

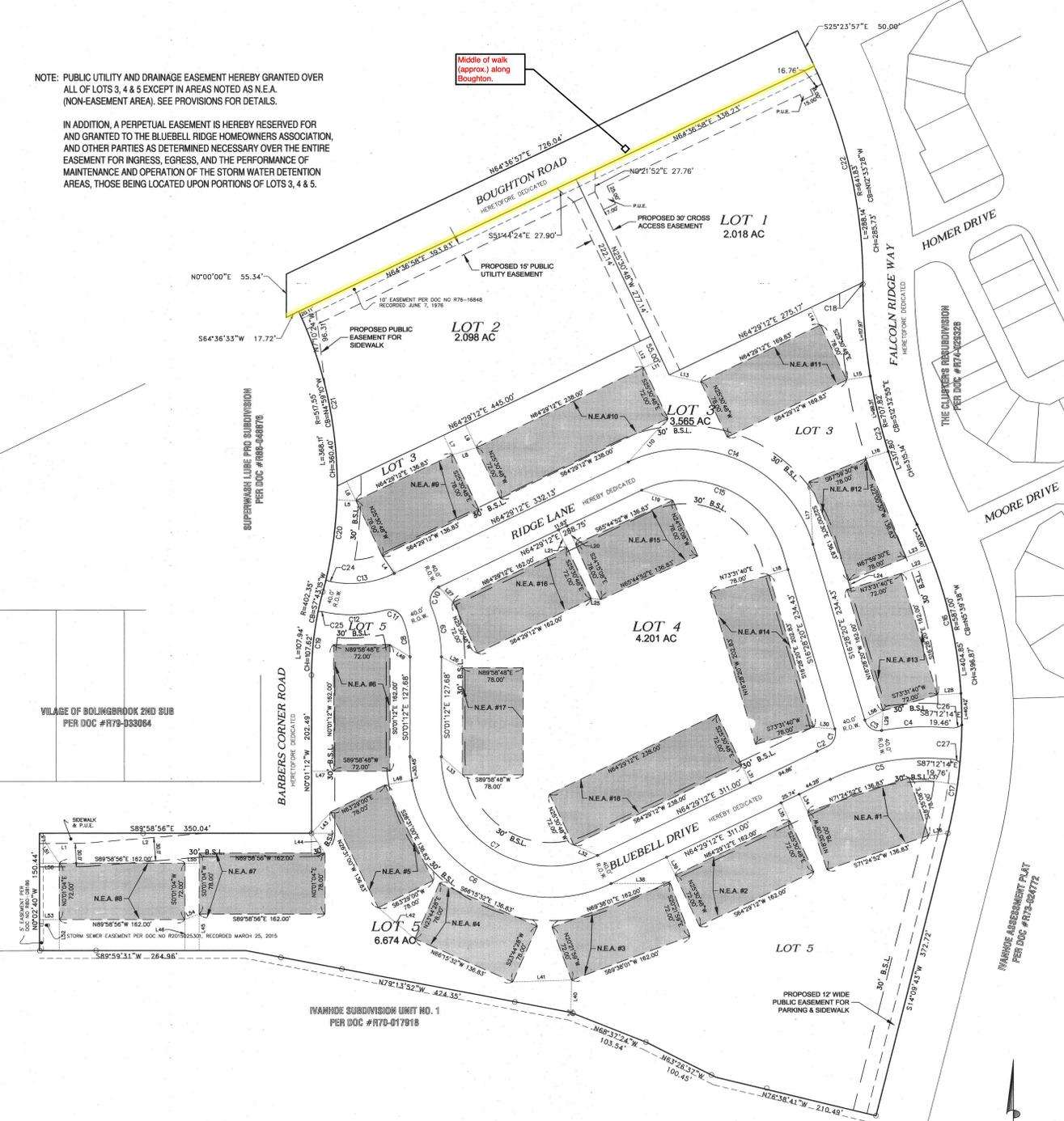
FINAL PLAT OF SUBDIVISION FOR BLUEBELL RIDGE

BEING A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 11, TOWNSHIP 37 NORTH, RANGE
10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN WILL COUNTY, ILLINOIS.

R2018070640
KAREN A. EISEL
WILL COUNTY RECORDER
RECORDED ON:
10/07/2018 02:42:37 PM
REC. FEE: 78.75
IL RENTAL FEE: 0.00
PAGE: 3
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NOTE: PUBLIC UTILITY AND DRAINAGE EASEMENT HEREBY GRANTED OVER ALL OF LOTS 3, 4 & 5 EXCEPT IN AREAS NOTED AS N.E.A. (NON-EASEMENT AREA). SEE PROVISIONS FOR DETAILS.

IN ADDITION, A PERPETUAL EASEMENT IS HEREBY RESERVED FOR AND GRANTED TO THE BLUEBELL RIDGE HOMEOWNERS ASSOCIATION, AND OTHER PARTIES AS DETERMINED NECESSARY OVER THE ENTIRE EASEMENT FOR INGRESS, EGRESS, AND THE PERFORMANCE OF MAINTENANCE AND OPERATION OF THE STORM WATER DETENTION AREAS, THOSE BEING LOCATED UPON PORTIONS OF LOTS 3, 4 & 5.



