

COMMONS 637

COMMONS 638

COMMONS 63

COMMONS 64

COMMONS COURT

COMMONS 65

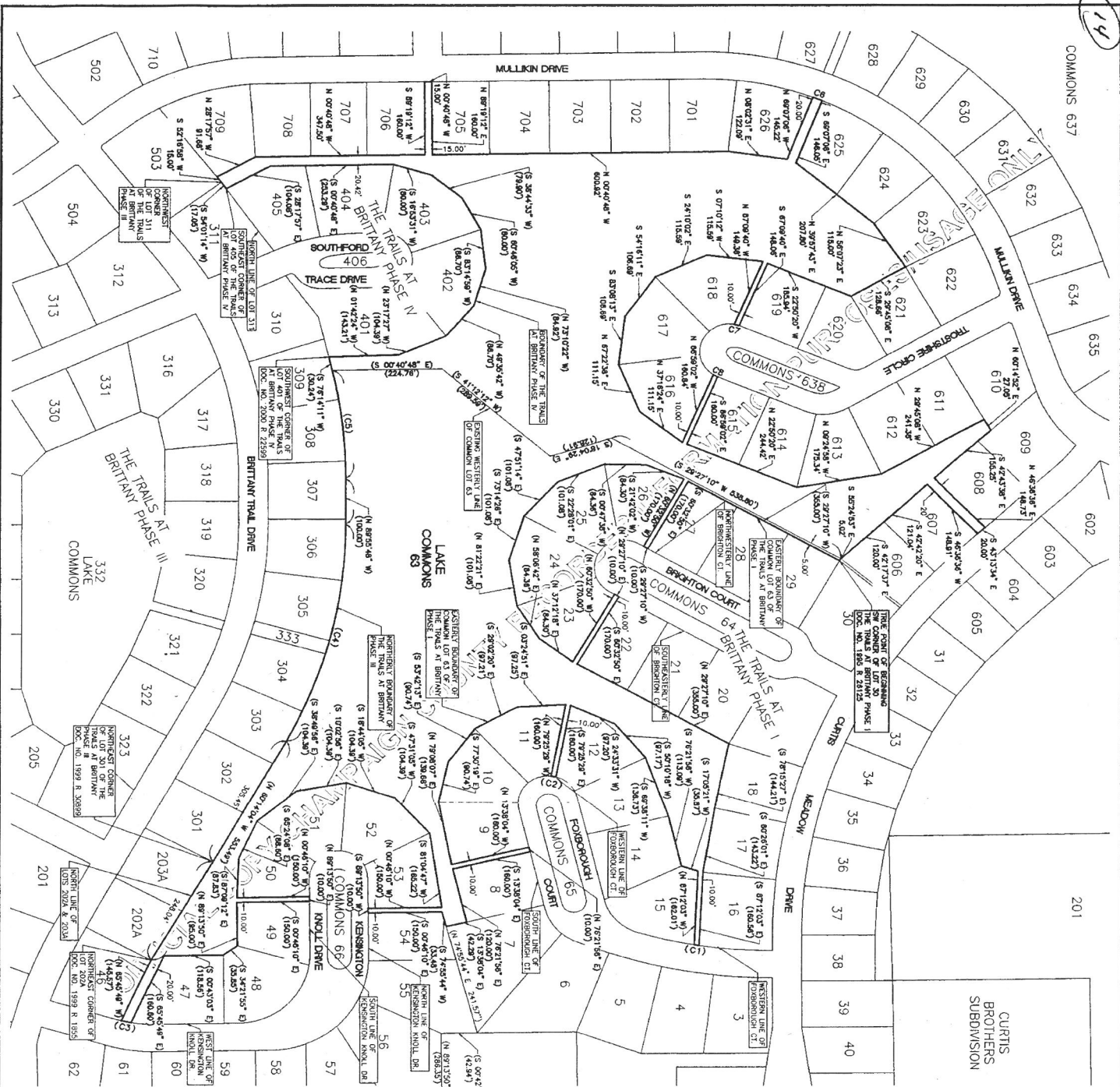
COMMONS 66

COMMONS 67

COMMONS 68

COMMONS 69

COMMONS 70



RECORDED FOR RECORDING BY: ALBERT TRITZ SERVICES, INC.
 RETURN TO: 1000 DOWNSIDE

FINAL PLAT
REPLAT OF LOT 63
OF
THE TRAILS AT BRITANY PHASE I
 A PART OF THE NORTHEAST QUARTER OF
 SECTION 20, TOWNSHIP 19 NORTH,
 RANGE 8 EAST, 3rd PM
 CHAMPAIGN COUNTY, ILLINOIS

