



City of Chicago



O2016-8679

Office of the City Clerk

Document Tracking Sheet

Meeting Date:	12/14/2016
Sponsor(s):	Waguespack (32)
Type:	Ordinance
Title:	Time extension for various public street openings within 32nd Ward
Committee(s) Assignment:	Committee on Transportation and Public Way

TIME EXTENSION ORDINANCE PUBLIC STREET OPENINGS

WHEREAS, the City of Chicago ("City") is a home rule unit of local government pursuant to Article VII, Section 6 (a) of the 1970 constitution of the State of Illinois and, as such, may exercise any power and perform any function pertaining to its government and affairs; and

WHEREAS, the City can enhance public access by opening new rights of way or widening existing rights of way; and

WHEREAS, pursuant to an ordinance adopted by the City Council of the City of Chicago ("City Council") on July 20, 2016 and published in the Journal of Proceedings of the City Council for such date at pages 29310 – 29324 (the "Ordinance") the City Council authorized the legal opening of the public way described below ("Opening"); and

WHEREAS, pursuant to Section 2 of the Ordinance the Chicago Department of Transportation was required to record the Ordinance and associated plats ("Plats") with the Cook County Recorder of Deeds within 180 days from the date of final approval by the City Council; and

WHEREAS, additional time beyond the 180 days set forth in the Ordinance is required for recordation of this time extension ordinance and the associated Plats with the County Recorder of Deeds;

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHICAGO:

SECTION 1.

PARCEL 1

THAT PART OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST AND SOUTH OF THE NORTH BRANCH OF THE CHICAGO RIVER, NORTH OF FULLERTON AVENUE, NORTHEAST OF ELSTON AVENUE AND EAST OF THE EAST LINE OF ROBESY STREET NOW KNOWN AS N. DAMEN AVENUE, AS NOW LOCATED, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF FULLERTON AND WOLCOTT AVENUES, BEING ALSO THE SOUTHWEST CORNER OF VACATED BLOCK 10, IN FULLERTON'S ADDITION TO CHICAGO RECORDED MAY 7, 1879 AS DOCUMENT NUMBER 221101, IN SAID SOUTHWEST 1/4 OF THE SOUTHEAST 1/4; THENCE ON AN ASSUMED BEARING OF NORTH 0 DEGREES 24 MINUTES 44 SECONDS WEST ALONG THE EAST LINE OF NORTH WOLCOTT AVENUE, 1.69 FEET; THENCE SOUTH 89 DEGREES 59 MINUTES 42 SECONDS EAST, 48.26 FEET; THENCE NORTH 42 DEGREES 42 MINUTES 26 SECONDS EAST, 17.03 FEET;

THENCE NORTHWESTERLY 317.53 FEET ALONG THE ARC OF A CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 206.50 FEET, WHOSE LONG CHORD IS 287.16 FEET AND BEARS NORTH 46 DEGREES 57 MINUTES 56 SECONDS WEST; THENCE SOUTH 88 DEGREES 58 MINUTES 59 SECONDS WEST, 394.75 FEET; THENCE SOUTH 42 DEGREES 21 MINUTES 08 SECONDS WEST, 12.36 FEET; THENCE SOUTH 4 DEGREES 16 MINUTES 43 SECONDS EAST, 35.91 FEET; THENCE SOUTH 0 DEGREES 34 MINUTES 14 SECONDS EAST, 73.38 FEET TO A POINT ON THE SOUTHWESTERLY LINE OF SAID LOT 32; THENCE NORTH 46 DEGREES 11 MINUTES 32 SECONDS WEST ALONG SAID LINE, 11.39 FEET; THENCE NORTH 0 DEGREES 24 MINUTES 44 SECONDS WEST ALONG THE WEST LINE OF SAID LOT 32, A DISTANCE OF 41.05 FEET TO THE NORTHWEST CORNER OF SAID LOT; THENCE NORTHERLY 68.75 FEET ALONG THE EAST LINE OF N. DAMEN AVENUE ON A CURVE CONCAVE TO THE WEST, HAVING A RADIUS OF 1283.00 FEET, THE CHORD OF SAID CURVE BEARS NORTH 2 DEGREES 51 MINUTES 31 SECONDS WEST, 68.74 FEET; THENCE NORTH 4 DEGREES 17 MINUTES 21 SECONDS WEST ALONG SAID EAST LINE, 317.44 FEET; THENCE SOUTH 8 DEGREES 05 MINUTES 33 SECONDS EAST, 174.79 FEET; THENCE SOUTH 4 DEGREES 16 MINUTES 43 SECONDS EAST, 36.28 FEET; THENCE SOUTH 47 DEGREES 38 MINUTES 52 SECONDS EAST, 14.27 FEET; THENCE NORTH 88 DEGREES 58 MINUTES 59 SECONDS EAST, 395.77 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE SOUTHWESTERLY; THENCE 465.79 FEET ALONG SAID CURVE WHOSE RADIUS IS 303.50 FEET AND WHOSE LONG CHORD IS 421.41 FEET AND BEARS SOUTH 47 DEGREES 02 MINUTES 59 SECONDS EAST TO A LINE 20 FEET NORTH OF, AS MEASURED PERPENDICULAR TO, THE EXISTING NORTH LINE OF FULLERTON AVENUE; THENCE NORTH 89 DEGREES 59 MINUTES 35 SECONDS EAST PARALLEL WITH SAID NORTH LINE, 95.71 FEET TO THE EASTERLY LINE OF THE LANDS DESCRIBED IN SPECIAL WARRANTY DEED RECORDED NOVEMBER 21, 2006 AS DOCUMENT NUMBER 0632502574; THENCE SOUTH 0 DEGREES 40 MINUTES 56 SECONDS WEST ALONG SAID LINE, 20.00 FEET TO SAID NORTH LINE OF FULLERTON AVENUE; THENCE SOUTH 89 DEGREES 59 MINUTES 35 SECONDS WEST ALONG SAID LINE, 252.10 FEET TO THE POINT OF BEGINNING; ALL IN COOK COUNTY, ILLINOIS, SAID ABOVE DESCRIBED PARCEL CONTAINING 84,488 SQUARE FEET OR 1.940 ACRES, MORE OR LESS,

PARCEL 2

TOGETHER WITH THOSE PARTS OF LOTS 15 THROUGH 28, INCLUSIVE, OF BLOCK 8 OF FULLERTON'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 30 AND THE NORTHEAST 1/4 OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, RECORDED MAY 7, 1879 AS DOCUMENT NUMBER 221101, IN COOK COUNTY, ILLINOIS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGINNING AT THE SOUTHEAST CORNER OF LOT 15; THENCE ON AN ASSUMED BEARING OF SOUTH 89 DEGREES 59 MINUTES 35 SECONDS WEST

ALONG THE SOUTH LINES OF SAID LOTS A DISTANCE OF 395.20 FEET TO THE SOUTHERN MOST SOUTHWEST CORNER OF LOT 28; THENCE NORTH 46 DEGREES 11 MINUTES 32 SECONDS WEST ALONG THE SOUTHWESTERLY LINE OF SAID LOT 28 A DISTANCE OF 2.57 FEET; THENCE SOUTH 89 DEGREES 59 MINUTES 42 SECONDS EAST A DISTANCE OF 397.05 FEET TO THE EAST LINE OF SAID LOT 15; THENCE SOUTH 0 DEGREES 24 MINUTES 44 SECONDS EAST, ALONG SAID EAST LINE, A DISTANCE OF 1.70 FEET TO THE POINT OF BEGINNING, SAID ABOVE DESCRIBED PARCEL CONTAINING 690 SQUARE FEET OR 0.016 ACRE, MORE OR LESS,

PARCEL 3

TOGETHER WITH THOSE PARTS OF LOT 1 AND LOT 26 THROUGH LOT 36, ALL IN BLOCK 11 IN FULLERTON'S ADDITION TO CHICAGO RECORDED MAY 7, 1879 AS DOCUMENT NUMBER 221101, TOGETHER WITH THAT PART OF THE VACATED PUBLIC ALLEY DESCRIBED BY ORDINANCE PASSED JULY 11, 1910 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS SEPTEMBER 9, 1910 AS DOCUMENT NUMBER 4624286, TOGETHER WITH THAT PART OF THE VACATED PUBLIC ALLEY DESCRIBED BY ORDINANCE PASSED JANUARY 14, 1982 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS MARCH 5, 1982 AS DOCUMENT NUMBER 26163908, ALL IN THE NORTHEAST QUARTER OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, COOK COUNTY, ILLINOIS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 1; THENCE WESTERLY ALONG THE NORTH LINE OF SAID LOT 1 ON AN ASSUMED BEARING OF SOUTH 89 DEGREES 59 MINUTES 35 SECONDS WEST, 199.15 FEET; THENCE SOUTH 44 DEGREES 59 MINUTES 51 SECONDS EAST, 16.02 FEET; THENCE SOUTH 0 DEGREES 00 MINUTES 00 SECONDS EAST, 194.60 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, 18.96 FEET TO THE SOUTHWESTERLY LINE OF SAID LOT 34; THENCE SOUTH 46 DEGREES 15 MINUTES 11 SECONDS EAST ALONG SAID LINE, 46.38 FEET TO THE NORTHEASTERLY EXTENSION OF THE SOUTHEASTERLY LINE OF THE NORTHWESTERLY 16 FEET OF SAID LOT 26; THENCE SOUTH 43 DEGREES 39 MINUTES 44 SECONDS WEST ALONG SAID LINE 140.97 FEET TO THE NORTHEASTERLY LINE OF EXISTING ELSTON AVENUE; THENCE SOUTH 46 DEGREES 11 MINUTES 48 SECONDS EAST ALONG SAID LINE, 369.05 FEET; THENCE NORTH 39 DEGREES 28 MINUTES 52 SECONDS WEST, 28.50 FEET; THENCE 206.72 FEET ALONG THE ARC OF A CURVE CONCAVE EASTERLY HAVING A RADIUS OF 300.00 FEET, THE CHORD OF SAID CURVE BEARS NORTH 19 DEGREES 44 MINUTES 26 SECONDS WEST, 202.66 FEET; THENCE NORTH 0 DEGREES 00 MINUTES 00 SECONDS EAST, 362.68 FEET TO A LINE 20 FEET SOUTH OF, AS MEASURED PERPENDICULAR TO, THE EXISTING SOUTH

LINE OF FULLERTON AVENUE; THENCE NORTH 89 DEGREES 59 MINUTES 35 SECONDS EAST PARALLEL WITH SAID SOUTH LINE, 90.70 FEET TO THE EAST LINE OF SAID LOT 1; THENCE NORTH 0 DEGREES 20 MINUTES 51 SECONDS EAST ALONG SAID EAST LINE, 20.00 FEET TO THE POINT OF BEGINNING, SAID ABOVE DESCRIBED PARCEL CONTAINING 56,148 SQUARE FEET OR 1.289 ACRES, MORE OR LESS.

