

ORDINANCE NO. F- 1588

**AN ORDINANCE PROPOSING
THE ESTABLISHMENT OF A SPECIAL SERVICE AREA #7
IN THE CITY OF WHEATON
AND PROVIDING FOR A PUBLIC HEARING AND OTHER
PROCEDURES IN CONNECTION THEREWITH**

BE IT ORDAINED by the Mayor and City Council of the City of Wheaton, DuPage County, Illinois, and ("City") as follows:

SECTION 1: Authority to Establish Special Service Areas. The special service area proposed in this Ordinance is established pursuant to Article VII, Section 6(1) of the Constitution of the State of Illinois in force July 1, 1971, which provides:

"The General Assembly may not deny or limit the power of home rule units (1) to make local improvements by special assessment and to exercise this power jointly with other counties and municipalities, and other classes of units of local government having that power on the effective date of this Constitution unless that power is subsequently denied by law to any such other units of local government or (2) to levy or impose additional taxes upon areas within their boundaries in the manner provided by law for the provision of special services to those areas and for the payment of debt incurred in order to provide those special services."

and further pursuant to the provisions of the Special Service Area Tax Act which provides the manner of levying or imposing taxes for the provision of special services to areas within the boundaries of the City and pursuant to the Revenue Act of 1939, as amended.

SECTION 2: Findings of the City Council:

A. It is in the public interest that the creation of a special service area as described and for the purposes set forth in this Ordinance be considered.

B. The proposed special service area is located within the City limits of the City and is compact and contiguous; the proposed services are unique and in addition to the municipal services provided to the City as a whole. Therefore, it is in the best interest of the City to consider the levy of special taxes against the area for the services to be provided.

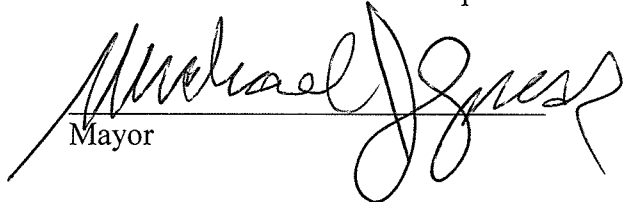
C. The proposed special service area is primarily zoned for commercial use and will benefit specially from the services to be provided.

SECTION 3: Public Hearing - Tax Rates - A public hearing shall be held on the 10th day of October, 2011, at 7:00 p.m., in the City Council Chambers of the City, 303 West Wesley Street, Wheaton, Illinois, to consider the creation of Special Service Area Number 7 of the City of Wheaton, in the territory described in the Notice attached to this Ordinance and incorporated herein as if fully set forth as Exhibit 1. At the hearing, there will be considered the levy of an annual tax in an amount not to exceed an annual rate of forty-five hundredths of one percent (.45%) of the assessed value, as equalized, of the property in the Special Service Area; the tax to be levied for a maximum of seven (7) years from the date of the establishing Ordinance. The

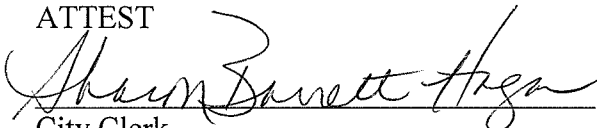
taxes shall be in addition to all other taxes provided by law and shall be levied pursuant to the provisions of the Revenue Act of 1939, as amended.

SECTION 4: Notice of Hearing. Notice of hearing shall be published at least once not less than fifteen (15) days prior to the public hearing in one or more newspapers in general circulation in the City. In addition, notice by mailing shall be given by depositing the notice in the U.S. mail addressed to the person or persons in whose name the general taxes for the last preceding year were paid on each lot, block, tract or parcel of land lying within the proposed Special Service Area. The Notice shall be mailed not less than ten (10) days prior to the time set for the public hearing. In the event taxes for the last preceding year were not paid, the Notice shall be sent to the person last listed on the tax rolls prior to that year as the owner of the property. The Notice shall be in substantially the same as in Exhibit 1 attached hereto to this Ordinance.

