

Business District Plan

Godfrey Business District

Village of Godfrey, Illinois



December 20, 2011



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SECTION I

INTRODUCTION

Municipalities are authorized to create business districts by the Illinois Municipal Code, specifically in 65 ILCS 5/11-74.3 et seq. (the "Act"). The Act sets forth the requirements and procedures for establishing a business district and a business district plan. The purposes of this Plan are to provide a document that demonstrates that the business district (as defined below) is blighted, provide actions and activities to eradicate the blighting conditions found in this portion of the Village, and assist in the development of the business district. This Plan also identifies those activities, sources of funds, procedures, and other necessary requirements needed to implement the Plan, and use the sales tax and hotel taxes if any, raised within the District to pay for certain eligible District costs.

The proposed Business District encompasses 458 parcels of undeveloped property and rights-of-way, in the Village of Godfrey. Generally, the Proposed Area runs from the developing industrial park near Armsway Boulevard south to Tolle Lane, taking areas of parcels along the way. From the northern boundary of the Area heading south, there are groups of undeveloped parcels just west of Godfrey Road and then east toward Humbert Road that are taken in. The Area continues south, taking in several commercial properties near Route 267/Montclair Avenue. Properties adjacent to Godfrey Road, including Village Hall, make up the western boundary of the Area. While the Area briefly extends east of Humbert Road near Seiler Road to take in a block of properties, for the most part it is bounded by Godfrey Road to the west and Humbert Road to the east until nearing Pearl Street going south. On the western portion of the Area properties adjacent to Godfrey Road are taken in, and on the eastern side properties adjacent to Humbert Road are taken in with parcels in between the two roads being excluded. Upon reaching Tolle Lane the Area joins back together and extends south, taking in Monticello Plaza, the former Owens-Illinois Plant, and several other properties. On the eastern side the Area follows Humbert road south until reaching Alby Road, where the Area takes in the gas station, car wash, and adjacent parcels before extending south of the railroad parcels to take in several undeveloped properties. On the western side back near Monticello Plaza, the Area follows Godfrey Road south taking in numerous commercial properties on both sides. Upon reach Homer Adams Parkway, the Area briefly extends east down to Martin Luther King Drive to take in commercial properties. Back at the intersection of Godfrey Road and Homer Adams Parkway, the Area continues west until reaching Delmar Avenue. The Area then follows Delmar Avenue, where ultimately several properties are taken in near Westmont Avenue. The boundary map for the Area has been attached as **Exhibit A. The legal description of the District is attached as Appendix A, Legal Description.**

Exhibit A Boundary Map Godfrey, IL

- Legend
- Business District Boundary
 - Business District Parcels

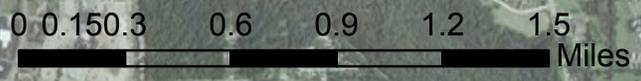
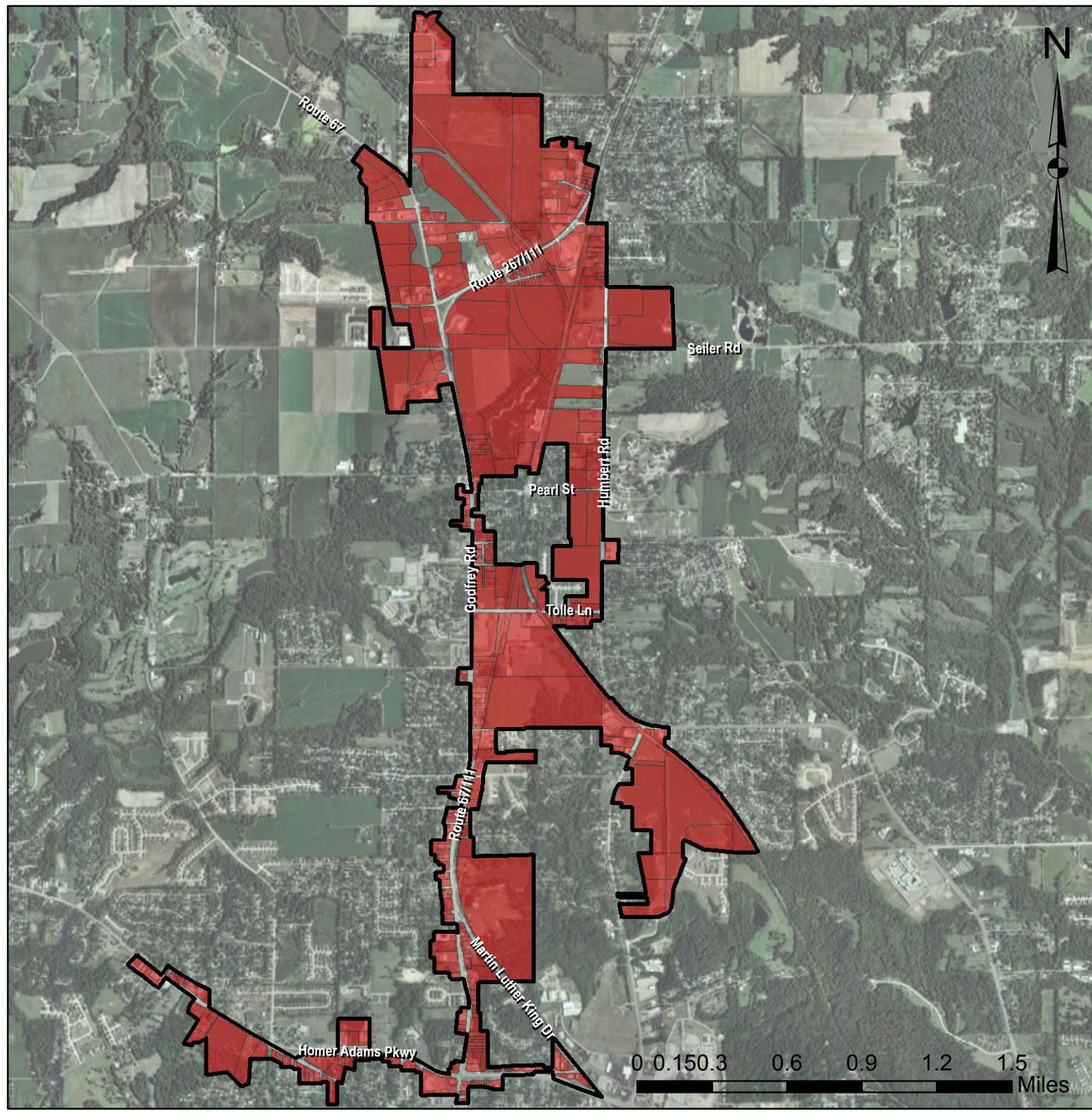
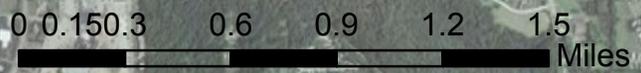
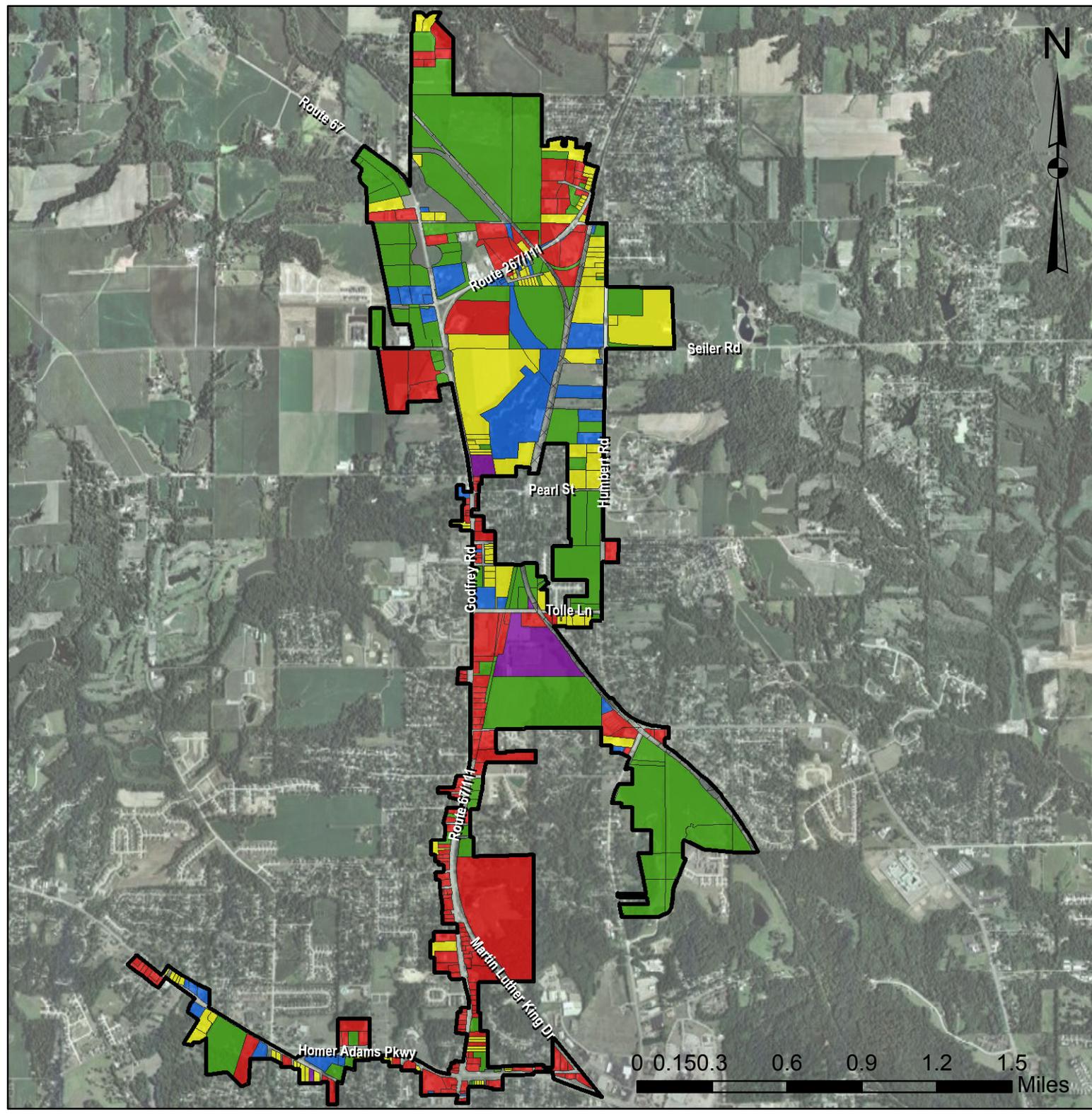


Exhibit B Existing Land Use Godfrey, IL

- Legend**
- Business District Boundary
 - Residential
 - Commercial
 - Institutional
 - Industrial
 - Undeveloped
 - ⊠ Railroad



SECTION II

STATUTORY BASIS FOR BUSINESS DISTRICT DEVELOPMENT AND REDEVELOPMENT

Business Districts are authorized by the Illinois Municipal Code, specifically in 65 ILCS 5/11-74.3 "the Act". The Act finds and declares that:

- It is essential to the economic and social welfare of each municipality that business districts be developed, redeveloped, improved, maintained and revitalized, that jobs and opportunity for employment be created within the municipality, and that, if blighting conditions are present, blighting conditions be eradicated by assuring opportunities for development, or redevelopment, encouraging private investment, and attracting sound and stable business and commercial growth;
- It is further found and determined that as a result of economic conditions unfavorable to the creation, development, improvement, maintenance, and redevelopment of certain business and commercial areas within municipalities opportunities for private investment and sound and stable commercial growth have been and will continue to be negatively impacted and business and commercial areas within many municipalities have deteriorated and will continue to deteriorate, thereby causing a serious menace to the health, safety, morals, and general welfare of the people of the entire State, unemployment, a decline in tax revenues, excessive and disproportionate expenditure of public funds, inadequate public and private investment, the unmarketability of property, and the growth of delinquencies of crime.
- In order to reduce threats to and to promote and protect the health, safety, morals, and welfare of the public and to provide incentives which will create employment and job opportunities, will retain commercial businesses in the State and related job opportunities and will eradicate blighting conditions if blighting conditions are present, and for the relief of unemployment and the maintenance of existing levels of employment, it is essential that plans for business districts be created and implemented and that business districts be created, developed, improved, maintained, and redeveloped.
- The creation, development, improvement, maintenance, and redevelopment of business districts will stimulate economic activity in the State, create and maintain jobs, increase tax revenues,

encourage the creation of new and lasting infrastructure, other improvements, and facilities, and cause the attraction and retention of businesses and commercial enterprises which generate economic activity and services and increase the general tax base, including, but not limited to, increased retail sales, hotel or restaurant sales, manufacturing sales, or entertainment industry sales, thereby increasing employment and economic growth.

- It is hereby declared to be the policy of the State, in the interest of promoting the health, safety, morals, and general welfare of all the people of the State, to provide incentives which will create new job opportunities and retain existing commercial businesses within the State and related job opportunities, and it is further determined and declared that the relief of conditions of unemployment, the maintenance of existing levels of employment, the creation of new job opportunities, the retention of existing commercial businesses, the increase of industry and commerce within the State, the reduction of the evils attendant upon unemployment, and the increase and maintenance of the tax base of the State and its political subdivisions are public purposes and for the public safety, benefit, and welfare of the residents of this State.
- The exercise of the powers provided in this Law is dedicated to the promotion of the public interest, to the enhancement of the tax base within business districts, municipalities, and the State and its political subdivisions, the creation of employment, and the eradication of blight, if present within the business district, and the use of such powers for the creation, development, improvement, maintenance, and redevelopment of business districts of a municipality is hereby declared to be for the public safety, benefit, and welfare of the residents of the State and essential to the public interest and declared to be for public purposes.

The Act is intended to be used by municipalities to address and eradicate problems that cause areas to qualify as “blighted”, and to carry out development and redevelopment projects that serve this end.

The Act allows a municipality to accomplish development and redevelopment activities on a locally-controlled basis. Development and redevelopment within a designated District will generate new taxes from sales within the District and, thus, create new tax revenues which will be used to improve the District. These tax revenues can be used to finance certain “Business District costs” as identified within the Act.

The statute allows the corporate authorities to designate an area of the municipality as a business district after a public hearing. Powers extended to the corporate authorities in a designated business district include the following:

- To make and enter into all contracts necessary or incidental to the implementation and furtherance of a business district plan. A contract by and between the municipality and any developer or other nongovernmental person to pay or reimburse said developer or other nongovernmental person for business district project costs incurred or to be incurred by said developer or other nongovernmental person shall not be deemed an economic incentive agreement under Section 8-11-20, notwithstanding the fact that such contract provides for the sharing, rebate, or payment of retailers' occupation taxes or service occupation taxes (including, without limitation, taxes imposed pursuant to subsection (11)) the municipality receives from the development or redevelopment of properties in the business district. Contracts entered into pursuant to this subsection shall be binding upon successor corporate authorities of the municipality and any party to such contract may seek to enforce and compel performance of the contract by civil action, mandamus, injunction, or other proceeding.
- Within a business district, to acquire by purchase, donation, or lease, and to own, convey, lease, mortgage, or dispose of land and other real or personal property or rights or interests therein; and to grant or acquire licenses, easements, and options with respect thereto, all in the manner and at such price authorized by law. No conveyance, lease, mortgage, disposition of land or other property acquired by the municipality or agreement relating to the development of property, shall be made or executed except pursuant to prior official action of the municipality. No conveyance, lease, mortgage, or other disposition of land owned by the municipality, and no agreement relating to the development of property, within a business district shall be made without making public disclosure of the terms and disposition of all bids and proposals submitted to the municipality in connection therewith. To acquire property by eminent domain in accordance with the Eminent Domain Act.
- To clear any area within a business district by demolition or removal of any existing buildings, structures, fixtures, utilities, or improvements, and to clear and grade land.
- To install, repair, construct, reconstruct, or relocate public streets, public utilities, and other public site improvements within or without a business district which are essential to the preparation of a business district for use in accordance with a business district plan.

- To renovate, rehabilitate, reconstruct, relocate, repair, or remodel any existing buildings, structures, works, utilities, or fixtures within any business district.
- To construct public improvements, including but not limited to buildings, structures, works, utilities, or fixtures within any business district.
- To fix, charge, and collect fees, rents, and charges for the use of any building, facility, or property or any portion thereof owned or leased by the municipality within a business district.
- To pay or cause to be paid business district project costs. Any payments to be made by the municipality to developers or other nongovernmental persons for business district project costs incurred by such developer or other nongovernmental person shall be made only pursuant to the prior official action of the municipality evidencing an intent to pay or cause to be paid such business district project costs. A municipality is not required to obtain any right, title, or interest in any real or personal property in order to pay business district project costs associated with such property. The municipality shall adopt such accounting procedures as shall be necessary to determine that such business district project costs are properly paid.
- To apply for and accept grants, guarantees, donations of property or labor or any other thing of value for use in connection with a business district project.
- If the municipality has by ordinance found and determined that the business district is a blighted area under this Law, to impose a retailers' occupation tax and a service occupation tax in the business district for the planning, execution, and implementation of business district plans and to pay for business district project costs as set forth in the business district plan approved by the municipality.
- If the municipality has by ordinance found and determined that the business district is a blighted area under this Law, to impose a hotel operators' occupation tax in the business district for the planning, execution, and implementation of business district plans and to pay for the business district project costs as set forth in the business district plan approved by the municipality.

The Act specifies that before a municipality can designate a District which imposes a retailers' occupation tax and create a Plan for such a District, the municipality must find that the District is "blighted", as that term is defined in the Act.

The Act also requires that any Plan adopted by a municipality include:

- A specific description of the District boundaries and map;
- A general description of each project proposed to be undertaken within the District including a description of the approximate location of each project and a description of any developer, user, or tenant of any property to be located or improved within the proposed business district;
- The name of the proposed District;
- The estimated business district project costs;
- Anticipated source of funds to pay District project costs;
- Anticipated type and terms of any obligations to be issued; and
- The retailers' occupation tax and service occupation tax, if any, and the rate of such taxes and the period of time for which the tax shall be imposed.

SECTION III

A. Introduction

Municipalities are authorized to create business districts by the Illinois Municipal Code (65 ILCS 5/11-74.3 et seq. - the "Act"). The Act sets forth the requirements and procedures for establishing a business district and a business district plan. The Village of Godfrey ("Village") has deemed such action desirable as part of a continuous effort to maximize the potential of the Village while working to remedy existing conditions detrimental to development in this portion of the Village.

The criteria and individual factors that were utilized in conducting the evaluation of the conditions in the proposed business district (the "District") are outlined on the following pages.