LEGEND

- BOUNDARY OF TRACT SUBMITTED
- C3 CURVE NUMBER TO BE USED WITH CURVE CHART
- 2004 ADDRESS
- AL = ARC LENGTH
- R = RADIUS
- (104.33) RECORDED AND SURVEYED DIMENSION
- 115.58 SURVEYED DIMENSION

NUMBER	BEARING	ARC LENGTH	CHORD LENGTH	CHORD BEARING	BEARING	ANGLE
1	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
2	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
3	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
4	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
5	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
6	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
7	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
8	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
9	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
10	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
11	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
12	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
13	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
14	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
15	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
16	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
17	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
18	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
19	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
20	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
21	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
22	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
23	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
24	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
25	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
26	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
27	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
28	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
29	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
30	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
31	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
32	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
33	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
34	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
35	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
36	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
37	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
38	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
39	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
40	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
41	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
42	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
43	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
44	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
45	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
46	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
47	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
48	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
49	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
50	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
51	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
52	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
53	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
54	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
55	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
56	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
57	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
58	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
59	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
60	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
61	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
62	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
63	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
64	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
65	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
66	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
67	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
68	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
69	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"
70	S 89°00'00" E	10.00	10.00	S 89°00'00" E	0°00'00"	0°00'00"

RECORDED ON 12-09-2003 3:35:29
 CHAMPAIGN COUNTY RECORDER
 BARBARA P. FRASCA
 PLAT NO. 14
 PAGE: 1

DATE OF PREPARATION: JANUARY 24, 2003
 DRAWN BY: [Name]
 CHECKED BY: [Name]
 SURVEYED BY: [Name]
 PROFESSIONAL ENGINEER: [Name]
 LICENSE NO.: [Number]

FINAL PLAT
REPLAT OF LOT 63
OF

THE TRAILS AT BRITTANY PHASE I
A PART OF THE NORTHEAST QUARTER OF
SECTION 20, TOWNSHIP 19 NORTH, RANGE 8 EAST, 3RD PM
CHAMPAIGN COUNTY, ILLINOIS

ENGINEER/LAND SURVEYOR
HOC ENGINEERING, INC.
201 W. SPRINGFIELD AVE.
CHAMPAIGN, ILLINOIS 61824
PROFESSIONAL DESIGN FIRM
LICENSE NO. 184-003223
(217) 352-6976



LOCATION MAP

OWNER/DEVELOPER
1 Trails of Brittany
Homeowner's Association
PO Box 3787
Champaign, Illinois

2 Bank, Illinois Trust
200 S. 20th Street
210 Randolph St.
Champaign, Illinois

3 Bank, Illinois Trust
No. 030-59-465
210 Randolph St.
Champaign, Illinois

DATE: 12/15/83
BY: [Signature]
FOR: [Signature]



DATE: 9-11-83
BY: [Signature]

DATE: 9-11-83
BY: [Signature]



DATE: 9-11-83
BY: [Signature]



DATE: 9-11-83
BY: [Signature]

DATE: 9-11-83
BY: [Signature]

- NOTES: Subject tract... (1) 1/2" notes of the... (2) Subject site is not located within a special flood hazard area... (3) All utility easements... (4) Subject site lies within the Fountain Head Drainage District... (5) Subject tract encompasses 20.270 acres more or less... (6) Tract is not within 500 feet of a point on a water course... (7) All bearings are assumed local bearings... (8) Curve numbers along courses are to be used with curve data table... (9) All dimensions are horizontal distances... (10) All lot corners except those shown as concrete monuments... (11) Diagram and description... (12) Lot 63 (General) will not be a building lot...

APPROVED: [Signatures]
By: [Signature] President
By: [Signature] Secretary

DATE: 12/15/83
BY: [Signature]

DATE: 9-11-83
BY: [Signature]

DATE OF PREPARATION: JANUARY 24, 2003

HOC ENGINEERING, INC. 201 W. SPRINGFIELD AVE. CHAMPAIGN, ILLINOIS 61824

2003 BR 53582
RECORDED ON 12-09-2003 3:35:29
CHAMPAIGN COUNTY RECORDER
REV. FEE: \$2.00
PAGE: 14
PLAT ACT: 1
PLAT PAGE: 1

2003R53502

RECORDED ON

12-09-2003 3:35:29

CHAMPAIGN COUNTY
RECORDER
BARBARA A. FRASCA

REC. FEE: 76.00
REV FEE:
PAGES: 14
PLAT ACT:
PLAT PAGE: 1

STATE OF ILLINOIS)
) SS.
COUNTY OF CHAMPAIGN)

