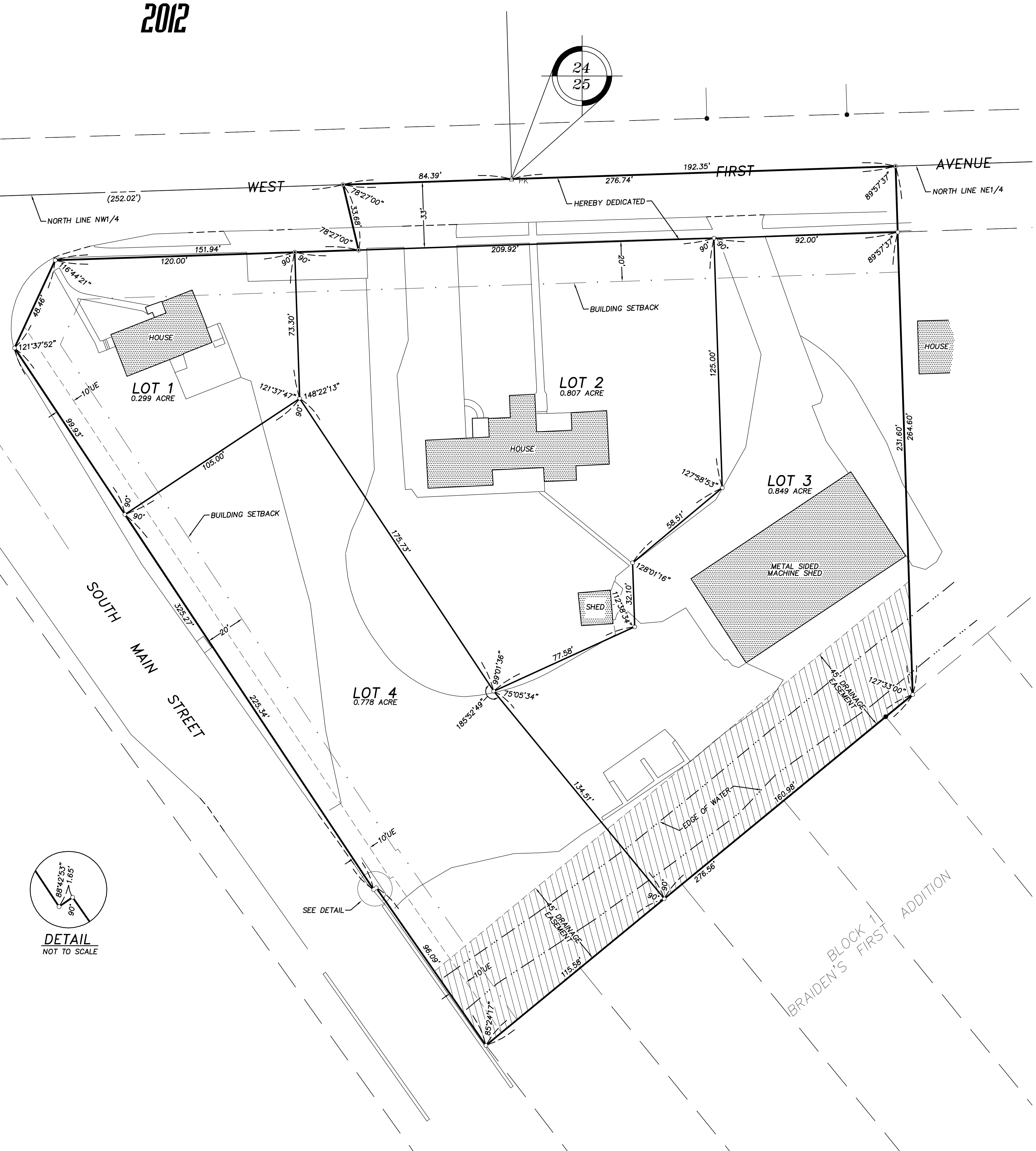
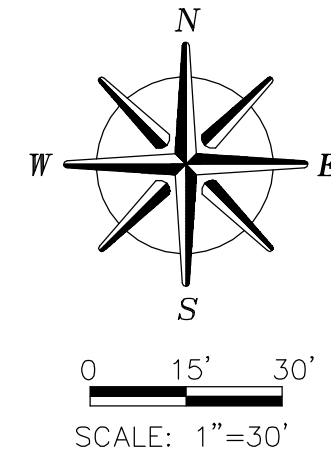


PRELIMINARY PLAT
OF
"QUEST ADDITION"
TO
THE CITY OF ROCHELLE
PART OF THE N1/2 OF SECTION 25,
T40N, R1E OF THE 3RD P.M.
OGLE COUNTY, ILLINOIS
2012