PARCEL 4

TOGETHER WITH THOSE PARTS OF LOT 1 AND LOT 4 IN KUEHL'S RESUBDIVISION OF LOTS 8, 9, 10, 11, 12, 13, 14 AND 15 AND VACATED ALLEY IN BLOCK 11 IN FULLERTON'S ADDITION TO CHICAGO, IN THE NORTHEAST QUARTER OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, SAID RESUBDIVISION RECORDED JUNE 14, 1909 AS DOCUMENT NUMBER 4391223, IN COOK COUNTY, ILLINOIS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 1; THENCE ON AN ASSUMED BEARING OF NORTH 89 DEGREES 59 MINUTES 35 SECONDS EAST ALONG THE NORTH LINE OF SAID LOT, A DISTANCE OF 77.08 FEET; THENCE SOUTH 0 DEGREES 00 MINUTES 25 SECONDS EAST, 73.94 FEET TO THE SOUTHWESTERLY LINE OF SAID LOT 4, SAID LINE ALSO BEING THE NORTHEASTERLY LINE OF ELSTON AVENUE; THENCE NORTH 46 DEGREES 11 MINUTES 48 SECONDS WEST ALONG SAID LINE, 106.81 FEET TO THE POINT OF BEGINNING, SAID ABOVE DESCRIBED PARCEL CONTAINING 2,850 SQUARE FEET OR 0.065 ACRE, MORE OR LESS,

PARCEL 5

TOGETHER WITH THAT PART OF LOT 1 OF BLOCK 7 IN FULLERTON'S ADDITION TO CHICAGO IN SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN RECORDED MAY 7, 1879 AS DOCUMENT NUMBER 221101, IN COOK COUNTY, ILLINOIS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 1; THENCE EASTERLY ON AN ASSUMED BEARING OF NORTH 89 DEGREES 59 MINUTES 35 SECONDS EAST ALONG THE NORTH LINE OF SAID LOT, A DISTANCE OF 16.77 FEET; THENCE SOUTH 46 DEGREES 36 MINUTES 26 SECONDS WEST, 20.90 FEET; THENCE SOUTH 0 DEGREES 34 MINUTES 14 SECONDS EAST, 80.23 FEET TO THE SOUTHWESTERLY LINE OF SAID LOT; THENCE NORTH 46 DEGREES 11 MINUTES 52 SECONDS WEST ALONG SAID LINE, 1.90 FEET TO THE WESTERLY LINE OF SAID LOT; THENCE NORTH 0 DEGREES 37 MINUTES 05 SECONDS WEST ALONG SAID LINE, 93.27 FEET TO THE POINT OF BEGINNING, SAID ABOVE DESCRIBED PARCEL CONTAINING 242 SQUARE FEET OR 0.006 ACRE, MORE OR LESS,

PARCEL 8

TOGETHER WITH THAT PART OF LOT 1 IN ASSESSOR'S SUBDIVISION OF PART OF THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN RECORDED JULY 30, 1859 IN BOOK 160, PAGE 39, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE MOST SOUTHERN SOUTHEAST CORNER OF LOT 1 IN SNOW ESTATE SUBDIVISION, RECORDED FEBRUARY 14, 1873 IN COOK COUNTY AS DOCUMENT NUMBER 80819; THENCE SOUTHEASTERLY ALONG THE EXISTING NORTHEASTERLY RIGHT OF WAY LINE OF ELSTON AVENUE ON AN ASSUMED BEARING OF SOUTH 46 DEGREES 15 MINUTES 46 SECONDS EAST, 52.66 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 60 DEGREES 38 MINUTES 04 SECONDS EAST, 88.05 FEET; THENCE SOUTH 79 DEGREES 02 MINUTES 52 SECONDS EAST, 29.03 FEET; THENCE EASTERLY 85.74 FEET ON A CURVE CONCAVE NORTHERLY HAVING A RADIUS OF 253.50 FEET, THE CHORD OF SAID CURVE BEARS SOUTH 81 DEGREES 19 MINUTES 37 SECONDS EAST, 85.34 FEET; THENCE NORTH 46 DEGREES 16 MINUTES 58 SECONDS EAST, 13.39 FEET TO THE EXISTING WESTERLY RIGHT OF WAY OF N. DAMEN AVENUE; THENCE SOUTH 4 DEGREES 17 MINUTES 21 SECONDS EAST ALONG SAID RIGHT OF WAY, 108.59 FEET; THENCE 10.26 FEET ON A CURVE CONCAVE WESTERLY HAVING A RADIUS OF 1217.00 FEET, THE CHORD OF SAID CURVE BEARS SOUTH 4 DEGREES 09 MINUTES 09 SECONDS EAST, 10.26 FEET; THENCE SOUTH 65 DEGREES 16 MINUTES 05 SECONDS WEST, 6.51 FEET; THENCE NORTH 4 DEGREES 16 MINUTES 43 SECONDS WEST, 10.64 FEET; THENCE NORTH 50 DEGREES 33 MINUTES 15 SECONDS WEST, 13.20 FEET; THENCE WESTERLY 30.60 FEET ON A CURVE CONCAVE NORTHERLY HAVING A RADIUS OF 346.50 FEET, THE CHORD OF SAID CURVE BEARS NORTH 88 DEGREES 29 MINUTES 13 SECONDS WEST, 30.59 FEET TO THE EXISTING NORTHEASTERLY RIGHT OF WAY LINE OF ELSTON AVENUE; THENCE NORTH 46 DEGREES 15 MINUTES 46 SECONDS WEST ALONG SAID LINE, 222.38 FEET TO THE POINT OF BEGINNING; ALL IN COOK COUNTY, ILLINOIS, SAID ABOVE DESCRIBED PARCEL CONTAINING 10,479 SQUARE FEET OR 0.241 ACRE, MORE OR LESS;

TOTAL AREA HEREBY OPENED FOR PUBLIC RIGHT OF WAY, INCLUDING ALL SAID PARCELS 1 THROUGH 8 DESCRIBED ABOVE, CONTAINING 156,604 SQUARE FEET OR 3.596 ACRES; MORE OR LESS as shaded on the Plats hereto attached as Exhibit A, which Plats for greater certainty, are hereby made a part of this ordinance, be and the same are hereby opened to vehicular traffic as the same are intended for public use and the public interest will be subserved by such openings.

SECTION 2. The Opening to Vehicular Traffic herein provided for is made upon the express condition that within three hundred sixty (365) days after the passage of this ordinance, the Chicago Department of Transportation Division of Engineering shall file or cause to be filed for record in the Office of the Recorder of Deeds of Cook County, Illinois a certified

copy of this ordinance, together with the full sized corresponding plats as approved by the Chicago Department of Transportation Superintendent of Maps and Plats.

SECTION 3. This ordinance shall take effect and be in force from and after its passage and publication. The opening shall take effect upon its recording.

Openings Approved:

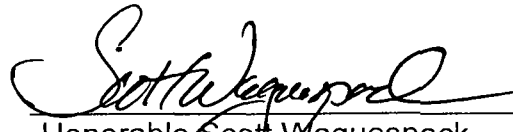


Rebekah Scheinfeld
Commissioner
Department of Transportation

Approved as to Form and Legality



Lisa Misher
Chief Assistant Corporation Counsel



Honorable Scott Waguespack
Alderman, 32nd Ward

EXHIBIT "A"

PLAT OF OPENING

VICINITY MAP



NOT TO SCALE

W. DIVERSEY PKWY.

PARCEL AREA TABLE

PARCEL 1	1.940 ACRES, MORE OR LESS
PARCEL 2	0.016 ACRE, MORE OR LESS
PARCEL 3	1.289 ACRES, MORE OR LESS
PARCEL 4	0.065 ACRE, MORE OR LESS
PARCEL 5	0.006 ACRE, MORE OR LESS
PARCEL 6	0.017 ACRE, MORE OR LESS
PARCEL 7	0.022 ACRE, MORE OR LESS
PARCEL 8	0.241 ACRES, MORE OR LESS
TOTAL	3.596 ACRES, MORE OR LESS

LEGEND

(XX XX')	RIGHT OF WAY LINE
XX.XX'	RECORD DIMENSION
-----	MEASURED DIMENSION
-----	HEREBY OPENED FOR PUBLIC RIGHT OF WAY
→	TRAFFIC DIRECTION

HEREBY OPENED FOR PUBLIC RIGHT OF WAY

PARCEL 6, PAGE 9 OF 9

HEREBY OPENED FOR PUBLIC RIGHT OF WAY

PARCEL 7, PAGE 8 OF 9

PARCEL 6, PAGE 7 OF 9

N. SEELEY AVE.

HEREBY OPENED FOR PUBLIC RIGHT OF WAY

N. DAMEN AVE

KENNEDY EXPY.

HEREBY OPENED FOR PUBLIC RIGHT OF WAY

PARCEL 5, PAGE 6 OF 9

N. ELSTON AVE

W. FULLERTON AVE

PARCEL 4, PAGE 5 OF 9

HEREBY OPENED FOR PUBLIC RIGHT OF WAY

WOLCOTT AVE.

PARCEL 2, PAGE 3 OF 9

PARCEL 1, PAGE 2 OF 9

HEREBY OPENED FOR PUBLIC RIGHT OF WAY

N. CLYBOURN AVE.

HEREBY OPENED FOR PUBLIC RIGHT OF WAY

CITY DEPARTMENT OF FINANCE

COOK COUNTY

C.D.O.T.