SECTION 5: This Ordinance shall be in full force and effect from and after its adoption and approval as provided by law.


Mayor

ATTEST


City Clerk

Roll Call Vote

Ayes: Councilman Scalzo
Councilman Mouhelis
Councilman Rutledge
Mayor Gresk

Nays: Councilman Sues
Councilwoman Ives
Councilwoman Pacino Sanguinetti

Absent: None

Motion Carried 4-3

Passed: September 19, 2011
Published: September 20, 2011

Exhibit 1
NOTICE OF HEARING
CITY OF WHEATON
SPECIAL SERVICE AREA NUMBER SEVEN

NOTICE IS HEREBY GIVEN that on the 10th day of October, 2011, at 7:00 p.m., in the Council Chambers of the City of Wheaton, Illinois, 303 West Wesley Street, Wheaton, Illinois, a hearing will be held by the Mayor and City Council of the City of Wheaton to consider forming a special service area consisting of the described territory as attached hereto and incorporated herein as if fully set forth as Notice Exhibit A.

All interested parties, including all persons owning taxable real property located within the proposed special service area, will be given an opportunity to file written objections and to be orally heard regarding the formation of and the boundaries of the special service area and may object to the formation of the special service area, the boundaries of the special service area, and the levy of taxes affecting said area.

The purpose for the formation of Wheaton Special Service Area Number Seven in general is to provide special services to the area, including, but not limited to: the promotion of business within the area by means of advertising and other marketing activities, including the hosting and support of community events within the Central Business District aimed at creating a positive business environment, and the management of the special service area.

At the hearing, there will be considered a levy for a period not to exceed seven (7) years of a special tax up to a maximum of forty-five hundredth of one percent (.45%) per annum of assessed value, as equalized, to be levied against the real property included in the special service area. Said tax would be levied upon all taxable property within the proposed special service area and said tax would be in addition to the annual real estate tax and all other taxes provided by law and shall be levied pursuant to the provisions of the Revenue Act of 1939.

The hearing may be adjourned by the Council without further notice to another date without further notice other than a motion to be entered upon the minutes of its meeting fixing the time and place of its adjournment. At the public hearing, or the first regular meeting of the corporate authorities thereafter, the City may delete area from the special service area.

If a petition signed by at least fifty-one percent (51%) of the electors residing within the special service area and by at least fifty-one percent (51%) of the owners of record of land included within the boundaries of the special service area is filed with the municipal clerk within 60 days following the final adjournment of the public hearing objecting to the creation of the special service area, the enlargement thereof, the levy or imposition of a tax or to the proposed increase in the tax rate, no such district may be created or enlarged, or tax may be levied or imposed nor the rate increased, except as otherwise permitted by law.

Dated this 19th day of September, 2011.

Sharon Barrett-Hagen
City Clerk

Notice Exhibit "A"

CITY OF WHEATON
SPECIAL SERVICE AREA NUMBER SEVEN
LEGAL DESCRIPTION

DESCRIBED BY BEGINNING AT THE NORTHWEST CORNER OF LOT 8 IN BLOCK 1 IN J.C. WHEATON'S ADDITION TO WHEATON, SAID POINT BEING ON THE SOUTH SIDE OF A PUBLIC ALLEY IN SAID BLOCK 1, THENCE EAST ALONG THE SOUTH LINE OF SAID ALLEY TO THE EAST LINE OF WHEATON AVENUE,

THENCE SOUTH ALONG THE EAST LINE OF WHEATON AVENUE TO THE NORTHWEST CORNER OF LOT 3 IN THE FIRST RESUBDIVISION OF WHEATON PLACE RESUBDIVISION,

THENCE EAST ALONG THE NORTH LINES OF LOTS 3 AND 4 IN SAID FIRST RESUBDIVISION TO THE WEST LINE OF THE PUBLIC ALLEY DEDICATED AS PART OF THE WHEATON PLACE RESUBDIVISION,