ALLIED TITLE SERVICES, INC.
183730

**REPLAT LOT 63 OF THE TRAILS AT BRITTANY PHASE I
OWNER'S CERTIFICATE**

KNOW ALL MEN BY THESE PRESENTS, that the undersigned, BANKILLINOIS TRUST COMPANY, successor trustee to, CHAMPAIGN NATIONAL BANK, Trustee Under Trust Nos. 030-379-465 and 030-877-617 and The Trails At Brittany Homeowners Association, being the owners of the following described real estate:

A tract of ground being a part of the Northeast Quarter of Section 20, Township 19 North, Range 8 East of the Third Principal Meridian, the boundary of which is described as follows:

Beginning at the Southwest corner of Lot 30 of the Trails of Brittany Phase I as recorded on Document Number 1995 R 26125 in the Champaign County Recorder's Office; thence along the Eastern boundary of Commons Lot 63 of said The Trails at Brittany Phase I on the following described courses: South 29° 27' 10" West, 355.00 feet; South 60° 32' 50" East, 170.00 feet to the Northwesterly line of Brighton Court; South 29° 27' 10" West, 10.00 feet along said Northwesterly line of Brighton Court; North 60° 32' 50" West, 170.00 feet; South 21° 42' 02" West, 84.30 feet; South 00° 47' 38" West, 84.36 feet; South 22° 28' 01" East, 101.08 feet; South 47° 51' 14" East, 101.08 feet; South 73° 14' 26" East, 101.08 feet; North 81° 22' 21" East 101.08 feet; North 58° 06' 42" East, 84.36 feet; North 37° 12' 18" East, 84.30 feet; North 60° 32' 50" West, 170.00 feet to the Southeasterly line of Brighton Court; North 29° 27' 10" East, 10.00 feet along said Southeasterly line of Brighton Court; South 60° 32' 50" East, 170.00 feet; North 29° 27' 10" East, 355.00 feet; South 78° 15' 27" East, 144.21 feet; South 80° 26' 01" East, 143.22 feet; South 87° 12' 03" East, 160.56 feet to the Western line of Foxborough Court; 10.06 feet along a curve to the right on said Western line of Foxborough Court, concave to the West, having a chord bearing South 09° 05' 13" West and a radius of 970.00 feet; North 87° 12' 03" West, 162.01 feet; South 17° 05' 21" West, 35.87 feet; South 76° 21' 56" West, 113.09 feet; South 69° 38' 11"

See Exculpatory Clause Attached

053582

West, 136.73 feet; South 50° 10' 18" West, 97.17 feet; South 24° 33' 31" West, 97.20 feet; South 79° 25' 29" East, 160.00 feet to the Western line of Foxborough Court; 10.01 feet along a curve to the left on said Western line of Foxborough Court, concave to the East, having a chord bearing of South 10° 34' 31" West and a radius of 60.00 feet; North 79° 25' 29" West, 160.00 feet; South 03° 24' 51" East, 97.25 feet; South 29° 02' 20" East, 97.21 feet; South 53° 42' 13" East, 90.74 feet; South 77° 30' 19" East, 90.74 feet; North 79° 08' 07" East, 139.66 feet; North 13° 38' 04" West, 160.00 feet to the South line of Foxborough Court; North 76° 21' 56" East, 10.00 feet along said South line of Foxborough Court; South 13° 38' 04" East, 160.00 feet; North 76° 21' 56" East, 120.00 feet; South 13° 38' 04" East, 42.29 feet; South 74° 55' 44" West, 33.48 feet; South 00° 46' 10" East, 150.00 feet to the North line of Kensington Knoll Drive; South 89° 13' 50" West, 10.00 feet along the North line of Kensington Knoll Drive; North 00° 46' 10" West, 150.00 feet; South 81° 04' 47" West, 165.22 feet; South 47° 31' 05" West, 104.39 feet; South 18° 44' 05" West, 104.39 feet; South 10° 02' 56" East, 104.39 feet; South 38° 49' 56" East, 104.39 feet; South 65° 24' 08" East, 88.60 feet; South 87° 09' 12" East, 87.83 feet; North 00° 46' 10" West, 150.00 feet to the South line of Kensington Knoll Drive; North 89° 13' 50" East, 10.00 feet along the South line of Kensington Knoll Drive; South 00° 46' 10" East, 150.00 feet; North 89° 13' 50" East, 95.00 feet; South 34° 21' 55" East, 35.85 feet; South 00° 43' 03" East, 118.56 feet; South 65° 45' 49" East, 160.60 feet to the West line of Kensington Knoll Drive; 20.48 feet along a curve to the right on the West line of Kensington Knoll Drive, concave to the West, having a chord bearing of South 11° 48' 32" West and a radius of 270.00 feet; North 65° 45' 49" West, 145.57 feet to the Northeast corner of Lot 202A of a Replat of Lots 202 and 203 of The Trails at Brittany Phase II as recorded on Document Number 1999 R 1855 in the Champaign County Recorder's Office; thence North 60° 14' 04" West, 248.04 feet along the North line of Lots 202A and 203A of said Replat of Lots 202 and 203 of the Trails at Brittany Phase II to the Northeast corner of Lot 301 of the Trails at Brittany Phase III as recorded on Document Number 1999 R 30899 in the Champaign County Recorder's Office; thence along the Northerly boundary of said The Trails at Brittany Phase III on the following described courses: North 60° 14' 04" West, 305.45 feet; 495.21 feet around a curve to the left, concave to the South, having a chord bearing of North 75° 36' 00" West and a radius of 990.00 feet; North 89° 55' 48" West, 100.00 feet; 239.03 feet along a curve to the left, concave to the South, having a chord bearing of South 83° 09' 11" West and a radius of 990.00 feet; South 76° 14' 11" West, 30.24 feet to the Southwest corner of Lot 401 of the Trails at Brittany Phase IV as recorded on Document Number 2000 R 22599 in the