B. Statutory Qualifications

The definitions for qualifying the District as "blighted" are defined in the Act as follows:

"Blighted area" means an area that is a blighted area which, by reason of the predominance of defective, non-existent, or inadequate street layout, unsanitary or unsafe conditions, deterioration of site improvements, improper subdivision or obsolete platting, or the existence of conditions which endanger life or property by fire or other causes, or any combination of those factors, retards the provision of housing accommodations or constitutes an economic or social liability, an economic underutilization of the area, or a menace to the public health, safety, morals, or welfare.

C. Investigation and Analysis of Blighting Conditions

In determining whether or not the District meets the eligibility requirements of the Act, various methods of research and field surveys were utilized. These included:

- On-site field examination of conditions in the District by experienced staff of Moran Economic Development. These personnel are trained in techniques and procedures of determining conditions of local properties, utilities, streets, etc., and determination of eligibility of areas for business district designation.
- Contacts with individuals knowledgeable as to conditions and history of and within the Village, age of buildings, public infrastructure and site improvements, development patterns, real estate matters and related items.

Existing information related to public utilities in the District was reviewed, as was information regarding the Village on file with Madison County.

- Review of the findings and determinations established by the Act in creating business districts. These findings include:
 - That it may be considered essential to the economic or social welfare of the municipality that business districts be maintained and revitalized by assuring opportunities for development or redevelopment and attracting sound and stable business and commercial growth.
 - That such a result should conform to the comprehensive plan of the municipality and a specific plan for business districts officially approved by the corporate authorities of the municipality after the public hearing.
 - That the exercise of the powers provided in Section 11-74.3-1 (of the Act) is dedicated to the promotion of the public interest and to the enhancement of the tax base of business districts, and the use of such powers for the development and redevelopment of business districts of a municipality is hereby declared to be a public use essential to the public interest.

The Act specifies that certain requirements must be met before a municipality can proceed with implementing business district development and redevelopment projects and imposing the retailers' occupation tax, service occupation tax, and hotel operators' occupation tax. One of these is that the municipality must demonstrate that the District qualifies as eligible for business district designation.

D. The Proposed District

The proposed Business District encompasses 458 parcels of developed property, undeveloped property, and rights-of-way in the Village of Godfrey. Generally, the Proposed Area runs from the developing industrial park near Armsway Boulevard south to Tolle Lane, taking areas of parcels along the way. From the northern boundary of the Area heading south, there are groups of undeveloped parcels just west of Godfrey Road and then east toward Humbert Road that are taken in. The Area continues south, taking in several commercial properties near Route 267/Montclair Avenue. Properties adjacent to Godfrey Road, including Village Hall, make up the western boundary of the Area. While the Area briefly extends east of Humbert Road near Seiler Road to take in a block of properties, for the most part it is bounded by Godfrey Road to the west and Humbert Road to the east until nearing Pearl Street going south. On the western portion of the Area properties adjacent to Godfrey Road are taken in, and on the eastern side properties adjacent to Humbert

Road are taken in with parcels in between the two roads being excluded. Upon reaching Tolle Lane the Area joins back together and extends south, taking in Monticello Plaza, the former Owens-Illinois Plant, and several other properties. On the eastern side the Area follows Humbert road south until reaching Alby Road, where the Area takes in the gas station, car wash, and adjacent parcels before extending south of the railroad parcels to take in several undeveloped properties. On the western side back near Monticello Plaza, the Area follows Godfrey Road south taking in numerous commercial properties on both sides. Upon reach Homer Adams Parkway, the Area briefly extends east down to Martin Luther King Drive to take in commercial properties. Back at the intersection of Godfrey Road and Homer Adams Parkway, the Area continues west until reaching Delmar Avenue. The Area then follows Delmar Avenue, where ultimately several properties are taken in near Westmont Avenue. The boundary map for the Area has been attached as **Exhibit A**.

E. Review of Findings & Qualifications of the District

In order to impose the retailers' occupation tax and service occupation tax, the corporate authorities of the municipality shall make a formal finding of the following:

"Blighted area" means an area that is a blighted area which, by reason of the predominance of defective, non-existent, or inadequate street layout, unsanitary or unsafe conditions, deterioration of site improvements, improper subdivision or obsolete platting, or the existence of conditions which endanger life or property by fire or other causes, or any combination of those factors, retards the provision of housing accommodations or constitutes an economic or social liability, an economic underutilization of the area, or a menace to the public health, safety, morals, or welfare.

- **Predominance of Defective, Non-Existent, or Inadequate Street Layout**

The Area suffers from these factors. Not including those roadways maintained by the County or State, the majority of the roads in the Area are oil and chip, especially in the northern portion of the Area. The oil and chip method of surfacing is adequate for the current amount of traffic in the Area, but in the future these roads may require proper concrete surfacing to accommodate increased volumes of traffic. Oil and chip streets are also undesirable for other reasons. One would be the frequent maintenance associated with this surface type. There is also the lack of proper curb and gutter, and in most cases sidewalk access.

Other portions of the Area's street network suffer from deteriorated

conditions. This is especially true in areas adjacent to Montclair Avenue. Some of the roads serving commercial and industrial properties feature broken surfacing and potholes. In the future the Village will be forced to make improvements to the street layout in the Area, whether in the form of repair/renovation of current roadways or the creation of new streets.

There are currently plans in place to improve traffic circulation throughout the Village with the creation of the Crosstown Road project, which would intersect the northern portion of the project Area. This non-existent street network will need to be constructed to handle new traffic. Additionally, per the Village's Illinois State Route 255 Transportation and Growth Management Plan a considerable amount of streets will need to be constructed as the new State Route 255 begins to serve the Area. The current street network lacks the ability to properly serve the Area with the addition of the State Route 255 development. Additionally, due to the increased traffic volume some of the existing streets the Village maintains will require further attention.

Interior Street Layout

The development of the majority of the parcels in the proposed District is inhibited by a lack access to properly developed public streets. This not only affects some of the larger parcels immediately adjacent to State Route 255 but the interior parcels as well. This inadequacy is clearly documented by aerial photography. The lack of streets to serve development of these parcels makes it unlikely that they will be developed to their highest and best use without significant investment of public or private funds to construct proper access.

The predominance of the defective and inadequate street layout described above is illustrated by considering an alternative development scenario in which individual commercial lots would be developed along only Godfrey Road without construction of an internal street network. Without an internal layout of frontage and circulator streets, there is potential only for development of individual lots with frontage on Godfrey Road and Homer Adams Parkway. Each of these lots would likely be no more than 500 feet deep and have individual private driveways off Godfrey Road. Such a scenario is contrary to principles of sound urban planning and transportation management. It would result in only a fraction of the District (its portion only immediately bound by Godfrey Road) being developed, thereby leaving a majority of the District afflicted with deficient and inadequate street layout such that its development would not be realized.

The cost to construct this internal street layout as well as the construction of additional streets and correcting deficiencies has not been

fully determined. However, the cost of building the streets, sidewalk and related infrastructure has been identified as a prohibitive expense, for which public funding assistance will be necessary.

The street and transportation network are essential to sound growth, especially when looking at the ability to serve commercial and industrial traffic. Largely due to the new developments occurring in the Area, the street layout in its current state is defective, non-existent in some effects, and inadequate. As a result, the proposed District meets the standard of blight for this factor.

- **Deterioration of Site Improvements**

The extent to which site improvements on a property are showing signs of deterioration is an indicator of the property's stability and market value for the existing uses and for potential reuse by others. To varying degrees, there is evidence of deterioration and/or dilapidation of site improvements throughout the Area. These conditions are based on exterior site reviews by experienced Moran Economic Development staff.

The field survey of main building conditions in the Area found 304 instances of structures with notable defects in the secondary structural components, including roofs, windows, foundations, and fascia materials. These examples were evenly distributed throughout the Area both geographically and within the various land uses. This is not uncommon in areas with older buildings, as 381 of the 504 structures (76%) in the Area are over the age of thirty-five. Much of the Area is an established commercial corridor and many of the structures along which have aged and are showing signs of deterioration. Other portions take in mixed land-use areas, and generally these are near older residential developments and thus also show signs of aging. One of the purposes of the Redevelopment Plan and Project will be to remediate some of these conditions.

Many of the utilities serving parcels in the Area are in need of upgrades as well. Most of the piping within the sanitary sewer system consists of dated materials. The majority of the sanitary sewer lines are made of clay pipe. Due to its susceptibility to cracking or breakage, clay is considered inferior to the more modern PVC piping. The Village has made some improvements to the lines within the Area, with some of the lines using PVC pipe. The Village is currently using cured-in-place pipe as a rehabilitation method on some of the clay pipes, which will remediate the issues with the lines without any trenching. Additionally, numerous lines in the Area will need to either be replaced or relocated due to the State

Route 255 project.

In terms of surface improvements, overall deteriorated conditions were present in 253 of the parcels (57%) in the Area. Many of these conditions were in the form of cracking pavement and sidewalk areas. Some roadways in the Area are not paved and suffer from potholes, as previously mentioned. Other areas with commercial developments have parking lots that are aged and exhibit cracking. Overall, the majority of the Area exhibited surface deterioration in some form or another.

As a result, the proposed District meets the standard of blight for this factor.

- **Improper Subdivision or Obsolete Platting**

There are numerous instances of this factor within the Area. Many of the parcels that have not been developed are improperly shaped or sized. The majority of these parcels seem to have been affected by right of way parcels, whether due to the railroads or roadways, cutting through the area and creating undesirable plots of land in their wake. More of these misshaped parcels have been created with the dividing of properties to accommodate the new State Route 255 project. Without any development plan for assembly of property, these parcels are likely to remain undeveloped due to their undesirable shape or size.

The Area thus qualifies for this factor.

- **Such factors discussed above retards the provision of housing accommodations or constitutes an economic or social liability, an economic underutilization of the area, or a menace to the public health, safety, morals, or welfare.**

All the factors noted above, in their current state, combine to constitute an economic liability in their present condition and use.

The deterioration of site improvements as well as other conditions noted above poses an economic liability. These costly site improvements in their current use not only pose an economic liability to the Village today, but also pose a threat to future development in the proposed District.

In their current condition and use, the street and transportation network in the area is an economic liability due to the costly repairs and upgrades

of the roads, shoulders, rights of way and curbs that are necessary to accommodate the development in the Area. This is especially in the northern portion, where the State Route 255 project will dissect the Area. Improvements to the street network will need to be made in order to accommodate new traffic volumes in the Area, as well as to provide proper access to industrial and commercial properties in the Area. There are current portions of the street network that, if not improved, could ultimately be detrimental to continued development and growth in the Area.

Developmental stagnation is an additional example of the District being an economic liability to the affected taxing jurisdictions. The factors outlined above have contributed to the District's not being developed and thereby failing to generate substantive tax revenue for the Village and its associated taxing jurisdictions.

One method used to track the economic viability of an area is the change in the Equalized Assessed Valuation (EAV). There are three widely accepted standards to gauge economic liability or underutilization: if an area has decreased for 3 of the last 5 calendar years prior to the year in which the Business District area is designated; if an area is increasing at an annual rate that is less than the balance of the municipality for 3 of the last 5 calendar years for which information is available; or if an area is increasing at an annual rate that is less than the Consumer Price Index for All Urban Consumers published by the United States Department of Labor or successor agency for 3 of the last 5 calendar years prior to the year in which the Business District area is designated.

The District's historical EAV provides evidence that it is an economic liability to the Village and its associated taxing jurisdictions. The total EAV of the District has decreased for three of the last five calendar years (those years shown in *italics*). Additionally, the Area has grown at an annual rate less than the balance of Village of Godfrey for three of the past five years (those years shown in **bold**). The following chart shows how the District EAV compares to the balance of the Village EAV for the same time periods.

Equalized Assessed Valuation Growth Rates				
Year	Project Area ¹	Balance of Village ²	Project Area %	Balance of Village %
2009-2010	\$22,515,460	\$308,141,885	-2.62%	-2.02%
2008-2009	\$23,122,120	\$314,497,534	6.06%	3.05%
2007-2008	\$21,801,010	\$305,203,269	6.18%	3.58%
2006-2007	\$20,532,840	\$294,648,144	6.75%	9.57%
2005-2006	\$19,233,860	\$268,908,041	-1.38%	7.23%
¹ EAV Source: Madison County Property Assessment Data				
² Total Village EAV Minus the EAV of the Parcels in the Project Area				

The Area displayed two characteristics of economic underperformance by declining by itself as well as growing at a rate lower than the balance of the Village. This data indicates that the area is an economic liability in terms of its ability to consistently generate revenue for the Village and the associated taxing districts.

- **Economic Underutilization of the Area**

The District demonstrates an economic underutilization of the area. The Village of Godfrey identifies the majority of the District Area as commercial, as it is an ideal area for retail development. Currently, however, there are numerous properties in these ideal commercial locations that feature different land uses. There are portions of the Area that take in residential properties, yet even these blocks of parcels feature commercial land-uses intermixed. This speaks to the area being underutilized in terms of its economic growth potential for the Village of Godfrey, which explains some of the Area’s shortcomings in EAV growth as previously noted. This also further demonstrates that the blighting conditions, as noted above, diminish the ability for prime locations to develop and thus the Area is in fact being underutilized.

F. Qualification Summary & Findings

The District is found to be eligible as “blighted” due to the presence, individually and in combination, of several conditions representative of those outlined in the Act. These include:

- Predominance of Defective, Non-Existent, or Inadequate Street Layout
- Deterioration of site improvements;
- Improper Subdivision or Obsolete Platting

- The factors exhibited within the District in its present condition combine to make it an economic liability to the Village and the associated taxing districts;
- Additional economic liability factors, demonstrated by EAV comparisons;
- The area is economically underutilized;

Thus, the District is found to be eligible, as it represents a blighted portion of the Village of Godfrey by reason of the predominance of defective, non-existent, inadequate street layout, deterioration of site improvements and obsolete platting. Additionally, these factors, taken in combination, demonstrate conditions which constitute an economic liability and an economic underutilization of the area within the District in its present condition and use. Moreover, the District on the whole has not been subject to growth and development through investment by private enterprises and would not be reasonably anticipated to be developed or redeveloped without the establishment of the Godfrey Business District and adoption of the Godfrey Business District Plan.

SECTION IV

BUSINESS DISTRICT DEVELOPMENT PLAN

INTRODUCTION

The Village of Godfrey, Illinois is considering the approval of the Godfrey Business District Plan (The “Plan” or the “Business District Plan”) in order to provide an important tool for the development of a blighted area of the community. In looking to achieve this end, the Village will seek to adhere to certain objectives and policies.

A. Objectives

The objectives of the Plan are to:

- Make necessary repairs and upgrades to infrastructure within the District.
- Assure opportunities for development and attraction of sound and stable commercial growth.
- Enhance the tax base of the District.
- Ameliorate the blighting conditions within the District.
- Encourage and assist private investment and development within the District, in a manner that is compatible with the Godfrey Comprehensive Plan.

B. Policies

The Village of Godfrey will follow certain policies to achieve the objectives outlined above. These policies include:

- Use Business District-derived revenues to implement the Plan.
- Utilize Village staff and consultants to undertake those actions necessary to accomplish the specific public-side actions and activities outlined in the Business District Plan.
- Provide financial assistance, as permitted by the Act, to encourage private developers to complete those certain private actions and activities as outlined in the Business District Plan.

- Use Business District-derived revenues to address site development issues, including grading and building rehabilitation.
- Use Business District-derived revenues to carry out public infrastructure improvements including off-site roadwork, parking lot improvements, utility lines and other infrastructure.
- Utilize the powers extended to the corporate authorities in a designated District.

These objectives and policies may be amended from time to time as determined by the Village.

C. Components of the Business District Plan

1. Boundary Delineation

A number of factors were taken into consideration in establishing the boundary of the District. Established planning guidelines and standards have been followed in delineating the boundary and preparing the Plan.

Field investigators employed by Moran Economic Development conducted research of the area and environs in order to ascertain the existence and prevalence of blighting factors. Moran Economic Development was assisted by information obtained from Madison County and the Village of Godfrey. Based upon these investigations, the eligibility requirements for establishing and enabling taxes, the determination of redevelopment needs within the Village, and the location of the blighting factors found, the boundaries of the District were determined.

The proposed Business District encompasses 458 parcels of developed property, undeveloped property, and rights-of-way in the Village of Godfrey. Generally, the Proposed Area runs from the developing industrial park near Armsway Boulevard south to Tolle Lane, taking areas of parcels along the way. From the northern boundary of the Area heading south, there are groups of undeveloped parcels just west of Godfrey Road and then east toward Humbert Road that are taken in. The Area continues south, taking in several commercial properties near Route 267/Montclair Avenue. Properties adjacent to Godfrey Road, including Village Hall, make up the western boundary of the Area. While the Area briefly extends east of Humbert Road near Seiler Road to take in a block of properties, for the most part it is bounded by Godfrey Road to the west and Humbert Road to the east until nearing Pearl Street going south. On the western portion of the Area properties adjacent to Godfrey Road are taken in, and on the

eastern side properties adjacent to Humbert Road are taken in with parcels in between the two roads being excluded. Upon reaching Tolle Lane the Area joins back together and extends south, taking in Monticello Plaza, the former Owens-Illinois Plant, and several other properties. On the eastern side the Area follows Humbert road south until reaching Alby Road, where the Area takes in the gas station, car wash, and adjacent parcels before extending south of the railroad parcels to take in several undeveloped properties. On the western side back near Monticello Plaza, the Area follows Godfrey Road south taking in numerous commercial properties on both sides. Upon reach Homer Adams Parkway, the Area briefly extends east down to Martin Luther King Drive to take in commercial properties. Back at the intersection of Godfrey Road and Homer Adams Parkway, the Area continues west until reaching Delmar Avenue. The Area then follows Delmar Avenue, where ultimately several properties are taken in near Westmont Avenue. The boundary map for the Area has been attached as **Exhibit A. The legal description of the District is attached as Appendix A, Legal Description.**

2. The Development Project

The development goals of the Village of Godfrey for the Godfrey Business District envision a redevelopment program resulting in private investment in the Area. The ingredients for the ultimate success of the program are financial assistance and the improvement of the street network and site improvements that exist today. The satisfaction of these needs will lead to redevelopment in the Area that will generate revenue to support the Business District.

Key Projects for the Plan include:

1. Improvements to infrastructure within the area;
2. Utility trunk lines (e.g. water, sanitary sewer, telephone, etc.) constructed or reconstructed in road right-of-way or other public easements;
3. Assistance in rehabilitation of the buildings within the District boundaries;
4. Parking lot improvements and façade improvements to structures within the District boundaries;
5. Marketing the Village of Godfrey to outside investors;
6. The development of additional commercial or retail stores within the District; and
7. The facilitation of private investment for existing building expansion.