STATE OF ILLINOIS }
COUNTY OF COOK } SS

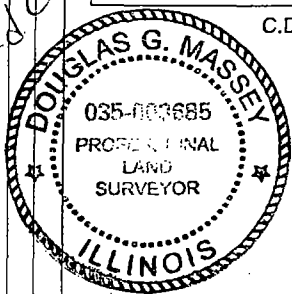
THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR A BOUNDARY SURVEY

Douglas G. Massey
DATE: JUNE 9, 2016

DOUGLAS G. MASSEY, PLS
ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 3685
LICENSE EXPIRATION DATE: NOVEMBER 30, 2016
ALFRED BENESCH & COMPANY DESIGN FIRM
LICENSE# 184 000882, EXPIRATION DATE APRIL, 30, 2017

PREPARED FOR:
MATHEWSON RIGHT OF WAY COMPANY

MAIL TO:
MARK D. MATHEWSON
30 NORTH LASALLE ST., SUITE 2400
CHICAGO, IL 60602



REVISIONS



Alfred Benesch & Company
205 North Michigan Avenue, Suite 2400
Chicago, Illinois 60601
312-565-0450 Job No 10030
DESIGN FIRM LICENSE# 184 000882

CDOT # 30/31-32-15-3745

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PAGE 1 OF 9

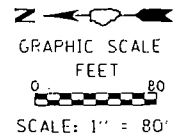
EXHIBIT "A"

PLAT OF OPENING

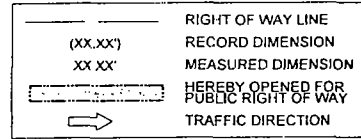
LEGAL DESCRIPTION

THAT PART (PARCEL 1) OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST AND SOUTH OF THE NORTH BRANCH OF THE CHICAGO RIVER, NORTH OF FULLERTON AVENUE, NORTHEAST OF ELSTON AVENUE AND EAST OF THE EAST LINE OF ROBEY STREET NOW KNOWN AS N DAMEN AVENUE AS NOW LOCATED, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

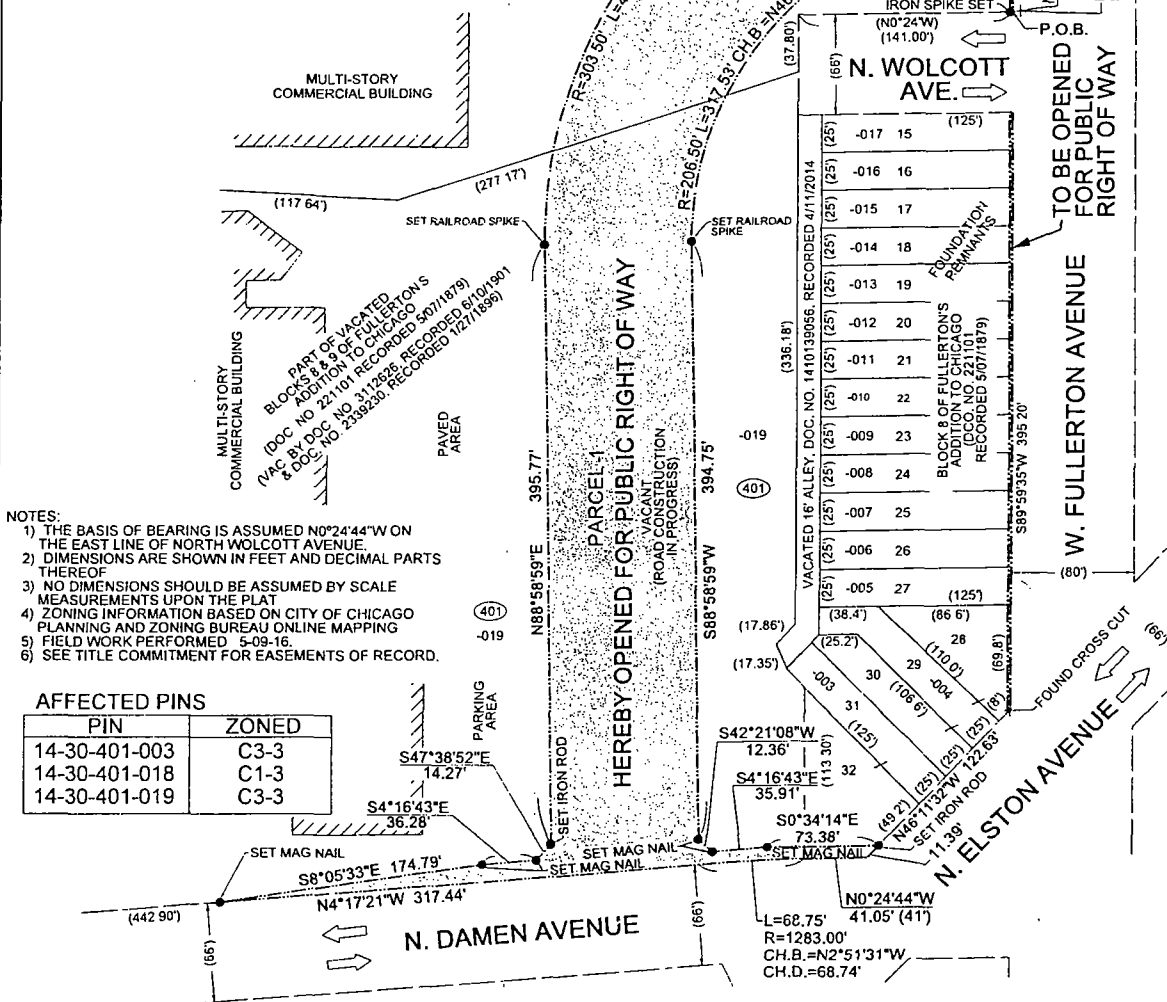
BEGINNING AT THE NORTHEAST CORNER OF FULLERTON AND WOLCOTT AVENUES, BEING ALSO THE SOUTHWEST CORNER OF VACATED BLOCK 10, IN FULLERTON'S ADDITION TO CHICAGO RECORDED MAY 7, 1879 AS DOCUMENT NUMBER 221101, IN SAID SOUTHWEST 1/4 OF THE SOUTHEAST 1/4, THENCE ON AN ASSUMED BEARING OF NORTH 0 DEGREES 24 MINUTES 44 SECONDS WEST ALONG THE EAST LINE OF NORTH WOLCOTT AVENUE, 1.69 FEET; THENCE SOUTH 89 DEGREES 59 MINUTES 42 SECONDS EAST, 48.26 FEET; THENCE NORTH 42 DEGREES 42 MINUTES 26 SECONDS EAST, 17.03 FEET; THENCE NORTHWESTERLY 317.53 FEET ALONG THE ARC OF A CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 206.50 FEET, WHOSE LONG CHORD IS 287.16 FEET AND BEARS NORTH 46 DEGREES 57 MINUTES 56 SECONDS WEST, THENCE SOUTH 88 DEGREES 58 MINUTES 59 SECONDS WEST 394.75 FEET THENCE SOUTH 42 DEGREES 21 MINUTES 08 SECONDS WEST, 12.36 FEET; THENCE SOUTH 4 DEGREES 16 MINUTES 43 SECONDS EAST, 35.91 FEET; THENCE SOUTH 0 DEGREES 34 MINUTES 14 SECONDS EAST, 73.38 FEET TO A POINT ON THE SOUTHWESTERLY LINE OF SAID LOT 32, THENCE NORTH 46 DEGREES 11 MINUTES 32 SECONDS WEST ALONG SAID LINE, 11.39 FEET; THENCE NORTH 0 DEGREES 24 MINUTES 44 SECONDS WEST ALONG THE WEST LINE OF SAID LOT 32, A DISTANCE OF 41.05 FEET TO THE NORTHWEST CORNER OF SAID LOT; THENCE NORTHERLY 68.75 FEET ALONG THE EAST LINE OF N DAMEN AVENUE ON A CURVE CONCAVE TO THE WEST HAVING A RADIUS OF 1283.00 FEET, THE CHORD OF SAID CURVE BEARS NORTH 2 DEGREES 51 MINUTES 31 SECONDS WEST, 68.74 FEET, THENCE NORTH 4 DEGREES 17 MINUTES 21 SECONDS WEST ALONG SAID EAST LINE, 317.44 FEET; THENCE SOUTH 8 DEGREES 05 MINUTES 33 SECONDS EAST, 174.79 FEET; THENCE SOUTH 4 DEGREES 16 MINUTES 43 SECONDS EAST, 36.28 FEET; THENCE SOUTH 47 DEGREES 38 MINUTES 52 SECONDS EAST, 14.27 FEET; THENCE NORTH 88 DEGREES 58 MINUTES 59 SECONDS WEST, 395.77 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE SOUTHWESTERLY, THENCE 465.79 FEET ALONG SAID CURVE WHOSE RADIUS IS 303.50 FEET AND WHOSE LONG CHORD IS 421.41 FEET AND BEARS SOUTH 47 DEGREES 02 MINUTES 59 SECONDS EAST TO A LINE 20 FEET NORTH OF AS MEASURED PERPENDICULAR TO THE EXISTING NORTH LINE OF FULLERTON AVENUE, THENCE NORTH 89 DEGREES 59 MINUTES 35 SECONDS EAST PARALLEL WITH SAID NORTH LINE, 95.71 FEET TO THE EASTERLY LINE OF THE LANDS DESCRIBED IN SPECIAL WARRANTY DEED RECORDED NOVEMBER 21, 2006 AS DOCUMENT NUMBER 0632502574; THENCE SOUTH 0 DEGREES 40 MINUTES 56 SECONDS WEST ALONG SAID LINE, 20.00 FEET TO SAID NORTH LINE OF FULLERTON AVENUE, THENCE SOUTH 89 DEGREES 59 MINUTES 35 SECONDS WEST ALONG SAID LINE, 252.10 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS, SAID ABOVE DESCRIBED PARCEL CONTAINING 84.488 SQUARE FEET OR 1.940 ACRES, MORE OR LESS



LEGEND



NORTH BRANCH CHICAGO RIVER



NOTES:

- 1) THE BASIS OF BEARING IS ASSUMED N0°24'44"W ON THE EAST LINE OF NORTH WOLCOTT AVENUE.
- 2) DIMENSIONS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF.
- 3) NO DIMENSIONS SHOULD BE ASSUMED BY SCALE MEASUREMENTS UPON THE PLAT.
- 4) ZONING INFORMATION BASED ON CITY OF CHICAGO PLANNING AND ZONING BUREAU ONLINE MAPPING.
- 5) FIELD WORK PERFORMED 5-09-16.
- 6) SEE TITLE COMMITMENT FOR EASEMENTS OF RECORD.