THENCE NORTH ALONG THE WEST LINE OF SAID ALLEY TO THE NORTH LINE OF WESLEY STREET,

THENCE WEST ALONG THE NORTH LINE OF WESLEY STREET TO THE EAST LINE OF WHEATON AVENUE,

THENCE NORTH ALONG THE EAST LINE OF WHEATON AVENUE TO THE SOUTH LINE OF KARLSKOOGA AVENUE (SEMINARY AVENUE),

THENCE EAST ALONG THE SOUTH LINE OF KARLSKOOGA AVENUE (SEMINARY AVENUE) TO THE WEST LINE OF HALE STREET,

THENCE, SOUTH, ALONG THE WEST LINE OF HALE STREET TO THE SOUTH LINE OF GARY MEMORIAL CONSOLIDATION PLAT EXTENDED WEST, SAID LINE LYING 165 FEET NORTH OF AND PARALLEL WITH THE NORTH RIGHT-OF-WAY LINE OF WESLEY STREET,

THENCE, EAST, ALONG SAID LINE AND EXTENSION WEST OF SAID LINE OF GARY MEMORIAL CONSOLIDATION PLAT 233.56 FEET,

THENCE, SOUTH, 35.0 FEET, FOLLOWING THE BOUNDARY OF GARY MEMORIAL CONSOLIDATION PLAT TO A LINE 130 FEET NORTH OF AND PARALLEL WITH THE NORTH RIGHT-OF-WAY LINE OF WESLEY STREET,

THENCE, EAST, ALONG THE MOST SOUTHERLY LINE OF GARY MEMORIAL CONSOLIDATION PLAT, SAID LINE LYING 130 FEET NORTH OF AND PARALLEL WITH THE NORTH RIGHT-OF-WAY LINE OF WESLEY STREET, 198.0 FEET, TO THE WEST LINE OF MAIN STREET,

THENCE SOUTH ALONG THE WEST LINE OF MAIN STREET TO THE SOUTH LINE OF WESLEY STREET,

THENCE EAST ALONG THE SOUTH LINE OF WESLEY STREET TO THE EAST LINE OF MAIN STREET,

THENCE SOUTH ALONG THE EAST LINE OF MAIN STREET, 76.74 FEET, TO THE NORTH LINE OF LOT 5 IN BLOCK 6 IN THE OWNERS ASSESSMENT OF LOTS 13 AND 14 IN BLOCK 6 OF THE ORIGINAL TOWN OF WHEATON,

THENCE EAST ALONG THE NORTH LINE OF SAID LOT 5 IN BLOCK 6 OF SAID OWNERS ASSESSMENT PLAT, 99.77 FEET TO THE EAST LINE OF LOT 4 IN SAID BLOCK 6 OF OWNERS ASSESSMENT PLAT,

THENCE NORTH, 76.87 FEET, ALONG THE EAST LINE OF SAID LOT 4 IN BLOCK 6 OF OWNERS ASSESSMENT PLAT TO THE SOUTH LINE OF WESLEY STREET,

THENCE EAST ALONG THE SOUTH LINE OF WESLEY STREET, TO THE NORTHEAST CORNER OF TOM'S PRICE CONSOLIDATION,

THENCE SOUTH ALONG THE EAST LINE OF SAID TOM'S PRICE CONSOLIDATION TO THE NORTH LINE OF FRONT STREET,

THENCE EAST ALONG THE NORTH LINE OF FRONT STREET TO THE WEST LINE OF WASHINGTON STREET,

THENCE SOUTH ALONG THE WEST LINE OF WASHINGTON STREET TO THE SOUTH RIGHT OF WAY LINE OF THE UNION PACIFIC RAILROAD,

THENCE WEST ALONG THE SOUTH LINE OF SAID UNION PACIFIC RAILROAD RIGHT OF WAY TO THE WEST LINE OF REBER STREET EXTENDED NORTH,

THENCE SOUTH ALONG THE WEST LINE OF REBER STREET EXTENDED NORTH AND WEST LINE OF REBER STREET TO THE SOUTH LINE OF LIBERTY DRIVE,