See Exculpatory Clause Attached

053582

Champaign County Recorder's Office; thence along the boundary of said The Trails at Brittany Phase IV on the following described courses: North 01° 42' 24" West, 143.21 feet; North 23° 17' 27" West, 104.39 feet; North 49° 35' 42" West, 86.70 feet; North 73° 10' 22" West, 84.92 feet; South 83° 14' 59" West, 86.70 feet; South 60° 46' 05" West, 80.00 feet; South 38° 44' 33" West, 79.90 feet; South 16° 53' 31" West, 80.00 feet; South 00° 40' 48" East, 253.29 feet; South 28° 17' 57" East, 104.08 to the Southeast corner of Lot 405 of said The Trails at Brittany Phase IV, point being on the Northerly line of Lot 311 of said The Trails at Brittany Phase III; thence South 54° 01' 14" West, 17.05 feet along said Northerly line of Lot 311 to the Northwest corner of Lot 311 of said The Trails at Brittany Phase III; thence South 52° 16' 58" West, 15.00 feet; thence North 28° 17' 57" West, 91.66 feet; thence North 00° 40' 48" West, 347.50 feet; thence South 89° 19' 12" West, 160.00 feet; thence North 00° 40' 48" West, 15.00 feet; thence North 89° 19' 12" East, 160.00 feet; thence North 00° 40' 48" West, 600.92 feet; thence North 08° 02' 31" East, 122.09 feet; thence North 69° 07' 06" West, 145.22 feet; thence 20.00 feet along a curve to the right, concave to the Southeast, having a chord bearing of North 21° 49' 26" East and a radius of 620.00 feet; thence South 69° 07' 06" East, 146.05 feet; thence North 39° 57' 43" East, 207.80 feet; thence North 56° 07' 23" East, 115.00 feet; thence South 29° 45' 08" East, 128.66 feet; thence South 22° 50' 20" West, 185.94 feet; thence South 67° 09' 40" East, 148.06 feet; thence 10.10 feet along a curve to the left, concave to the Southeast, having a chord bearing of South 15° 20' 28" West and a radius of 60.00 feet; thence North 67° 09' 40" West, 149.38 feet; thence South 07° 10' 12" West, 115.59 feet; thence South 24° 10' 02" East, 115.59 feet; thence South 54° 16' 11" East, 106.69 feet; thence South 83° 08' 13" East, 106.69 feet; thence North 67° 22' 38" East, 111.15 feet; thence North 37° 16' 24" East, 111.15 feet; thence North 66° 59' 02" West, 160.84 feet; thence 10.04 feet along a curve to the left, concave to the Northwest, having a chord bearing of North 27° 38' 05" East and a radius of 60.00 feet; thence South 66° 59' 02" East, 160.00 feet; thence North 22° 50' 20" East, 244.42 feet; thence North 09° 24' 58" West, 175.34 feet; thence North 29° 45' 08" West, 241.38 feet; thence North 60° 14' 52" East, 27.05 feet; thence South 42° 43' 38" East, 155.25 feet; thence North 46° 36' 36" East, 148.73 feet; thence South 43° 13' 34" East, 20.00 feet; thence South 46° 36' 36" West, 148.91 feet; thence South 42° 42' 20" East, 121.04 feet; thence South 42° 17' 37" East, 120.00 feet; thence South 55° 24' 53" East, 5.02 feet to the True Point of Beginning, encompassing 20.770 acres, more or less, in Champaign County, Champaign Township, Illinois.

