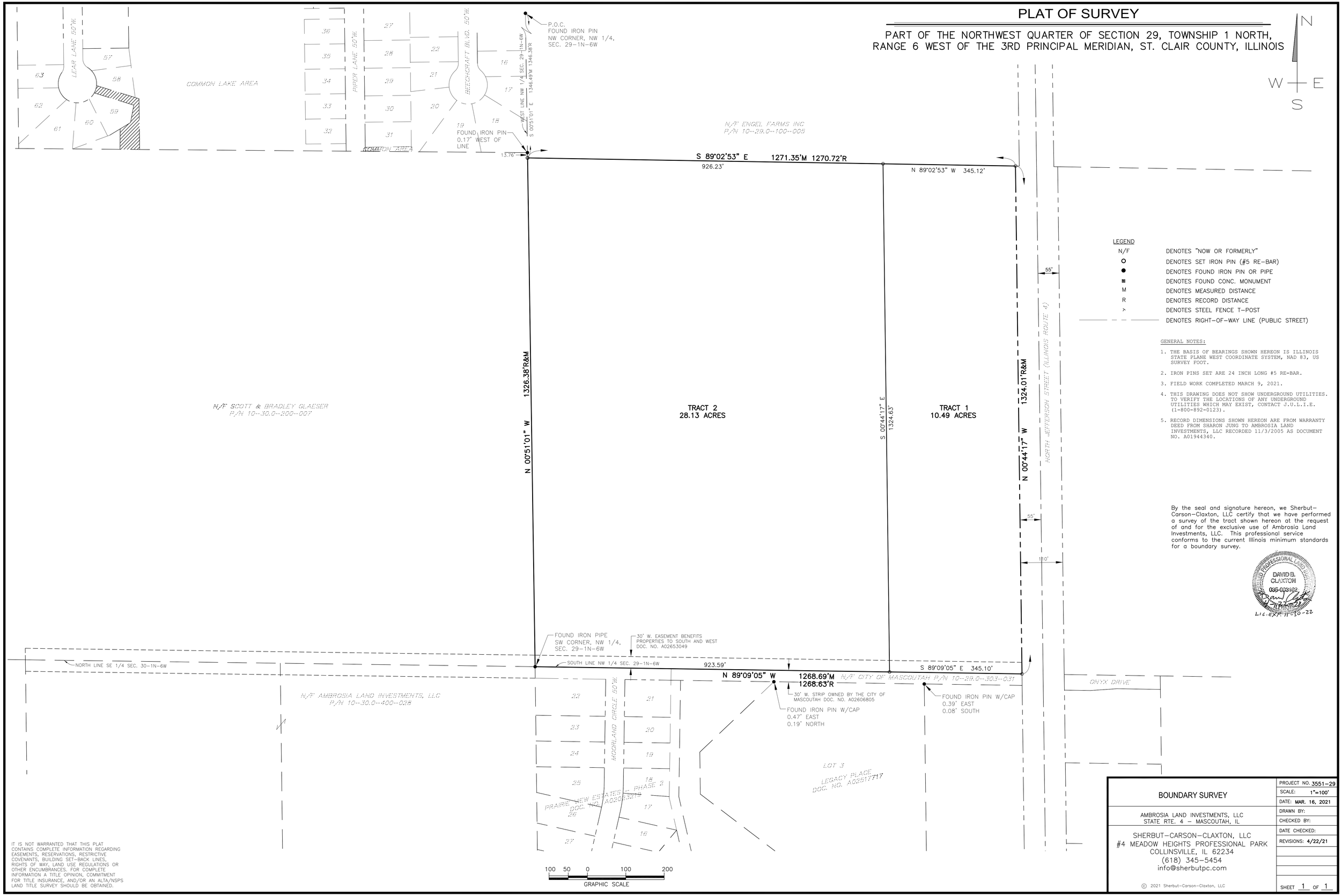
PLAT OF SURVEY

PART OF THE NORTHWEST QUARTER OF SECTION 29, TOWNSHIP 1 NORTH, RANGE 6 WEST OF THE 3RD PRINCIPAL MERIDIAN, ST. CLAIR COUNTY, ILLINOIS



LEGEND

N/F	DENOTES "NOW OR FORMERLY"
○	DENOTES SET IRON PIN (#5 RE-BAR)
●	DENOTES FOUND IRON PIN OR PIPE
■	DENOTES FOUND CONC. MONUMENT
M	DENOTES MEASURED DISTANCE
R	DENOTES RECORD DISTANCE
>	DENOTES STEEL FENCE T-POST
— — —	DENOTES RIGHT-OF-WAY LINE (PUBLIC STREET)

GENERAL NOTES:

1. THE BASIS OF BEARINGS SHOWN HEREON IS ILLINOIS STATE PLANE WEST COORDINATE SYSTEM, NAD 83, US SURVEY FOOT.
2. IRON PINS SET ARE 24 INCH LONG #5 RE-BAR.
3. FIELD WORK COMPLETED MARCH 9, 2021.
4. THIS DRAWING DOES NOT SHOW UNDERGROUND UTILITIES. TO VERIFY THE LOCATIONS OF ANY UNDERGROUND UTILITIES WHICH MAY EXIST, CONTACT J.U.L.I.E. (1-800-892-0123).
5. RECORD DIMENSIONS SHOWN HEREON ARE FROM WARRANTY DEED FROM SHARON JUNG TO AMBROSIA LAND INVESTMENTS, LLC RECORDED 11/3/2005 AS DOCUMENT NO. A01944340.

By the seal and signature hereon, we Sherbut-Carson-Claxton, LLC certify that we have performed a survey of the tract shown hereon at the request of and for the exclusive use of Ambrosia Land Investments, LLC. This professional service conforms to the current Illinois minimum standards for a boundary survey.

ILLINOIS PROFESSIONAL LAND SURVEYOR
DAVID B. CLAXTON
035-033102
STATE OF ILLINOIS
Lic. Exp. 11-30-22

IT IS NOT WARRANTED THAT THIS PLAT CONTAINS COMPLETE INFORMATION REGARDING EASEMENTS, RESERVATIONS, RESTRICTIVE COVENANTS, BUILDING SET-BACK LINES, RIGHTS OF WAY, LAND USE REGULATIONS OR OTHER ENCUMBRANCES. FOR COMPLETE INFORMATION A TITLE OPINION, COMMITMENT FOR TITLE INSURANCE, AND/OR AN ALTA/NSPS LAND TITLE SURVEY SHOULD BE OBTAINED.

BOUNDARY SURVEY	PROJECT NO. 3551-29
	SCALE: 1"=100'
	DATE: MAR. 16, 2021
AMBROSIA LAND INVESTMENTS, LLC STATE RTE. 4 – MASCOUTAH, IL	DRAWN BY:
	CHECKED BY:
SHERBUT-CARSON-CLAXTON, LLC #4 MEADOW HEIGHTS PROFESSIONAL PARK COLLINSVILLE, IL 62234 (618) 345-5454 info@sherbutpc.com	DATE CHECKED:
	REVISIONS: 4/22/21
	SHEET 1 OF 1

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