THENCE WEST ALONG THE SOUTH LINE OF LIBERTY DRIVE TO THE EAST LINE OF CROSS STREET,

THENCE SOUTH ALONG THE EAST LINE OF CROSS STREET TO THE NORTH LINE OF LOT 2 IN WHEATON PROPERTY PARTNERS RESUBDIVISION EXTENDED EAST,

THENCE WEST ALONG THE EXTENSION OF AND ALONG THE NORTH LINE OF SAID LOT 2 IN WHEATON PROPERTY PARTNERS RESUBDIVISION TO THE NORTH WEST CORNER OF SAID LOT 2,

THENCE SOUTH ALONG THE WEST LINE OF SAID LOT 2, 30.0 FEET,

THENCE WEST 11.53 FEET TO THE WEST LINE OF SAID LOT 2,

THENCE SOUTH ALONG THE WEST LINE OF SAID LOT 2 TO THE NORTH LINE OF WILLOW AVENUE,

THENCE EAST ALONG THE NORTH LINE OF WILLOW AVENUE TO THE WEST LINE OF NAPERVILLE ROAD,

THENCE SOUTH ALONG THE WEST LINE OF NAPERVILLE ROAD TO THE NORTH LINE OF ILLINOIS STREET,

THENCE WEST ALONG THE NORTH LINE OF ILLINOIS STREET TO THE EAST LINE OF LOT 1 IN DU PAGE COUNTY CONSOLIDATION PLAT NO 1,

THENCE NORTH ALONG THE EAST LINE AND EXTENSION OF SAID EAST LINE OF SAID LOT 1 IN DU PAGE COUNTY CONSOLIDATION PLAT NO 1 TO THE NORTH LINE OF THE EAST WEST ALLEY, SAID LINE ALSO BEING THE SOUTH LINE OF LOT 1 IN METROPOLITAN FAMILY SERVICES SUBDIVISION,

THENCE EAST ALONG THE SOUTH LINE OF SAID LOT 1 IN METROPOLITAN FAMILY SERVICES SUBDIVISION TO THE SOUTH EAST CORNER OF SAID LOT 1,

THENCE NORTH ALONG THE EAST LINE OF SAID LOT 1, TO THE SOUTH LINE OF WILLOW AVENUE,

THENCE WEST ALONG THE SOUTH LINE OF WILLOW AVENUE TO THE EAST LINE OF REBER STREET,

THENCE SOUTH ALONG THE EAST LINE OF REBER STREET TO THE SOUTHWEST CORNER OF SAID LOT 1 IN METROPOLITAN FAMILY SERVICES SUBDIVISION,

THENCE EAST ALONG THE SOUTH LINE OF SAID LOT 1 IN METROPOLITAN FAMILY SERVICES SUBDIVISION TO THE WEST LINE AND EXTENSION OF SAID WEST LINE NORTH OF LOT 1 IN SAID DU PAGE COUNTY CONSOLIDATION PLAT NO. 1,

THENCE SOUTH ALONG THE EXTENSION OF AND ALONG SAID WEST LINE OF LOT 1 IN DU PAGE COUNTY CONSOLIDATION PLAT NO. 1, TO THE NORTH LINE OF ILLINOIS STREET,

THENCE WEST ALONG THE NORTH LINE OF ILLINOIS STREET TO THE WEST LINE OF MAIN STREET,

THENCE SOUTH ALONG THE WEST LINE OF MAIN STREET TO THE NORTH LINE OF INDIANA STREET,

THENCE WEST ALONG THE NORTH LINE OF INDIANA STREET, 66.0 FEET TO THE WEST LINE EXTENDED SOUTH, OF THE EAST 66 FEET, OF LOTS 3 AND 4 AND PART OF LOT 2 IN BLOCK 1 W.I. & F.E. WHEATON'S RESUBDIVISION,

THENCE NORTH 143.7 FEET ALONG THE WEST LINE OF SAID EAST 66 FEET OF SAID LOTS 3 AND 4 AND PART OF LOT 2 TO AN EAST WEST LINE THAT IS 143.7 FEET NORTH OF THE NORTH LINE OF INDIANA STREET,

