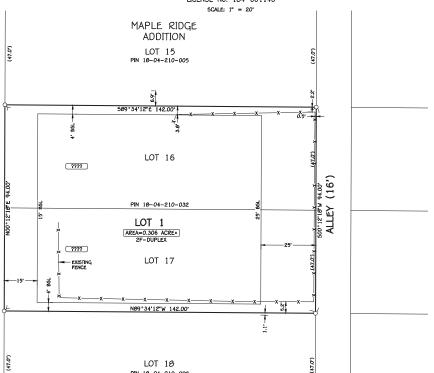


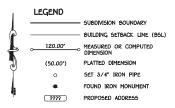
### FINAL PLAT OF

# ACCESS PEORIA SITE 1

A RESUBDIVISION OF LOTS 16 AND 17 IN MAPLE RIDGE ADDITION IN PART OF THE SOUTH HALF OF THE NORTH HALF OF THE NORTHEAST QUARTER SECTION 4, TOWNSHIP 8 NORTH, RANGE 8 EAST OF THE FOURTH PRINCIPAL MERIDIAN

AUSTIN ENGINEERING CO., INC. PEORIA, ILLINOIS LICENSE No. 104-001143





#### GENERAL NOTES:

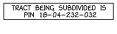
AREA OF SUBDIVISION = 0.151 ACRE\*.

BEARINGS ARE BASED ON AN ASSUMED DATUM.

2F-DUPLEX, IS A TWO FAMILY DUPLEX LOT.

PROPERTY OWNERS IN THIS SUBDIVISION MAY NOT PARTICIPATE IN THE CITY OF PEORIA'S DRAINAGE ASSISTANCE PROGRAM.

NO PORTION OF THIS PROPERTY LIES WITHIN A SPECIAL FLOOD HAZARO AREA, ZONE "A", AS DETERMINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) AND SHOWN ON FLOOD INSURANCE RATE MAP (FIRM) COMMUNITY PANEL NO. 170335 00205 WHICH BEARS A REVISION DATE OF





#### LEGAL DESCRIPTION OF A TRACT TO BE KNOWN AS "ACCESS PEORIA SITE 1".

LOTS 16 AND 17 IN MAPLE RIDGE ADDITION TO THE CITY OF PEORIA AS LAID OUT ON PART OF THE SOUTH HALF OF THE NORTH HALF OF THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 8 NORTH, RANGE 8 EAST OF THE FOURTH PRINCIPAL MERIDIAN, SITUATED IN THE COUNTY OF PEORIA AND STATE OF ILLINOIS. SURVEYOR'S CERTIFICATE

STATE OF ILLINOIS ) 55 COUNTY OF PEORIA)

MISSOURI AVENUE (66')

WE, THE AUSTIN ENGINEERING CO., INC., CIVIL ENGINEERS AND LAND SURVEYORS, DO HEREBY CERTIFY THAT WE HAVE SURVEYED AND SUBDIVIDED INTO LOTS TO BE KNOWN AS "ACCESS PEORIA SITE 1", BEING A RESUBDIVISION OF LOT SIXTEEN (16) AND LOT SEVENTEEN (17) IN MAPLE BIOGE ADDITION A SUBDIVISION IN PART OF THE SOUTH HALF OF THE NORTH HALF OF THE NORT

WE PURTHER CERTIFY THAT THIS SUBDIMISION IS LOCATED WITHIN AN INCORPORATED CITY, WHICH HAS ADOPTED A CITY PLAN AND IS EXERCISING THE SPECIAL POWERS AUTHORIZED BY DIVISION 12 OF ARTICLE 11 OF THE ILLINOIS MUNICIPAL CODE AS NOW OR HEREAFTER AHENDED.

WE FURTHER CERTIFY THAT THIS SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR A BOUNDARY SURVEY.

DATED AT PEORIA, ILLINOIS THIS 8TH DAY OF MAY, 2014.