SURVEYORS CERTIFICATE

STATE OF ILLINOIS) SS
COUNTY OF OGLE)

At the request of the owners of the property shown hereon, I, Rick A. Bowers, an Illinois Professional Land Surveyor, have surveyed, subdivided and platted said property to be hereafter known as "Quest Addition" to the City of Rochelle, located in part of the North Half (N1/2) of Section Twenty-five (25), Township Forty (40) North, Range One (1) East of the Third (3rd) Principal Meridian, City of Rochelle, Ogle County, Illinois, bounded and described as follows, to wit:

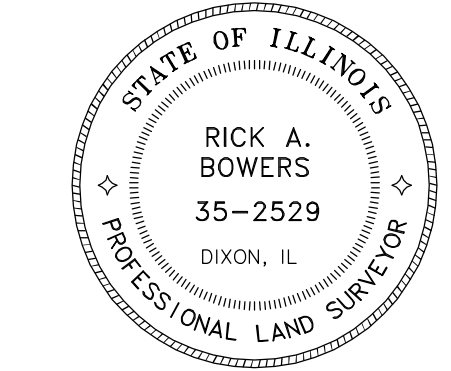
Beginning at the Northeast corner of the Northwest Quarter (NW1/4) of said Section Twenty-five (25); thence Westerly along the North line of said Northwest Quarter (NW1/4), a distance of 84.39 feet to a point deeded as being 252.02 feet East of the centerline of South Main Street; thence Southeasterly at an angle of 78 degrees 27 minutes 00 seconds as measured clockwise from the last described course, a distance of 33.68 feet to a point 33.00 feet perpendicularly distant from the North line of said Northwest Quarter (NW1/4); thence Westerly parallel to said North line at an angle of 78 degrees 27 minutes 00 seconds as measured counterclockwise from the last described course, a distance of 151.94 feet to a point on the Easterly right-of-way line for said South Main Street; thence Southwesterly along said right-of-way line at an angle of 116 degrees 44 minutes 21 seconds as measured clockwise from the last described course, a distance of 48.46 feet; thence Southeasterly along said right-of-way line at an angle of 121 degrees 37 minutes 52 seconds as measured clockwise from the last described course, a distance of 325.27 feet; thence Northeasterly along said right-of-way line at an angle of 88 degrees 42 minutes 53 seconds as measured clockwise from the last described course, a distance of 1.65 feet; thence Southeasterly along said right-of-way line perpendicular to the last described course, a distance of 96.09 feet to a point on the Northwesterly line of Braiden's First Addition to Rochelle; thence Northeasterly along said line at an angle of 85 degrees 24 minutes 17 seconds as measured clockwise from the last described course, a distance of 264.60 feet to a point on the North line of the Northeast Quarter (NE1/4) of said Section Twenty-five; thence Westerly along said North line at an angle of 89 degrees 57 minutes 37 seconds as measured clockwise from the last described course, a distance of 192.35 feet to the Point of Beginning.

I also certify that the land contained within this Subdivision is within the corporate limits of the City of Rochelle, Illinois.
I also certify that no part of the land contained within this subdivision is within any Special Flood Hazard Area as designated by the Federal Emergency Management Agency.

I further certify that to the best of my knowledge and belief, the foregoing plat is in compliance with 765 ILCS 205/2 of the Illinois Compiled Statutes; that all monuments and markers exist as shown hereon; and that all dimensional and geodetic details are correct as shown hereon. Dimensions are in feet and decimals of a foot. Bearings or angles are in degrees, minutes and seconds. Distances along curved lines are arc distances unless otherwise noted. This professional service conforms with The current Illinois Minimum Standards of Practice for Boundary Surveys.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this ____ day of _____, A.D., 20__.

Rick A. Bowers
Illinois Professional Land Surveyor
My license expires on November 30, 2012
NO. 35-2529



CITY COUNCIL APPROVAL

STATE OF ILLINOIS) SS
COUNTY OF OGLE)

Accepted and approved by the City Council of the City of Rochelle, Ogle County, Illinois, this ____ day of _____, A.D., 20__.

Mayor _____
City Clerk _____

PLAN COMMISSION APPROVAL

STATE OF ILLINOIS) SS
COUNTY OF OGLE)

We, the undersigned representatives of the Plan Commission of the City of Rochelle, Ogle County, Illinois, hereby approve the Plat of "Quest Addition" to the City of Rochelle, this ____ day of _____, A.D., 20__.

President _____
Secretary _____

CITY ENGINEER APPROVAL

STATE OF ILLINOIS) SS
COUNTY OF OGLE)

I, _____, City Engineer for the City of Rochelle, have reviewed and approved the required improvements for this development, and have determined that the improvements have been installed or the required guarantee approved by the City Council has been posted.