3. Name of Business District

The name of the District is Godfrey Business District.

4. Estimated Business District Project Costs

The cost estimate associated with development activities to be funded from available revenues of the Village (the "Pledged Revenues") as discussed below, is presented in **Exhibit C. Estimated Business District Project Costs**. The estimate includes reasonable and necessary costs incurred, or estimated to be incurred, during the implementation of the Business District Plan. The estimated costs in **Exhibit C** are subject to refinement as specific plans and designs are finalized and experience is gained in implementing the Plan and do not include financing costs and the retail sales tax which will be applied to pay the portion of such costs which are eligible to be funded under the Act. As such, debt service and expenses associated with issuance of bonds, or other obligations, are in addition to costs stated in **Exhibit C**.

EXHIBIT C

ESTIMATED BUSINESS DISTRICT PROJECT COSTS

<u>Description</u>	<u>Estimated Costs</u>
Costs of studies, surveys development of plans, and specifications, implementation and administration of the district including but not limited to staff and professional service costs for architectural, engineering, legal, financial, planning and other services	\$300,000
Property assembly costs, including but not limited to acquisition of land and other property, demolition of buildings, site preparations, site improvements that serve as an engineered barrier addressing ground level & the grading and clearing of land.	\$700,000
Financing Costs including but not limited to all necessary and incidental expenses related to the issuance of obligations including payment of interest on obligations.	\$4,000,000
Cost of construction of public works or improvements.	\$7,000,000
<hr/>	
<u>Total Estimated Budget</u>	\$12,000,000

Expenditures in individual categories may differ from those shown above; however, the total amount of the Estimated Redevelopment Project Costs will not exceed \$12,000,000 plus any additional interest and financing costs as may be required. Adjustments may be made among budget categories to reflect implementation of the Plan.

5. Anticipated Source of Funds to Pay Business District Project Costs

The anticipated source of funds to pay District project costs are those tax revenues raised by the retailers' occupation tax to be imposed by the Business District (the "Business District Tax") which will be applied to pay eligible costs under the Act. In addition, the District's costs and obligations may be paid for, in whole or in part, by revenues from other funding sources. These may include state and federal programs, municipal sales tax revenue and tax increment financing revenues in those portions of the Business District which overlap with the Godfrey Business District Redevelopment Area (collectively, the "Pledged Revenues").

6. Anticipated Type and Terms of Any Obligations to be issued

In order to expedite the implementation of the Business District Plan, The Village of Godfrey, pursuant to the authority granted to it under the Act, may issue obligations to pay for the Business District Costs. These obligations may be secured by future amounts to be collected and allocated to the Business District Tax Allocation Fund. Such obligations may take the form of any loan instruments authorized by the Act.

Such loans or obligations may be issued pursuant to the Business District Plan. The Village anticipates that notes, bonds, or similar obligations may be issued secured by revenues in the Business District Tax Allocation Fund to fund eligible District costs.

When District costs, including all municipal obligations financing Business District project costs incurred under Section 11-74.3-3 have been paid, any surplus funds then remaining in the Business District Tax Allocation Fund shall then be distributed to the municipal treasurer for deposit into the municipal general corporate fund.

7. The rate of Any Tax to be Imposed pursuant to Subsection (12) and (13) of Section 11-74.3-3 of the Act

Within the District, a rate of tax of 1.0% shall be imposed as a retailer's occupation tax and service occupation tax. Such tax shall be imposed for up to, but no more than, 23 years.

SECTION V

FINDINGS AND COMPLETION OF OBLIGATIONS

A. Formal Findings

The Village of Godfrey makes the following formal findings with respect to establishing the Godfrey Business District Plan:

1. The area to be designated as a Business District is contiguous and includes only parcels of real property directly and substantially benefited by the Business District Plan.
2. The Business District, in its entirety, is located within the Village limits of Godfrey, Illinois.
3. The Business District is a blighted area; that, by reason of the predominance of defective, non-existent, inadequate street layout, deterioration of site improvements, and obsolete platting. Additionally, these factors, taken in combination, demonstrate conditions which constitute an economic liability and an economic underutilization of the area within the District in its present condition and use.
4. The Business District, on the whole, has not been subject to growth and development through investment by private enterprise or would not reasonably be anticipated to be developed without the adoption of the Business District Development Plan.
5. The Business District Development Plan conforms to the Comprehensive Plan for the development of the municipality as a whole, as determined by the Village Board.

B. Completion of Business District Projects / Retirement of Obligations

Upon payment of all Business District project costs and retirement of outstanding obligations, but in no event more than 23 years after the date of adoption of the ordinance approving the Godfrey Business District Plan, the municipality shall adopt an ordinance immediately rescinding the taxes imposed pursuant to subsections of (12) and (13) of Section 11-74.3-3.

Appendix A
Legal Description

LEGAL DESCRIPTION FOR GODFREY BUSINESS DISTRICT

PART OF SECTIONS 11, 13, 14, 15, 22, 23, 25, 26, 33, 34, 35 AND 36 ALL IN TOWNSHIP 6 NORTH, RANGE 10 WEST OF THE THIRD PRINCIPAL MERIDIAN, VILLAGE OF GODFREY, MADISON COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF SECTION 35; THENCE SOUTHERLY, ALONG THE EAST LINE OF SAID NORTHWEST QUARTER OF SECTION 35 TO THE CENTER OF SAID SECTION 35; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID NORTHWEST QUARTER TO THE NORTHEAST CORNER OF PARCEL 24-1-01-35-14-301-012.001 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE SOUTHERLY, ALONG THE EAST LINE OF SAID PARCEL 24-1-01-35-14-301-012.001 AND THE EAST LINE OF PARCEL 24-1-01-35-14-301-011 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 AND THE EAST LINE OF PARCEL 24-1-01-35-14-301-010 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 AND PARCEL 24-1-01-35-14-301-009 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 AND PARCEL 24-1-01-35-14-301-008 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 AND PARCEL 24-1-01-35-14-301-007 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO A POINT ON THE NORTH LINE OF PARCEL 24-1-01-35-14-301-006 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID PARCEL 24-1-01-35-14-301-006 TO THE NORTHEAST CORNER OF PARCEL 24-1-01-35-14-301-006; THENCE SOUTHERLY ALONG THE EAST LINE OF SAID PARCEL 24-1-01-35-14-301-006 AND THE EAST LINE OF PARCEL 24-1-01-35-14-301-005 TO A POINT ON THE NORTH LINE OF LOT 1 OF E. WEISENFLUH'S SUBDIVISION AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 7 ON PAGE 29 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID LOT 1 OF E. WEISENFLUH'S SUBDIVISION TO THE NORTHEAST CORNER OF SAID LOT 1 OF E. WEISENFLUH'S SUBDIVISION; THENCE SOUTHERLY, ALONG THE EAST LINE OF SAID E. WEISENFLUH'S SUBDIVISION TO THE NORTHWEST CORNER OF LOT 18 OF SUMMIT SUB-DIVISION AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 16 ON PAGE 39 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID LOT 18 OF SUMMIT SUB-DIVISION TO THE NORTHEAST CORNER OF SAID LOT 18; THENCE EASTERLY, TO THE NORTHWEST CORNER OF LOT 24 OF SAID SUMMIT SUB-DIVISION; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID LOT 24 OF SUMMIT SUB-DIVISION TO THE NORTHEAST CORNER OF SAID LOT 24 OF SUMMIT SUB-DIVISION ALSO BEING A POINT ON THE WEST LINE OF OUT LOT A OF CURVEY CENTER AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 42 ON PAGE 31 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID OUT LOT "A" OF CURVEY CENTER TO THE NORTHWEST CORNER OF SAID OUT LOT "A" OF CURVEY CENTER; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID CURVEY CENTER AND ITS EASTERLY EXTENSION TO THE CENTERLINE OF CURVEY STREET; THENCE NORTHERLY, ALONG THE CENTERLINE OF CURVEY STREET TO THE INTERSECTION WITH THE WESTERLY EXTENSION OF THE NORTH LINE OF LOT 31 OF GERSON HEIGHTS RESUBDIVISION AS SHOWN BY THE PLAT THEREOF IN PLAT BOOK 16 ON PAGE 85 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID LOT 31 OF GERSON HEIGHTS RESUBDIVISION AND ITS WESTERLY EXTENSION AND THE EASTERLY EXTENSION OF SAID NORTH LINE OF LOT 31 OF GERSON HEIGHTS RESUBDIVISION TO THE CENTERLINE OF GERSON AVENUE; THENCE SOUTHERLY, ALONG THE CENTERLINE OF GERSON AVENUE TO THE INTERSECTION WITH THE WESTERLY EXTENSION OF THE NORTH LINE OF LOT 57 OF SAID GERSON HEIGHTS RESUBDIVISION; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID LOT 57 OF GERSON HEIGHTS RESUBDIVISION AND ITS WESTERLY EXTENSION TO THE NORTHEAST CORNER OF SAID LOT 57 OF GERSON HEIGHTS RESUBDIVISION ALSO BEING A POINT ON THE WEST LINE OF LOT 1 OF NORTH PORT INDUSTRIAL PARK, SECTION NO. 1A AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 37 ON PAGE 86 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID LOT 1 OF NORTH PORT INDUSTRIAL PARK, SECTION NO. 1A AND ITS NORTHERLY EXTENSION TO THE CENTERLINE OF M. L. KING DRIVE; THENCE SOUTHEASTERLY, ALONG THE CENTERLINE OF M. L. KING DRIVE TO THE CENTERLINE OF WEST HOMER M. ADAMS

PARKWAY; THENCE NORTHWESTERLY, ALONG THE CENTERLINE OF WEST HOMER M. ADAMS PARKWAY TO THE INTERSECTION WITH THE SOUTHERLY EXTENSION OF THE WEST LINE OF LOT 7 OF NORTH PORT INDUSTRIAL PARK SECTION NO. 1B AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 39 ON PAGE 21 OF THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID LOT 7 OF NORTH PORT INDUSTRIAL PARK SECTION NO. 1B AND ITS SOUTHERLY EXTENSION AND THE NORTHERLY EXTENSION OF SAID WEST LINE OF LOT 7 NORTH PORT INDUSTRIAL PARK SECTION NO. 1B TO THE CENTERLINE OF NORTH PORT DRIVE; THENCE WESTERLY, ALONG THE CENTERLINE OF NORTH PORT DRIVE TO THE CENTERLINE OF CURVEY STREET; THENCE SOUTHERLY, ALONG THE CENTERLINE OF CURVEY STREET TO THE CENTERLINE OF WEST HOMER M. ADAMS PARKWAY; THENCE WESTERLY, ALONG WEST HOMER M. ADAMS PARKWAY TO THE CENTERLINE OF GROVELIN STREET; THENCE SOUTHERLY, ALONG THE CENTERLINE OF GROVELIN STREET TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF NORTH PORT CONDOMINIUM AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT CABINET 58 ON PAGE 26 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID NORTH PORT CONDOMINIUM AND ITS EASTERLY EXTENSION TO A POINT ON THE WEST LINE OF LOT 9 OF SUMMIT SUBDIVISION AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 16 ON PAGE 39 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE NORTHERLY, ALONG THE WEST LINE OF LOT 9 AND THE WEST LINE OF 10 OF SAID SUMMIT SUBDIVISION TO THE SOUTHEAST CORNER OF LOT 6 OF ZERWAS SUBDIVISION AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 9 ON PAGE 22 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID LOT 6 OF ZERWAS SUBDIVISION AND ITS WESTERLY EXTENSION TO THE CENTERLINE OF ROSA AVENUE; THENCE NORTHERLY, ALONG THE CENTERLINE OF ROSA AVENUE TO THE CENTERLINE OF AN ALLEY RUNNING EAST AND WEST THROUGH BLOCK 2 OF DELMAR HEIGHTS SUBDIVISION AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 6 ON PAGE 82 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE WESTERLY, ALONG THE CENTERLINE OF SAID ALLEY TO THE CENTERLINE OF POWELL STREET; THENCE SOUTHERLY, ALONG THE CENTERLINE OF POWELL STREET TO THE EASTERLY EXTENSION OF THE SOUTH LINE OF PARCEL 24-1-01-35-17-302-035 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-1-01-35-17-302-035 AND ITS EASTERLY EXTENSION AND THE WESTERLY EXTENSION OF SAID SOUTH LINE OF PARCEL 24-1-01-35-17-302-035 TO THE CENTERLINE OF GODFREY ROAD; THENCE NORTHEASTERLY, ALONG THE CENTERLINE OF GODFREY ROAD TO THE CENTERLINE OF HAROLD AVENUE; THENCE WESTERLY, ALONG THE CENTERLINE OF HAROLD AVENUE TO THE CENTERLINE OF STRONG AVENUE; THENCE NORTHERLY, ALONG THE CENTERLINE OF STRONG AVENUE TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF PARCEL 24-1-01-35-17-302-016 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY, ALONG THE SOUTH LINE OF PARCEL 24-1-01-35-17-302-016 AND ITS EASTERLY EXTENSION TO THE SOUTHWEST CORNER OF SAID PARCEL 24-1-01-35-17-302-016; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-1-01-35-17-302-016 TO THE SOUTHEAST CORNER OF PARCEL 24-1-01-35-17-302-001.001 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-1-01-35-17-302-001.001 AND ITS WESTERLY EXTENSION TO THE CENTERLINE OF SAINT AMBROSE DRIVE; THENCE NORTHERLY, ALONG THE CENTERLINE OF SAINT AMBROSE DRIVE TO THE EASTERLY EXTENSION OF THE SOUTH LINE OF PARCEL 24-2-01-34-20-403-004 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-2-01-34-20-403-004 AND ITS EASTERLY EXTENSION AND THE SOUTH LINE OF PARCEL 24-2-01-34-20-403-003 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE SOUTHWEST CORNER OF SAID PARCEL 24-2-01-34-20-403-003; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-2-01-34-20-403-003 TO THE SOUTHEAST CORNER OF PARCEL 24-2-01-34-20-403-002 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-2-01-34-20-403-002 AND ITS WESTERLY EXTENSION TO THE CENTERLINE OF WALTER STREET; THENCE NORTHERLY, ALONG THE CENTERLINE OF WALTER STREET TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF PARCEL

24-2-01-34-20-402-002 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-2-01-34-20-402-002 AND ITS EASTERLY EXTENSION TO THE SOUTHEAST CORNER OF PARCEL 24-2-01-34-20-402-001 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-2-01-34-20-402-001 AND ITS WESTERLY EXTENSION TO THE CENTERLINE OF GREENWOOD LANE; THENCE SOUTHERLY, ALONG THE CENTERLINE OF GREENWOOD LANE TO THE EASTERLY EXTENSION OF THE SOUTH LINE OF PARCEL 24-1-01-34-20-401-002 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY ALONG THE SOUTH LINE OF SAID PARCEL 24-1-01-34-20-401-002 AND ITS EASTERLY EXTENSION TO THE SOUTHWEST CORNER OF SAID PARCEL 24-1-01-34-20-401-002, SAID SOUTHWEST CORNER ALSO BEING A POINT ON THE EAST LINE OF PARCEL 24-1-01-34-20-401-001.002 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE SOUTHERLY, ALONG SAID EAST LINE OF PARCEL 24-1-01-34-20-401-001.002 TO THE NORTHEAST CORNER OF PARCEL 24-1-01-34-20-401-010 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE NORTHWESTERLY, ALONG THE NORTH LINE OF SAID PARCEL 24-1-01-34-20-401-010 AND THE NORTH LINE OF PARCEL 24-1-01-34-20-401-009 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE NORTHWEST CORNER OF SAID PARCEL 24-1-01-34-20-401-009; THENCE SOUTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-1-01-34-20-401-009 AND ITS SOUTHERLY EXTENSION TO THE CENTERLINE OF WEST DELMAR AVENUE; THENCE NORTHWESTERLY, ALONG THE CENTERLINE OF WEST DELMAR AVENUE TO THE NORTHERLY EXTENSION OF THE EAST LINE OF PARCEL 24-1-01-34-19-405-009 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE SOUTHERLY, ALONG THE EAST LINE OF SAID PARCEL 24-1-01-34-19-405-009 AND ITS NORTHERLY EXTENSION AND THE EAST LINE OF PARCEL 24-1-01-34-19-405-008 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE SOUTHEAST CORNER OF SAID PARCEL 24-1-01-34-19-405-008; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-1-01-34-19-405-008 TO THE SOUTHWEST CORNER OF SAID PARCEL 24-1-01-34-19-405-008; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-1-01-34-19-405-008 TO THE SOUTHEAST CORNER OF PARCEL 24-1-01-34-19-405-002 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-1-01-34-19-405-002 AND ITS WESTERLY EXTENSION TO THE CENTERLINE OF WANNAMAKER LANE; THENCE SOUTHERLY, ALONG THE CENTERLINE OF WANNAMAKER LANE TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF PARCEL 24-1-01-34-19-404-016 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-1-01-34-19-404-016 AND ITS EASTERLY EXTENSION AND THE SOUTH LINE OF PARCEL 24-1-01-34-19-404-015 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 AND THE SOUTH LINE OF PARCEL 24-1-01-34-19-404-014 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 AND THE SOUTH LINE OF PARCEL 24-1-01-34-19-404-013 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE SOUTHWEST CORNER OF SAID PARCEL 24-1-01-34-19-404-013; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-1-01-34-19-404-013 TO THE SOUTHEAST CORNER OF LOT 2 OF ZERWAS SUBDIVISION AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 18 ON PAGE 97 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID LOT 2 OF ZERWAS SUBDIVISION AND THE SOUTH LINE LOT 1 OF SAID ZERWAS SUBDIVISION AND THE WESTERLY EXTENSION OF THE SOUTH LINE OF SAID LOT 1 OF ZERWAS SUBDIVISION TO THE CENTERLINE OF RIDGEDALE DRIVE; THENCE NORTHERLY, ALONG THE CENTERLINE OF RIDGEDALE DRIVE TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF PARCEL 24-1-01-34-19-401-024 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-1-01-34-19-401-024 AND ITS EASTERLY EXTENSION AND THE WESTERLY EXTENSION OF THE SOUTH LINE OF SAID PARCEL 24-1-01-34-19-401-024 TO THE CENTERLINE OF NORWOOD LANE; THENCE NORTHERLY, ALONG THE CENTERLINE OF NORWOOD LANE TO THE INTERSECTION WITH THE SOUTHEASTERLY EXTENSION OF THE SOUTHERLY LINE OF PARCEL 24-1-01-34-19-401-002 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE NORTHWESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-1-01-34-19-401-002 AND ITS SOUTHEASTERLY EXTENSION AND THE SOUTHERLY LINE OF PARCEL 24-1-01-34-19-401-001 IN THE MADISON COUNTY TAX RECORDS OF

