

LAND TITLE SURVEY PLAT OF SURVEY

H. R. SMITH
R. R. HANSEN

MEMBERS ILLINOIS PROFESSIONAL
LAND SURVEYORS ASSOCIATION

B. H. SUHR & COMPANY

ESTABLISHED IN 1911

1415 SHERMAN AVENUE, EVANSTON, ILLINOIS 60201

CHICAGO TELEPHONE (312)-273-5315

EVANSTON TELEPHONE (847)-864-6315

BOOK 96 PAGE 303

ORDER NO. 96-303

EVANSTON April 19, 1996

ORDERED BY FUCHS & ROSELLI

FOR _____

PARCEL 1:
LOT 1 TO 6, BOTH INCLUSIVE, IN CRIGHTON'S ADDITION TO CHICAGO IN THE NORTHEAST 1/4
OF SECTION 16, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN,
ACCORDING TO THE PLAT THEREOF RECORDED MAY 13, 1897 AS DOCUMENT 2537604, IN COOK
COUNTY, ILLINOIS.

PARCEL 2:
THAT PART OF VACATED WEST LELAND AVENUE LYING BETWEEN THE EAST LINE OF NORTH
LAMON AVENUE AND A LINE 123 FEET EAST OF AND PARALLEL WITH THE EAST LINE OF NORTH
LAMON AVENUE IN THE NORTHEAST 1/4 OF SECTION 16, TOWNSHIP 40 NORTH, RANGE 13 EAST
OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

commonly known as - 4701 N. Lamon Avenue, Chicago, Illinois.

NOTE: BUILDING IS PHYSICALLY NUMBERED AS 4711 BY OBSERVATION.

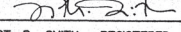
REFERENCE: CHICAGO TITLE INSURANCE COMPANY
COMMITMENT N° 1401 007608222 DB
EFFECTIVE DATE: APRIL 15, 1996.

CERTIFIED TO :

CHICAGO TITLE INSURANCE COMPANY
CAPITOL BANK & TRUST
CAPITOL BANK & TRUST AS TRUSTEE UNDER TRUST
TRUST AGREEMENT DATED APRIL 23, 1996, AND KNOWN
AS TRUST #2737.
4711 LAMON PARTNERSHIP

STATE OF ILLINOIS)
COUNTY OF COOK)

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 Land Title Surveys" jointly
established and adopted by American Title Association and
American Congress on Surveying and Mapping in 1992.

BY: 
HERBERT R. SMITH, REGISTERED ILLINOIS LAND SURVEYOR NO. 1487.

NOTE :

Error of closure = 0.00
Maximum positional tolerance of corner = 0.02
Bearings are assumed.
Walls of buildings are Plumb.