THENCE WEST 66 FEET ALONG SAID LINE THAT IS 143.7 FEET NORTH OF THE NORTH LINE OF INDIANA STREET TO THE EAST LINE OF LOT 5 IN SAID BLOCK 1,

THENCE NORTH 85 FEET ALONG THE EAST LINE OF SAID LOT 5 IN BLOCK 1, TO THE NORTH LINE OF LOT 1 IN BLOCK 1 OF W.I. AND F.E. WHEATON'S RESUBDIVISION,

THENCE EAST 74 FEET MORE OF LESS TO A NORTH/SOUTH LINE THAT IS 58 FEET WEST OF THE WEST LINE OF MAIN STREET,

THENCE NORTH ON SAID NORTH/SOUTH LINE THAT IS 58 FEET WEST OF THE WEST LINE OF MAIN STREET TO THE SOUTH LINE OF ILLINOIS STREET,

THENCE NORTHWESTERLY ACROSS ILLINOIS STREET TO THE SOUTHEAST CORNER OF LOT 4 IN MAIN STREET SQUARE RESUBDIVISION,

THENCE NORTH ALONG THE EAST LINE OF SAID LOT 4 IN SAID MAIN STREET SQUARE RESUBDIVISION TO THE SOUTH LINE OF LOT 1 IN SAID MAIN STREET SQUARE SUBDIVISION,

THENCE WEST ALONG THE SOUTH LINE OF LOT 1 IN SAID MAIN STREET SQUARE SUBDIVISION TO THE SOUTHWEST CORNER OF SAID LOT 1 IN MAIN STREET SQUARE SUBDIVISION,

THENCE NORTH ALONG THE WEST LINE OF SAID LOT 1 IN MAIN STREET SQUARE SUBDIVISION AND EXTENSION THEREOF TO THE NORTH LINE OF THE PUBLIC ALLEY IN BLOCK 8 OF J. C. WHEATON'S ADDITION,

THENCE WEST ALONG THE NORTH LINE OF SAID ALLEY IN BLOCK 8 OF J.C. WHEATON'S ADDITION TO THE SOUTHWEST CORNER OF LOT 2 IN SAID BLOCK 8 OF J.C. WHEATON'S ADDITION,

THENCE NORTH ALONG THE WEST LINE OF SAID LOT 2 IN BLOCK 8, 58.3 FEET,

THENCE WEST PARALLEL WITH THE AFORESAID EAST/WEST ALLEY IN BLOCK 8 OF J.C. WHEATON'S ADDITION, 132 FEET, TO THE EAST LINE OF HALE STREET,

THENCE SOUTH ALONG THE EAST LINE OF HALE STREET TO THE NORTH LINE OF SAID EAST/WEST ALLEY IN BLOCK 8 OF J.C. WHEATON'S ADDITION,

THENCE WEST ACROSS HALE STREET TO THE NORTH LINE OF THE EAST/WEST ALLEY IN BLOCK 7 OF J.C. WHEATON'S ADDITION,

THENCE WEST ALONG THE NORTH LINE OF SAID EAST/WEST ALLEY IN SAID BLOCK 7 OF J.C. WHEATON'S ADDITION TO THE SOUTHEAST CORNER OF LOT 6 IN BLOCK 7 OF J.C. WHEATON'S ADDITION,

THENCE NORTH 60.0 FEET ALONG THE EAST LINE OF SAID LOT 6 IN BLOCK 7 OF J.C. WHEATON'S ADDITION,

THENCE WEST, 66.0 FEET, PARALLEL WITH THE NORTH LINE OF SAID EAST/WEST ALLEY IN SAID BLOCK 7 OF J.C. WHEATON'S ADDITION TO THE EAST LINE OF WHEATON AVENUE,

