\_\_ (title) for the DuPage County Stormwater Management Department, do hereby affirm that this Plat, and the plans and specifications for the improvements thereof, meet the requirements of the DuPage County Stormwater Management Department.

Approved this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

By: \_\_\_\_\_  
Signature

### LAND SURVEYOR'S AUTHORIZATION TO RECORD

STATE OF ILLINOIS }  
COUNTY OF DU PAGE } S.S.

I, JOSEPH F. GENTILE, AN ILLINOIS PROFESSIONAL LAND SURVEYOR OF THE STATE OF ILLINOIS, LICENSE NUMBER 2925, DO HEREBY AUTHORIZE THE VILLAGE OF LOMBARD, ILLINOIS,, ITS STAFF OR AUTHORIZED AGENT TO PLACE THIS DOCUMENT OF RECORD IN THE COUNTY RECORDER'S OFFICE IN MY NAME AND IN COMPLIANCE WITH ILLINOIS STATUTES CHAPTER 109 PARAGRAPH 2, AS AMENDED.

GIVEN UNDER MY HAND AND SEAL AT LOMBARD, ILLINOIS, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 2022

\_\_\_\_\_  
ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 2925

### SURVEYOR

STATE OF ILLINOIS }  
COUNTY OF DuPAGE } S.S.

THIS IS TO CERTIFY THAT I, JOSEPH F. GENTILE, ILLINOIS PROFESSIONAL LAND SURVEYOR, NUMBER 2925, HAVE SURVEYED FOR RESUBDIVISION PURPOSES THE FOLLOWING DESCRIBED PROPERTY :  
**LOTS 1 AND 2 IN CHRISTOFARO AND DIFEBO SUBDIVISION, BEING A SUBDIVISION IN THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 16, 1997 AS DOCUMENT R97-052817, AND CERTIFICATE OF CORRECTION RECORDED MARCH 29, 2024 AS DOCUMENT R2024-016836, IN DUPAGE COUNTY, ILLINOIS.**

TOTAL AREA: 207,753.26 SQ. FT. 4.77 AC. (MORE OR LESS)  
ALL DISTANCES ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF.

I ALSO CERTIFY THAT THE LAND IS WITHIN THE CORPORATE LIMITS OR WITHIN ONE AND A HALF MILES OF THE CORPORATE LIMITS OF THE VILLAGE OF LOMBARD, ILLINOIS, WHICH HAS ADOPTED A COMPREHENSIVE PLAN AND MAP AND IS EXERCISING THE SPECIAL POWERS AUTHORIZED BY DIVISION 12 OF ARTICLE 11 OF THE ILLINOIS MUNICIPAL CODE AS AMENDED.

I FURTHER CERTIFY THAT THE PARCEL(S) INCLUDED IN THIS RECORD OF DEED ARE NOT LOCATED IN THE SPECIAL HAZARD AREA IDENTIFIED FOR THE VILLAGE OF LOMBARD, DUPAGE COUNTY, ILLINOIS, BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP NUMBER 17043C0176J DATED AUGUST 2, 2019

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

\_\_\_\_\_  
ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 2925  
MY LICENSE EXPIRES NOVEMBER 30, 2024

PREPARED FOR: **WATERMARK ENGINEERING RESOURCES, LTD.**  
BY: **GENTILE & ASSOCIATES, INC.**  
**PROFESSIONAL LAND SURVEYORS**  
550 E. ST. CHARLES PLACE  
LOMBARD, ILLINOIS 60148  
PHONE (630) 916-6262

DRAWN BY: VAF  
ORDER NO.: 22534-24 RESUB  
SHEET 2 OF 2

ILLINOIS PROFESSIONAL DESIGN  
FIRM LICENSE NO. 184.002870

NO.	DATE	DESCRIPTION	BY

SUBMITTED BY AND RETURN TO:  
**VILLAGE OF LOMBARD**  
255 E. WILSON ROAD  
LOMBARD, ILLINOIS 60148





## Creekview Plaza

At 855 E. Roosevelt Road, Lombard IL





## Creekview Plaza

At 855 E. Roosevelt Road, Lombard IL





## Creekview Plaza

At 855 E. Roosevelt Road, Lombard IL





## Creekview Plaza

At 855 E. Roosevelt Road, Lombard IL



## Creekview Plaza

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