shown in the annexed plat and described in the Surveyor's Certificate thereunto attached

See Exculpatory Clause Attached

053582

have caused the said described real estate to be surveyed and platted by Merle E. Ingersoll, Jr., Illinois Land Surveyor No. 3202, Champaign, Illinois, in the manner shown on said Plat, as a replat to be perpetually known as Lot 63 of the Trails At Brittany Phase I. This replat does not involve any new dedications of real estate.

School District Statement

Pursuant to 765 ILCS 205/1 the undersigned states that to the best of their knowledge the school district in which the premises lies is Champaign Unit 4.

IN WITNESS WHEREOF, the Owner's Certificate has duly been executed this 14th day of NOVEMBER, 2003.

BANKILLINOIS, TRUSTEE UNDER TRUST NO. 030-379-465

BY: [Signature] VICE PRESIDENT
Exculpatory Provisions Limiting the Liability of Bankillinois Attached Hereto are Expressly Made a Part Hereof.

STATE OF ILLINOIS)
) SS.
COUNTY OF CHAMPAIGN)

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY, THAT ABOVE NAMED OFFICERS OF BANKILLINOIS TRUST COMPANY, are personally known to me to be the persons whose names are subscribed to the foregoing instrument as such officers, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act, and as the free and voluntary act of said bank, for the uses and purposes therein set forth; and the said officers did also then and there acknowledge that said officer as custodian of the corporate seal of said bank, did affix the said corporate seal of said bank to said instrument as said officer's own free and voluntary act, and as the free and voluntary act of said bank, for the uses and purposes therein set forth.

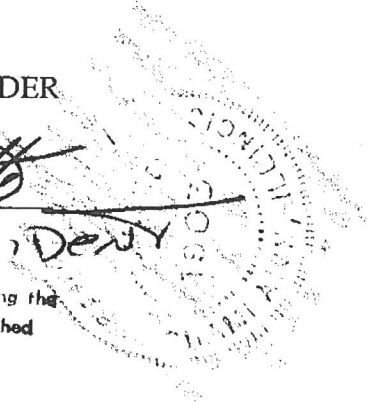
Given under my hand and notarial seal this 14th day of November 2003.



Sue Hendrix
Notary Public

BANKILLINOIS, TRUSTEE UNDER TRUST NO. 030-877-617

BY: [Signature]
VICE-PRESIDENT



Exculpatory Provisions Limiting the Liability of Bankillinois Attached Hereto are Expressly Made a Part Hereof.

STATE OF ILLINOIS)
COUNTY OF CHAMPAIGN) SS.

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY, THAT ABOVE NAMED OFFICERS OF BANKILLINOIS TRUST COMPANY, are personally known to me to be the persons whose names are subscribed to the foregoing instrument as such officers, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act, and as the free and voluntary act of said bank, for the uses and purposes therein set forth; and the said officers did also then and there acknowledge that said officer as custodian of the corporate seal of said bank, did affix the said corporate seal of said bank to said instrument as said officer's own free and voluntary act, and as the free and voluntary act of said bank, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 14th day of November, 2003.

Sue Hendrix
Notary Public



See Exculpatory Clause Attached

053582

TRAILS AT BRITTANY
HOMEOWNERS ASSOCIATION

BY: Walter H. Ruesch
President

STATE OF ILLINOIS)
) SS.
COUNTY OF CHAMPAIGN)

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY, THAT Walter H. Ruesch THE ABOVE NAMED OFFICER OF TRAILS AT BRITTANY HOMEOWNERS ASSOCIATION, is personally known to me to be the persons whose name is subscribed to the foregoing instrument as such officer, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his own free and voluntary act, and as the free and voluntary act of said homeowners association, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 30th day of November, 2003.