THENCE NORTH ALONG THE EAST LINE OF WHEATON AVENUE TO THE SOUTH LINE OF WILLOW AVENUE,

THENCE WEST ALONG THE SOUTH LINE OF WILLOW AVENUE TO THE WEST LINE OF WEST STREET,

THENCE, SOUTH ALONG THE WEST LINE OF WEST STREET TO THE NORTH LINE OF LOT 9 IN THE COUNTY CLERK'S ASSESSMENT DIVISION OF THE SOUTH HALF OF THE NORTHEAST QUARTER AND SOUTHEAST QUARTER OF SAID SECTION 17,

THENCE WEST 165.0 FEET ALONG THE NORTH LINE OF SAID LOT 9, IN SAID COUNTY CLERK'S ASSESSMENT DIVISION, TO THE WEST LINE OF LOTS 7 AND 8 IN SAID COUNTY CLERK'S ASSESSMENT DIVISION EXTENDED SOUTH,

THENCE NORTH ALONG THE EXTENSION OF THE WEST LINE OF SAID LOTS 7 AND 8 AND ALONG LOTS 7 AND 8 IN SAID COUNTY CLERK'S ASSESSMENT DIVISION TO THE SOUTH LINE OF LIBERTY DRIVE,

THENCE WEST ALONG THE SOUTH LINE OF LIBERTY DRIVE, TO A POINT THAT IS 515 FEET EAST OF THE OF THE WEST LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 17,

THENCE NORTH ACROSS LIBERTY DRIVE TO A POINT THAT IS 102.5 FEET NORTH OF LIBERTY DRIVE ALONG A LINE THAT IS THE EAST BOUNDARY OF PROPERTY HERETOFORE CONVEYED TO THE STANDARD OIL COMPANY UNDER DOCUMENT #117211, RECORDED ON JULY 9, 1914,

THENCE IN A NORTHWESTERLY DIRECTION 104.55 FEET MORE OR LESS, ALONG THE NORTH LINE OF SAID PROPERTY CONVEYED TO THE STANDARD OIL COMPANY,

THENCE NORTH AT A RIGHT ANGLE TO LIBERTY DRIVE, 17.02 FEET, TO A POINT THAT IS 75.0 SOUTH MEASURED RADIALLY TO THE CENTER LINE TRACK OF THE UNION PACIFIC RAILROAD AS ORIGINALLY ESTABLISHED,

THENCE NORTHWESTERLY PARALLEL WITH SAID MAIN TRACK CENTERLINE TO A POINT ON THE WEST LINE OF SAID NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 17,

THENCE NORTH ALONG SAID WEST LINE OF SAID NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 17, 28.09 FEET MORE OR LESS TO THE SOUTH LINE OF THE UNION PACIFIC RAILROAD,

THENCE SOUTHEASTERLY ALONG THE SOUTH LINE OF SAID UNION PACIFIC RAILROAD, 1194.76 FEET MORE OR LESS, TO A POINT ON THE SOUTH LINE OF SAID UNION PACIFIC RAILROAD THAT IS 185.0 FEET WEST OF THE EAST LINE OF SAID SECTION 17,

THENCE SOUTH, 22.66 FEET MORE OR LESS, PARALLEL WITH THE EAST LINE OF SAID SECTION 17 TO THE EASTERLY EXTENSION OF THE NORTH LINE OF LIBERTY DRIVE,

THENCE WEST ALONG THE EASTERLY EXTENSION OF THE NORTH LINE OF LIBERTY DRIVE, TO THE NORTH LINE OF LIBERTY DRIVE,

THENCE EAST AND SOUTHEASTERLY ALONG THE NORTH LINE OF LIBERTY DRIVE TO THE WEST LINE OF WEST STREET,

THENCE NORTH ALONG THE WEST LINE OF WEST STREET TO THE NORTH LINE OF FRONT STREET,

THENCE EAST ALONG THE NORTH LINE OF FRONT STREET TO THE EAST LINE OF WEST STREET,

THENCE NORTH ALONG THE EAST LINE OF WEST STREET TO A POINT THAT IS 90 FEET NORTH OF FRONT STREET ON THE EAST LINE OF WEST STREET,

THENCE EAST 132 FEET TO THE WEST LINE OF LOT 8 IN BLOCK 1 IN J.C. WHEATON'S ADDITION,

THENCE NORTH ALONG THE WEST LINE OF SAID LOT 8 IN BLOCK 1 OF J.C. WHEATON'S ADDITION TO THE POINT OF BEGINNING.