Dated this ____ day of _____, A.D., 20__.

City Engineer _____

OWNER'S CERTIFICATE

STATE OF ILLINOIS) SS
COUNTY OF OGLE)

This is to certify that Diana L. Quest is the owner of the lands described in the foregoing surveyor's certificate and have caused the same to be surveyed, subdivided, and platted as shown by the annexed plat for the uses and purposes therein set forth as allowed and provided by statute, the subdivision to be known as "Quest Addition" to the City of Rochelle and does hereby acknowledge and adopt the same under the aforesaid style and title.

Dated this ____ day of _____, A.D., 20__.

By: _____
Diana L. Quest
907 North Second Street
Rochelle, IL 61068

SCHOOL DISTRICT CERTIFICATE

This is to certify that, to the best of our knowledge, the property described in the foregoing surveyor's certificate, which will be known as "Quest Addition" to the City of Rochelle is located within the boundaries of the Rochelle High School District #212 in Ogle County, Illinois.

Dated this ____ day of _____, 20__.

By: _____
Diana L. Quest

NOTARY CERTIFICATE

STATE OF ILLINOIS) SS
COUNTY OF OGLE)

I, _____, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that Diana L. Quest known to me to be the same person whose name is subscribed to the foregoing certificate, appeared before me this day in person and acknowledged the execution of the annexed plat and accompanying instruments for the uses and purposes therein set forth as his voluntary act.

GIVEN under my hand and Notary Seal this ____ day of _____, A.D., 20__.

Notary Public _____
My Commission Expires _____

COUNTY CLERK'S TAX CERTIFICATE

STATE OF ILLINOIS) SS
COUNTY OF OGLE)

I, _____, County Clerk of Ogle County, Illinois, DO HEREBY CERTIFY that there are no delinquent general taxes, no unpaid current taxes or special assessments, no unpaid forfeited taxes, and no redeemable tax sales against any of the land included in the plat. I further certify that I have received all statutory fees in connection with the plat.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seal of said County, at my office in said County, this ____ day of _____, A.D., 20__.

County Clerk _____

RECORDER'S CERTIFICATE

STATE OF ILLINOIS) SS
COUNTY OF OGLE)

This instrument no. _____ was filed for record in the Recorder's Office of Ogle County, Illinois, on the ____ day of _____, 20__ at ____ o'clock ____ M.

County Recorder _____

UTILITY EASEMENT PROVISIONS

Utility Easements are hereby granted to and reserved for the use of N.I.C.O.R., Verizon, Warner Cable, and the City of Rochelle along with their respective successors and assigns, jointly and severally, in all streets, alleys, public ways, and areas marked "Utility Easement" (UE), as shown on the attached plat, to install, lay, construct, operate, renew, maintain, or remove gas, water, or sewage mains and appurtenances, conduits, cables, poles, wires underground, with all the necessary braces, guys, anchors, and appurtenances, storm water management facilities, along with their appurtenances, for the purpose of serving the subdivision and other properties, contiguous or not, with drainages, gas, water, sewer, electricity, sounds, and signals. Together with the right to install under the surface of each lot the required service connections to serve improvements thereon. The right to cut, trim, or remove trees, bushes, saplings, and roots as may be reasonably required incidental to the rights herein given and the right to enter upon the lots at all times for such purposes. Permanent obstructions shall not be placed over, upon, or in areas marked "Utility Easement" without prior written consent of the grantees herein, except that shrubs, landscaping, gardens and other purposes that do not interfere or threaten to interfere with the use, operation, and maintenance, thereof, may be allowed.

LEGEND

- BOUNDARY OF SURVEY
- ▲ MONUMENT FOUND
- ▲ STONE FOUND
- SET SURVEY NAIL
- 5/8" STEEL PIN SET
- CHISELED "X"
- SECTION LINE
- RIGHT OF WAY LINE
- FENCE LINE
- BUILDING SETBACK (BSL)
- UTILITY EASEMENT (UE)
- (101.26') RECORD DIMENSION
- (90°1'25") RECORD ANGLE
- (N89°12'22"E) RECORD BEARING

wendler
wendler engineering services, inc.
GROUND-BREAKING SOLUTIONS
engineers - surveyors - scientists
www.wendlers.com ph: 815.288.2261
Illinois Professional Design Firm No. 184-000349

DATE:	15 MARCH 12
JOB NO.:	2120051
SURVEYED BY:	DJIS MURK, JPB
BOOK NO.:	317-54
DRAWN BY:	DJ
DRAWING NAME:	2120051
REVISIONS:	

FINAL PLAT
FOR
QUEST ADDITION