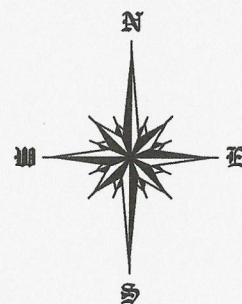
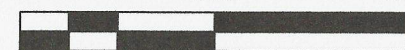




RICKY R. COX  
ILLINOIS PROFESSIONAL LAND SURVEYOR  
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VANDALIA, IL 62471  
(618) 283-2637



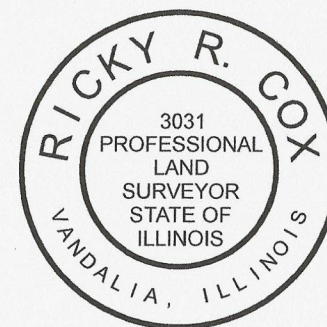
0 500 1000



Scale 1"= 500'

## LEGEND

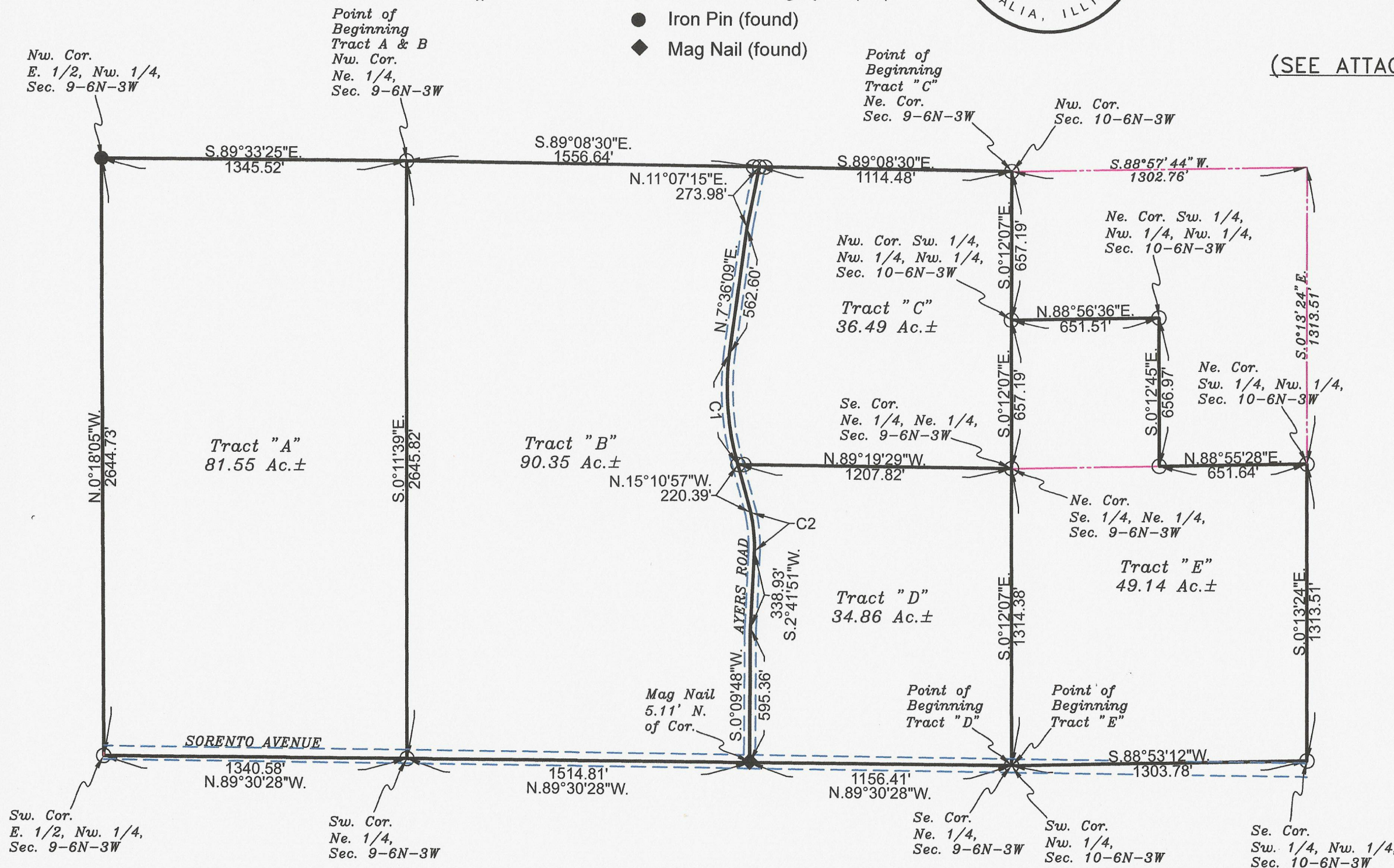
- Iron Pin or Mag Spike (set)
- Iron Pin (found)
- ◆ Mag Nail (found)



# Plat of Survey

Parts of the North Half of Section 9 &  
the Northwest Quarter of Section 10,  
Township 6 North, Range 3 West of the  
Third Principal Meridian,  
Bond County, Illinois

(SEE ATTACHED SHEETS FOR DESCRIPTIONS)



### Notes:

Basis of Bearings Per Illinois State Plane Coordinate System, Zone West, NAD83

Job No. : 2026-08-21 (Whittaker Trust Survey)

Subject to any and all Easements, Restrictions and Right of Ways of Record and/or of existence if any.