DECEMBER 2011 TO THE SOUTHWEST CORNER OF SAID PARCEL 24-1-01-34-19-401-001; THENCE SOUTHWESTERLY, TO THE NORTHEAST CORNER OF LOT 1 OF FRONTENAC PLACE SUBDIVISION AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 22 ON PAGE 54 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE WESTERLY, ALONG THE NORTH LINE OF SAID LOT 1 OF FRONTENAC PLACE SUBDIVISION TO THE NORTHWEST CORNER OF SAID LOT 1 OF FRONTENAC PLACE SUBDIVISION; THENCE SOUTHERLY ALONG THE WEST LINE OF LOTS 1, 2, 3, 4, 5 AND 6 OF SAID FRONTENAC PLACE SUBDIVISION TO THE NORTHWEST CORNER OF LOT 7 OF SAID FRONTENAC PLACE SUBDIVISION; THENCE SOUTHWESTERLY, ALONG THE NORTHWESTERLY LINE OF LOTS 7, 8 AND 9 OF SAID FRONTENAC PLACE SUBDIVISION TO THE NORTHEAST CORNER OF LOT 10 OF SAID FRONTENAC PLACE SUBDIVISION; THENCE NORTHWESTERLY, ALONG THE NORTHEASTERLY LINE OF LOTS 10, 11, 12 AND 13 OF SAID FRONTENAC PLACE SUBDIVISION TO THE NORTHERN MOST CORNER OF LOT 13 OF SAID FRONTENAC PLACE SUBDIVISION; THENCE WESTERLY, ALONG THE NORTHERLY LINE OF LOTS 13, 14, 15 AND 16 OF SAID FRONTENAC PLACE SUBDIVISION TO THE SOUTHWEST CORNER OF PARCEL 24-1-01-34-00-000-005 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-1-01-34-00-000-005 TO THE SOUTHEAST CORNER OF PARCEL 24-2-01-34-03-302-049 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY, ALONG THE SOUTHERLY LINE OF SAID PARCEL 24-2-01-34-03-302-049 TO THE SOUTHWEST CORNER OF SAID PARCEL 24-2-01-34-03-302-049; THENCE NORTHEASTERLY, ALONG THE WESTERLY LINE OF SAID PARCEL 24-2-01-34-03-302-049 AND THE WESTERLY LINE OF PARCEL 24-2-01-34-03-302-048 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE SOUTHEAST CORNER OF PARCEL 24-1-01-34-00-000-003.001 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE NORTHWESTERLY, ALONG THE SOUTHERLY LINE OF SAID PARCEL 24-1-01-34-00-000-003.001 TO THE SOUTHWESTERLY CORNER OF SAID PARCEL 24-1-01-34-00-000-003.001; THENCE NORTHEASTERLY, ALONG THE NORTHWESTERLY LINE OF SAID PARCEL 24-1-01-34-00-000-003.001 AND ITS NORTHEASTERLY EXTENSION TO THE CENTERLINE OF WEST DELMAR AVENUE; THENCE NORTHWESTERLY, ALONG THE CENTERLINE OF WEST DELMAR AVENUE TO THE INTERSECTION OF THE NORTHEASTERLY EXTENSION OF THE EASTERLY LINE OF LOT 2 OF CONVENIENCE SUBDIVISION AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT CABINET 60 ON PAGE 199 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE SOUTHWESTERLY, ALONG THE EASTERLY LINE OF SAID LOT 2 OF CONVENIENCE SUBDIVISION TO THE SOUTHEAST CORNER OF SAID LOT 2 OF CONVENIENCE SUBDIVISION; THENCE NORTHWESTERLY, ALONG THE SOUTHERLY LINE OF LOT 2 OF CONVENIENCE SUBDIVISION TO THE SOUTHEASTERLY CORNER OF LOT 1 OF COLONIAL VILLAGE FIRST ADDITION AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT CABINET 60 ON PAGE 39 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE NORTHWESTERLY, ALONG THE SOUTHERLY LINE OF LOTS 1, 2, AND 3 OF SAID COLONIAL VILLAGE FIRST ADDITION TO THE SOUTHWEST CORNER OF SAID LOT 3 OF COLONIAL VILLAGE FIRST ADDITION; THENCE NORTHEASTERLY, ALONG THE WESTERLY LINE OF SAID LOT 3 OF COLONIAL VILLAGE FIRST ADDITION AND THE WESTERLY LINE OF PARCEL 24-2-01-33-02-206-002 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 AND ITS NORTHEASTERLY EXTENSION TO THE CENTERLINE OF WEST DELMAR AVENUE; THENCE SOUTHEASTERLY, ALONG THE CENTERLINE OF WEST DELMAR AVENUE TO THE INTERSECTION WITH THE SOUTHWESTERLY EXTENSION OF THE EAST LINE OF LOT 5 OF VILLA RIDGE SUBDIVISION AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 22 ON PAGE 60 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE NORTHEASTERLY, ALONG THE EAST LINE OF SAID LOT 5 OF VILLA RIDGE SUBDIVISION AND ITS SOUTHWESTERLY EXTENSION TO THE NORTHEASTERLY CORNER OF SAID LOT 5 OF VILLA RIDGE SUBDIVISION; THENCE SOUTHEASTERLY, ALONG THE NORTH LINE OF LOT 4 OF SAID VILLA RIDGE SUBDIVISION TO THE NORTHEAST CORNER OF SAID LOT 4 OF VILLA RIDGE SUBDIVISION; THENCE SOUTHEASTERLY TO THE NORTHWEST CORNER OF LOT 3 OF VILLA RIDGE SUBDIVISION; THENCE SOUTHEASTERLY, ALONG THE NORTHERLY LINE OF LOTS 3, 2 AND 1 OF VILLA RIDGE SUBDIVISION TO THE SOUTHWEST CORNER OF LOT 211 OF D'ADRIAN COURT AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 37 ON PAGE 32 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE SOUTHEASTERLY, ALONG THE SOUTHERLY LINE OF LOTS 211, 210,

209 AND 208 OF D'ADRIAN COURT TO THE SOUTHEAST CORNER OF SAID LOT 208 OF D'ADRIAN COURT ALSO BEING THE NORTHEAST CORNER OF PARCEL 24-1-01-34-03-302-002 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE SOUTHERLY, ALONG THE EAST LINE OF SAID PARCEL 24-1-01-34-03-302-002 AND ITS SOUTHERLY EXTENSION TO THE CENTERLINE OF WEST DELMAR AVENUE; THENCE SOUTHEASTERLY, ALONG THE CENTERLINE OF WEST DELMAR AVENUE TO THE CENTERLINE OF WEST HOMER M. ADAMS PARKWAY; THENCE EASTERLY, ALONG THE CENTERLINE OF WEST HOMER M. ADAMS PARKWAY TO THE INTERSECTION WITH THE SOUTHERLY EXTENSION OF THE WEST LINE OF LOT 1 OF GREENWOOD CENTER AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 42 ON PAGE 24 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID LOT 1 OF GREENWOOD CENTER AND ITS SOUTHERLY EXTENSION TO THE SOUTHWEST CORNER OF PARCEL 24-1-01-34-16-401-002 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-1-01-34-16-401-002 TO THE NORTHWEST CORNER OF SAID PARCEL 24-1-01-34-16-401-002; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID PARCEL 24-1-01-34-16-401-002 AND ITS EASTERLY EXTENSION TO THE CENTERLINE OF GREENWOOD LANE; THENCE SOUTHERLY ALONG THE CENTERLINE OF GREENWOOD LANE TO THE CENTERLINE OF WEST HOMER M. ADAMS PARKWAY; THENCE SOUTHEASTERLY ALONG THE CENTERLINE OF WEST HOMER M. ADAMS PARKWAY TO THE INTERSECTION WITH THE SOUTHERLY EXTENSION OF THE WEST LINE OF LOT 2 OF KLUNK'S SUBDIVISION AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 17 ON PAGE 45 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID LOT 2 OF KLUNK'S SUBDIVISION AND ITS SOUTHERLY EXTENSION AND THE WEST LINE OF LOT 1 OF SAID KLUNK'S SUBDIVISION TO THE NORTHWEST CORNER OF SAID LOT 1 OF KLUNK'S SUBDIVISION; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID LOT 1 OF KLUNK'S SUBDIVISION TO THE SOUTHWEST CORNER OF PARCEL 24-2-01-35-17-301-014; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-2-01-35-17-301-014 TO THE NORTHWEST CORNER OF SAID PARCEL 24-2-01-35-17-301-014; THENCE SOUTHEASTERLY, ALONG THE NORTH LINE OF SAID PARCEL 24-2-01-35-17-301-014 TO THE SOUTHWEST CORNER OF LOT 1 OF WEBER'S RE-SUBDIVISION AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 16 ON PAGE 97 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID LOT 1 OF WEBER'S RE-SUBDIVISION TO THE NORTHWEST CORNER OF SAID LOT 1 OF WEBER'S RE-SUBDIVISION; THENCE SOUTHEASTERLY, ALONG THE NORTH LINE OF SAID LOT 1 OF WEBER'S RE-SUBDIVISION AND ITS SOUTHEASTERLY EXTENSION TO THE CENTERLINE OF GODFREY ROAD; THENCE NORTHEASTERLY, ALONG THE CENTERLINE OF GODFREY ROAD TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF PARCEL 24-1-01-35-13-301-010 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-1-01-35-13-301-010 AND ITS EASTERLY EXTENSION TO THE SOUTHWEST CORNER OF SAID PARCEL 24-1-01-35-13-301-010; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-1-01-35-13-301-010 AND THE WEST LINE OF PARCEL 24-1-01-35-13-301-009 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 AND THE WEST LINE OF PARCEL 24-1-01-35-13-301-008 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE NORTHWEST CORNER OF SAID PARCEL 24-1-01-35-13-301-008; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID PARCEL 24-1-01-35-13-301-008 TO THE SOUTHWEST CORNER OF LOT 1 OF HILO SUBDIVISION AS SHOWN BY THE PLAT RECORDED IN PLAT CABINET 63 ON PAGE 12 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID LOT 1 AND THE WEST LINE OF LOT 2 OF SAID HILO SUBDIVISION TO THE NORTHWEST CORNER OF SAID LOT 2 OF HILO SUBDIVISION; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID LOT 2 OF HILO SUBDIVISION TO THE SOUTHWEST CORNER OF PARCEL 24-1-01-35-13-301-005 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-1-01-35-13-301-005 TO THE NORTHWEST CORNER OF SAID PARCEL 24-1-01-35-13-301-005; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID PARCEL 24-1-01-35-13-301-005 AND ITS EASTERLY EXTENSION TO THE CENTERLINE OF GODFREY ROAD; THENCE NORTHERLY, ALONG THE CENTERLINE OF GODFREY ROAD TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF PARCEL 24-1-01-35-01-103-015.001 IN THE

MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-1-01-35-01-103-015.001 AND ITS EASTERLY EXTENSION TO THE SOUTHWEST CORNER OF SAID PARCEL 24-1-01-35-01-103-015.001; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-1-01-35-01-103-015.001 TO A POINT ON THE SOUTH LINE OF PARCEL 24-2-01-35-01-103-014 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-2-01-35-01-103-014 AND THE SOUTH LINE OF PARCEL 24-2-01-35-01-103-013 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE SOUTHWEST CORNER OF SAID PARCEL 24-2-01-35-01-103-013; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-2-01-35-01-103-013 AND THE WEST LINE OF PARCEL 24-2-01-35-01-103-012 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE NORTHEAST CORNER OF PARCEL 24-2-01-35-01-103-024 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY, ALONG THE NORTH LINE OF SAID PARCEL 24-2-01-35-01-103-024 TO THE SOUTHEAST CORNER OF PARCEL 24-2-01-35-01-103-023 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE NORTHERLY, ALONG THE EAST LINE OF SAID PARCEL 24-2-01-35-01-103-023 AND THE EAST LINE OF PARCEL 24-2-01-35-01-103-022 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 AND THE EAST LINE OF PARCEL 24-2-01-35-01-103-021 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE NORTHEAST CORNER OF SAID PARCEL 24-2-01-35-01-103-021 ALSO BEING A POINT ON THE SOUTH LINE OF PARCEL 24-2-01-35-01-103-020 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE EASTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-2-01-35-01-103-020 TO THE SOUTHEAST CORNER OF SAID PARCEL 24-2-01-35-01-103-020 ALSO BEING A POINT ON THE WEST LINE OF LOT 7 OF WATTS HILL PLACE NO. 2 AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 23 ON PAGE 81 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID LOT 7 OF WATTS HILL PLACE NO. 2 TO THE NORTHWEST CORNER OF SAID LOT 7 OF WATTS HILL PLACE NO. 2; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID LOT 7 OF WATTS HILL PLACE NO. 2 AND ITS EASTERLY EXTENSION TO THE CENTERLINE OF GODFREY ROAD; THENCE NORTHERLY, ALONG THE CENTERLINE OF GODFREY ROAD TO THE CENTERLINE OF CRESTWOOD DRIVE; THENCE WESTERLY, ALONG THE CENTERLINE OF CRESTWOOD DRIVE TO THE INTERSECTION WITH THE SOUTHERLY EXTENSION OF THE WEST LINE OF PARCEL 24-1-01-35-01-102-053 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-1-01-35-01-102-053 AND ITS SOUTHERLY EXTENSION TO THE SOUTHWEST CORNER OF LOT 2 OF WATTS HILL PLACE AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 22 ON PAGE 72 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID LOT 2 AND THE WEST LINE OF LOT 1 OF SAID WATTS HILL PLACE TO A POINT ON THE SOUTH LINE OF LOT 24 OF SOUTHMOOR PLACE AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 24 ON PAGE 13 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE EASTERLY, ALONG THE SOUTH LINE OF SAID LOT 24 OF SOUTHMOOR PLACE TO THE SOUTHEAST CORNER OF SAID LOT 24 OF SOUTHMOOR PLACE; THENCE NORTHERLY, ALONG THE EAST LINE OF SAID SOUTHMOOR PLACE TO THE NORTHEAST CORNER OF LOT 28 OF SAID SOUTHMOOR PLACE; THENCE NORTHERLY, TO THE SOUTHEAST CORNER OF LOT 1 OF SAID SOUTHMOOR PLACE; THENCE NORTHERLY, ALONG THE EAST LINE OF SAID LOT 1 OF SOUTHMOOR PLACE TO THE NORTHEAST CORNER OF SAID LOT 1 OF SOUTHMOOR PLACE ALSO BEING A POINT ON THE SOUTH LINE OF PARCEL 24-1-01-35-01-102-008 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY ALONG THE SOUTH LINE OF SAID PARCEL 24-1-01-35-01-102-008 TO THE SOUTHWEST CORNER OF SAID PARCEL 24-1-01-35-01-102-008; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-1-01-35-01-102-008 AND ITS NORTHERLY EXTENSION TO THE CENTERLINE OF ENOS LANE; THENCE EASTERLY ALONG THE CENTERLINE OF ENOS LANE TO THE INTERSECTION WITH THE SOUTHERLY EXTENSION OF THE EAST LINE OF PARCEL 24-2-01-35-01-101-009 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE NORTHERLY, ALONG THE EAST LINE OF SAID PARCEL 24-2-01-35-01-101-009 AND ITS SOUTHERLY EXTENSION TO THE NORTHEAST CORNER OF SAID PARCEL 24-2-01-35-01-101-009; THENCE WESTERLY, ALONG THE NORTH LINE OF SAID PARCEL 24-2-01-35-01-101-009 TO THE NORTHWEST CORNER OF SAID PARCEL 24-2-01-35-01-101-009 ALSO BEING A POINT ON THE EAST LINE OF LOT 3 OF CHEW'S SUBDIVISION AS

SHOWN BY THE PLAT THEREOF RECORDED IN BOOK 1915 ON PAGE 103 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE NORTHERLY, ALONG THE EAST LINE OF SAID LOT 3 OF CHEW'S SUBDIVISION TO THE NORTHEAST CORNER OF SAID LOT 3 OF CHEW'S SUBDIVISION; THENCE WESTERLY, ALONG THE NORTH LINE OF SAID LOT 3 OF CHEW'S SUBDIVISION TO THE NORTHWEST CORNER OF SAID LOT 3 OF CHEW'S SUBDIVISION ALSO BEING THE SOUTHWEST CORNER OF PARCEL 24-1-01-35-01-101-007 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-1-01-35-01-101-007 AND THE WEST LINE OF PARCEL 24-1-01-35-01-101-006 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE NORTHWEST CORNER OF SAID PARCEL 24-1-01-35-01-101-006 ALSO BEING A POINT ON THE SOUTH LINE OF PARCEL 24-1-01-26-03-304-024 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-1-01-26-03-304-024 TO THE SOUTHWEST CORNER OF SAID PARCEL 24-1-01-26-03-304-024; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-1-01-26-03-304-024 TO THE NORTHWEST CORNER OF SAID PARCEL 24-1-01-26-03-304-024; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID PARCEL 24-1-01-26-03-304-024 AND THE NORTH LINE OF PARCEL 24-1-01-26-03-304-026 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE SOUTHWEST CORNER OF PARCEL 24-1-01-26-03-304-015 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-1-01-26-03-304-015 TO THE SOUTHWEST CORNER OF PARCEL 24-1-01-26-03-304-014; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-1-01-26-03-304-014 AND ITS NORTHERLY EXTENSION TO THE CENTERLINE OF JACKSON LANE; THENCE WESTERLY, ALONG THE CENTERLINE OF JACKSON LANE TO THE INTERSECTION WITH THE SOUTHERLY EXTENSION OF THE WEST LINE OF LOT 1 OF RAMONA PLACE SUBDIVISION AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 16 ON PAGE 37 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID LOT 1 AND ITS SOUTHERLY EXTENSION AND THE WEST LINE OF LOT 2 OF SAID RAMONA PLACE SUBDIVISION AND THE WEST LINE OF LOT 3 SAID RAMONA PLACE SUBDIVISION AND THE NORTHERLY EXTENSION OF THE WEST LINE OF SAID LOT 3 OF RAMONA PLACE SUBDIVISION TO THE CENTERLINE OF SAID RAMONA DRIVE; THENCE EASTERLY, ALONG THE CENTERLINE OF RAMONA DRIVE TO THE CENTERLINE OF GODFREY ROAD; THENCE NORTHERLY, ALONG THE CENTERLINE OF GODFREY ROAD TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF LOT 6 OF SAID RAMONA PLACE SUBDIVISION; THENCE WESTERLY ALONG THE SOUTH LINE OF SAID LOT 6 OF RAMONA PLACE SUBDIVISION AND ITS EASTERLY EXTENSION TO THE SOUTHWEST CORNER OF SAID LOT 6 OF RAMONA PLACE SUBDIVISION; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID LOT 6 OF RAMONA PLACE SUBDIVISION AND ITS NORTHERLY EXTENSION TO THE CENTERLINE OF NORTHMOOR PLACE; THENCE WESTERLY, ALONG THE CENTERLINE OF NORTHMOOR PLACE TO THE INTERSECTION WITH THE SOUTHERLY EXTENSION OF THE WEST LINE OF LOT 12 OF NORTHMOOR SUBDIVISION AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 14 ON PAGE 1 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID LOT 12 OF NORTHMOOR SUBDIVISION AND ITS SOUTHERLY EXTENSION TO THE NORTHWEST CORNER OF SAID LOT 12 OF NORTHMOOR SUBDIVISION; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID LOT 12 OF NORTHMOOR SUBDIVISION TO THE SOUTHWEST CORNER OF LOT 3 OF NORTHMOOR PLACE AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 16 ON PAGE 81 IN THE MADISON COUNT, ILLINOIS, RECORDER'S OFFICE; THENCE NORTHEASTERLY, ALONG THE WESTERLY LINE OF SAID LOT 3 OF NORTHMOOR PLACE AND THE WESTERLY LINE OF LOT 2 OF SAID NORTHMOOR PLACE AND THE WESTERLY LINE OF LOT 1 OF SAID NORTHMOOR PLACE AND THE NORTHERLY EXTENSION OF THE WESTERLY LINE OF SAID LOT 1 OF NORTHMOOR PLACE TO THE CENTERLINE OF TAYLOR AVENUE; THENCE EASTERLY, ALONG THE CENTERLINE OF TAYLOR AVENUE TO THE CENTERLINE OF GODFREY ROAD; THENCE NORTHERLY, ALONG THE CENTERLINE OF GODFREY ROAD TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF PARCEL 24-2-01-26-01-102-029 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-2-01-26-01-102-029 AND ITS EASTERLY EXTENSION TO THE SOUTHWEST CORNER OF SAID PARCEL 24-2-01-26-01-102-029; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-2-01-26-01-