Cathy A. Tanner
Notary Public

This Instrument Prepared By:

Revenue Stamps Here

Jeffrey W. Tock
HARRINGTON, TOCK & ROYSE
201 W. Springfield Ave, Suite 601
P.O. Box 1550
Champaign, IL 61824-1550
(217) 352-4167
vlb/Realest.jef/2003/TrailsBritt-Replat(63)OwnerCert

STATE OF ILLINOIS)
) SS.
 COUNTY OF CHAMPAIGN)

I, MARK SHELDON, County Clerk in and for the County of Champaign, State of Illinois, and keeper of the records and files of said office, do hereby certify that I find no delinquent general taxes, unpaid current general taxes, delinquent special assessments, or unpaid current special assessments, against the following tract of land:

A tract of ground being a part of the Northeast Quarter of Section 20, Township 19 North, Range 8 East of the Third Principal Meridian, the boundary of which is described as follows:

Beginning at the Southwest corner of Lot 30 of the Trails of Brittany Phase I as recorded on Document Number 1995 R 26125 in the Champaign County Recorder's Office;
 thence along the Eastern boundary of Commons Lot 63 of said The Trails at Brittany Phase I on the following described courses: South 29° 27' 10" West, 355.00 feet; South 60° 32' 50" East, 170.00 feet to the Northwesterly line of Brighton Court; South 29° 27' 10" West, 10.00 feet along said Northwesterly line of Brighton Court; North 60° 32' 50" West, 170.00 feet; South 21° 42' 02" West, 84.30 feet; South 00° 47' 38" West, 84.36 feet; South 22° 28' 01" East, 101.08 feet; South 47° 51' 14" East, 101.08 feet; South 73° 14' 26" East, 101.08 feet; North 81° 22' 21" East 101.08 feet; North 58° 06' 42" East, 84.36 feet; North 37° 12' 18" East, 84.30 feet; North 60° 32' 50" West, 170.00 feet to the Southeasterly line of Brighton Court; North 29° 27' 10" East, 10.00 feet along said Southeasterly line of Brighton Court; South 60° 32' 50" East, 170.00 feet; North 29° 27' 10" East, 355.00 feet; South 78° 15' 27" East, 144.21 feet; South 80° 26' 01" East, 143.22 feet; South 87° 12' 03" East, 160.56 feet to the Western line of Foxborough Court; 10.06 feet along a curve to the right on said Western line of Foxborough Court, concave to the West, having a chord bearing South 09° 05' 13" West and a radius of 970.00 feet; North 87° 12' 03" West, 162.01 feet; South 17° 05' 21" West, 35.87 feet; South 76° 21' 56" West, 113.09 feet; South 69° 38' 11" West, 136.73 feet; South 50° 10' 18" West, 97.17 feet; South 24° 33' 31" West, 97.20 feet; South 79° 25' 29" East, 160.00 feet to the Western line of Foxborough Court; 10.01 feet along a curve to the left on said Western line of Foxborough Court, concave to the East, having a chord bearing of South 10° 34' 31" West and a radius of 60.00 feet; North 79° 25' 29" West, 160.00 feet; South 03° 24' 51" East, 97.25 feet; South 29° 02' 20" East, 97.21 feet; South 53° 42' 13" East, 90.74 feet; South 77° 30' 19" East, 90.74 feet; North 79° 08' 07"

