

**Items Corresponding to Schedule B**

THE FOLLOWING ARE ITEMS IN SCHEDULE B IN FIDELITY NATIONAL TITLE INSURANCE COMPANY TITLE COMMITMENT NO. DW19001868 WITH AN EFFECTIVE DATE OF JANUARY 11, 2019

- (10) Lease made by David A. Lopez and Robin L. Lopez to Cook Heliovoicestream Operating Company LLC, dated June 12, 2000, a memorandum of which was recorded April 9, 2001 as document number R20011001916, granting the land for a term of five (5) years, and all rights thereafter of, and all such Memorandum of Lease, and all other documents, including any party claiming by, the R2001100191620 Memorandum of Purchase and Sale of Lease and Successor Lease recorded February 9, 2013 as document R2013-019926 by and between D & R Properties, LLC and Valentin Capital, LLC Memorandum of Amendment to Site Lease with Option recorded July 1, 2013 as document R2013-0926081 Memorandum of Master Prepared Lease and Management Agreement recorded January 30, 2014 as document R2014-0000009 by and between 7-Mobile USA Tower LLC and CCTMO LLC. (DOCUMENT NOT PROVIDED)
- (14) Building line 10 feet on the North Line of the Land as shown on the Plat of Pleasant Hill Gardens, Alton, Illinois. (Shown on Plat)
- (15) Easement of 8 feet for public utilities on the rear of the Land, as shown on the Plat of Pleasant Hill Gardens, Alton, Illinois. (Shown on Plat)
- (17) Grant of Easement recorded April 27, 2004 as document R2004-109723 made by Robert J. Schilling to the Village of Bloomington, affecting the South 30 feet of Lots 45 and 46. (For further particulars, see record.) (Shown on Plat)
- (18) Grant of Easement recorded August 7, 2009 as document R2009-122978 by and between David Lopez and Robin Lopez, Trustees, 5-Garden and the Village of Bloomington. (For further particulars, see record.) (Shown on Plat)

**LAND DESCRIPTION**

PARCEL 1:  
 LOT 45 EXCEPT THE SOUTH 15.9 FEET THEREOF AS MEASURED ALONG THE EAST LINE OF LOT 49 IN PLEASANT HILL GARDENS, BEING A SUBDIVISION IN THE WEST 1/2 OF SECTIONS 9 AND 16, TOWNSHIP 40 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 15, 1940 AS DOCUMENT 412900, IN DU PAGE COUNTY, ILLINOIS.

PARCEL 2A:  
 THE SOUTH 108 FEET OF LOT 45 AND THE SOUTH 100 FEET OF LOT 48 IN PLEASANT HILL GARDENS, A SUBDIVISION IN THE WEST 1/2 OF SECTIONS 9 AND 16, TOWNSHIP 40 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 15, 1940 AS DOCUMENT 412900, IN DU PAGE COUNTY, ILLINOIS.

PARCEL 2B:  
 THE NORTH 82.9 FEET OF THE SOUTH 108 FEET OF LOT 45 IN PLEASANT HILL GARDENS, A SUBDIVISION IN THE WEST 1/2 OF SECTIONS 9 AND 16, TOWNSHIP 40 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 15, 1940 AS DOCUMENT 412900, IN DU PAGE COUNTY, ILLINOIS.