AND

THE NORTH 45.0 FEET OF LOTS 4 AND 5 IN BLOCK 1 OF JC WHEATON'S ADDITION TO WHEATON, BEING A SUBDIVISION IN THE SOUTHWEST QUARTER OF SECTION 16, TOWNSHIP 39 NORTH RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN DU PAGE COUNTY ILLINOIS;
05-16-300-001

EXCEPT

FOUR PARCELS LYING SOUTH OF THE UNION PACIFIC RAILROAD, NORTH OF LIBERTY DRIVE, EAST OF WEST STREET AND WEST OF CROSS STREET,
05-16-309-001, 05-16-310-001 & 002, 05-16-311-001

EXCEPT

EXCEPT THE WEST 50.0 FEET OF THE SOUTH 66.0 FEET OF LOT 7 IN BLOCK 4 OF J.C. WHEATON'S ADDITION,
05-16-314-012 & 011

EXCEPT

LOT 8 IN BLOCK 5 OF J.C. WHEATON'S ADDITION
05-16-313-009

EXCEPT

THE NORTH 52.0 FEET OF LOT 1 IN BLOCK 5 AND THE NORTH 52.0 FEET OF THE EAST 66.0 FEET LOT 2 IN BLOCK 5 OF J.C. WHEATON'S ADDITION
05-16-313-005

EXCEPT

THE EAST 66 FEET OF THE WEST 198 FEET OF THE SOUTH 148 FEET MORE OR LESS OF BLOCK 3 IN J.C. WHEATON'S ADDITION,
05-16-315-010

EXCEPT

THE EAST 56 FEET OF THE WEST 132.0 OF THE NORTH 149 FEET MORE OR LESS OF BLOCK 3 IN J.C. WHEATON'S ADDITION
05-16-315-002

EXCEPT

THAT PART OF BLOCK 7 IN THE ORIGINAL TOWN OF WHEATON, COMMONLY KNOWN AS PARKING LOT 2 AND THE PUBLIC ALLEY DESCRIBED BY BEGINNING AT THE NORTH EAST CORNER OF LOT 3 IN BLOCK 7, THENCE WEST ALONG THE NORTH LINE OF LOT 3 AND 4 IN SAID BLOCK 7, 115.06 FEET MORE OR LESS, THENCE SOUTH 132 FEET, THENCE EAST 49.06 FEET MORE OR LESS TO THE WEST LINE OF THE PUBLIC ALLEY, THENCE SOUTH 58.28 FEET ALONG THE WEST LINE OF THE PUBLIC ALLEY, THENCE SOUTHWEST FOLLOWING THE LINE OF THE PUBLIC ALLEY 16.01 FEET, THENCE WEST FOLLOWING THE LINE OF THE PUBLIC ALLEY 6.0 FEET, THENCE SOUTH FOLLOWING THE LINE OF THE PUBLIC ALLEY, 61.34 FEET