Reproduction or use of this plat in any manner is strictly prohibited unless written permission is obtained from Ricky R. Cox Land Surveying, unless this plat is recorded at the proper recording agency, and becomes of public record.

This plat does not guarantee title or ownership. If questions of title or ownership should arise. A title report should be obtained.

### Surveyor's Certificate

I, Ricky R. Cox, an Illinois Professional Land Surveyor Number 035-3031, do hereby certify that this Plat correctly represents a survey performed by me on September 18, 2026, and the results are hereon shown to the best of my knowledge and belief and conform to the current Illinois Minimum Standards for Boundary Surveys.

Ricky R. Cox  
Illinois Professional Land Surveyor #035-3031  
License Expires: Nov. 30, 2026  
Date: September 18, 2026

| CURVE | RADIUS   | ARC LENGTH | CHORD LENGTH | CHORD BEARING | DELTA ANGLE |
|-------|----------|------------|--------------|---------------|-------------|
| C1    | 1173.71' | 495.53'    | 491.86'      | S 04°29'33" E | 24°11'23"   |
| C2    | 694.92'  | 173.24'    | 172.80'      | N 05°17'23" W | 14°17'02"   |



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# Description Sheet

## TRACT "A"

The East Half of the Northwest Quarter of said Section 9, being more particularly described as follows; Beginning at an Iron Pin (set) marking the Northeast corner of the Northwest Quarter of said Section 9, Thence S.0°11'39"E., (basis of bearings per Illinois State Plane Coordinate System, Zone West, NAD83) along the East line of the Northwest Quarter of said Section 9, a distance of 2645.82 feet to an Iron Pin (set) marking the Southeast corner of the Northwest Quarter of said Section 9, Thence N.89°30'28"W., along the South line of the Northwest Quarter of said Section 9, a distance of 1340.58 feet to a Mag Spike (set) marking the Southwest corner of the East Half of the Northwest Quarter of Section 9, Thence N.0°18'05"W., along the West line of the East Half of the Northwest Quarter of said Section 9, a distance of 2644.73 feet to an Iron Pin (found) marking the Northwest corner of the East Half of the Northwest Quarter of said Section 9, Thence S.89°33'25"E., along the North line of the Northwest Quarter of said Section 9, a distance of 1345.52 feet to the Point of Beginning. The herein described tract contains an area of 81.55 acres more or less.

Subject to right of way requirements for Sorento Avenue along the South side of property.

And subject to any and all easements, restrictions, and right of ways of record, and/or of existence if any.

## TRACT "B"

Beginning at an Iron Pin (set) marking the Northwest corner of the Northeast Quarter of said Section 9, Thence S.89°08'30"E., (basis of bearings per Illinois State Plane Coordinate System, Zone West, NAD83) along the North line of the Northeast Quarter of said Section 9, a distance of 1556.64 feet to a Mag Spike (set) on the centerline of Ayers Road, The following 7 call are along said centerline: Thence S.11°07'15"W., a distance of 273.98 feet, Thence S.7°36'09"W., a distance of 562.60 feet, Thence with a curve turning to the left with an arc length of 495.53 feet to a Mag Spike (set), with a radius of 1173.71 feet, with a chord bearing of S.4°29'33"E., with a chord length of 491.86 feet, Thence S.15°10'57"E., a distance of 220.39 feet, Thence with a curve turning to the right with an arc length of 173.24 feet, with a radius of 694.92 feet, with a chord bearing of S.5°17'23" E., with a chord length of 172.80 feet, Thence S.2°41'51"W., a distance of 338.93 feet, Thence S.0°09'48"W., a distance of 595.36 feet to the South line of the Northeast Quarter of said Section 9, Thence N.89°30'28"W., along the South line of the Northeast Quarter of said Section 9, a distance of 1514.81 feet to an Iron Pin (set) marking the Southwest corner of the Northeast Quarter of said Section 9, Thence N.0°11'39"W., along the West line of the Northeast Quarter of said Section 9, a distance of 2645.82 feet to the Point of Beginning. The herein described tract contains an area of 90.35 acres more or less.

Subject to right of way requirements for Sorento Avenue and Ayers Road along the South and West sides of property.

And subject to any and all easements, restrictions, and right of ways of record, and/or of existence if any.