AFFECTED PINS

PIN	ZONED
14-30-401-003	C3-3
14-30-401-018	C1-3
14-30-401-019	C3-3

PREPARED FOR
MATHEWSON RIGHT OF WAY COMPANY
MAIL TO
MARK D. MATHEWSON
30 NORTH LASALLE ST., SUITE 2400
CHICAGO, IL 60602

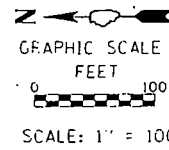
CDOT # 30/31-32-15-3745

REVISIONS

Alfred Benesch & Company
205 North Michigan Avenue Suite 2400
Chicago, Illinois 60601
312-565-0450 Job No 10030
DESIGN FIRM LICENSE# 184 000882
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EXHIBIT "A"

PLAT OF OPENING



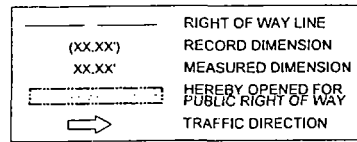
LEGAL DESCRIPTION

TOGETHER WITH (PARCEL 2):

THOSE PARTS OF LOTS 15 THROUGH 28, INCLUSIVE, OF BLOCK 8 OF FULLERTON'S ADDITION TO CHICAGO BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 30 AND THE NORTHEAST 1/4 OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, RECORDED MAY 7, 1879 AS DOCUMENT NUMBER 221101, IN COOK COUNTY, ILLINOIS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF LOT 15, THENCE ON AN ASSUMED BEARING OF SOUTH 89 DEGREES 59 MINUTES 35 SECONDS WEST ALONG THE SOUTH LINES OF SAID LOTS A DISTANCE OF 395.20 FEET TO THE SOUTHERN MOST SOUTHWEST CORNER OF LOT 28, THENCE NORTH 46 DEGREES 11 MINUTES 32 SECONDS WEST ALONG THE SOUTHWESTERLY LINE OF SAID LOT 28 A DISTANCE OF 2.57 FEET THENCE SOUTH 89 DEGREES 59 MINUTES 42 SECONDS EAST A DISTANCE OF 397.05 FEET TO THE EAST LINE OF SAID LOT 15, THENCE SOUTH 0 DEGREES 24 MINUTES 44 SECONDS EAST, ALONG SAID EAST LINE, A DISTANCE OF 1.70 FEET TO THE POINT OF BEGINNING, SAID ABOVE DESCRIBED PARCEL CONTAINING 690 SQUARE FEET OR 0.016 ACRE, MORE OR LESS

LEGEND

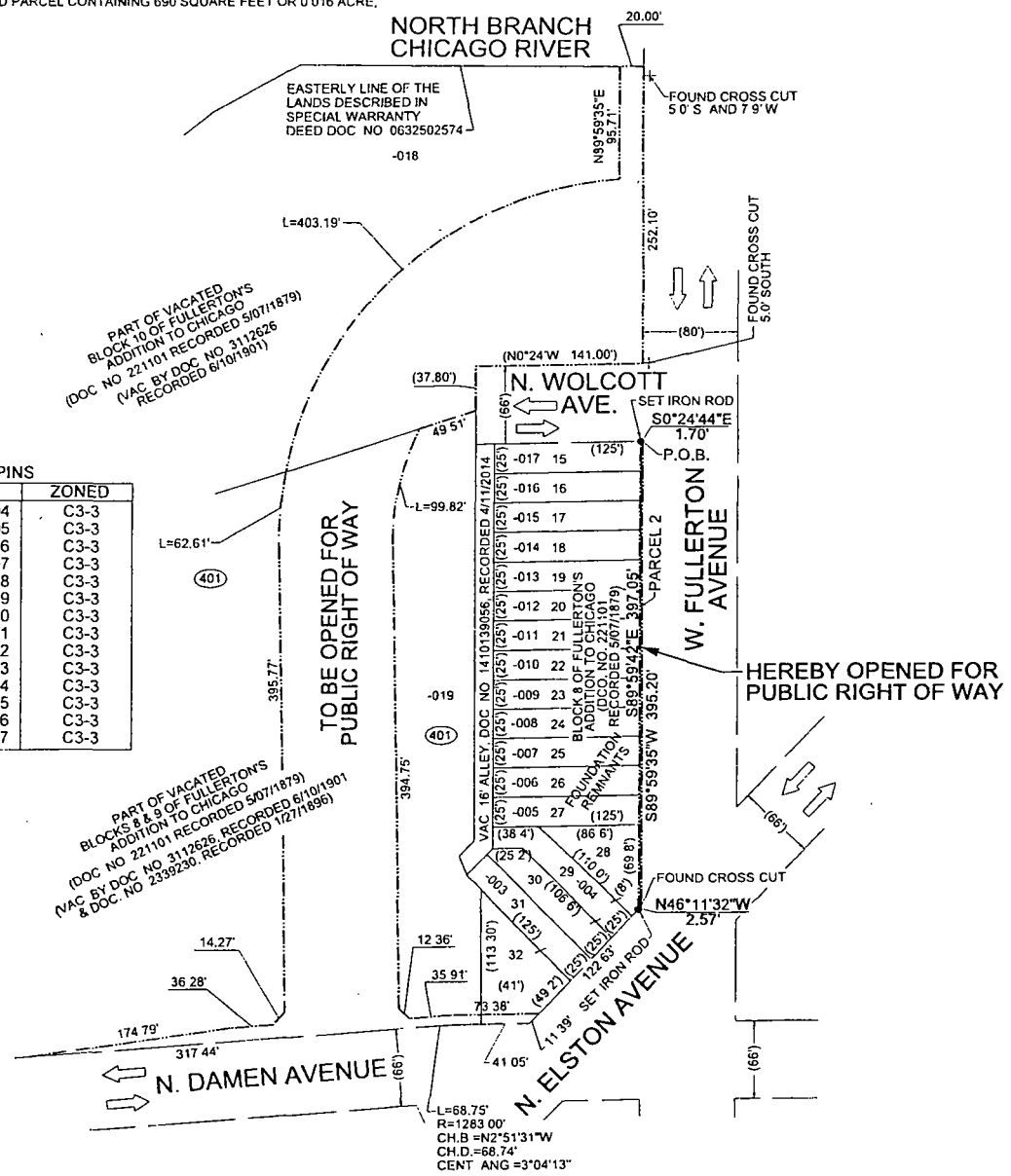


AFFECTED PINS

PIN	ZONED
14-30-401-004	C3-3
14-30-401-005	C3-3
14-30-401-006	C3-3
14-30-401-007	C3-3
14-30-401-008	C3-3
14-30-401-009	C3-3
14-30-401-010	C3-3
14-30-401-011	C3-3
14-30-401-012	C3-3
14-30-401-013	C3-3
14-30-401-014	C3-3
14-30-401-015	C3-3
14-30-401-016	C3-3
14-30-401-017	C3-3

PART OF VACATED BLOCK 15 OF FULLERTON'S ADDITION TO CHICAGO (DOC. NO. 221101 RECORDED 5/07/1879) (VAC. BY DOC. NO. 3112626 RECORDED 6/10/1901)

PART OF VACATED BLOCKS 8 & 9 OF FULLERTON'S ADDITION TO CHICAGO (DOC. NO. 221101 RECORDED 5/07/1879) & DOC. NO. 2339230, RECORDED 1/27/1896)



- NOTES**
- 1) THE BASIS OF BEARING IS ASSUMED S89°59'35"W ON THE SOUTH LINES OF LOTS 15 THROUGH 28 IN BLOCK 8 OF FULLERTON'S ADDITION TO CHICAGO.
 - 2) DIMENSIONS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF.
 - 3) NO DIMENSIONS SHOULD BE ASSUMED BY SCALE MEASUREMENTS UPON THE PLAT.
 - 4) ZONING INFORMATION BASED ON CITY OF CHICAGO PLANNING AND ZONING BUREAU ONLINE MAPPING
 - 5) FIELD WORK PERFORMED, 5-09-16
 - 6) SEE TITLE COMMITMENT FOR EASEMENTS OF RECORD

PREPARED FOR:
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Q \opening8-s10.dgn PAGE 3 OF 9

EXHIBIT "A"

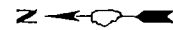
PLAT OF OPENING

LEGAL DESCRIPTION

TOGETHER WITH (PARCEL 3).

THOSE PARTS OF LOT 1 AND LOT 26 THROUGH LOT 36, ALL IN BLOCK 11 IN FULLERTON'S ADDITION TO CHICAGO RECORDED MAY 7, 1879 AS DOCUMENT NUMBER 221101, TOGETHER WITH THAT PART OF THE VACATED PUBLIC ALLEY DESCRIBED BY ORDINANCE PASSED JULY 11, 1910 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS SEPTEMBER 9, 1910 AS DOCUMENT NUMBER 4624286, TOGETHER WITH THAT PART OF THE VACATED PUBLIC ALLEY DESCRIBED BY ORDINANCE PASSED JANUARY 14, 1982 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS MARCH 5, 1982 AS DOCUMENT NUMBER 26163908, ALL IN THE NORTHEAST QUARTER OF SECTION 31 TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, COOK COUNTY, ILLINOIS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