# JEFFREY E. FRANKLIN ILLINOIS PROFESSIONAL LAND SURVEYOR No. 3230 AUSTIN ENGINEERING COMPANY, INC. (309) 691–0224 3100 N. UNIVERSITY ST., PEORIA, IL. 61615 Jefranklin@austinengineeringcompany.com

## OWNER'S CERTIFICATE

STATE OF ILLINOIS ) 55

WE, ACCESS PEORIA, LLC, OWNERS AND PROPRIETORS OF THE LAND SHOWN ON THE ABOVE FINAL SUBDIVISION PLAT, DO HEREBY CERTIFY THAT WE HAVE CAUSED SAID SURVEY AND SUBDIVISION, KNOWN AS "ACCESS PEORIA SITE 1", TO BE MADE AS SHOWN ON THE ACCOMPANYING FINAL SUBDIVISION PLAT AND ACKNOWLEDGE SAID SURVEY AND SUBDIVISION TO BE CORRECT TO THE BEST OF OUR KNOWLEDGE AND BELLEF.

NO LOT IN THIS SUBDIVISION SHALL BE ELIGIBLE FOR PARTICIPATION IN THE CITY OF PEORIA'S DRAINAGE ASSISTANCE PROGRAM.

WE FURTHER CERTIFY THAT, TO THE BEST OF OUR KNOWLEDGE AND BELIEF, THIS PROPERTY IS LOCATED WITHIN THE PEORIA UNIT SCHOOL DISTRICT 150.

OWNER'S NOTARY CERTIFICATE

ACCESS PEORIA, LLC ACCESS PEORIA, LLC ACCESS PEORIA, LLC

BY: TERRY PIENIAZEK ITS: VICE PESIDENT OF REAL ESTATE SERVICES

STATE OF ILLINOIS ) COUNTY OF PEORIA) 55

I, THE UNDERSKINED, A NOTARY PUBLIC IN AND FOR THE SAID COUNTY IN THE STATE OF ILLINOIS, DO HEEZEDY CERTIFY THAT , PERSONALLY KNOWN TO ME TO BE THE SAME PERSON WHOSE NAME IS SUBSCRIBED TO THE FORECOING INSTRUMENT, APPEARED BEFORE ME THIS DAY IN PERSON AND ACKNOWLEDGED THAT HE/SHE SKINED, SEALED AND DELIVERED THE SAID INSTRUMENT AS THEIR FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES SET FORTH, AND ON HIS/HER OATH STATED THAT THEY ARE DUTY AUTHORIZED TO LECCURE SAID INSTRUMENT.

GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS

PEORIA CITY CLERK'S CERTIFICATE

NOTARY PUBLIC

I HEREBY CERTIFY THAT BY ORDINANCE NO. \_\_\_\_\_ ADOPTED BY THE CITY COUNCIL OF THE CITY OF PEORIA, PEORIA COUNTY, ILLINOIS, AT ITS REGULAR MEETING HELD ON THE \_
SUBDIVISION WAS APPROVED AND THE RIGHTS-OF-WAY FOR STREETS AND ALLEYS SHOWN THEREON WERE ACCEPTED. \_, 2014, THE ABOVE FINAL PLAT OF "ACCESS PEORIA SITE 1"

COMMUNITY DEVELOPMENT DIRECTOR'S CERTIFICATE

CITY OF PEORIA CLERK

I HEREBY CERTIFY THAT THIS FINAL SUBDIVISION PLAT OF "ACCESS PEORIA SITE 1" IS SUBSTANTIALLY IN CONFORMANCE WITH THE APPROVED PRELIMINARY PLAT AND IS APPROVED THIS

PEORIA COUNTY CLERK'S CERTIFICATE

DIRECTOR, COMMUNITY DEVELOPMENT

STATE OF ILLINOIS ) COUNTY OF PEORIA) 55

I, R. STEVE SONNEMAKER, PEORIA COUNTY CLERK, DO HEREBY CERTIFY THAT I HAVE THIS DAY EXAMINED THE RECORDS IN MY OFFICE AND THAT I FIND NO DELINQUENT GENERAL TAXES, UNPAID CURRENT GENERAL TAXES, UNPAID CURRENT SPECIAL ASSESSMENTS AGAINST THE TRACT OF LAND DESCRIBED IN THE SAID FINAL SUBDIMISION PLAT OF "ACCESS PEORIA SITE 1".

GIVEN UNDER MY HAND AND SEAL THIS \_\_\_\_\_DAY OF\_

PEORIA COUNTY DEPUTY CLERK R. STEVE SONNEMAKER, PEORIA COUNTY CLERK

Z:\Aus\SITE PLAN\ACCESS ALTA SURVEYS-PEORIA\ALTA Surveys\ACCESS ALTAS.DWG