102-029 TO THE SOUTHWEST CORNER OF LOT 3 OF A SUBDIVISION OF OUT LOT "A" BELMONT VILLAGE AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 42 ON PAGE 46 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID LOT 3 OF A SUBDIVISION OF OUT LOT "A" BELMONT VILLAGE AND THE WEST LINE OF LOT 2 OF SAID SUBDIVISION OF OUT LOT "A" BELMONT VILLAGE AND THE WEST LINE OF LOT 1 OF SAID SUBDIVISION OF OUT LOT "A" BELMONT VILLAGE AND THE NORTHERLY EXTENSION OF THE WEST LINE OF SAID LOT 1 OF A SUBDIVISION OF OUT LOT "A" BELMONT VILLAGE TO THE CENTERLINE OF STAMPER LANE; THENCE EASTERLY, ALONG THE CENTERLINE OF STAMPER LANE TO THE CENTERLINE OF GODFREY ROAD; THENCE NORTHERLY, ALONG THE CENTERLINE OF GODFREY ROAD TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF LOT 5 OF BLOCK 19 OF THE PLAT OF MONTICELLO AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 19 ON PAGE 37 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID LOT 5 OF BLOCK 19 OF THE PLAT MONTICELLO AND ITS EASTERLY EXTENSION TO THE SOUTHWEST CORNER OF SAID LOT 5 OF BLOCK 19 OF THE PLAT OF MONTICELLO; THENCE NORTH ALONG THE WEST LINE OF SAID LOT 5 OF BLOCK 19 OF THE PLAT OF MONTICELLO AND THE WEST LINE OF LOT 6 OF SAID BLOCK 19 OF THE PLAT OF MONTICELLO TO THE NORTHWEST CORNER OF SAID LOT 6 OF BLOCK 19 OF THE PLAT OF MONTICELLO; THENCE WESTERLY, ALONG THE SOUTH LINE OF LOT 10 OF SAID BLOCK 19 OF THE PLAT OF MONTICELLO AND ITS EASTERLY EXTENSION TO THE SOUTHWEST CORNER OF SAID LOT 10 OF BLOCK 19 OF THE PLAT OF MONTICELLO; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID LOT 10 OF BLOCK 19 OF THE PLAT OF MONTICELLO AND LOT 9 OF SAID BLOCK 19 OF THE PLAT OF MONTICELLO TO THE NORTHWEST CORNER OF SAID LOT 9 OF BLOCK 19 OF THE PLAT OF MONTICELLO; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID BLOCK 19 OF THE PLAT OF MONTICELLO TO A POINT BEING THE SOUTHEAST CORNER OF PARCEL 24-1-01-23-03-301-011 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE NORTHERLY, ALONG THE EAST LINE OF SAID PARCEL 24-1-01-23-03-301-011 TO THE NORTHEAST CORNER OF SAID PARCEL 24-1-01-23-03-301-011 ALSO BEING A POINT ON THE SOUTH LINE OF PARCEL 24-1-01-23-03-301-010 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-1-01-23-03-301-010 TO THE SOUTHWEST CORNER OF SAID PARCEL 24-1-01-23-03-301-010; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-1-01-23-03-301-010 TO THE NORTHWEST CORNER OF SAID PARCEL 24-1-01-23-03-301-010; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID PARCEL 24-1-01-23-03-301-010 TO THE NORTHEAST CORNER OF SAID PARCEL 24-1-01-23-03-301-010 ALSO BEING A POINT ON THE WEST LINE OF PARCEL 24-1-01-23-03-301-009 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE SOUTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-1-01-23-03-301-009 TO THE SOUTHWEST CORNER OF SAID PARCEL 24-1-01-23-03-301-009; THENCE EASTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-1-01-23-03-301-009 AND ITS EASTERLY EXTENSION TO THE CENTERLINE OF GODFREY ROAD; THENCE NORTHERLY, ALONG THE CENTERLINE OF GODFREY ROAD TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF PARCEL 24-2-01-23-00-000-033 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-2-01-23-00-000-033 AND ITS EASTERLY EXTENSION TO THE SOUTHWEST CORNER OF SAID PARCEL 24-2-01-23-00-000-033 ALSO BEING A POINT ON THE EAST LINE OF PARCEL 24-2-01-23-00-000-036 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE SOUTHERLY, ALONG THE EAST LINE OF SAID PARCEL 24-2-01-23-00-000-036 TO THE SOUTHEAST CORNER OF SAID PARCEL 24-2-01-23-00-000-036; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-2-01-23-00-000-036 AND THE SOUTH LINE OF PARCEL 24-2-01-23-00-000-030 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE SOUTHWEST CORNER OF SAID PARCEL 24-2-01-23-00-000-030 ALSO BEING A POINT ON THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 23; THENCE SOUTHERLY, ALONG THE WEST LINE OF SAID SECTION 23 TO THE SOUTHEAST CORNER OF PARCEL 24-2-01-22-00-000-029 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-2-01-22-00-000-029 TO THE SOUTHWEST CORNER OF SAID PARCEL 24-2-01-22-00-000-029; THENCE NORTHWESTERLY, ALONG THE WEST LINE OF SAID PARCEL 24-2-01-22-00-000-029 AND ITS NORTHWESTERLY EXTENSION TO THE CENTERLINE OF

AIRPORT ROAD; THENCE WESTERLY, ALONG THE CENTERLINE OF AIRPORT ROAD TO THE CENTERLINE OF RIVERSLAND PARKWAY; THENCE NORTHERLY, ALONG THE CENTERLINE OF RIVERSLAND PARKWAY TO THE CENTERLINE OF CROSSTOWN ROAD AS SHOWN BY THE PLAT OF SURVEY IN ROAD RECORD BOOK 15 ON PAGE 20; THENCE EASTERLY ALONG THE CENTERLINE OF CROSSTOWN ROAD TO THE INTERSECTION WITH THE NORTHERLY EXTENSION OF THE EAST LINE OF PARCEL 24-2-01-15-00-000-018 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE SOUTHERLY, ALONG THE EAST LINE OF SAID PARCEL 24-2-01-15-00-000-018 AND ITS NORTHERLY EXTENSION AND THE SOUTHERLY EXTENSION OF SAID EAST LINE OF PARCEL 24-2-01-15-00-000-018 TO THE CENTERLINE OF AIRPORT ROAD; THENCE EASTERLY, ALONG THE CENTERLINE OF AIRPORT ROAD TO THE INTERSECTION WITH THE SOUTHERLY EXTENSION OF THE WEST LINE OF PARCEL 24-1-01-14-03-302-010 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-1-01-14-03-302-010 AND ITS SOUTHERLY EXTENSION TO THE NORTHWEST CORNER OF SAID PARCEL 24-1-01-14-03-302-010 ALSO BEING A POINT ON THE SOUTH LINE OF PARCEL 24-1-01-14-03-302-009 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-1-01-14-03-302-009 TO THE SOUTHWEST CORNER OF SAID PARCEL 24-1-01-14-03-302-009; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-1-01-14-03-302-009 AND THE WEST LINE OF PARCEL 24-2-01-14-03-302-007 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 AND THE WEST LINE OF PARCEL 24-2-01-14-03-302-007.002 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 AND ITS NORTHERLY EXTENSION TO THE CENTERLINE OF CROSSTOWN ROAD AS SHOWN BY THE PLAT OF SURVEY IN ROAD RECORD BOOK 15 ON PAGE 22 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE WESTERLY, ALONG THE CENTERLINE OF CROSSTOWN ROAD TO THE INTERSECTION WITH THE SOUTHERLY EXTENSION OF THE WEST LINE OF PARCEL 24-1-01-15-00-000-009.001 OF THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE NORTHWESTERLY, ALONG THE WESTERLY LINE OF SAID PARCEL 24-1-01-15-00-000-009.001 AND ITS SOUTHERLY EXTENSION TO THE SOUTHEAST CORNER OF PARCEL 24-2-01-15-00-000-022.002 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-2-01-15-00-000-022.002 TO THE SOUTHWEST CORNER OF SAID PARCEL 24-2-01-15-00-000-022.002; THENCE NORTHWESTERLY, ALONG THE WEST LINE OF SAID PARCEL 24-2-01-15-00-000-022.002 AND THE WEST LINE OF PARCEL 24-1-01-15-00-000-012 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 AND THE WEST LINE OF PARCEL 24-1-01-15-00-000-011 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 AND THE WEST LINE OF PARCEL 24-1-01-15-00-000-010 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE NORTHWEST CORNER OF SAID PARCEL 24-1-01-15-00-000-010; THENCE WESTERLY, ALONG THE NORTH LINE OF PARCEL 24-2-01-15-00-000-022 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE INTERSECTION WITH THE SOUTHERLY EXTENSION OF THE WEST LINE OF PARCEL 24-2-01-15-02-201-020 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-2-01-15-02-201-020 AND ITS SOUTHERLY EXTENSION, AND ALONG THE WEST LINE OF PARCEL 24-1-01-15-02-201-007.004 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011, AND THE WEST LINE OF PARCEL 24-1-01-15-02-201-007.003 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011, AND THE WESTERLY LINE OF THE SOUTH PART OF PARCEL 24-1-01-15-02-201-007.001 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011, AND THE WESTERLY LINE OF PARCEL 24-1-01-15-02-201-007.006 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011, AND THE WEST LINE OF THE NORTH PART OF SAID PARCEL 24-1-01-15-02-201-007.001 TO THE MOST WESTERLY CORNER OF SAID PARCEL 24-1-01-15-02-201-007.001; THENCE NORTHEASTERLY, ALONG THE NORTHWESTERLY LINE OF SAID PARCEL 24-1-01-15-02-201-007.001 AND ITS NORTHEASTERLY EXTENSION TO THE CENTERLINE OF F.A.P. 310; THENCE SOUTHEASTERLY, ALONG THE CENTERLINE OF SAID F.A.P. 310 TO THE INTERSECTION WITH THE SOUTHERLY EXTENSION OF THE CENTERLINE OF INGHAM LANE; THENCE NORTHERLY, ALONG THE CENTERLINE OF INGHAM LANE AND ITS SOUTHERLY EXTENSION TO THE INTERSECTION WITH THE NORTH LINE OF LOT 1 OF TIMBERCREST SUBDIVISION AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT CABINET 63 ON PAGE 122 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID LOT 1 OF

TIMBERCREST SUBDIVISION, TO THE CENTERLINE OF ARMSWAY BOULEVARD; THENCE NORTHEASTERLY, ALONG THE CENTERLINE OF ARMSWAY BOULEVARD TO THE INTERSECTION WITH THE NORTHEASTERLY EXTENSION OF THE EASTERLY LINE OF LOT 2 OF SAID TIMBERCREST SUBDIVISION; THENCE SOUTHWESTERLY, ALONG THE EASTERLY LINE OF SAID LOT 2 OF TIMBERCREST SUBDIVISION AND ITS NORTHEASTERLY EXTENSION TO THE MOST WESTERLY CORNER OF LOT 3 OF SAID TIMBERCREST SUBDIVISION; THENCE SOUTHEASTERLY, ALONG THE SOUTHWESTERLY LINE OF SAID LOT 3 OF TIMBERCREST SUBDIVISION AND THE SOUTHWESTERLY LINE OF LOT 4 OF TIMBERCREST SUBDIVISION AND THE WEST LINE OF SAID LOT 4 OF SAID TIMBERCREST SUBDIVISION TO THE NORTHWEST CORNER OF LOT 5 OF SAID TIMBERCREST SUBDIVISION; THENCE SOUTHERLY, ALONG THE WEST LINE OF LOTS 5, 6, 7, AND 8 OF SAID TIMBERCREST SUBDIVISION TO A POINT ON THE NORTH LINE OF SECTION 14; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID SECTION 14 TO THE NORTHWEST CORNER OF LOT 49 OF MONTCLAIR SUBDIVISION, AS SHOWN ON THE PLAT THEREOF RECORDED IN PLAT BOOK 27 ON PAGE 43 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE SOUTHERLY, ALONG THE WEST LINE OF MONTCLAIR SUBDIVISION TO THE NORTHWEST CORNER OF PARCEL 24-1-01-14-02-205-016 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID PARCEL 24-1-01-14-02-205-016 TO THE SOUTHWEST CORNER OF LOT 128 OF SAID MONTCLAIR SUBDIVISION; THENCE SOUTHERLY, ALONG THE EAST LINE OF PARCEL 24-1-01-14-02-205-016 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO A POINT ON THE NORTH LINE OF PARCEL 24-1-01-14-02-205-016.013 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE SOUTHEASTERLY, ALONG THE NORTH LINE OF SAID PARCEL 24-1-01-14-02-205-016.013 AND ITS SOUTHEASTERLY EXTENSION TO THE CENTERLINE OF ILLINOIS STATE ROUTE 267/111; THENCE SOUTHERLY, ALONG THE CENTERLINE OF ILLINOIS STATE ROUTE 267/111 TO THE CENTERLINE OF HERTER INDUSTRIAL DRIVE; THENCE EASTERLY, TO THE INTERSECTION OF THE EASTERLY RIGHT OF WAY LINE OF ILLINOIS STATE ROUTE 267/111 WITH THE WESTERLY RIGHT OF WAY LINE OF THE UNION PACIFIC RAILROAD PROPERTY; THENCE SOUTHERLY, ALONG SAID WESTERLY RIGHT OF WAY LINE OF THE UNION PACIFIC RAILROAD PROPERTY TO THE CENTERLINE OF BETHANY LANE; THENCE EASTERLY, ALONG THE CENTERLINE OF BETHANY LANE TO THE CENTERLINE OF HUMBERT ROAD; THENCE SOUTHERLY, ALONG THE CENTERLINE OF HUMBERT ROAD TO THE WESTERLY EXTENSION OF THE NORTH LINE OF PARCEL 24-1-01-14-00-000-019.003 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE EASTERLY, ALONG THE WESTERLY EXTENSION AND THE NORTH LINE OF SAID PARCEL 24-1-01-14-00-000-019.003, AND THE NORTH LINE OF PARCEL 24-1-01-14-00-000-019 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE NORTHEAST CORNER OF SAID PARCEL 24-1-01-14-00-000-019; THENCE SOUTHERLY, ALONG THE EAST LINE OF SAID PARCEL 24-1-01-14-00-000-019 AND ITS SOUTHERLY EXTENSION TO THE CENTERLINE OF SEILER ROAD; THENCE WESTERLY, ALONG THE CENTERLINE OF SEILER ROAD TO THE CENTERLINE OF HUMBERT ROAD; THENCE SOUTHERLY, ALONG THE CENTERLINE OF HUMBERT ROAD TO THE CENTERLINE OF BACHMAN LANE; THENCE EASTERLY ALONG THE CENTERLINE OF BACHMAN LANE TO THE INTERSECTION WITH THE NORTHERLY EXTENSION OF THE EAST LINE OF VILLA MARIE ADDITION NO. 4 AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 39 ON PAGE 79 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE SOUTHERLY, ALONG THE EAST LINE OF SAID VILLA MARIE ADDITION NO. 4 AND ITS NORTHERLY EXTENSION TO THE SOUTHEAST CORNER OF SAID VILLA MARIE ADDITION NO. 4; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID VILLA MARIE ADDITION NO. 4 AND ITS WESTERLY EXTENSION TO THE CENTERLINE OF HUMBERT ROAD; THENCE SOUTHERLY, ALONG THE CENTERLINE OF HUMBERT ROAD TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF PARCEL 24-1-01-26-02-201-011 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-1-01-26-02-201-011 AND ITS EASTERLY EXTENSION TO THE SOUTHWEST CORNER OF SAID PARCEL 24-1-01-26-02-201-011; THENCE SOUTHERLY, ALONG THE EAST LINE OF PARCEL 24-1-01-26-02-201-010 TO THE NORTH LINE OF LOT 16 OF HUMBERT COURT AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 26 ON PAGE 47 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE WESTERLY, ALONG THE NORTH LINE OF SAID HUMBERT COURT SUBDIVISION TO THE NORTHWEST CORNER OF SAID HUMBERT COURT