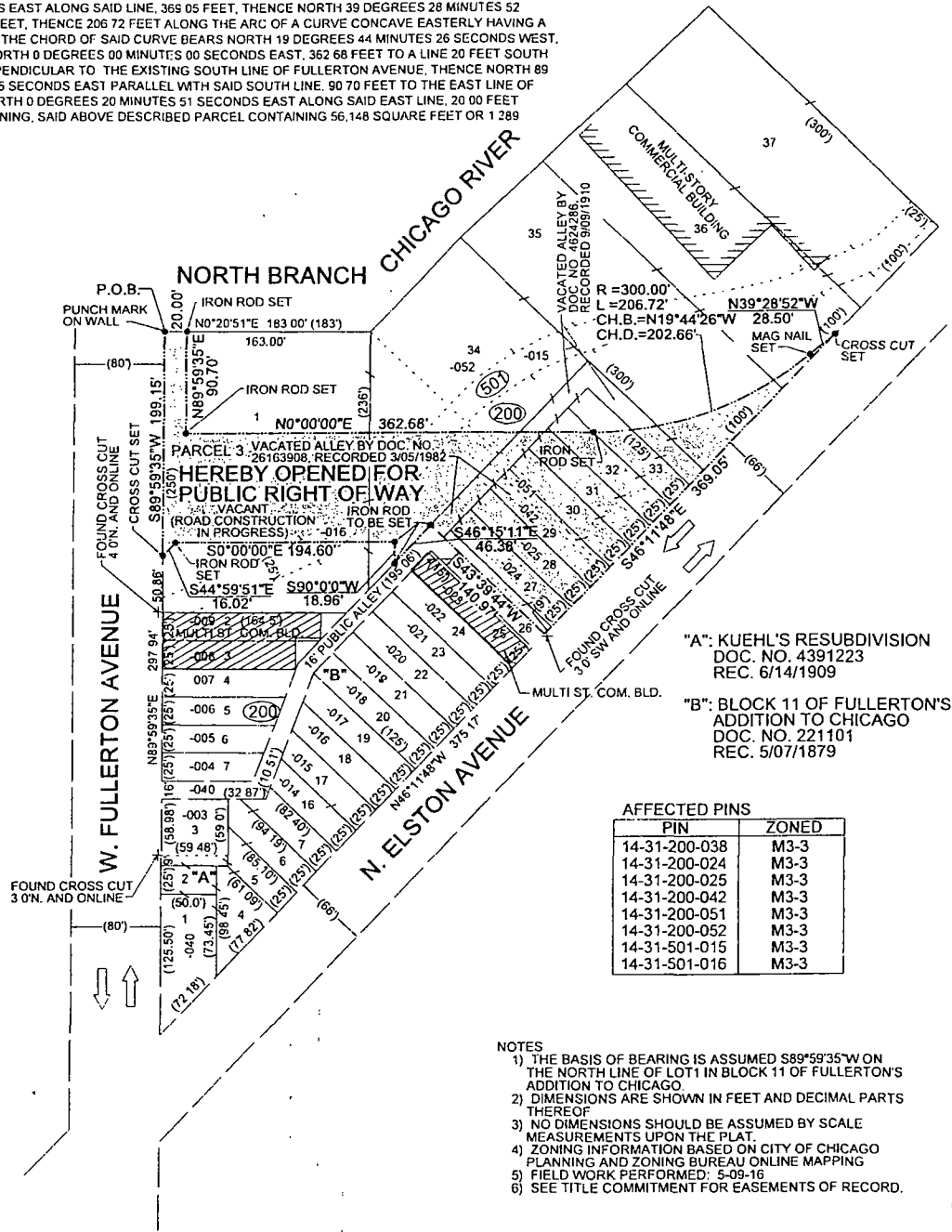
BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 1, THENCE WESTERLY ALONG THE NORTH LINE OF SAID LOT 1 ON AN ASSUMED BEARING OF SOUTH 89 DEGREES 59 MINUTES 35 SECONDS WEST, 199.15 FEET; THENCE SOUTH 44 DEGREES 59 MINUTES 51 SECONDS EAST, 16.02 FEET; THENCE SOUTH 0 DEGREES 00 MINUTES 00 SECONDS EAST, 194.60 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, 18.56 FEET TO THE SOUTHWESTERLY LINE OF SAID LOT 34; THENCE SOUTH 46 DEGREES 15 MINUTES 11 SECONDS EAST ALONG SAID LINE, 46.38 FEET TO THE NORTHEASTERLY EXTENSION OF THE SOUTHEASTERLY LINE OF THE NORTHWESTERLY 16 FEET OF SAID LOT 26; THENCE SOUTH 43 DEGREES 39 MINUTES 44 SECONDS WEST ALONG SAID LINE 140.97 FEET TO THE NORTHEASTERLY LINE OF EXISTING ELSTON AVENUE; THENCE SOUTH 46 DEGREES 11 MINUTES 48 SECONDS EAST ALONG SAID LINE, 365.05 FEET; THENCE NORTH 39 DEGREES 28 MINUTES 52 SECONDS WEST, 28.50 FEET; THENCE 206.72 FEET ALONG THE ARC OF A CURVE CONCAVE EASTERLY HAVING A RADIUS OF 300.00 FEET, THE CHORD OF SAID CURVE BEARS NORTH 19 DEGREES 44 MINUTES 26 SECONDS WEST, 202.66 FEET; THENCE NORTH 0 DEGREES 00 MINUTES 00 SECONDS EAST, 352.68 FEET TO A LINE 20 FEET SOUTH OF, AS MEASURED PERPENDICULAR TO THE EXISTING SOUTH LINE OF FULLERTON AVENUE; THENCE NORTH 89 DEGREES 59 MINUTES 35 SECONDS EAST PARALLEL WITH SAID SOUTH LINE, 90.70 FEET TO THE EAST LINE OF SAID LOT 1; THENCE NORTH 0 DEGREES 20 MINUTES 51 SECONDS EAST ALONG SAID EAST LINE, 20.00 FEET TO THE POINT OF BEGINNING, SAID ABOVE DESCRIBED PARCEL CONTAINING 56,148 SQUARE FEET OR 1.289 ACRES, MORE OR LESS



SCALE: 1" = 100'

LEGEND

—	RIGHT OF WAY LINE
(XX XX')	RECORD DIMENSION
XX.XX'	MEASURED DIMENSION
	HEREBY OPENED FOR PUBLIC RIGHT OF WAY
	TRAFFIC DIRECTION



"A": KUEHL'S RESUBDIVISION
DOC. NO. 4391223
REC. 6/14/1909

"B": BLOCK 11 OF FULLERTON'S
ADDITION TO CHICAGO
DOC. NO. 221101
REC. 5/07/1879

AFFECTED PINS

PIN	ZONED
14-31-200-038	M3-3
14-31-200-024	M3-3
14-31-200-025	M3-3
14-31-200-042	M3-3
14-31-200-051	M3-3
14-31-200-052	M3-3
14-31-501-015	M3-3
14-31-501-016	M3-3

- NOTES
- 1) THE BASIS OF BEARING IS ASSUMED S89°59'35"W ON THE NORTH LINE OF LOT 1 IN BLOCK 11 OF FULLERTON'S ADDITION TO CHICAGO.
 - 2) DIMENSIONS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF.
 - 3) NO DIMENSIONS SHOULD BE ASSUMED BY SCALE MEASUREMENTS UPON THE PLAT.
 - 4) ZONING INFORMATION BASED ON CITY OF CHICAGO PLANNING AND ZONING BUREAU ONLINE MAPPING.
 - 5) FIELD WORK PERFORMED: 5-09-16
 - 6) SEE TITLE COMMITMENT FOR EASEMENTS OF RECORD.

PREPARED FOR
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MAIL TO:
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Q \opening1-s3 dgn

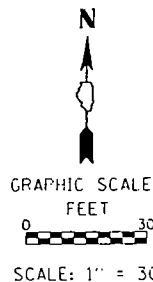
EXHIBIT "A"

PLAT OF OPENING

LEGAL DESCRIPTION
TOGETHER WITH (PARCEL 4).

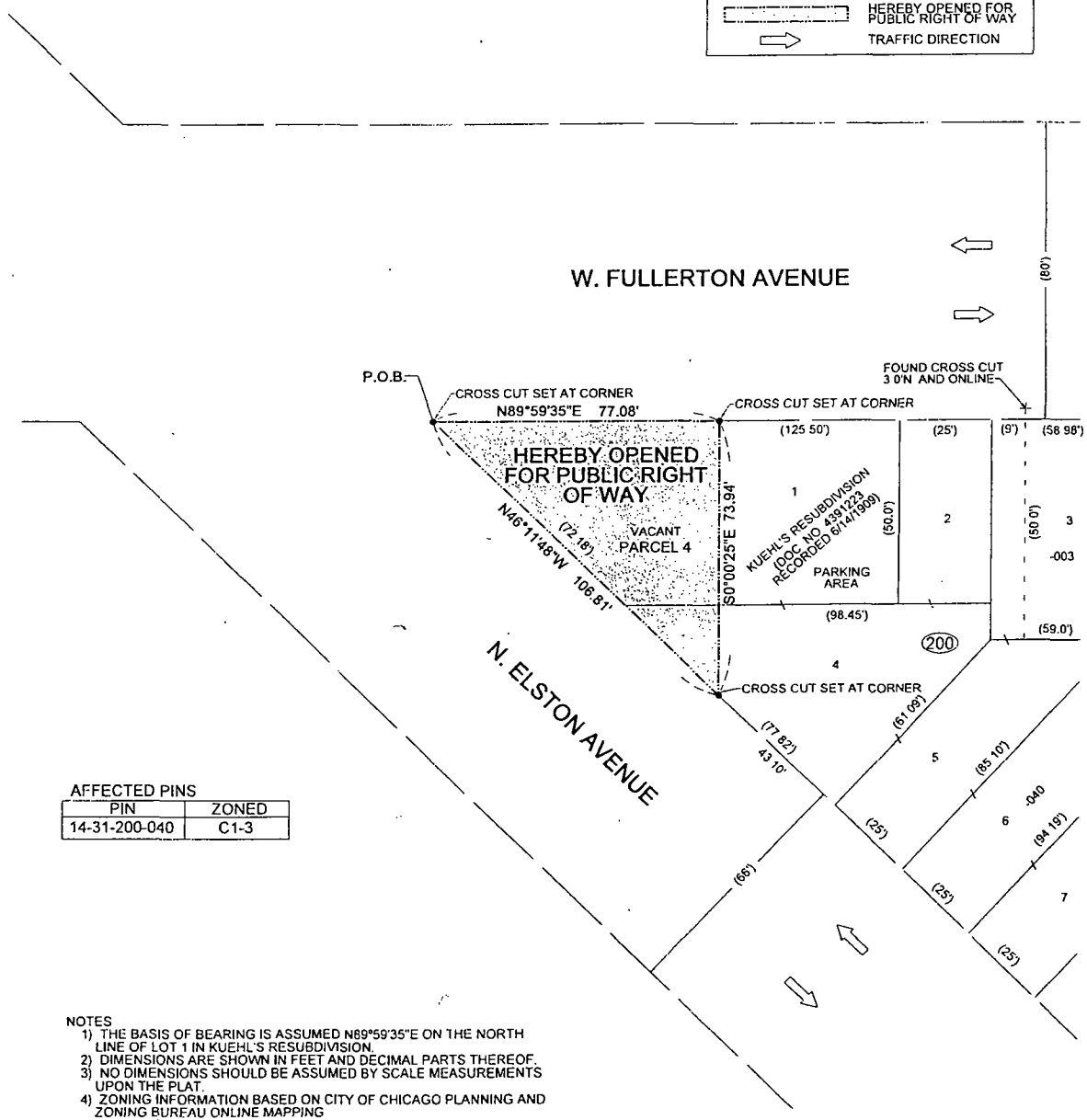
THOSE PARTS OF LOT 1 AND LOT 4 IN KUEHL'S RESUBDIVISION OF LOTS 8, 9, 10, 11, 12, 13, 14 AND 15 AND VACATED ALLEY IN BLOCK 11 IN FULLERTON'S ADDITION TO CHICAGO, IN THE NORTHEAST QUARTER OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, SAID RESUBDIVISION RECORDED JUNE 14, 1909 AS DOCUMENT NUMBER 4391223, IN COOK COUNTY, ILLINOIS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 1; THENCE ON AN ASSUMED BEARING OF NORTH 89 DEGREES 59 MINUTES 35 SECONDS EAST ALONG THE NORTH LINE OF SAID LOT, A DISTANCE OF 77.08 FEET; THENCE SOUTH 0 DEGREES 00 MINUTES 25 SECONDS EAST, 73.94 FEET TO THE SOUTHWESTERLY LINE OF SAID LOT 4, SAID LINE ALSO BEING THE NORTHEASTERLY LINE OF ELSTON AVENUE, THENCE NORTH 46 DEGREES 11 MINUTES 48 SECONDS WEST ALONG SAID LINE, 106.81 FEET TO THE POINT OF BEGINNING, SAID ABOVE DESCRIBED PARCEL CONTAINING 2,850 SQUARE FEET OR 0.065 ACRE, MORE OR LESS.