East, 139.66 feet; North 13° 38' 04" West, 160.00 feet to the South line of Foxborough Court; North 76° 21' 56" East, 10.00 feet along said South line of Foxborough Court; South 13° 38' 04" East, 160.00 feet; North 76° 21' 56" East, 120.00 feet; South 13° 38' 04" East, 42.29 feet; South 74° 55' 44" West, 33.48 feet; South 00° 46' 10" East, 150.00 feet to the North line of Kensington Knoll Drive; South 89° 13' 50" West, 10.00 feet along the North line of Kensington Knoll Drive; North 00° 46' 10" West, 150.00 feet; South 81° 04' 47" West, 165.22 feet; South 47° 31' 05" West, 104.39 feet; South 18° 44' 05" West, 104.39 feet; South 10° 02' 56" East, 104.39 feet; South 38° 49' 56" East, 104.39 feet; South 65° 24' 08" East, 88.60 feet; South 87° 09' 12" East, 87.83 feet; North 00° 46' 10" West, 150.00 feet to the South line of Kensington Knoll Drive; North 89° 13' 50" East, 10.00 feet along the South line of Kensington Knoll Drive; South 00° 46' 10" East, 150.00 feet; North 89° 13' 50" East, 95.00 feet; South 34° 21' 55" East, 35.85 feet; South 00° 43' 03" East, 118.56 feet; South 65° 45' 49" East, 160.60 feet to the West line of Kensington Knoll Drive; 20.48 feet along a curve to the right on the West line of Kensington Knoll Drive, concave to the West, having a chord bearing of South 11° 48' 32" West and a radius of 270.00 feet; North 65° 45' 49" West, 145.57 feet to the Northeast corner of Lot 202A of a Replat of Lots 202 and 203 of The Trails at Brittany Phase II as recorded on Document Number 1999 R 1855 in the Champaign County Recorder's Office; thence North 60° 14' 04" West, 248.04 feet along the North line of Lots 202A and 203A of said Replat of Lots 202 and 203 of the Trails at Brittany Phase II to the Northeast corner of Lot 301 of the Trails at Brittany Phase III as recorded on Document Number 1999 R 30899 in the Champaign County Recorder's Office; thence along the Northerly boundary of said The Trails at Brittany Phase III on the following described courses: North 60° 14' 04" West, 305.45 feet; 495.21 feet around a curve to the left, concave to the South, having a chord bearing of North 75° 36' 00" West and a radius of 990.00 feet; North 89° 55' 48" West, 100.00 feet; 239.03 feet along a curve to the left, concave to the South, having a chord bearing of South 83° 09' 11" West and a radius of 990.00 feet; South 76° 14' 11" West, 30.24 feet to the Southwest corner of Lot 401 of the Trails at Brittany Phase IV as recorded on Document Number 2000 R 22599 in the Champaign County Recorder's Office; thence along the boundary of said The Trails at Brittany Phase IV on the following described courses: North 01° 42' 24" West, 143.21 feet; North 23° 17' 27" West, 104.39 feet; North 49° 35' 42" West, 86.70 feet; North 73° 10' 22" West, 84.92 feet; South 83° 14' 59" West, 86.70 feet; South 60° 46' 05" West, 80.00 feet; South 38° 44' 33" West, 79.90 feet; South 16° 53' 31" West, 80.00 feet; South 00° 40' 48" East, 253.29 feet; South 28° 17' 57" East, 104.08 to the Southeast corner of Lot 405 of said The

053582

Trails at Brittany Phase IV, point being on the Northerly line of Lot 311 of said The Trails at Brittany Phase III; thence South 54° 01' 14" West, 17.05 feet along said Northerly line of Lot 311 to the Northwest corner of Lot 311 of said The Trails at Brittany Phase III; thence South 52° 16' 58" West, 15.00 feet; thence North 28° 17' 57" West, 91.66 feet; thence North 00° 40' 48" West, 347.50 feet; thence South 89° 19' 12" West, 160.00 feet; thence North 00° 40' 48" West, 15.00 feet; thence North 89° 19' 12" East, 160.00 feet; thence North 00° 40' 48" West, 600.92 feet; thence North 08° 02' 31" East, 122.09 feet; thence North 69° 07' 06" West, 145.22 feet; thence 20.00 feet along a curve to the right, concave to the Southeast, having a chord bearing of North 21° 49' 26" East and a radius of 620.00 feet; thence South 69° 07' 06" East, 146.05 feet; thence North 39° 57' 43" East, 207.80 feet; thence North 56° 07' 23" East, 115.00 feet; thence South 29° 45' 08" East, 128.66 feet; thence South 22° 50' 20" West, 185.94 feet; thence South 67° 09' 40" East, 148.06 feet; thence 10.10 feet along a curve to the left, concave to the Southeast, having a chord bearing of South 15° 20' 28" West and a radius of 60.00 feet; thence North 67° 09' 40" West, 149.38 feet; thence South 07° 10' 12" West, 115.59 feet; thence South 24° 10' 02" East, 115.59 feet; thence South 54° 16' 11" East, 106.69 feet; thence South 83° 08' 13" East, 106.69 feet; thence North 67° 22' 38" East, 111.15 feet; thence North 37° 16' 24" East, 111.15 feet; thence North 66° 59' 02" West, 160.84 feet; thence 10.04 feet along a curve to the left, concave to the Northwest, having a chord bearing of North 27° 38' 05" East and a radius of 60.00 feet; thence South 66° 59' 02" East, 160.00 feet; thence North 22° 50' 20" East, 244.42 feet; thence North 09° 24' 58" West, 175.34 feet; thence North 29° 45' 08" West, 241.38 feet; thence North 60° 14' 52" East, 27.05 feet; thence South 42° 43' 38" East, 155.25 feet; thence North 46° 36' 36" East, 148.73 feet; thence South 43° 13' 34" East, 20.00 feet; thence South 46° 36' 36" West, 148.91 feet; thence South 42° 42' 20" East, 121.04 feet; thence South 42° 17' 37" East, 120.00 feet; thence South 55° 24' 53" East, 5.02 feet to the True Point of Beginning, encompassing 20.770 acres, more or less, in Champaign County, Champaign Township, Illinois.