SUBDIVISION; THENCE WESTERLY, ALONG THE NORTH LINE OF LOTS 11, 10 AND 9 OF COUNTRY COVE ESTATES AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT CABINET 56 ON PAGE 108 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE TO THE NORTHWEST CORNER OF SAID LOT 9 OF COUNTRY COVE ESTATES; THENCE NORTHERLY, ALONG THE EAST LINE OF LOT 8 OF SAID COUNTRY COVE ESTATES TO THE NORTHEAST CORNER OF SAID LOT 8 OF COUNTRY COVE ESTATES; THENCE WESTERLY, ALONG THE NORTH LINE OF SAID LOT 8 OF COUNTRY COVE ESTATES AND LOT 7 OF SAID COUNTRY COVE ESTATES TO THE NORTHWEST CORNER OF SAID LOT 7 OF COUNTRY COVE ESTATES; THENCE SOUTHEASTERLY, ALONG THE WESTERLY LINE OF SAID COUNTRY COVE ESTATES TO THE MOST SOUTHERLY CORNER OF LOT 1 OF SAID COUNTRY COVE ESTATES; THENCE SOUTHEASTERLY, ALONG THE SOUTHWESTERLY LINE OF HUMBERT COURT ANNEX AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 27 ON PAGE 31 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE TO THE MOST SOUTHERLY CORNER OF SAID HUMBERT COURT ANNEX; THENCE SOUTHEASTERLY, ALONG THE NORTHEASTERLY LINE OF PARCEL 24-1-01-26-02-201-906 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE MOST SOUTHERLY CORNER OF PARCEL 24-1-01-26-02-202-016 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE NORTHEASTERLY, ON A LINE THAT IS RADIAL TO THE CENTERLINE OF HUMBERT ROAD TO THE CENTERLINE OF HUMBERT ROAD; THENCE SOUTHEASTERLY, ALONG THE CENTERLINE OF HUMBERT ROAD TO THE INTERSECTION WITH THE NORTHERLY EXTENSION OF THE EAST LINE OF PARCEL 24-1-01-25-13-301-002 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE SOUTHERLY, ALONG THE EAST LINE OF SAID PARCEL 24-1-01-25-13-301-002 AND ITS NORTHERLY EXTENSION TO THE SOUTHEAST CORNER OF SAID PARCEL 24-1-01-25-13-301-002; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-1-01-25-13-301-002 TO THE SOUTHWEST CORNER OF SAID PARCEL 24-1-01-25-13-301-002; THENCE SOUTHERLY, ALONG THE EAST LINE OF PARCEL 24-1-01-26-04-407-002 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE SOUTHEAST CORNER OF SAID PARCEL 24-1-01-26-04-407-002; THENCE SOUTHEASTERLY, ALONG THE NORTHEAST LINE OF PARCEL 24-1-01-26-04-407-906 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 AND THE NORTHEAST LINE OF PARCEL 24-1-01-25-13-301-906 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 AND THE NORTHEAST LINE OF PARCEL 24-1-01-25-17-301-906 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 AND THE NORTHEAST LINE OF PARCEL 24-1-01-25-18-304-906 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE SOUTHEASTERLY CORNER OF SAID PARCEL 24-1-01-25-18-304-906; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-1-01-25-18-304-906 TO THE SOUTHEAST CORNER OF LOT 13 OF THE UNITED METHODIST VILLAGE – PHASE II AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT CABINET 60 ON PAGE 187 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID LOT 13 OF UNITED METHODIST VILLAGE – PHASE II TO THE TO THE SOUTHWEST CORNER OF SAID LOT 13 OF UNITED METHODIST VILLAGE-PHASE II ALSO BEING THE SOUTHEAST CORNER OF LOT 10 OF SAID UNITED METHODIST VILLAGE-PHASE II; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID LOT 10 OF UNITED METHODIST VILLAGE – PHASE II TO THE SOUTHWEST CORNER OF SAID LOT 10 OF UNITED METHODIST VILLAGE-PHASE II ALSO BEING THE NORTHWEST CORNER OF LOT 6 OF SAID UNITED METHODIST VILLAGE-PHASE II; THENCE SOUTHERLY, ALONG THE WEST LINE OF SAID LOT 6 OF UNITED METHODIST VILLAGE - PHASE II TO THE NORTHWEST CORNER OF LOT 4 OF UNITED METHODIST VILLAGE – PHASE I AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT CABINET 60 ON PAGE 46 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE SOUTHEASTERLY, ALONG THE NORTHERLY LINE OF SAID LOT 4 OF UNITED METHODIST VILLAGE – PHASE I TO THE CENTERLINE OF WESLEY WAY; THENCE SOUTHWESTERLY, ALONG THE CENTERLINE OF WESLEY WAY TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE NORTH LINE OF PARCEL 24-2-01-35-12-202-015 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY, ALONG THE NORTH LINE OF PARCEL 24-2-01-35-12-202-015 AND ITS EASTERLY EXTENSION AND THE WESTERLY EXTENSION OF SAID NORTH LINE OF PARCEL 24-2-01-35-12-202-015 TO THE CENTERLINE OF NORTH ALBY STREET; THENCE NORTHERLY, ALONG THE CENTERLINE OF NORTH ALBY STREET TO THE INTERSECTION WITH THE WESTERLY EXTENSION OF THE SOUTH LINE OF PARCEL 24-1-01-35-08-202-009.001 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE EASTERLY, ALONG THE SOUTH

LINE OF SAID PARCEL 24-1-01-35-08-202-009.001 AND ITS WESTERLY EXTENSION TO THE SOUTHEAST CORNER OF SAID PARCEL 24-1-01-35-08-202-009.001; THENCE NORTHERLY ALONG THE EAST LINE OF SAID PARCEL 24-1-01-35-08-202-009.001 TO THE NORTHEAST CORNER OF SAID PARCEL 24-1-01-35-08-202-009.001; THENCE WESTERLY, ALONG THE NORTH LINE OF SAID PARCEL 24-1-01-35-08-202-009.001 AND ITS WESTERLY EXTENSION TO THE CENTERLINE OF NORTH ALBY STREET; THENCE NORTHERLY, ALONG THE CENTERLINE OF NORTH ALBY STREET TO THE INTERSECTION WITH THE WESTERLY EXTENSION OF THE SOUTH LINE OF PARCEL 24-1-01-35-08-202-008 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE EASTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-1-01-35-08-202-008 AND ITS WESTERLY EXTENSION TO THE SOUTHEAST CORNER OF SAID PARCEL 24-1-01-35-08-202-008; THENCE NORTHERLY, ALONG THE EAST LINE OF SAID PARCEL 24-1-01-35-08-202-008 AND THE EAST LINE OF PARCEL 24-1-01-35-08-202-007 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 AND THE EAST LINE OF PARCEL 24-1-01-35-08-202-006 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 AND THE EAST LINE OF PARCEL 24-1-01-35-08-202-005 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE SOUTHWEST CORNER OF PARCEL 24-1-01-35-08-202-011 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE NORTHWESTERLY, ALONG THE WEST LINE OF SAID PARCEL 24-1-01-35-08-202-011 TO THE NORTHWEST CORNER OF SAID PARCEL 24-1-01-35-08-202-011; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID PARCEL 24-1-01-35-08-202-011 TO THE MOST SOUTHWESTERLY CORNER OF PARCEL 24-1-01-26-04-407-004 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE NORTHERLY, ALONG THE EAST LINE OF PARCEL 24-1-01-26-04-407-004.005 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE NORTHEAST CORNER OF SAID PARCEL 24-1-01-26-04-407-004.005; THENCE WESTERLY ALONG THE NORTH LINE OF SAID PARCEL 24-1-01-26-04-407-004.005 TO THE SOUTHEAST CORNER OF PARCEL 24-1-01-26-04-407-005.001 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE NORTHERLY ALONG THE EAST LINE OF SAID PARCEL 24-1-01-26-04-407-005.001 AND THE EAST LINE OF PARCEL 24-1-01-26-04-407-005 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE NORTHEAST CORNER OF SAID PARCEL 24-1-01-26-04-407-005; THENCE WESTERLY ALONG THE NORTH LINE OF SAID PARCEL 24-1-01-26-04-407-005 TO THE SOUTHEAST CORNER OF LOT 1 OF JOSEPH WICKENHAUSER'S SUBDIVISION AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 42 ON PAGE 16 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE NORTHERLY, ALONG THE EAST LINE OF SAID LOT 1 OF JOSEPH WICKENHAUSER'S SUBDIVISION TO THE NORTHEAST CORNER OF SAID LOT 1 OF JOSEPH WICKENHAUSER'S SUBDIVISION; THENCE WESTERLY, ALONG THE NORTH LINE OF SAID LOT 1 OF JOSEPH WICKENHAUSER'S SUBDIVISION AND ITS WESTERLY EXTENSION TO THE CENTERLINE OF NORTH ALBY STREET; THENCE NORTHEASTERLY, ALONG THE CENTERLINE OF NORTH ALBY STREET TO THE INTERSECTION WITH THE WESTERLY EXTENSION OF THE SOUTH LINE OF LOT 1 OF HALLIDAY'S SUBDIVISION AS SHOWN BY THE PLAT RECORDED THEREOF IN PLAT BOOK 27 ON PAGE 39; THENCE EASTERLY, ALONG THE SOUTH LINE OF SAID LOT 1 OF HALLIDAY'S SUBDIVISION AND ITS WESTERLY EXTENSION TO THE SOUTHEAST CORNER OF SAID LOT 1 OF HALLIDAY'S SUBDIVISION; THENCE NORTHERLY, ALONG THE EAST LINE OF SAID LOT 1 OF HALLIDAY'S SUBDIVISION TO THE NORTHEAST CORNER OF SAID LOT 1 OF HALLIDAY'S SUBDIVISION; THENCE WESTERLY, ALONG THE NORTH LINE OF SAID LOT 1 OF HALLIDAY'S SUBDIVISION AND ITS WESTERLY EXTENSION TO THE CENTERLINE OF NORTH ALBY STREET; THENCE NORTHEASTERLY, ALONG THE CENTERLINE OF NORTH ALBY STREET TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF PARCEL 24-2-01-26-04-406-016.001 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-2-01-26-04-406-016.001 TO THE SOUTHWEST CORNER OF SAID PARCEL 24-2-01-26-04-406-016.001; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-2-01-26-04-406-016.001 TO THE NORTHWEST CORNER OF SAID PARCEL 24-2-01-26-04-406-016.001, BEING A POINT ON THE NORTH LINE OF LOT 3 OF THE RESUBDIVISION OF LOT 2 OF "ALBY-NORTH" AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT CABINET 52 ON PAGE 137 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE WESTERLY, ALONG THE NORTH LINE OF SAID LOT 3 OF THE RESUBDIVISION OF LOT 2 OF "ALBY-NORTH" SUBDIVISION TO THE EAST LINE OF LAKEWOOD ESTATES ADDITION NO. 4 AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 40 ON

PAGE 25; THENCE NORTHERLY, ALONG THE EAST LINE OF SAID LAKEWOOD ESTATES ADDITION NO. 4 TO THE NORTHEAST CORNER OF LOT 100 OF SAID LAKEWOOD ESTATES ADDITION NO. 4; THENCE WESTERLY, ALONG THE NORTH LINE OF SAID LAKEWOOD ESTATES ADDITION NO. 4 AND THE NORTH LINE OF LAKEWOOD ESTATES ADDITION NO. 3 AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 37 ON PAGE 65 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE TO THE NORTHWEST CORNER OF THE SOUTHEAST QUARTER OF SECTION 26; THENCE SOUTHERLY, ALONG THE WEST LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 26 TO THE CENTERLINE OF A 30 FOOT WIDE PRIVATE ROAD; THENCE WESTERLY, ALONG THE CENTERLINE OF SAID 30 FOOT WIDE PRIVATE ROAD TO THE INTERSECTION WITH THE NORTHERLY EXTENSION OF THE EAST LINE OF LOT 1 OF EAST INDUSTRIAL PARK AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 47 ON PAGE 27 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE SOUTHERLY, ALONG THE EAST LINE SAID LOT 1 OF EAST INDUSTRIAL PARK AND ITS NORTHERLY EXTENSION TO THE SOUTHEAST CORNER OF SAID LOT 1 OF EAST INDUSTRIAL PARK; THENCE SOUTHERLY, ALONG THE WEST LINE OF PARCEL 24-1-01-26-03-305-006 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE SOUTHWEST CORNER OF SAID PARCEL 24-1-01-26-03-305-006; THENCE EASTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-1-01-26-03-305-006 TO THE SOUTHEAST CORNER OF SAID PARCEL 24-1-01-26-03-305-006; THENCE NORTHERLY, ALONG THE EAST LINE OF SAID PARCEL 24-1-01-26-03-305-006 TO THE SOUTHWEST CORNER OF LOT 3 OF EAST INDUSTRIAL PARK AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 47 ON PAGE 27 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE EASTERLY, ALONG THE SOUTH LINE OF SAID LOT 3 OF EAST INDUSTRIAL PARK TO THE SOUTHEAST CORNER OF SAID LOT 3 OF EAST INDUSTRIAL PARK; THENCE EASTERLY, ALONG THE NORTH LINE OF PARCEL 24-2-01-26-03-305-005.004 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE MOST NORTHEAST CORNER OF SAID PARCEL 24-2-01-26-03-305-005.004; THENCE SOUTHERLY, ALONG THE EAST LINE OF SAID PARCEL 24-2-01-26-03-305-005.004 TO NORTHEAST CORNER OF LOT 10 OF DAVIS POND PHASE I AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT CABINET 62 ON PAGE 108 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE WESTERLY, ALONG THE NORTH LINE OF SAID DAVIS POND PHASE I TO THE NORTHEAST CORNER OF LOT 1 OF SAID DAVIS POND PHASE I; THENCE SOUTHWESTERLY, ALONG THE EASTERLY LINE OF SAID LOT 1 OF DAVIS POND PHASE I TO THE SOUTHEAST CORNER OF SAID LOT 1 OF DAVIS POND PHASE I; THENCE SOUTHERLY, TO THE NORTHEAST CORNER OF LOT 27 OF DAVIS POND PHASE III AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT CABINET 63 ON PAGE 383 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE SOUTHWESTERLY, ALONG THE EAST LINE OF LOTS 27, 28, AND 29 OF SAID DAVIS POND PHASE III TO THE SOUTHEAST CORNER OF SAID LOT 29 OF DAVIS POND PHASE III; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID LOT 29 OF DAVIS POND PHASE III TO THE NORTHEAST CORNER OF PARCEL 24-1-01-26-03-305-011 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE SOUTHERLY, ALONG THE EAST LINE OF SAID PARCEL 24-1-01-26-03-305-011 TO THE SOUTHEAST CORNER OF SAID PARCEL 24-1-01-26-03-305-011; THENCE SOUTHERLY, TO THE NORTHEAST CORNER OF PARCEL 24-2-01-26-03-305-012 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE SOUTHERLY, ALONG THE EAST LINE OF SAID PARCEL 24-2-01-26-03-305-012 AND ITS SOUTHERLY EXTENSION TO THE CENTERLINE OF NICOLET DRIVE; THENCE EASTERLY, ALONG THE CENTERLINE OF NICOLET DRIVE TO THE INTERSECTION WITH THE NORTHERLY EXTENSION OF THE EAST LINE OF LOT 21 OF JACKSON ACRES AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 22 ON PAGE 64 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE SOUTHERLY, ALONG THE EAST LINE OF SAID LOT 21 OF JACKSON ACRES AND ITS NORTHERLY EXTENSION TO THE SOUTHEAST CORNER OF SAID LOT 21 OF JACKSON ACRES, BEING A POINT ON THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 35; THENCE EASTERLY, ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 35 TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM 2 TRACTS DESCRIBED AS FOLLOWS:

EXCEPTION TRACT 1: PART OF SECTIONS 23 AND 26 ALL IN TOWNSHIP 6 NORTH, RANGE 10 WEST OF THE THIRD PRINCIPAL MERIDIAN, VILLAGE OF GODFREY, MADISON COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF LOT 14 OF ROSEMONT, AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT CABINET 63 ON PAGE 91 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE SOUTHERLY, ALONG THE EAST LINE OF LOTS 14, 15, 16, 17, 18, 19, AND 20 OF SAID ROSEMONT SUBDIVISION TO THE SOUTHEAST CORNER OF SAID LOT 20 OF ROSEMONT SUBDIVISION; THENCE EASTERLY, ALONG THE NORTH LINE OF LOTS 21, 22, 23, 24, 25, 26, AND 27 OF SAID ROSEMONT SUBDIVISION TO THE NORTHEAST CORNER OF SAID LOT 27 OF ROSEMONT SUBDIVISION; THENCE SOUTHERLY, ALONG THE EAST LINE OF LOTS 27 AND 28 OF SAID ROSEMONT SUBDIVISION TO THE SOUTHEAST CORNER OF SAID LOT 28 OF ROSEMONT SUBDIVISION; THENCE WESTERLY, ALONG THE SOUTH LINE OF LOTS 28, 29, 30, 31 AND 32 OF SAID ROSEMONT SUBDIVISION TO THE NORTHEAST CORNER OF LOT 34 OF SAID ROSEMONT SUBDIVISION; THENCE SOUTHERLY, ALONG THE EAST LINE OF LOTS 34, 35, 36, AND THE SOUTHERLY EXTENSION OF SAID LOT 36 TO THE CENTERLINE OF TOLLE LANE; THENCE WESTERLY, ALONG THE CENTERLINE OF TOLLE LANE TO THE INTERSECTION WITH THE SOUTHERLY EXTENSION OF THE WEST LINE OF LOT 1 OF ROSEMONT, AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT CABINET 63 ON PAGE 91 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE NORTHERLY, ALONG THE WEST LINE OF SAID LOT 1 OF ROSEMONT SUBDIVISION AND ITS SOUTHERLY EXTENSION AND THE WEST LINE OF LOTS 2, 3, AND 4 OF SAID ROSEMONT SUBDIVISION TO THE NORTHWEST CORNER OF SAID LOT 4 OF ROSEMONT SUBDIVISION; THENCE WESTERLY, ALONG THE SOUTH LINE OF LOT 5 OF SAID ROSEMONT SUBDIVISION TO THE SOUTHEAST CORNER OF LOT 6 OF ROSEMONT SUBDIVISION; THENCE NORTHEASTERLY, ALONG THE SOUTHEAST LINE OF SAID LOT 6 OF ROSEMONT SUBDIVISION AND ITS NORTHEASTERLY EXTENSION TO THE CENTERLINE OF ROSEBUD LANE; THENCE NORTHWESTERLY ALONG THE CENTERLINE OF ROSEBUD LANE TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE NORTH LINE OF LOT 7 OF SAID ROSEMONT SUBDIVISION; THENCE WESTERLY, ALONG THE NORTH LINE OF SAID LOT 7 OF ROSEMONT SUBDIVISION AND ITS EASTERLY EXTENSION TO THE NORTHWEST CORNER OF SAID LOT 7 OF ROSEMONT SUBDIVISION; THENCE NORTHERLY, ALONG THE WEST LINE OF LOTS 8, 9, AND 10 OF SAID ROSEMONT SUBDIVISION TO THE SOUTHEAST CORNER OF BOYD'S SUBDIVISION AS SHOWN BY THE PLAT OF THEREOF RECORDED IN PLAT BOOK 22 ON PAGE 31 IN THE MADISON COUNTY, ILLINOIS RECORDER'S OFFICE; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID BOYD'S SUBDIVISION AND ITS WESTERLY EXTENSION, TO THE WEST LINE OF PARCEL 24-1-01-23-03-303-906 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE SOUTHWESTERLY, ALONG THE WEST LINE OF SAID PARCEL 24-1-01-23-03-303-906 TO THE CENTERLINE OF ELM STREET AS SHOWN BY THE PLAT OF MONTICELLO RECORDED IN PLAT BOOK 16 ON PAGE 37 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE WESTERLY, ALONG THE CENTERLINE OF ELM STREET TO THE CENTERLINE OF PRAIRIE STREET; THENCE NORTHERLY, ALONG THE CENTERLINE OF PRAIRIE STREET TO THE INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF LOT 5 OF BLOCK 20 OF MONTICELLO SUBDIVISION, AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 16 ON PAGE 37 IN THE MADISON COUNTY, ILLINOIS RECORDER'S OFFICE; THENCE WESTERLY, ALONG THE SOUTH LINE OF SAID LOT 5 OF BLOCK 20 OF MONTICELLO SUBDIVISION AND ITS EASTERLY EXTENSION AND THE WESTERLY EXTENSION OF SAID SOUTH LINE OF LOT 5 OF BLOCK 20 OF MONTICELLO TO THE CENTERLINE OF AN ALLEY RUNNING NORTH AND SOUTH THROUGH BLOCK 20 OF SAID MONTICELLO SUBDIVISION; THENCE NORTHERLY, ALONG THE CENTERLINE OF SAID ALLEY TO THE NORTH LINE OF SAID BLOCK 20 OF MONTICELLO SUBDIVISION; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID BLOCK 20 OF MONTICELLO SUBDIVISION TO THE SOUTHEAST CORNER OF PARCEL 24-2-01-23-03-302-045 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE NORTHERLY, ALONG THE EAST LINE OF SAID PARCEL 24-2-01-23-03-302-045 TO THE NORTHEAST CORNER OF SAID PARCEL 24-2-01-23-03-302-045; THENCE WESTERLY, ALONG THE NORTH LINE OF SAID PARCEL 24-2-01-23-03-302-045 AND ITS WESTERLY EXTENSION TO THE