LEGEND

—	RIGHT OF WAY LINE
(XX XX')	RECORD DIMENSION
XX XX'	MEASURED DIMENSION
▭	HEREBY OPENED FOR PUBLIC RIGHT OF WAY
➔	TRAFFIC DIRECTION



AFFECTED PINS

PIN	ZONED
14-31-200-040	C1-3

- NOTES
- 1) THE BASIS OF BEARING IS ASSUMED N89°59'35"E ON THE NORTH LINE OF LOT 1 IN KUEHL'S RESUBDIVISION.
 - 2) DIMENSIONS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF.
 - 3) NO DIMENSIONS SHOULD BE ASSUMED BY SCALE MEASUREMENTS UPON THE PLAT.
 - 4) ZONING INFORMATION BASED ON CITY OF CHICAGO PLANNING AND ZONING EJRF/ALU ONLINE MAPPING
 - 5) FIELD WORK PERFORMED: 9-09-16
 - 6) SEE TITLE COMMITMENT FOR EASEMENTS OF RECORD

PREPARED FOR
MATHEWSON RIGHT OF WAY COMPANY
MAIL TO:
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Q:\opening4-s6.dgn PAGE 5 OF 9

EXHIBIT "A"

PLAT OF OPENING

LEGAL DESCRIPTION

TOGETHER WITH (PARCEL 5);

THAT PART OF LOT 1 OF BLOCK 7 IN FULLERTON'S ADDITION TO CHICAGO IN SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, RECORDED MAY 7, 1879 AS DOCUMENT NUMBER 221101, IN COOK COUNTY, ILLINOIS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 1; THENCE EASTERLY ON AN ASSUMED BEARING OF NORTH 89 DEGREES 59 MINUTES 35 SECONDS EAST ALONG THE NORTH LINE OF SAID LOT, A DISTANCE OF 16.77 FEET; THENCE SOUTH 46 DEGREES 36 MINUTES 26 SECONDS WEST, 20.90 FEET; THENCE SOUTH 0 DEGREES 34 MINUTES 14 SECONDS EAST, 80.23 FEET TO THE SOUTHWESTERLY LINE OF SAID LOT, THENCE NORTH 46 DEGREES 11 MINUTES 52 SECONDS WEST ALONG SAID LINE, 1.90 FEET TO THE WESTERLY LINE OF SAID LOT; THENCE NORTH 0 DEGREES 37 MINUTES 05 SECONDS WEST ALONG SAID LINE, 93.27 FEET TO THE POINT OF BEGINNING, SAID ABOVE DESCRIBED PARCEL CONTAINING 242 SQUARE FEET OR 0.006 ACRE, MORE OR LESS.



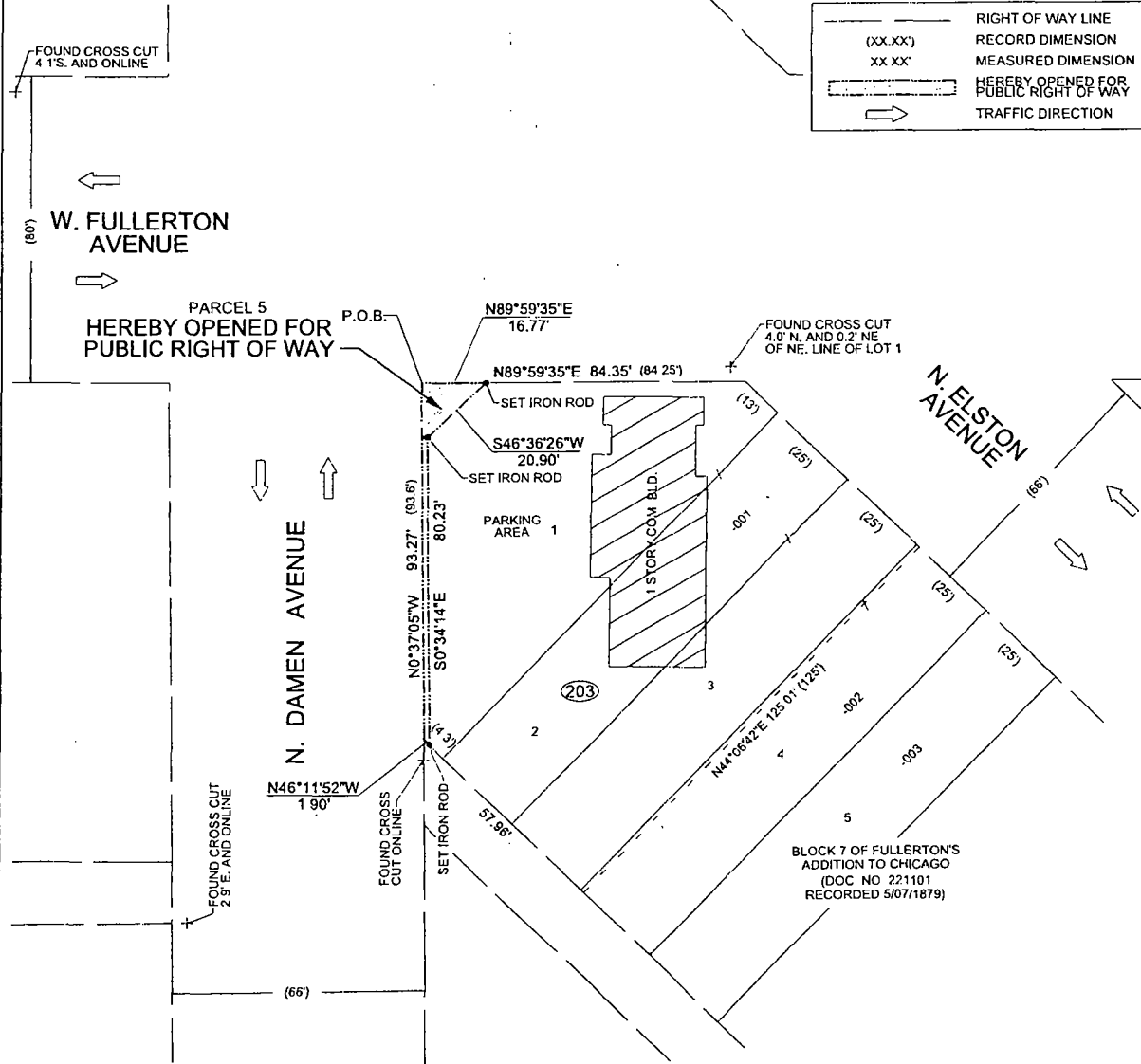
GRAPHIC SCALE
FEET



SCALE: 1" = 30'

LEGEND

---	RIGHT OF WAY LINE
(XX.XX')	RECORD DIMENSION
XX XX'	MEASURED DIMENSION
---	HEREBY OPENED FOR PUBLIC RIGHT OF WAY
→	TRAFFIC DIRECTION



- NOTES
- 1) THE BASIS OF BEARING IS ASSUMED N89°59'35"E ON THE NORTH LINE OF LOT 1 OF BLOCK 7 IN FULLERTON'S ADDITION TO CHICAGO
 - 2) DIMENSIONS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF.
 - 3) NO DIMENSIONS SHOULD BE ASSUMED BY SCALE MEASUREMENTS UPON THE PLAT.
 - 4) ZONING INFORMATION BASED ON CITY OF CHICAGO PLANNING AND ZONING BUREAU ONLINE MAPPING.
 - 5) FIELD WORK PERFORMED: 5-09-16
 - 6) SEE TITLE COMMITMENT FOR EASEMENTS OF RECORD

AFFECTED PINS

PIN	ZONED
14-31-203-001	M3-3

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EXHIBIT "A"

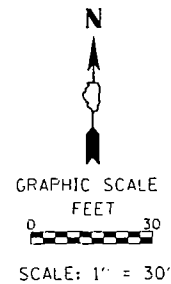
PLAT OF OPENING

LEGAL DESCRIPTION

TOGETHER WITH (PARCLL 6).