VILLAGE OF BOLLINGBROOK 2ND SUB
PER DOC #R79-333064

SUPERWASH LUBE PRO SUBDIVISION
PER DOC #R8-348878

BARBERS CORNER ROAD
PER DOC #R79-333064

WARRHOE SUBDIVISION UNIT NO. 1
PER DOC #R70-017918

IRVING ASSESSMENT PLAT
PER DOC #R76-028772

Curve #	Length	Radius	CHORD	CHORD BEARING
C1	27.65	19.00	25.28	N25°13'28"E
C2	13.60	320.00	13.60	S83°42'15"W
C3	27.65	19.00	25.28	S58°10'09"E
C4	70.72	320.00	70.59	S89°27'54"W
C5	136.35	285.00	136.34	S79°36'07"W
C6	362.83	180.00	364.43	S57°46'07"E
C7	282.20	140.00	276.79	S57°46'07"E
C8	49.64	130.00	48.53	S11°00'07"E
C9	68.63	170.00	66.02	S11°45'11"E
C10	28.84	19.00	28.15	S21°00'21"W
C11	27.52	19.00	25.18	N83°28'51"W
C12	79.97	170.00	79.24	N88°30'02"E
C13	83.49	130.00	82.06	N82°53'09"E
C14	293.89	170.00	288.62	N62°59'34"W
C15	224.72	130.00	197.73	N62°59'34"W
C16	264.83	587.00	262.59	N12°29'39"W
C17	91.78	587.00	91.88	N93°30'08"E
C18	2.37	641.83	2.31	N07°21'01"E
C19	91.73	402.35	81.59	S59°11'17"W
C20	121.45	517.55	121.17	N65°41'11"E

Curve #	Length	Radius	CHORD	CHORD BEARING
C21	230.73	517.55	228.82	N12°30'27"W
C22	285.83	641.83	283.47	N12°30'39"W
C23	317.80	707.82	315.14	S12°32'50"E
C24	6.54	19.00	6.51	S86°50'50"E
C25	6.40	19.00	6.37	N67°39'36"W
C26	12.92	19.00	12.67	N73°16'47"E
C27	12.96	19.00	12.33	N68°16'13"W

Line #	Length	Direction
L1	57.71	S88°39'54"W
L2	166.58	S85°16'40"W
L3	13.29	N07°02'40"W
L4	27.63	S33°36'44"E
L5	24.45	N87°48'38"W
L6	27.57	N25°30'48"W
L7	27.57	S29°30'48"E
L8	31.56	S73°27'54"W
L9	32.50	N29°30'48"W
L10	75.54	S42°22'48"W
L11	25.50	N84°29'12"E
L12	32.50	S29°30'48"E
L13	40.88	S78°41'39"E
L14	25.50	N29°30'48"W
L15	30.53	N80°45'02"E
L16	30.01	N72°43'32"E
L17	80.80	S70°54'51"E
L18	25.50	N73°31'40"E
L19	41.84	N71°59'54"W
L20	25.87	N29°30'48"W

Line #	Length	Direction
L21	25.50	N29°30'48"W
L22	43.23	N89°38'28"E
L23	28.76	N87°33'24"E
L24	10.04	S16°28'20"E
L25	12.10	S84°39'22"E
L26	30.25	N62°39'47"W
L27	28.86	N43°48'55"W
L28	30.33	N98°29'09"E
L29	25.21	S34°42'42"W
L30	27.32	S85°28'45"E
L31	25.31	S25°30'48"E
L32	33.44	S86°20'01"E
L33	35.41	N49°22'59"W
L34	24.92	N29°30'48"W
L35	25.49	N29°30'48"W
L36	24.97	N81°15'40"E
L37	62.36	S82°06'52"E
L38	76.20	S89°44'18"W
L39	25.49	N29°30'48"W
L40	41.80	S10°29'29"W

Line #	Length	Direction
L41	75.38	N88°07'08"E
L42	61.30	N49°23'23"W
L43	36.46	S42°18'11"W
L44	30.70	N33°58'43"W
L45	46.84	S07°00'41"E
L46	38.85	N07°00'59"W
L47	28.39	S88°58'48"W
L48	34.59	N80°17'17"E
L49	30.00	S58°11'53"E
L50	25.19	S89°57'20"W
L51	46.03	N33°19'22"E
L52	39.82	S07°07'56"E
L53	28.11	S89°57'20"W
L54	19.31	N68°46'43"E
L55	18.00	S89°58'58"E
L56	25.90	S62°52'28"W

SCALE: 1" = 60'

- LEGEND
- 77.77 - MEASURED DATA
 - (77.77) - RECORDED DATA
 - P.E. - PUBLIC UTILITY EASEMENT
 - I.A.U.E. - ILLINOIS-AMERICAN UTILITY EASEMENT
 - N.E.A. - NON-EASEMENT AREA
 - B.S.L. - BUILDING SETBACK LINE
 - NEA - NON-EASEMENT AREA
 - CONCRETE MONUMENT
 - IRON PIPE

REVISIONS		M. GERBERICH, GERBERICH ASSOCIATES		MANHATTAN OFFICE	
04/18	BPH	PER VILLAGE REVIEW	ENGINEERING & PLANNING	SURVEYING	
11/29/17	JWP	PER VILLAGE REVIEW	GENERAL REVISIONS		
3/21/18	BPH	GENERAL REVISIONS			
5/15/18	BPH	PER VILLAGE MEETING			
8/15/18	BPH	NYLAR ISSUED			
8/24/18	BPH	COMED / GENERAL REV.			

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