CENTERLINE OF GODFREY ROAD; THENCE NORTHERLY, ALONG THE CENTERLINE OF GODFREY ROAD TO THE CENTERLINE OF GRACE STREET; THENCE EASTERLY, ALONG THE CENTERLINE OF GRACE STREET TO THE INTERSECTION WITH THE SOUTHERLY EXTENSION OF THE EAST LINE OF PARCEL 24-2-01-23-03-302-021 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE NORTHERLY, ALONG THE EAST LINE OF SAID PARCEL 24-2-01-23-03-302-021 AND ITS SOUTHERLY EXTENSION AND THE EAST LINE OF PARCEL 24-2-01-23-03-302-020 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 AND THE NORTHERLY EXTENSION OF THE EAST LINE OF SAID PARCEL 24-2-01-23-03-302-020 TO THE CENTERLINE OF PEARL STREET; THENCE EASTERLY, ALONG THE CENTERLINE OF PEARL STREET, TO THE INTERSECTION WITH THE SOUTHERLY EXTENSION OF THE EAST LINE OF PARCEL 24-1-01-23-03-302-002 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE NORTHERLY, ALONG THE EAST LINE OF SAID PARCEL 24-1-01-23-03-302-002 AND ITS SOUTHERLY EXTENSION TO THE NORTHEAST CORNER OF SAID PARCEL 24-1-01-23-03-302-002; THENCE EASTERLY, ALONG THE SOUTH LINE OF PARCEL 24-1-01-23-03-302-001.001 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE SOUTHEAST CORNER OF SAID PARCEL 24-1-01-23-03-302-001.001; THENCE NORTHERLY ALONG THE EAST LINE OF SAID PARCEL 24-1-01-23-03-302-001.001 AND THE EAST LINE OF PARCEL 24-1-01-23-03-302-001 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE NORTHEAST CORNER OF SAID PARCEL 24-1-01-23-03-302-001; THENCE EASTERLY, ALONG THE SOUTH LINE OF PARCEL 24-1-01-23-00-000-005 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 AND THE SOUTH LINE OF PARCEL 24-1-01-23-00-000-006 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE SOUTHEAST CORNER OF SAID PARCEL 24-1-01-23-00-000-006, BEING A POINT ON THE WEST LINE OF PARCEL 24-1-01-23-02-202-906 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE SOUTHWESTERLY, ALONG THE WESTERLY LINE OF SAID PARCEL 24-1-01-23-02-202-906 TO THE SOUTHWEST CORNER OF SAID PARCEL 24-1-01-23-02-202-906; THENCE EASTERLY, ALONG THE SOUTH LINE OF SAID PARCEL 24-1-01-23-02-202-906 TO THE SOUTHEAST CORNER OF SAID PARCEL 24-1-01-23-02-202-906; THENCE NORTHEASTERLY, ALONG THE EASTERLY LINE OF SAID PARCEL 24-1-01-23-02-202-906 TO THE NORTHWEST CORNER OF BLOCK NO. 6 OF SIDWAY MEADOWS, AS SHOWN BY THE PLAT THEREOF RECORDED IN PLAT BOOK 16 ON PAGE 24 IN THE MADISON COUNTY, ILLINOIS, RECORDER'S OFFICE; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID BLOCK NO. 6 AND THE NORTH LINE OF BLOCK NO. 5 OF SAID SIDWAY MEADOWS SUBDIVISION TO THE NORTHEAST CORNER OF SAID BLOCK NO. 5 OF SIDWAY MEADOWS SUBDIVISION; THENCE SOUTHERLY, ALONG THE EAST LINE OF BLOCK NUMBERS 5, 4, AND 1 OF SAID SIDWAY MEADOWS SUBDIVISION AND THE SOUTHERLY EXTENSION OF THE EAST LINE OF SAID BLOCK NO.1 OF SIDWAY MEADOWS SUBDIVISION TO THE CENTERLINE OF PEARL STREET; THENCE EASTERLY, ALONG THE CENTERLINE OF PEARL STREET TO THE INTERSECTION WITH THE NORTHERLY EXTENSION OF THE WEST LINE OF PARCEL 24-1-01-23-00-000-019 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011; THENCE SOUTHERLY, ALONG THE WEST LINE OF SAID PARCEL 24-1-01-23-00-000-019 AND ITS NORTHERLY EXTENSION TO THE SOUTHWEST CORNER OF SAID PARCEL 24-1-01-23-00-000-019; THENCE WESTERLY, ALONG THE NORTH LINE OF PARCEL 24-1-01-23-00-000-021 IN THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011 TO THE POINT OF BEGINNING.

EXCEPTION TRACT 2: THE NORTH PART OF PARCEL 23-1-01-35-17-302-036 OF THE MADISON COUNTY TAX RECORDS OF DECEMBER 2011.

Appendix B
Parcel ID List

Parcel ID Numbers

24-1-01-11-00-000-003	24-1-01-14-02-205-016.003	24-1-01-23-00-000-008	24-1-01-26-01-107-017.002
24-1-01-11-00-000-003.001	24-1-01-14-02-205-016.004	24-1-01-23-00-000-009	24-1-01-26-01-107-017.003
24-1-01-11-00-000-003.002	24-1-01-14-02-205-016.006	24-1-01-23-00-000-012	24-1-01-26-01-107-906
24-1-01-11-00-000-003.003	24-1-01-14-02-205-016.008	24-1-01-23-00-000-017	24-1-01-26-02-201-001
24-1-01-14-00-000-002	24-1-01-14-02-205-016.009	24-1-01-23-00-000-018	24-1-01-26-02-201-002
24-1-01-14-00-000-002.001	24-1-01-14-02-205-016.012	24-1-01-23-00-000-019	24-1-01-26-02-201-003
24-1-01-14-00-000-003	24-1-01-14-02-205-016.013	24-1-01-23-00-000-020	24-1-01-26-02-201-008
24-1-01-14-00-000-004	24-1-01-14-02-205-016.014	24-1-01-23-00-000-021	24-1-01-26-02-201-009
24-1-01-14-00-000-004.001	24-1-01-14-02-206-001	24-1-01-23-00-000-022	24-1-01-26-02-201-010
24-1-01-14-00-000-005	24-1-01-14-02-206-002	24-1-01-23-00-000-906	24-1-01-26-02-201-011
24-1-01-14-00-000-006	24-1-01-14-02-206-003	24-1-01-23-01-104-001	24-1-01-26-02-201-906
24-1-01-14-00-000-006.001	24-1-01-14-03-301-906	24-1-01-23-02-202-001	24-1-01-26-03-304-014
24-1-01-14-00-000-006.002	24-1-01-14-03-302-001	24-1-01-23-02-202-018	24-1-01-26-03-304-015
24-1-01-14-00-000-006.003	24-1-01-14-03-302-002	24-1-01-23-02-202-018.001	24-1-01-26-03-304-024
24-1-01-14-00-000-007.004	24-1-01-14-03-302-003	24-1-01-23-02-202-020	24-1-01-26-03-304-024.001
24-1-01-14-00-000-007.006	24-1-01-14-03-302-004	24-1-01-23-02-202-020.001	24-1-01-26-03-304-025
24-1-01-14-00-000-007.007	24-1-01-14-03-302-009	24-1-01-23-02-202-906	24-1-01-26-03-304-026
24-1-01-14-00-000-007.008	24-1-01-14-03-302-010	24-1-01-23-03-301-010	24-1-01-26-03-305-001
24-1-01-14-00-000-007.011	24-1-01-14-04-401-906	24-1-01-23-03-301-012	24-1-01-26-03-305-002
24-1-01-14-00-000-007.012	24-1-01-14-04-402-001	24-1-01-23-03-301-013	24-1-01-26-03-305-011
24-1-01-14-00-000-008	24-1-01-14-04-402-001.001	24-1-01-23-03-301-014	24-1-01-26-04-407-001
24-1-01-14-00-000-008.001	24-1-01-14-04-402-002	24-1-01-23-03-301-015	24-1-01-26-04-407-002
24-1-01-14-00-000-014	24-1-01-14-04-402-003	24-1-01-23-03-301-016	24-1-01-26-04-407-003
24-1-01-14-00-000-015	24-1-01-14-04-402-004	24-1-01-23-03-302-001	24-1-01-26-04-407-004
24-1-01-14-00-000-016	24-1-01-14-04-402-005	24-1-01-23-03-302-001.001	24-1-01-26-04-407-004.006
24-1-01-14-00-000-017	24-1-01-14-04-402-005.001	24-1-01-23-03-302-002	24-1-01-26-04-407-906
24-1-01-14-00-000-017.001	24-1-01-14-04-402-006	24-1-01-23-03-303-032	24-1-01-34-00-000-003.001
24-1-01-14-00-000-018	24-1-01-14-04-402-007	24-1-01-25-00-000-018	24-1-01-34-00-000-005
24-1-01-14-00-000-019	24-1-01-14-04-402-007.001	24-1-01-25-13-301-002	24-1-01-34-03-302-002
24-1-01-14-00-000-019.001	24-1-01-14-04-402-008	24-1-01-25-13-301-906	24-1-01-34-03-303-001
24-1-01-14-00-000-019.002	24-1-01-14-04-402-906	24-1-01-25-17-301-906	24-1-01-34-03-303-022
24-1-01-14-00-000-019.003	24-1-01-15-00-000-009.001	24-1-01-25-18-304-906	24-1-01-34-16-401-002
24-1-01-14-00-000-019.004	24-1-01-15-00-000-010	24-1-01-26-00-000-001	24-1-01-34-16-401-008
24-1-01-14-00-000-019.006	24-1-01-15-00-000-011	24-1-01-26-00-000-002	24-1-01-34-19-401-001
24-1-01-14-00-000-020	24-1-01-15-00-000-012	24-1-01-26-01-107-006	24-1-01-34-19-401-002
24-1-01-14-00-000-020.001	24-1-01-15-02-201-007.001	24-1-01-26-01-107-007	24-1-01-34-19-401-024
24-1-01-14-00-000-021	24-1-01-15-02-201-007.003	24-1-01-26-01-107-007.001	24-1-01-34-19-404-013
24-1-01-14-00-000-022	24-1-01-15-02-201-007.004	24-1-01-26-01-107-009	24-1-01-34-19-404-014
24-1-01-14-00-000-022.001	24-1-01-15-02-201-007.006	24-1-01-26-01-107-010	24-1-01-34-19-404-015
24-1-01-14-00-000-023	24-1-01-15-02-201-007.008	24-1-01-26-01-107-011.001	24-1-01-34-19-404-016
24-1-01-14-00-000-028	24-1-01-15-02-201-008.001	24-1-01-26-01-107-012	24-1-01-34-19-405-001
24-1-01-14-00-000-906	24-1-01-23-00-000-003	24-1-01-26-01-107-012.001	24-1-01-34-19-405-001.001
24-1-01-14-00-000-906.001	24-1-01-23-00-000-004	24-1-01-26-01-107-013	24-1-01-34-19-405-002
24-1-01-14-00-000-906.002	24-1-01-23-00-000-004.001	24-1-01-26-01-107-014	24-1-01-34-19-405-008
24-1-01-14-02-205-016	24-1-01-23-00-000-005	24-1-01-26-01-107-015	24-1-01-34-19-405-009
24-1-01-14-02-205-016.001	24-1-01-23-00-000-006	24-1-01-26-01-107-017	24-1-01-34-20-401-001
24-1-01-14-02-205-016.002	24-2-01-14-02-205-022	24-1-01-26-01-107-017.001	24-1-01-34-20-401-001.002

Parcel ID Numbers

24-1-01-34-20-401-002	24-2-01-14-02-205-025	24-2-01-14-04-401-001	24-2-01-23-03-303-028
24-1-01-34-20-401-003	24-2-01-14-02-205-026	24-2-01-14-04-401-002	24-2-01-23-03-303-029
24-1-01-35-01-101-006	24-2-01-14-02-205-027	24-2-01-14-04-401-003	24-2-01-23-03-303-030
24-1-01-35-01-101-007	24-2-01-14-02-205-028	24-2-01-15-00-000-018	24-2-01-23-03-303-031
24-1-01-35-01-102-008	24-2-01-14-02-205-029	24-2-01-15-00-000-022	24-2-01-23-04-404-004
24-1-01-35-01-102-050	24-2-01-14-02-205-040	24-2-01-15-00-000-022.002	24-2-01-23-04-409-006
24-1-01-35-01-102-050.001	24-2-01-14-02-214-001	24-2-01-15-02-201-019	24-2-01-23-04-409-007
24-1-01-35-01-102-053	24-2-01-14-02-214-002	24-2-01-15-02-201-020	24-2-01-23-04-409-008
24-1-01-35-01-103-015.001	24-2-01-14-03-301-002	24-2-01-15-02-201-020.001	24-2-01-25-17-302-001
24-1-01-35-01-104-011	24-2-01-14-03-301-004	24-2-01-22-00-000-029	24-2-01-25-18-304-001
24-1-01-35-01-104-012	24-2-01-14-03-301-005	24-2-01-23-00-000-030	24-2-01-26-01-102-029
24-1-01-35-01-104-012.001	24-2-01-14-03-301-006	24-2-01-23-00-000-033	24-2-01-26-01-102-030
24-1-01-35-01-104-013	24-2-01-14-03-301-007	24-2-01-23-00-000-034	24-2-01-26-01-102-031
24-1-01-35-08-202-011	24-2-01-14-03-301-007.001	24-2-01-23-00-000-035	24-2-01-26-01-102-031.001
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24-1-01-35-13-301-008	24-2-01-14-03-301-008	24-2-01-23-01-104-003	24-2-01-26-01-107-018
24-1-01-35-13-301-009	24-2-01-14-03-301-009	24-2-01-23-01-104-004	24-2-01-26-01-107-019
24-1-01-35-13-301-010	24-2-01-14-03-301-010	24-2-01-23-01-104-005	24-2-01-26-01-107-021
24-1-01-35-14-301-005	24-2-01-14-03-301-011	24-2-01-23-01-104-006	24-2-01-26-01-107-022
24-1-01-35-14-301-006	24-2-01-14-03-301-011.001	24-2-01-23-01-104-007	24-2-01-26-02-201-007
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24-1-01-35-14-301-009	24-2-01-14-03-301-013	24-2-01-23-02-202-002.001	24-2-01-26-02-201-036
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24-1-01-35-17-301-026	24-2-01-14-03-301-016.001	24-2-01-23-03-302-020	24-2-01-26-03-304-011
24-1-01-35-17-302-001.001	24-2-01-14-03-301-017	24-2-01-23-03-302-021	24-2-01-26-03-304-012
24-1-01-35-17-302-016	24-2-01-14-03-301-018	24-2-01-23-03-302-045	24-2-01-26-03-304-013
24-1-01-35-17-302-017	24-2-01-14-03-301-018.001	24-2-01-23-03-302-046	24-2-01-26-03-305-005
24-1-01-35-17-302-022	24-2-01-14-03-301-019.001	24-2-01-23-03-302-047	24-2-01-26-03-305-005.004
24-1-01-35-17-302-025	24-2-01-14-03-301-020	24-2-01-23-03-303-001	24-2-01-26-03-305-012
24-1-01-35-17-302-026	24-2-01-14-03-301-020.001	24-2-01-23-03-303-002	24-2-01-26-03-305-033
24-1-01-35-17-302-029	24-2-01-14-03-301-022	24-2-01-23-03-303-002.001	24-2-01-26-03-306-001
24-1-01-35-17-302-031	24-2-01-14-03-301-025	24-2-01-23-03-303-003	24-2-01-26-03-306-002
24-1-01-35-17-302-033	24-2-01-14-03-301-025.001	24-2-01-23-03-303-004	24-2-01-26-03-306-003
24-1-01-35-17-302-035	24-2-01-14-03-302-005	24-2-01-23-03-303-005	24-2-01-26-04-406-014
24-1-01-36-00-000-001	24-2-01-14-03-302-007	24-2-01-23-03-303-006	24-2-01-26-04-406-015.01C
24-2-01-11-13-301-001	24-2-01-14-03-302-007.001	24-2-01-23-03-303-007	24-2-01-26-04-406-015.02C
24-2-01-11-13-301-002	24-2-01-14-03-302-007.002	24-2-01-23-03-303-008	24-2-01-26-04-406-015.03C
24-2-01-11-17-302-001	24-2-01-14-03-302-012	24-2-01-23-03-303-008.001	24-2-01-26-04-406-015.04C
24-2-01-11-17-302-002	24-2-01-14-03-302-012.001	24-2-01-23-03-303-023	24-2-01-26-04-406-015.05C
24-2-01-14-02-205-017	24-2-01-14-03-303-001	24-2-01-23-03-303-023.001	24-2-01-26-04-406-016.001
24-2-01-14-02-205-018	24-2-01-14-03-303-005	24-2-01-23-03-303-024	24-2-01-26-18-301-001
24-2-01-14-02-205-019	24-2-01-14-03-303-006	24-2-01-23-03-303-025	24-2-01-33-02-206-002
24-2-01-14-02-205-020	24-2-01-14-03-303-009.001	24-2-01-23-03-303-026	24-2-01-33-02-206-021
24-2-01-14-02-205-021	24-2-01-35-14-301-002	24-2-01-23-03-303-027	24-2-01-34-01-102-032