Given under my hand and seal of said county, at Champaign, Illinois, this 20th day of November, 2003.

03-20-20-227-053 for RY 1999-2002; 03-20-20-200-015 for RY 1999; 03-20-20-200-021 for RY 2000; 03-20-20-200-026 for RY 2001; 03-20-20-200-033 & 03-20-20-200-034 for RY 2002.

Mark Sheldon
County Clerk of Champaign
County Illinois

Tax ID No:

v1b/Realest.jef/2003-TrailsBritt-Replat(63)TaxCert

See Exculpatory Clause Attached

Rider Attached To And Made A Part Of

The Replat Lot 63 of The TRAILS
AT BRITANNY PHASE 1 OWNERS CERTIFICATE

Dated NOV 14, 2003 Under Trust No. # 030-379-465
 AND
TRUST NO # 030-877-617

CHAMPAIGN COUNTY, ILLINOIS

It is expressly understood and agreed by and between the parties hereto, anything herein to the contrary notwithstanding, that each and all of the warranties, indemnities, representations, covenants, undertakings and agreements herein made on the part of the Trustee are nevertheless each and every one of them, made and intended not as personal warranties, indemnities, representations, covenants, undertakings and agreements by the Trust or for the purpose or with the intention of binding said Trustee personally but are made and intended for the purpose of binding only that portion of the trust property specifically described herein, and this instrument is executed and delivered by said Trustee not in its own right, but solely in the exercise of the powers conferred upon it as such Trustee; and that no personal liability or personal responsibility is assumed by nor shall at any time be asserted or enforceable against the Bank Illinois due to any warranty, indemnity, representation, covenant, undertaking or agreement of the said Trustee contained in this instrument, either expressed or implied; all such personal liability, if any, being expressly waived and released.

Rider Attached To And Made A Part Of
The SCHOOL DISTRICT STATEMENT
CHAMPAIGN, ILLINOIS UNIT # 4
Dated NOV 14, 2003 Under Trust No. # 030-379-465
AND TRUST No. # 030-877-617

It is expressly understood and agreed by and between the parties hereto, anything herein to the contrary notwithstanding, that each and all of the warranties, indemnities, representations, covenants, undertakings and agreements herein made on the part of the Trustee are nevertheless each and every one of them, made and intended not as personal warranties, indemnities, representations, covenants, undertakings and agreements by the Trust or for the purpose or with the intention of binding said Trustee personally but are made and intended for the purpose of binding only that portion of the trust property specifically described herein, and this instrument is executed and delivered by said Trustee not in its own right, but solely in the exercise of the powers conferred upon it as such Trustee; and that no personal liability or personal responsibility is assumed by nor shall at any time be asserted or enforceable against the Bank of Illinois due to any warranty, indemnity, representation, covenant, undertaking or agreement of the said Trustee contained in this instrument, either expressed or implied; all such personal liability, if any, being expressly waived and released.

053582



201 W. Springfield Ave., Suite 300
P.O. Box 140
Champaign, Illinois 61824-0140
BUS. (217) 352-6976
FAX (217) 356-0570

RECORDING AGENT DESIGNATION

STATE OF ILLINOIS)
)
COUNTY OF CHAMPAIGN)

I, Merle E. Ingersoll, Jr., Illinois Professional Land Surveyor Number 3202, in accordance with PAB7-0705 (The Plat Act) do hereby designate Allied Title Services, Inc., Champaign Planning Department staff, Dan Hallbeck or Shawn Luesse as the agent who may record "Replat of Lot 63 of The Trails at Brittany Phase I". A true copy of which has been retained by me to assure no changes have been made to said plat.

Champaign County, Illinois

Dated: January 24, 2003

Merle E. Ingersoll, Jr.
Merle E. Ingersoll, Jr.
Illinois Professional Land Surveyor No. 3202
License Expires 11/30/04



2003R53502

RECORDED ON

12-09-2003 3:35:29

CHAMPAIGN COUNTY
RECORDER
BARBARA A. FRASCA

REC. FEE: 76.00
REV FEE:
PAGES: 14
PLAT ACT:
PLAT PAGE: 1

Trails at Brittany, Phase 1, Replat Lot 63

Date: 12-8-03

Instrument: Replat

Description: Lot 63 Trails at Brittany Phase 1

Return to: HDC-352-6976

Fee: _____