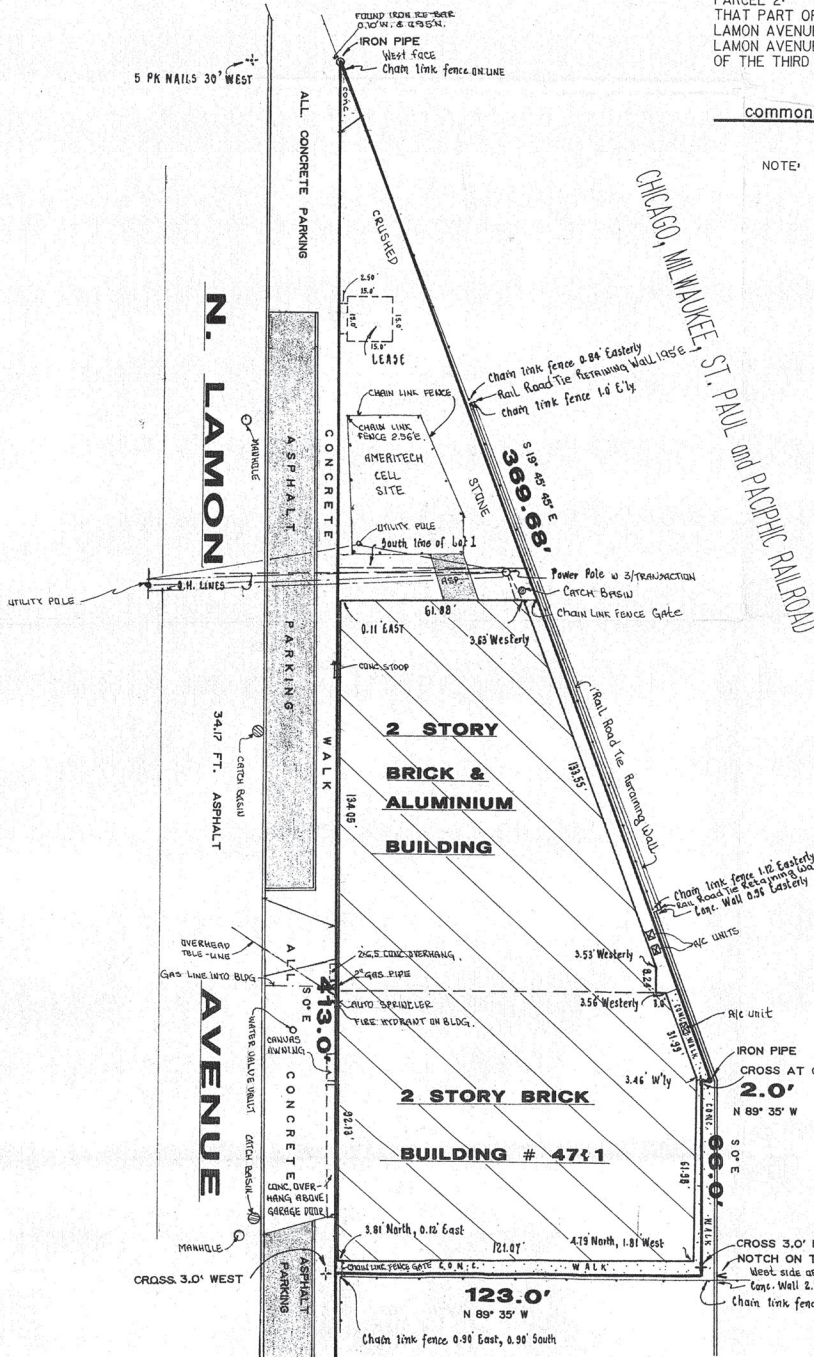
AREA = 29,806.50 Sq. Ft. OR 0.68426 Acres.

Subject to a Lease described as follows: Commencing at a point on the West line of Lot 1
in Crighton's Addition to Chicago, in the Northeast quarter of Section 16, Township 40 North,
Range 13, East of the Third Principal Meridian, 76.50 ft. North of the Southwest corner of said
Lot 1, thence East at right angles to the West line of said Lot 1, 2.5 ft. to the place of beginning
of the herein described Lease, thence North at right angles, 15 ft., thence East at right angles,
15 ft., thence South at right angles, 15 ft., thence West at right angles, 15 ft., to the place of
beginning.

ALSO

A 10 ft. easement for ingress and egress, the center line of which is described as beginning on
the West line of Lot 1, 84 ft. North of the Southwest corner thereof, thence East at right angles
to the West line of Lot 1, a distance 2.50 ft., said Lot 1 being Lot 1 in Crighton's Addition to
Chicago, in the Northeast quarter of Section 16, Township 40 North, Range 13, East of the Third
Principal Meridian, in Cook County, Illinois.

PER FLOOD INSURANCE RATE MAP
COMMUNITY-PANEL N° 170074 0035 B
EFFECTIVE DATE: NOVEMBER 2, 1983
PANEL IS NOT PRINTED
PROPERTY IS LOCATED IN ZONE "C", AREA OF
MINIMAL FLOOD HAZARD RISK



SCALE: 1" = 30 ft.
TOP OF PLAT IS NORTH.

EVANSTON April 19, 1996

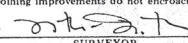
EVANSTON April 19, 1996

STATE OF ILLINOIS,)
COUNTY OF COOK,) ss.

STATE OF ILLINOIS,)
COUNTY OF COOK,) ss.

We hereby certify that the buildings on lot shown are within prop-
erty lines and that the adjoining improvements do not encroach on
said premises.

This is to certify that we have surveyed the above described prop-
erty and the above plat correctly represents said survey.


SURVEYOR

B. H. SUHR & COMPANY
SURVEYORS.
By: 
HERBERT R. SMITH

Compare the description in this plat with your deed, abstract or certificate of title, also compare all points before building by same, and
report any difference at once.
Building lines are shown only where they are so recorded in the maps. Refer to your deed or abstract.
This survey has been made for the use in connection with a mortgage loan transaction or Real Estate Transfer and is not to be used for
any other purpose.
Dimensions are shown in feet and decimal parts thereof. No dimension is to be assumed by scaling.