THENCE WEST 0.42 FEET, THENCE SOUTH 26.10 FEET TO THE SOUTH LINE OF THE ALLEY, THENCE EAST 84.73 FEET ALONG THE SOUTH LINE OF THE ALLEY, THENCE NORTHEAST FOLLOWING THE SOUTH LINE OF THE ALLEY TO A POINT THAT IS 114 FEET MORE OR LESS NORTH OF THE NORTH LINE OF THE SOUTH LINE OF BLOCK 7, THENCE EAST ALONG THE SOUTH LINE OF THE ALLEY THIS IS 114 FEET MORE OR LESS NORTH OF THE SOUTH LINE OF BLOCK 7, THENCE EAST ALONG THE SOUTH LINE OF THE ALLEY TO THE WEST LINE OF MAIN STREET, THENCE NORTH 14 FEET MORE OR LESS ALONG THE WEST LINE OF MAIN STREET, THENCE WEST 75 FEET MORE OR LESS TO AN ANGLE POINT ALONG THE NORTH LINE OF THE ALLEY, THENCE SOUTHWEST ALONG THE NORTH LINE OF THE ALLEY AND WEST FOLLOWING THE NORTH LINE OF THE ALLEY TO A POINT THAT IS 8.2 FEET SOUTH OF THE NORTHWEST CORNER OF LOT 12 IN SAID BLOCK 7, THENCE NORTH FOLLOWING THE EAST LINE OF THE ALLEY 53.09 FEET MORE OR LESS TO AN ANGLE POINT, THENCE NORTHEAST 26.72 FEET ALONG THE EAST LINE OF THE ALLEY TO A POINT ON THE SOUTH LINE OF LOT 6 IN SAID BLOCK 7, THENCE EAST ALONG THE SOUTH LINE OF LOT 6 AND 7 IN BLOCK 7, 63.90 FEET MORE OR LESS, THENCE NORTH 21.0 FEET, THENCE EAST 30.0 FEET, THENCE NORTH 45.0 FEET TO THE SOUTH LINE OF LOT 2 IN BLOCK 7, THENCE EAST ALONG THE SOUTH LINE OF LOT 2 IN BLOCK 7 OT THE SOUTHEAST CORNER OF LOT 3 IN SAID BLOCK 7, THENCE NORTH ALONG THE EAST LINE OF LOT 3 IN BLOCK 7 TO THE POINT OF BEGINNING OF SAID EXCEPTION.

05-16-302-038—05-16-302-039—05-16-302-065—05-16-305-041

EXCEPT

THAT PART OF LOTS, 8, 9, 12 AND 13 IN BLOCK 7 IN THE TOWN OF WHEATON DESCRIBED BY BEGINNING AT POINT ON THE NORTH LINE OF SAID LOT 9 THAT IS 17.25 FEET WEST OF THE NORTHEAST CORNER THEREOF, THENCE EAST 13.74 FEET ALONG THE NORTH LINE OF SAID LOT 9, THENCE SOUTH 66.0 FEET MORE OF LESS TO THE SOUTH LINE OF LOT 8 AND THE NORTH LINE OF SAID LOT 9, THENCE EAST 65.02 FEET MORE OR LESS ALONG THE SOUTH LINE OF LOT 8 TO THE WEST FACE OF AN EXISTING BUILDING, THENCE SOUTH ALONG THE WEST FACE OF SAID BUILDING AND EXTENSION THEREOF TO THE NORTH LINE OF THE ALLEY DEDICATED PER DOCUMENT 284409, THENCE SOUTHWEST ALONG THE NORTH LINE OF SAID ALLEY 13.87 FEET, THENCE SOUTH 4.47 FEET ALONG THE ALLEY, THENCE WEST 15.53 FEET, ALONG THE ALLEY TO THE EAST LINE OF LOT 12, THENCE NORTH 1.47 FEET TO A POINT THAT IS 9.6 FEET SOUTH OF THE NORTHEAST CORNER OF LOT 12, THENCE WEST 66.73 FEET ALONG THE NORTH LINE OF SAID ALLEY, THENCE NORTH 8.1 FEET TO THE NORTHWEST CORNER OF LOT 12, THENCE

EAST 0.42 FEET ALONG THE NORTH LINE OF LOT 12, THENCE NORTH 44.99 FEET, THENCE NORTHEASTERLY 26.72 FEET ALONG THE EAST LINE OF THE ALLEY TO THE POINT OF BEGINNING OF SAID EXCEPTION.
05-16-302-067

ALL IN THE NORTHWEST QUARTER SOUTHWEST QUARTER AND SOUTHEAST QUARTER OF SECTION 16, AND THE SOUTHEAST QUARTER OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE CITY OF WHEATON, DUPAGE COUNTY, ILLINOIS.

05-16-132-003

05-16-132-004

05-16-132-005

05-16-132-006

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05-16-133-008

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