## TRACT "C"

Beginning at an Iron Pin (set) marking the Northeast corner of said Section 9, Thence S.0°12'07"E., (basis of bearings per Illinois State Plane Coordinate System, Zone West, NAD83) along the East line of said Section 9, a distance of 1314.38 feet to an Iron Pin (set), marking the Southeast corner of the Northeast Quarter of the Northeast Quarter of said Section 9, Thence N.89°19'29"W., along the South line of the Northeast Quarter of the Northeast Quarter of said Section 9, a distance of 1207.82 feet to a Mag Spike (set) on the centerline of Ayers Road, The following 3 calls are along said centerline: Thence with a curve turning to the right with an arc length of 495.53 feet, with a radius of 1173.71 feet, with a chord bearing of N.4°29'33"W., with a chord length of 491.86 feet, Thence N.7°36'09"E., a distance of 562.60 feet, Thence N.11°07'15"E., a distance of 273.98 feet to a Mag Spike (set) on the North line of the Northeast Quarter of said Section 9, Thence S.89°08'30"E., along the North line of the Northeast Quarter of said Section 9, a distance of 1114.48 feet to the Point of Beginning. The herein described tract contains an area of 36.49 acres more or less.

Subject to right of way requirements for Ayers Road along the West side of property.

And subject to any and all easements, restrictions, and right of ways of record, and/or of existence if any.

## TRACT "D"

Beginning at a Mag Spike (set) marking the Southeast corner of the Northeast Quarter of said Section 9, Thence N.89°30'28"W., (basis of bearings per Illinois State Plane Coordinate System, Zone West, NAD83) along the South line of the Northeast Quarter of said Section 9, a distance of 1156.41 feet to the centerline of Ayers Road, The following 4 calls are along said centerline: Thence N.0°09'48"E., a distance of 595.36 feet, Thence N.2°41'51"E., a distance of 338.93 feet, Thence with a curve turning to the left with an arc length of 173.24 feet, with a radius of 694.92 feet, with a chord bearing of N.5°17'23"W., with a chord length of 172.80 feet, Thence N.15°10'57"W. a distance of 220.39 feet to a Mag Spike (set) at the North line of the Southeast Quarter of the Northeast Quarter of said Section 9, Thence S.89°19'29"E. along the North line of the Southeast Quarter of the Northeast Quarter of said Section 9, a distance of 1207.82 feet to an Iron Pin (set) marking the Northeast corner of the Southeast Quarter of the Northeast Quarter of said Section 9, Thence S.0°12'07"E., along the East line of the Northeast Quarter of said Section 9, a distance of 1314.38 feet to the Point of Beginning. The herein described tract contains an area of 34.86 acres more or less.

Subject to right of way requirements for Sorento Avenue and Ayers Road along the South and West sides of property.

And subject to any and all easements, restrictions, and right of ways of record, and/or of existence if any.

## TRACT "E"

The Southwest Quarter of the Northwest Quarter of the Northwest Quarter and the Southwest Quarter of the Northwest Quarter of said Section 10, being more particularly described as follows; Beginning at a Mag Spike (set) marking the Southwest corner of the Northwest Quarter of said Section 10, Thence N.0°12'07"W., (basis of bearings per Illinois State Plane Coordinate System, Zone West, NAD83) along the West line of the Northwest Quarter of said Section 10, a distance of 1971.57 feet to an Iron Pin (set) marking the Northwest corner of the Southwest Quarter of the Northwest Quarter of the Northwest Quarter of said Section 10, Thence N.88°56'36"E., along the North line of the Southwest Quarter of the Northwest Quarter of the Northwest Quarter of said Section 10, a distance of 651.51 feet to an Iron Pin (set) marking the Northeast corner of the Southwest Quarter of the Northwest Quarter of the Northwest Quarter of said Section 10, Thence S.0°12'45"E., along the East line of the Southwest Quarter of the Northwest Quarter of the Northwest Quarter of said Section 10, a distance of 656.97 feet to an Iron Pin (set) marking the Southeast corner of the Southwest Quarter of the Northwest Quarter of the Northwest Quarter of said Section 10, Thence N.88°55'28"E., along the North line of the Southwest Quarter of the Northwest Quarter of said Section 10, a distance of 651.51 feet to an Iron Pin (set) marking the Northeast corner of the Southwest Quarter of the Northwest Quarter of said Section 10, Thence S.0°13'24"E., along the East line of the Southwest Quarter of the Northwest Quarter of said Section 10, a distance of 1313.51 feet to an Iron Pin (set) marking the Southeast corner of the Southwest Quarter of the Northwest Quarter of said Section 10, Thence S.88°53'12"W., along the South line of the Northwest Quarter of said Section 10, a distance of 1303.78 feet to the Point of Beginning. The herein described tract contains an area of 49.14 acres more or less.

Subject to right of way requirements for Sorento Avenue along the South side of property.

And subject to any and all easements, restrictions, and right of ways of record, and/or of existence if any.