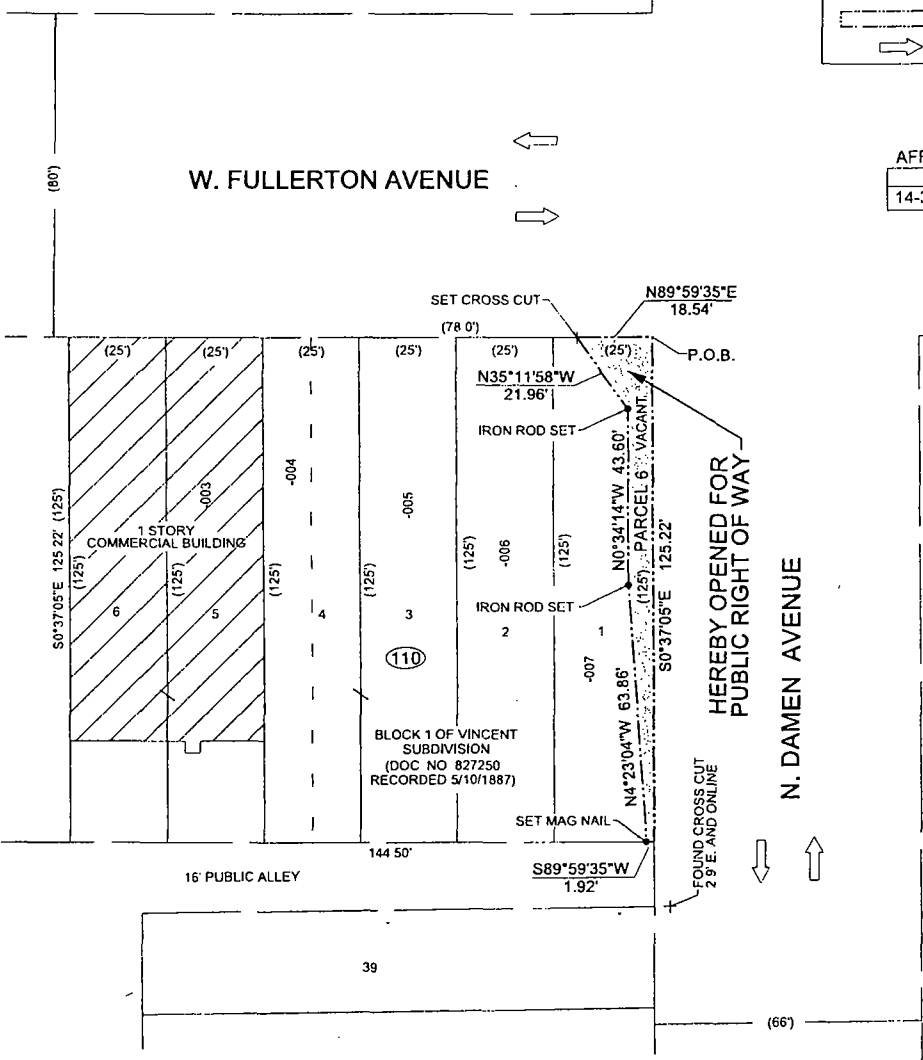
THAT PART OF LOT 1 IN BLOCK 1 IN VINCENT, A SUBDIVISION OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN RECORDED MAY 10 1887 AS DOCUMENT NUMBER 827250, IN THE COUNTY OF COOK AND STATE OF ILLINOIS MORE PARTICULARLY DESCRIBED AS FOLLOWS.

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT, THENCE ON AN ASSUMED BEARING OF SOUTH 0 DEGREES 37 MINUTES 05 SECONDS EAST ALONG THE EAST LINE OF SAID LOT, A DISTANCE OF 125.22 FEET TO THE SOUTHEAST CORNER OF SAID LOT, THENCE SOUTH 89 DEGREES 59 MINUTES 35 SECONDS WEST ALONG THE SOUTH LINE OF SAID LOT, A DISTANCE OF 1.92 FEET, THENCE NORTH 4 DEGREES 23 MINUTES 04 SECONDS WEST, 63.86 FEET, THENCE NORTH 0 DEGREES 34 MINUTES 14 SECONDS WEST, 43.60 FEET, THENCE NORTH 35 DEGREES 11 MINUTES 58 SECONDS WEST, 21.96 FEET TO THE NORTH LINE OF SAID LOT, THENCE NORTH 89 DEGREES 59 MINUTES 35 SECONDS EAST ALONG SAID LINF, 18.54 FEET TO THE POINT OF BEGINNING, SAID ABOVE DESCRIBED PARCLL CONTAINING 742 SQUARE FEET OR 0.017 ACRE, MORE OR LESS



LEGEND

	RIGHT OF WAY LINE
(XX.XX)	RECORD DIMENSION
XX.XX	MEASURED DIMENSION
	HEREBY OPENED FOR PUBLIC RIGHT OF WAY
	TRAFFIC DIRECTION



AFFECTED PINS

PIN	ZONED
14-31-110-007	C2-1

- NOTES:**
- 1) THE BASIS OF BEARING IS ASSUMED S0°37'05"E ON THE EAST LINE OF LOT 1 OF BLOCK 1 IN VINCENT SUBDIVISION.
 - 2) DIMENSIONS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF
 - 3) NO DIMENSIONS SHOULD BE ASSUMED BY SCALE MEASUREMENTS UPON THE PLAT
 - 4) ZONING INFORMATION BASED ON CITY OF CHICAGO PLANNING AND ZONING BUREAU ONLINE MAPPING
 - 5) FIELD WORK PERFORMED 5-09-16
 - 6) SEE TITLE COMMITMENT FOR EASEMENTS OF RECORD.

PREPARED FOR:
 MATHEWSON RIGHT OF WAY COMPANY
 MAIL TO:
 MARK D. MATHEWSON
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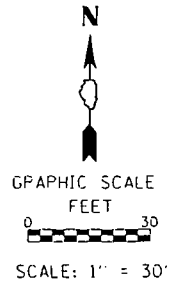
EXHIBIT "A"

PLAT OF OPENING

LEGAL DESCRIPTION
TOGETHER WITH (PARCEL 7).

THAT PART OF LOT 12 IN ASSESSOR'S SUBDIVISION OF PART OF THE
SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 40 NORTH,
RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN RECORDED JULY 30,
1859 IN BOOK 160, PAGE 39, IN COOK COUNTY, ILLINOIS, MORE PARTICULARLY
DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE EAST LINE OF THE WEST 40 FEET OF THE
EAST 73 FEET OF SAID LOT 12 AND THE NORTH LINE OF FULLERTON AVENUE;
THENCE WESTERLY ALONG SAID NORTH LINE ON AN ASSUMED BEARING OF
SOUTH 89 DEGREES 59 MINUTES 35 SECONDS WEST, 40.00 FEET; THENCE NORTH
45 DEGREES 01 MINUTES 46 SECONDS EAST, 48.34 FEET; THENCE NORTH 0 DEGREES
34 MINUTES 14 SECONDS WEST, 36.09 FEET TO THE EXISTING SOUTHWESTERLY
RIGHT OF WAY LINE OF ELSTON AVENUE; THENCE SOUTH 48 DEGREES
15 MINUTES 46 SECONDS EAST ALONG SAID LINE, 7.90 FEET TO THE EXISTING
WESTERLY RIGHT OF WAY LINE OF N. DAMEN AVENUE; THENCE SOUTH 0 DEGREES
23 MINUTES 55 SECONDS EAST ALONG SAID LINE, 64.79 FEET TO THE POINT
OF BEGINNING, SAID ABOVE DESCRIBED PARCEL CONTAINING 965 SQUARE FEET
OR 0.022 ACRE, MORE OR LESS.

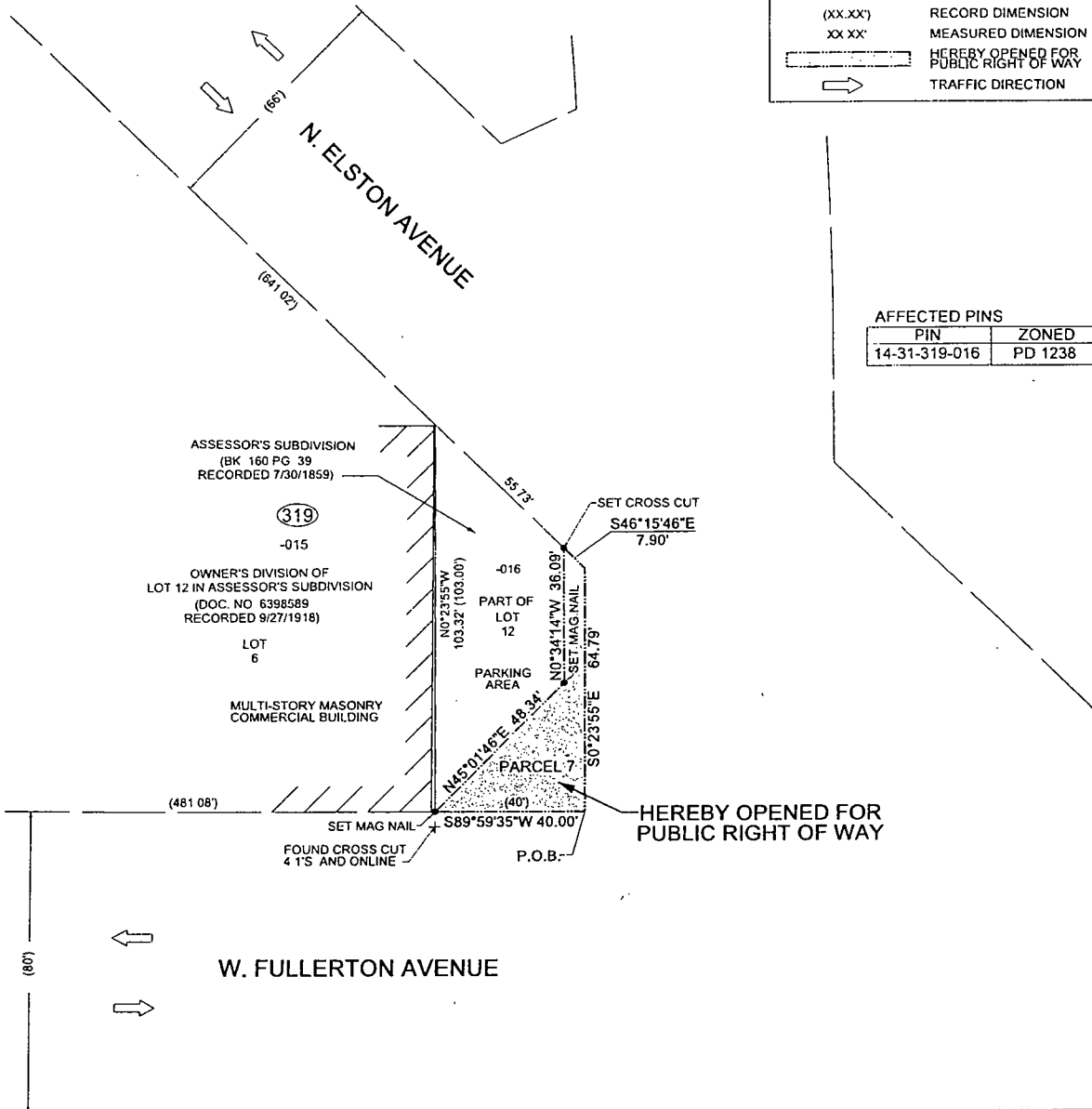


LEGEND

	RIGHT OF WAY LINE
(XX.XX')	RECORD DIMENSION
XX XX'	MEASURED DIMENSION
	HEREBY OPENED FOR PUBLIC RIGHT OF WAY
	TRAFFIC DIRECTION

