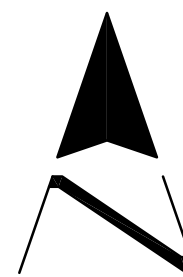


ALTA/NSPS LAND TITLE SURVEY

by
SURVEY SYSTEMS OF AMERICA, INC.

Professional Design Firm – License No. 184-002797
PROFESSIONAL LAND SURVEYORS

P.O. Box 6174
Elgin, Illinois 60121-6174
Phone : (847) 428-5775
of

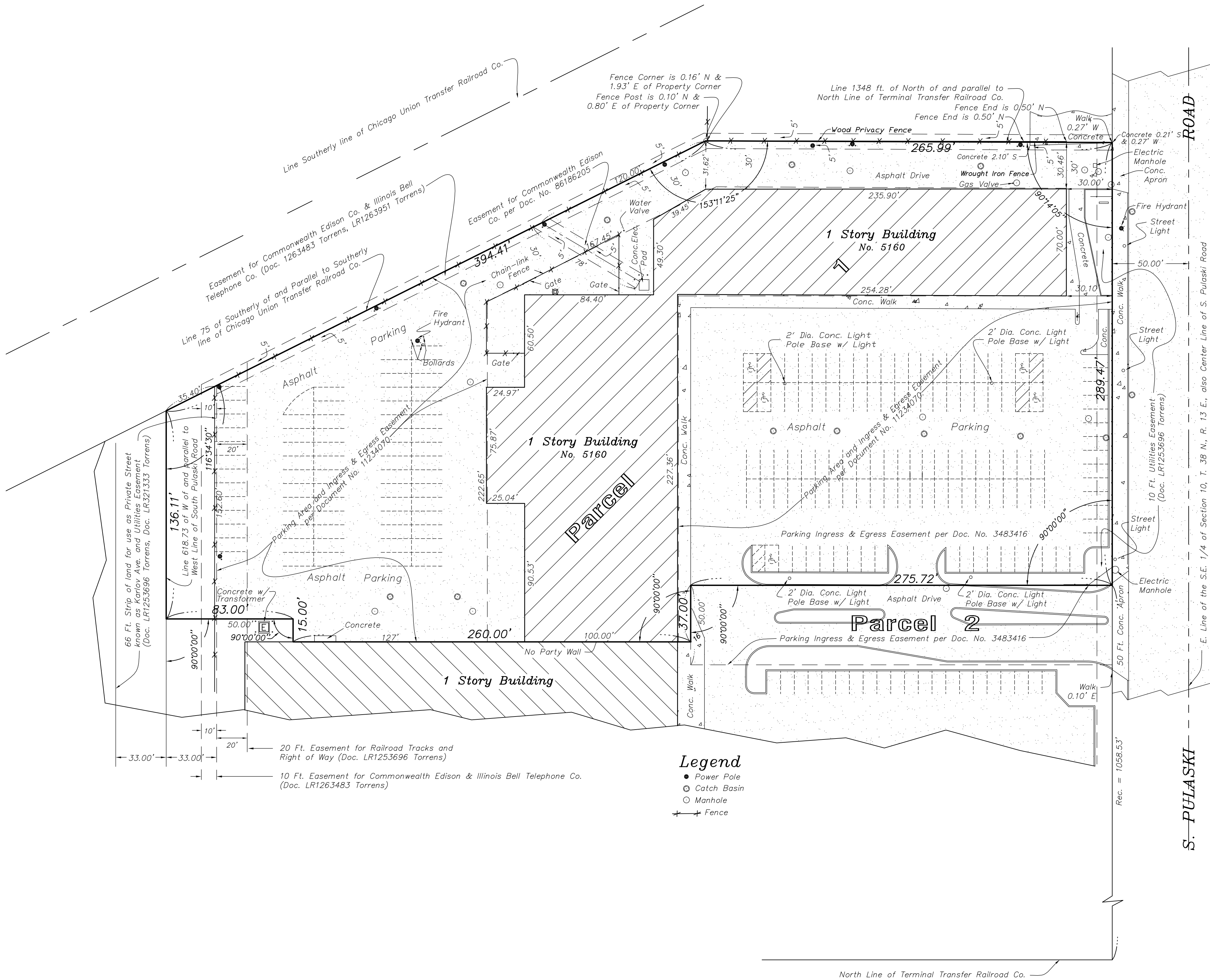


Parcel 1:

Lot 2 in COURTESY PLAZA SUBDIVISION in the Southeast 1/4 of Section 10, Township 38 North, Range 13 East of the Third Principal Meridian, according to the plat filed November 20, 1985 as Document No. LR3478340, in Cook County, Illinois.

Parcel 2:

Non-exclusive easement for the benefit of Parcel 1 as created by cross-easement and cross maintenance agreement, from American National Bank and Trust Company of Chicago as Trustee Under Trust Agreement dated September 1, 1984 known as Trust Number 62083 to Bank of Ravenswood as Trustee Under Trust Number 24-7101 dated November 19, 1985 and filed December 12, 1985 as Document LR3483416 for ingress and egress and parking over those portions of Lot 1 in Courtesy Plaza Subdivision, aforesaid, as set forth in said instrument.



NOTE!
DETERMINATION OF THE PHYSICAL LOCATION OF ANY UNDERGROUND STRUCTURES OR UTILITIES EXISTING BELOW THE SURFACE OF THE PROPERTY SHOWN HEREON, IS LIMITED TO EVIDENCE VISABLE ON OR ABOVE THE SURFACE OF SAID PROPERTY.

Note!
There are 177 standard and 5 handicap parking spaces on this property.

Note!
This property does not fall within a flood plain or floodway according to the Federal Emergency Management Agency Flood Insurance Rate Maps.

NOTE!
This survey does not constitute a title search by Survey Systems of America, Inc.. All information regarding record easements, adjoiners, and other documents that might affect the quality of title to tract shown hereon was gained from title commitment number CCHI1901092LI prepared by Chicago Title Insurance Company, with the effective date of February 21, 2019.

NOTE!
Determination of the physical location of any underground structures or utilities existing below the surface of the property shown hereon is limited to evidence on or above the surface of said property.

State of Illinois } ss. CERTIFIED TO: Courtesy Plaza, LLC; Chicago Title Insurance Company; Island Abstract, Inc. and U.S. Trust, Bank of America, N.A. It's Successors and/or Assigns.

SURVEY SYSTEMS OF AMERICA, INC., hereby certifies that this map or plat and the survey on which it is based were made in accordance with "2016 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys," jointly established and adopted by ALTA and NSPS and includes Items 1, 2, 3, 4, 7(a), 8, & 11 (surface indications only) of Table A thereof. The field work was completed on 3/12/2019.

Elgin, Illinois, Dated this 29th day of August, A.D., 2019.

by: *Robert G. Sowka* I.P.L.S. No. 2264



Expires 11/30/2020
PLAT VALID ONLY WITH EMBOSSED SEAL AND ORIGINAL SIGNATURE

Scale : 1 inch equals 40 feet.
Distances are marked in feet and decimal parts thereof.
Unless otherwise noted hereon, all ties to buildings are shown to the concrete foundations.

Client : A & R KATZ MANAGEMENT
Surveyed by: GD Drawn by: RGS Checked by: RGS
Field Work Complete: 3/12/2019

Building setback lines and easements, if any, shown hereon are as shown on the recorded subdivision plat. Consult local authorities for building setback lines established by local ordinances.
Please check Legal Description against Deed; also compare all points before building and report ANY DISCREPANCIES IMMEDIATELY.

ORDER NO: 193-0323.2 AS

Area in Survey= 159,957 Sq.Ft.
(3.672 Acres), more or less