**ALTA/NSPS LAND TITLE SURVEY**

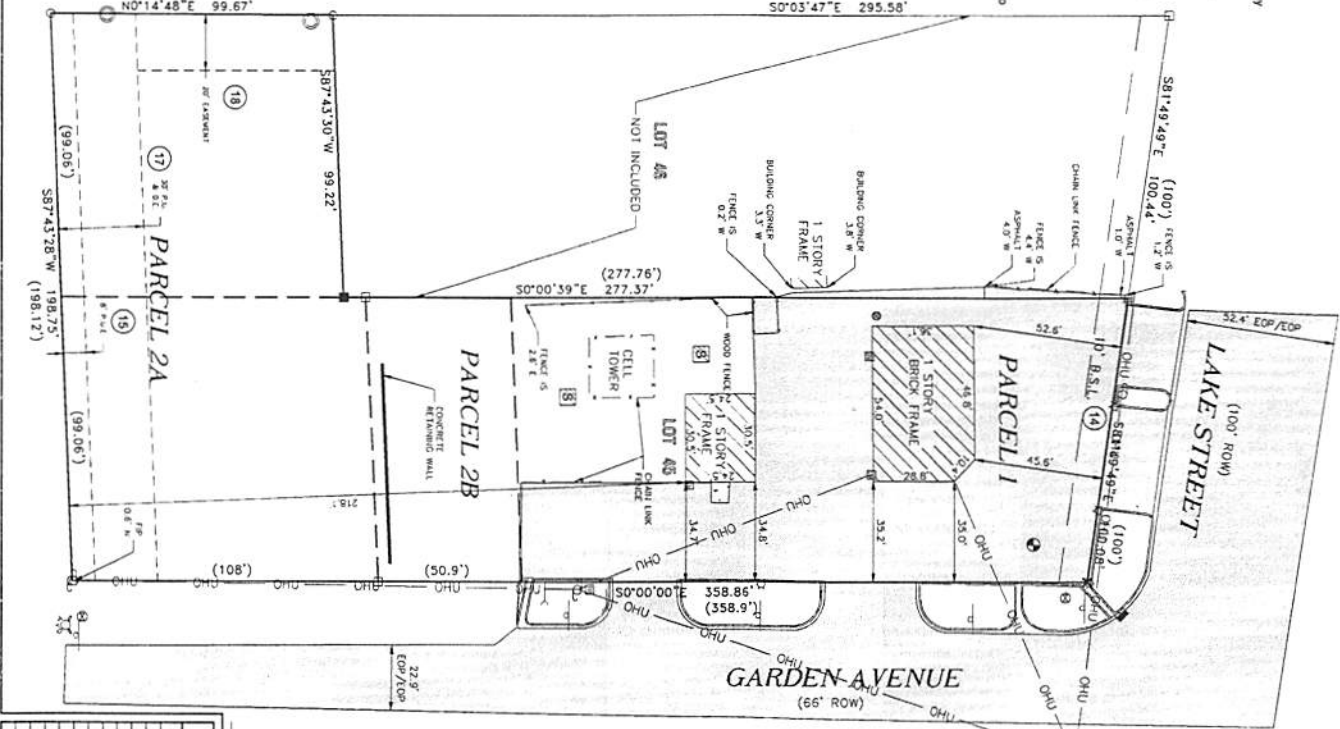
TO: AFFINITY AUTO SALES, LLC; D & R PROPERTIES I, LLC; ITS SUCCESSORS AND/OR ASSIGNS AS: FIDELITY NATIONAL TITLE INSURANCE COMPANY

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS (1) OF TABLE A THEREOF. THE FIELD WORK WAS COMPLETED ON APRIL 6, 2019.

DATED APRIL 6, 2019

ROBERT F. SIMS  
 ALTON, ILLINOIS

ROBERT F. SIMS  
 ILLINOIS PROFESSIONAL LAND SURVEYOR #35-3658  
 LICENSE EXPIRES NOVEMBER 30, 2020



**Vicinity Map**

**Utility Notes**

- UN1 THE LOCATION OF UTILITIES SHOWN HEREON ARE FROM OBSERVED EVIDENCE OF ABOVE GROUND APPURTENANCES ONLY. THE SURVEYOR WAS NOT PROVIDED WITH UNDERGROUND PLANS OR SURFACE GROUND MARKINGS TO DETERMINE THE LOCATION OF ANY SUBTERRANEAN DEBS.
- UN2 CALL 711, ILL. FOR FIELD LOCATIONS OF UNDERGROUND UTILITY LINES 1-800-892-0123

**Miscellaneous Notes**

- MN1 DIMENSIONS ON THIS PLAT ARE EXPRESSED IN FEET AND DECIMAL PARTS THEREOF UNLESS OTHERWISE NOTED
- MN2 AREA = 43,357 SQ. FT. 1.68 ACRES
- MN3 P.N. 0209302030 P.N. 0209302033 P.N. 0209302034
- MN4 BEARING DATA IS ASSUMED

**Legend of Symbols & Abbreviations**

○	SET IRON ROD	○	STONE SEWER MANHOLE	□	ELECTRIC METER
●	FOUND IRON ROD	○	SANITARY SEWER MANHOLE	□	TRANSFORMER
▲	SET MAG NAIL	○	FIRE HYDRANT	□	Gas METER
○	MEASURING DATA	○	POWER POLE	□	TELEPHONE FEDESTAL
(7.77)	RECORDED DATA	○	DRINKING WATER	□	ASPHALT SURFACE
○	PUBLIC UTILITY EASEMENT	○	BUILDING EASEMENT	□	AGRICULTURAL SURFACE
○	DECK	○	FOUND CUT CROSS	□	CONCRETE SURFACE
○	B.S.L.	○	SET CUT CROSS	□	SEWIC LID
○	FOUND CUT CROSS	○	CARB INLET	□	MONITORING WELL
○	CHU	○	OVERHEAD ELECTRIC LINE		

**REVISIONS**

DATE	BY	DESCRIPTION
04/09/2019	RFS	ISSUE
04/09/2019	RFS	ISSUE

**MCGA CIVIL ENGINEERING SURVEYING**

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 LICENSE EXPIRES NOVEMBER 30, 2020