AFFECTED PINS

PIN	ZONED
14-31-319-016	PD 1238



NOTES

- 1) THE BASIS OF BEARING IS ASSUMED S89°59'35"W ON THE NORTH LINE OF FULLERTON AVENUE
- 2) DIMENSIONS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF.
- 3) NO DIMENSIONS SHOULD BE ASSUMED BY SCALE MEASUREMENTS UPON THE PLAT
- 4) ZONING INFORMATION BASED ON CITY OF CHICAGO PLANNING AND ZONING BUREAU ONLINE MAPPING
- 5) FIELD WORK PERFORMED 5-09-16.
- 6) SEE TITLE COMMITMENT FOR EASEMENTS OF RECORD

PREPARED FOR
MATHESON RIGHT OF WAY COMPANY

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PAGE 8 OF 9

EXHIBIT "A"

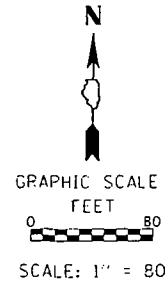
PLAT OF OPENING

LEGAL DESCRIPTION

TOGETHER WITH (PARCEL 8).

THAT PART OF LOT 1 IN ASSESSOR'S SUBDIVISION OF PART OF THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN RECORDED JULY 30, 1859 IN BOOK 160, PAGE 39, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE MOST SOUTHERN SOUTHEAST CORNER OF LOT 1 IN SNOW ESTATE SUBDIVISION, RECORDED FEBRUARY 14, 1873 IN COOK COUNTY AS DOCUMENT NUMBER 80819; THENCE SOUTHEASTERLY ALONG THE EXISTING NORTHEASTERLY RIGHT OF WAY LINE OF ELSTON AVENUE ON AN ASSUMED BEARING OF SOUTH 46 DEGREES 15 MINUTES 46 SECONDS EAST, 52.66 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 60 DEGREES 38 MINUTES 04 SECONDS EAST, 88.05 FEET, THENCE SOUTH 79 DEGREES 02 MINUTES 52 SECONDS EAST, 29.03 FEET, THENCE EASTERLY 85.74 FEET ON A CURVE CONCAVE NORTHERLY HAVING A RADIUS OF 253.50 FEET, THE CHORD OF SAID CURVE BEARS SOUTH 81 DEGREES 19 MINUTES 37 SECONDS EAST, 85.34 FEET, THENCE NORTH 46 DEGREES 16 MINUTES 58 SECONDS EAST, 13.39 FEET TO THE EXISTING WESTERLY RIGHT OF WAY OF N. DAMEN AVENUE, THENCE SOUTH 4 DEGREES 17 MINUTES 21 SECONDS EAST ALONG SAID RIGHT OF WAY, 108.59 FEET, THENCE 10.26 FEET ON A CURVE CONCAVE WESTERLY HAVING A RADIUS OF 1217.00 FEET, THE CHORD OF SAID CURVE BEARS SOUTH 4 DEGREES 09 MINUTES 09 SECONDS EAST, 10.26 FEET, THENCE SOUTH 65 DEGREES 16 MINUTES 05 SECONDS WEST, 6.51 FEET, THENCE NORTH 4 DEGREES 16 MINUTES 43 SECONDS WEST, 10.64 FEET; THENCE NORTH 50 DEGREES 33 MINUTES 15 SECONDS WEST, 13.20 FEET, THENCE WESTERLY 30.60 FEET ON A CURVE CONCAVE NORTHERLY HAVING A RADIUS OF 346.50 FEET, THE CHORD OF SAID CURVE BEARS NORTH 88 DEGREES 29 MINUTES 13 SECONDS WEST, 30.59 FEET TO THE EXISTING NORTHEASTERLY RIGHT OF WAY LINE OF ELSTON AVENUE; THENCE NORTH 46 DEGREES 15 MINUTES 46 SECONDS WEST ALONG SAID LINE, 222.38 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS, SAID ABOVE DESCRIBED PARCEL CONTAINING 10,479 SQUARE FEET OR 0.241 ACRE, MORE OR LESS.



LEGEND

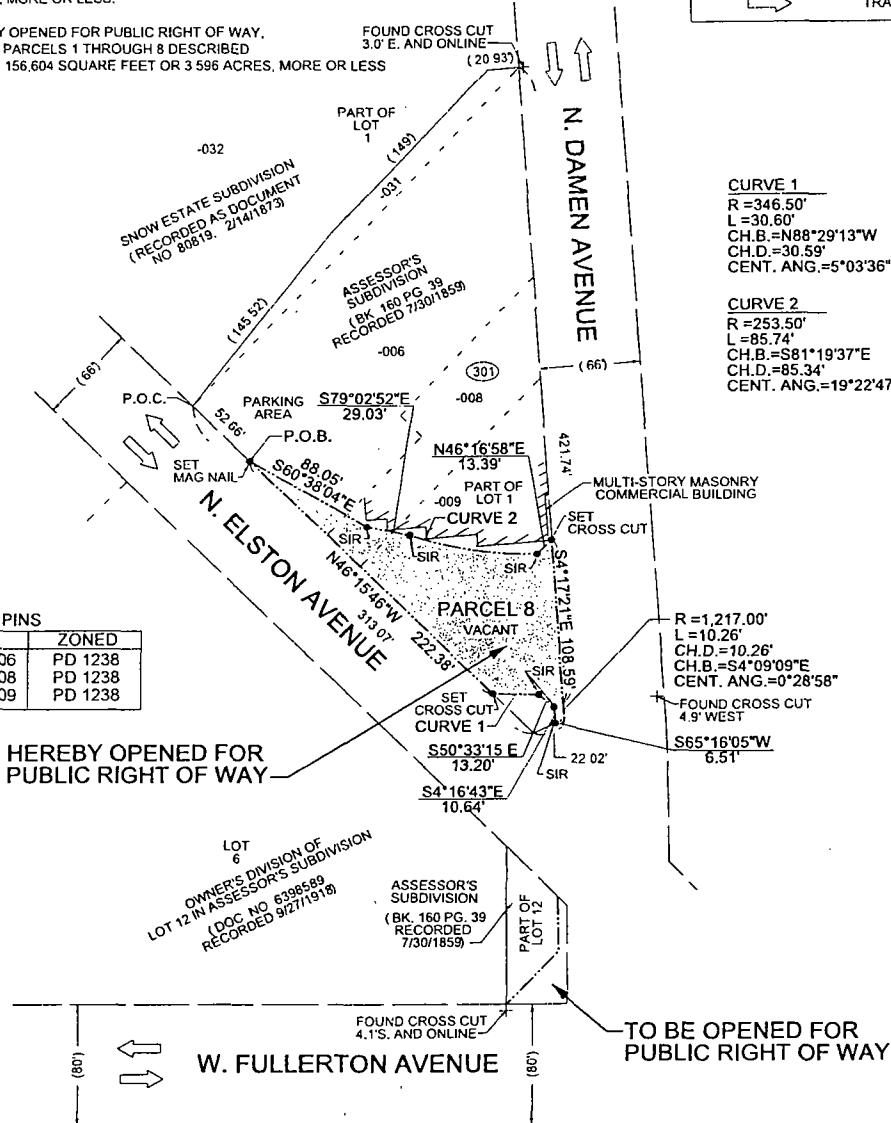
	RIGHT OF WAY LINE
(XX XX)	RECORD DIMENSION
XX.XX'	MEASURED DIMENSION
SIR	SET IRON ROD
	HEREBY OPENED FOR PUBLIC RIGHT OF WAY
	TRAFFIC DIRECTION

TOTAL AREA HEREBY OPENED FOR PUBLIC RIGHT OF WAY, INCLUDING ALL SAID PARCELS 1 THROUGH 8 DESCRIBED ABOVE, CONTAINING 156,604 SQUARE FEET OR 3.596 ACRES, MORE OR LESS

AFFECTED PINS

PIN	ZONED
14-30-301-006	PD 1238
14-30-301-008	PD 1238
14-30-301-009	PD 1238

HEREBY OPENED FOR PUBLIC RIGHT OF WAY



CURVE 1
 R=346.50'
 L=30.60'
 CH.B.=N88°29'13"W
 CH.D.=30.59'
 CENT. ANG.=5°03'36"

CURVE 2
 R=253.50'
 L=85.74'
 CH.B.=S81°19'37"E
 CH.D.=85.34'
 CENT. ANG.=19°22'47"

R=1,217.00'
 L=10.26'
 CH.D.=10.26'
 CH.B.=S4°09'09"E
 CENT. ANG.=0°28'58"

- NOTES.
- 1) THE BASIS OF BEARING IS ASSUMED S46°15'46"E ON THE NORTHEASTERLY RIGHT OF WAY LINE OF N. ELSTON AVENUE.
 - 2) DIMENSIONS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF
 - 3) NO DIMENSIONS SHOULD BE ASSUMED BY SCALE MEASUREMENTS UPON THE PLAT.
 - 4) ZONING INFORMATION BASED ON CITY OF CHICAGO PLANNING AND ZONING BUREAU ONLINE MAPPING.
 - 5) FIELD WORK PERFORMED 5-09-16
 - 6) SEE TITLE COMMITMENT FOR EASEMENTS OF RECORD

PREPARED FOR
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