Parcel ID Numbers

24-2-01-34-01-102-033	24-2-01-35-14-301-003
24-2-01-34-01-102-034	24-2-01-35-14-301-004
24-2-01-34-01-102-035	24-2-01-35-17-301-011
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24-2-01-34-19-404-011	24-2-01-35-18-302-001
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24-2-01-34-20-402-001	24-2-01-35-18-302-005
24-2-01-34-20-402-002	24-2-01-35-18-303-026
24-2-01-34-20-403-002	24-2-01-35-18-303-027
24-2-01-34-20-403-003	24-2-01-35-18-303-028
24-2-01-34-20-403-004	24-2-01-35-18-303-029
24-2-01-35-01-101-010	24-2-01-35-18-303-030
24-2-01-35-01-102-009	24-2-01-35-18-303-031
24-2-01-35-01-102-047	24-2-01-35-18-303-032.001
24-2-01-35-01-102-048	24-2-01-35-18-303-032.01C
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24-2-01-35-01-102-052	24-2-01-35-19-401-023
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24-2-01-35-01-103-011	24-2-01-35-19-401-025
24-2-01-35-01-103-012	24-2-01-35-19-401-026
24-2-01-35-01-103-013	24-2-01-35-19-401-027
24-2-01-35-01-103-014	24-2-01-35-19-401-028
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24-2-01-35-01-104-010	
24-2-01-35-01-104-015	
24-2-01-35-01-104-016	
24-2-01-35-08-202-012	
24-2-01-35-13-301-026	
24-2-01-35-13-301-027	
24-2-01-35-14-301-001	

Appendix C

Addresses

Account #	Site ID	Type	SIC	Name1	Name2	Address	City	State	Zip
0031-5583	001	PL	5013	MC KAY AUTO PARTS INC		327 TOLLE LN	GODFREY	IL	62035
0098-0579	001	PL	7933	NU BOWL LANES INC.	RIVERBOAT LANES	3044 GODFREY RD POB 302	GODFREY	IL	62035
0114-5908	001	PL	5999	WOODYS DRIVE INN INC.	ATLANTIS POOLS	110A HOMER ADAMS PKWY	GODFREY	IL	62035
0145-9368	001	PL	5541	FKG OIL CO. GODFREY MOTO MART		5311 GODFREY RD	GODFREY	IL	62035
0255-5324	002	PL	7231	ALVAREITAS COLL/COSMOTOLOGY INC		3048 GODFREY RD	GODFREY	IL	62035
0038-5158	001	PL	5541	MIDWEST PETROLEUM CO & SUB.	MPC #36	5405 GODFREY RD	GODFREY	IL	62035
0228-3808	001	PL	5461	DUKE BAKERY		5407 GODFREY RD STE C	GODFREY	IL	62035
0355-4996	001	PL	5051	BIERBAUM STEEL INC		311 TOLLE LN PO BOX 578	GODFREY	IL	62035
0343-1312	001	PL	5812	HARDEES FOOD SYSTEMS INC.	HARDEES OF GODFREY 1132139	2720 GODFREY RD	GODFREY	IL	62035
0365-8104	001	PL	5311	WAL-MART STORES INC.	WAL-MART 4695	6660 GODFREY RD	GODFREY	IL	62035
0397-6297	002	PL	5211	HOODCO BUILDING & SUPPLY INC		5771 GODFREY RD	GODFREY	IL	62035
0386-7390	001	PL	5812	G & S CHICKEN PRODUCTS INC.	KENTUCKY FRIED CHICKEN	3200 GODFREY RD	GODFREY	IL	62035
0447-4139	001	PL	5812	PIZZA HUT OF AMERICA INC.	PIZZA HUT #428054	3030 GODFREY RD	GODFREY	IL	62035
0472-4951	001	PL	7538	D J S TRUCK REPAIR INC		7202 HERTER IND DR. PO BOX 596	GODFREY	IL	62035
0546-4900	002	PL	5091	BLACKS SPORTING GOODS INC		2720 GROVELIN ST STE B	GODFREY	IL	62035
0440-5188	001	PL	5731	ADVANCE T V ELECTRONICS		5407 GODFREY RD	GODFREY	IL	62035
0474-0203	001	PL	7999	BRENDA FINK	PARTY MAGIC	5761 GODFREY RD	GODFREY	IL	62035
0780-1122	001	PL	5611	BARLEFFS INC		5727 GODFREY RD	GODFREY	IL	62035
0903-6415	001	PL	7997	ALTON-WOOD RIVER SPORTSMANS CLUB INC		3109 GODFREY RD	GODFREY	IL	62035
1541-0056	001	PL	5947	JOSEPHINES COUNTRY COLLECTIBLES INC		6109 GODFREY RD	GODFREY	IL	62035
1648-0287	001	PL	5087	U-WASH EQUIPMENT CO		116 NORTHPORT DR	GODFREY	IL	62035
0909-3133	001	PL	1541	J J WUELLNER & SON INC		7228 HERTER INDUSTRIAL DR	GODFREY	IL	62035
1268-5224	001	PL	5411	SCHNUCK MARKETS INC.	SCHNUCKS #269	2712 GODFREY RD	GODFREY	IL	62035
1504-5307	001	PL	5812	ANTHONY VAMBAKETES RANCH HOUSE		3330 GODFREY RD	GODFREY	IL	62035
1587-2424	001	PL	7241	AKA INC		3108 GODFREY RD	GODFREY	IL	62035
1760-3072	001	PL	5087	GRANITE CITY STATE BEAUTY BARBER SUPPLY INC		5749 GODFREY RD	GODFREY	IL	62035
1784-1100	001	PL	5261	RICHARD CRIVELLO	BOBS LAWN & GARDEN	6007 GODFREY RD	GODFREY	IL	62035
1839-1621	001	PL	5713	BUCKS DECORATING CENTER INC		5411 GODFREY RD	GODFREY	IL	62035
1958-9301	001	PL	782	M SADAUSKAS GREENERY		1021 W DELMAR AVE	GODFREY	IL	62035
2077-4133	001	PL	5661	JAMES DAVIS	J D S BOOTS & WESTERN WEAR	5763 GODFREY RD	GODFREY	IL	62035
2084-7661	001	PL	5713	T K CARPET GALLERY INC		1100 W HOMER M ADAMS PKWY	GODFREY	IL	62035
1980-7309	001	PL	5812	MBR MANAGEMENT CORP.	DOMINOES PIZZA STORE #2956	3310 GODFREY RD	GODFREY	IL	62035
2089-0087	001	PL	5521	HALLORAN AUTO SALES INC		5601 GODFREY RD	GODFREY	IL	62035
2157-7587	001	PL	5944	SUSAN EPEL		716 WINTER LN	GODFREY	IL	62035
2265-2655	001	PL	8042	ROSE OPTICAL INC		3300 GODFREY RD	GODFREY	IL	62035
2149-0651	001	PL	5541	QUIK TRIP CORP.	QUIK TRIP #698	2809 GODFREY RD	GODFREY	IL	62035
2266-4947	001	PL	7536	G & C ENTERPRISES INC.	C & W AUTO GLASS	6305 GODFREY RD	GODFREY	IL	62035
2214-0840	001	PL	5812	H & S MANAGEMENT	SUBWAY SANDWICHES	ROUTE 67 #13 MONTICELLO SHOPPING CENTER	GODFREY	IL	62035
2399-4967	001	PL	7538	DUANE RISTER	RISTERS AUTOMOTIVE & TRANSMISSION	7001 MONTCLAIR AVE	GODFREY	IL	62035
2422-4421	001	PL	1796	SAFETY PTRS LTD		620 ARMSWAY BLVD	GODFREY	IL	62035
2430-6789	001	PL	7841	TNT VENTURES INC.	HOLLYWOOD VIDEO & TAN	2062 HOMER ADAMS PARKWAY	GODFREY	IL	62035
2477-7994	001	PL	5963	SANDRA BAGWELL	CHERISHED MEMORIES	5411 GODFREY RD	GODFREY	IL	62035
2508-2906	001	PL	3272	UNIQUE CONCRETE CONCEPTS		7020 MONTCLAIR AVE	GODFREY	IL	62035
2514-5606	002	PL	7542	JAMES BUTTRY	SELF SERVICE CAR WASH	2811 GODFREY RD	GODFREY	IL	62035
2467-6853	001	PL	5812	VILLAGE OF GODFREY		6810 GODFREY RD	GODFREY	IL	62035
2516-3175	001	PL	7231	MELISSA GOBLE	FIRST IMPRESSIONS	3051 GODFREY RD	GODFREY	IL	62035
2521-3806	001	PL	5812	HOI QUACH	SHANG HAI HOUSE	5741 GODFREY RD	GODFREY	IL	62035
2555-1493	001	PL	5947	JOANN PULIZOS	JOANNS DOLLS	805 ENOS LN	GODFREY	IL	62035
2608-9513	001	PL	5984	FERRELLGAS LP		5201 GODFREY RD	GODFREY	IL	62035
2639-3794	001	PL	5431	PEARSONS FOOD PRODUCE INC		104 PEARL ST	GODFREY	IL	62035
2731-2844	001	PL	5812	BOLD ENTERPRISES INC.	MC DONALDS RESTAURANT	5511 GODFREY RD	GODFREY	IL	62035
2674-9513	001	PL	7299	SUN CATCHERS TAN INC		5745 GODFREY RD	GODFREY	IL	62035
2797-5940	001	PL	5113	QUALITY MEDICAL ENVIRONMENTAL DNTL SPL		219 TOLLE LN PO BOX 337	GODFREY	IL	62035
2808-5164	001	PL	5812	NPC INTERNATIONAL INC.	PIZZA HUT #4924	3030 GODFREY RD	GODFREY	IL	62035
2935-3769	001	PL	7334	ABBAY GRAPHIC DESIGN & SUPPORT SERVICE INC.		3312 GODFREY RD	GODFREY	IL	62035
2935-3769	001	PL	7334	ABBAY COPYING & SUPPORT SERVICE, INC		3312 GODFREY RD	GODFREY	IL	62035
2848-5556	001	PL	7999	MID-IL GYMNASTIC & DANCE INC		1032 W HOMER M ADAMS PKWY	GODFREY	IL	62035
2881-4886	001	PL	5531	O REILLY AUTOMOTIVE INC		3010 GODFREY RD	GODFREY	IL	62035
2899-3446	001	PL	7231	MELISSA ZURHEIDE	SHEAR DELIGHT STYLING SALON	5201 ASBURY AVE APT 100	GODFREY	IL	62035
2850-1713	001	PL	5812	MARIAN HORN	THE CREAM MACHINE	1523 W DELMAR AVE	GODFREY	IL	62035

2883-4739	001	PL	5087	MIROSLAWA INC.	DUTCH HOLLOW EUROPEAN DAY SPA	3042 GODFREY RD	GODFREY	IL	62035
2904-2860	001	PL	5812	FETO JUSUFI	SPRING GARDEN FAMILY RESTAURANT	5407 GODFREY RD	GODFREY	IL	62035
3044-3970	001	PL	7335	THORNTON PHOTOGRAPHY INC		3013 GODFREY RD	GODFREY	IL	62035
3022-9251	001	PL	5812	US BEEF CORP.	ARBYS #7285	5509 GODFREY RD	GODFREY	IL	62035
3029-4207	001	PL	8099	CLETUS NUTRITION INC		3004 GODFREY RD	GODFREY	IL	62035
3100-3907	001	PL	5942	FRANCIS DISTRIBUTING INC.	GODFREY BOOKSTORE	5735 GODFREY RD	GODFREY	IL	62035
3206-3891	001	PL	5431	MARKET BASKET OF GODFREY LLC		6015 HUMBERT RD	GODFREY	IL	62035
3088-4020	001	PL	5211	CLAY EAST SUPPLY INC		5331 GODFREY RD	GODFREY	IL	62035
3118-8321	001	PL	5999	QUALITY DISPOSABLES LLC		215 TOLLE LN	GODFREY	IL	62035
3306-2579	001	PL	7231	MINNESOTA REGIS CORP.	SMART STYLE 14064	6660 GODFREY RD	GODFREY	IL	62035
3286-2792	001	PL	5722	TAHITI TANNING CO		3045 GODFREY RD	GODFREY	IL	62035
3306-9476	001	PL	5812	DBJB ENTERPRISES INC.	LITTLE CAESARS	3100 GODFREY RD	GODFREY	IL	62035
3287-2283	001	PL	5812	DAVENDY INC.	GODFREY DAIRY QUEEN	5785 GODFREY RD	GODFREY	IL	62035
3443-9511	001	PL	5947	THE STONE COTTAGE STUDIO		6001B GODFREY RD	GODFREY	IL	62035
3507-3993	001	PL	5813	REGAL BEAGLE INC		3045 GODFREY RD	GODFREY	IL	62035
3391-1789	001	PL	5932	DEBORAH BONNELL	CRAFT AND ANTIQYE MALL #2	5707 GODFREY RD	GODFREY	IL	62035
3484-7340	001	PL	5941	BACKYARD DREAMS INC		5501 GODFREY RD	GODFREY	IL	62035
3504-4616	001	PL	5812	BROWN & GROSSHEIM INC.	SHIVERS FROZEN CUSTARD	3318 GODFREY RD	GODFREY	IL	62035
3381-7006	001	PL	5912	HIGHLAND PARK CVS LLC.	CVS PHARMACY #06831	2701 GODFREY RD	GODFREY	IL	62035
3519-3395	001	PL	5541	CASEYS RETAIL CO. INC.	CASEYS GENERAL STORE #1851	6301 GODFREY RD	GODFREY	IL	62035
3519-3395	003	PL	5541	CASEYS RETAIL CO. INC.	CASEYS GENERAL STORE #2249	1511 W DELMAR AVE	GODFREY	IL	62035
3585-2224	001	PL	7299	BRENDA HEDGPETH	RUMORS SALON	6001 GODFREY RD	GODFREY	IL	62035
3624-7960	001	PL	7841	REDBOX AUTOMATED RETAIL LLC		5511 GODFREY RD	GODFREY	IL	62035
3624-7960	004	PL	7841	REDBOX AUTOMATED RETAIL LLC		6660 GODFREY RD	GODFREY	IL	62035
3592-4241	001	PL	5511	TRUST FAMILY AUTO SALES INC		3104 GODFREY RD	GODFREY	IL	62035
3624-7960	002	PL	7841	REDBOX AUTOMATED RETAIL LLC		5771 GODFREY RD	GODFREY	IL	62035
3616-1233	001	PL	5813	BEER BARREL PUB INC		7205 MONTCLAIR AVE	GODFREY	IL	62035
3664-5036	001	PL	5411	DG RETAIL LLC.	DOLLAR GENERAL #1987	5717 GODFREY RD	GODFREY	IL	62035
3699-1341	002	PL	5999	B & P HEARING AID CO. INC.	HEARING HEALTH CARE CENTERS	5514 GODFREY RD	GODFREY	IL	62035
3731-4025	001	PL	3999	CONCRETE SUPPLY SITE #12		7115 MONTCLAIR AVE	GODFREY	IL	62035
3705-8851	001	PL	5812	CARLIN RESTAURANT LLC.	EL MEZCAL	3034 GODFREY RD	GODFREY	IL	62035
3794-1526	001	PL	8999	RLF INC.	CURVES OF GODFREY IL	5725 GODFREY RD	GODFREY	IL	62035
3843-6345	001	PL	9999	ELIAS KALLAL & SHAAF FUNERAL HOMES		1313 W DELMAR AVE	GODFREY	IL	62035
3850-4145	001	PL	7299	BLI RENTALS LLC		520 GODFREY RD	GODFREY	IL	62035
3905-4071	001	PL	5999	MICHAEL ALLEN DODD		1519 W DELMAR AVE	GODFREY	IL	62035
3906-7793	001	PL	5999	JESSIE HIGHFILL	LUCYS GIFT SHOP	7321 HERTER INDUSTRIAL DR	GODFREY	IL	62035
3913-0568	001	PL	7299	KORI SLOAN	MY TIME DAY SPA	5411 GODFREY RD	GODFREY	IL	62035
3912-3154	001	PL	7299	DIANE SCONCE	MY TIME DAY SPA	5411 GODFREY RD	GODFREY	IL	62035
3937-2197	001	PL	2452	CLASSIC BUILDING LLC		5210 GODFREY RD	GODFREY	IL	62035
3932-3145	001	PL	5511	TAMCO FINANCIAL SERVICE LLC		3015 GODFREY RD	GODFREY	IL	62035
3938-6155	001	PL	3089	INTERNATIONAL MULCH COMPANY		315 TOLLE LN	GODFREY	IL	62035
3973-1227	001	PL	5999	A-1 PORTABLE BUILDINGS LLC		5210 GODFREY RD	GODFREY	IL	62035
3941-8391	001	PL	1541	COUNTRYSIDE BUILDERS CS CORP		7107 MONTCLAIR AVE	GODFREY	IL	62035
3945-3987	001	PL	5812	CARVERS BBQ INC		2716 GROVELIN ST	GODFREY	IL	62035
3950-8390	001	PL	5812	BACON SONIC OF GODFREY LLC		5216 GODFREY RD	GODFREY	IL	62035
3980-1810	001	PL	9999	ANNE SCHROEDER	NEED IT GOTTA HAVE IT DAY SPA	3312 GODFREY RD	GODFREY	IL	62035
3984-3076	001	PL	5999	TIM PLANK RHINO WIRELESS USA		3047 GODFREY RD	GODFREY	IL	62035
3998-0030	001	PL	5411	GODFREY MEAT MARKET INC		6017 GODFREY RD	GODFREY	IL	62035
3982-2176	001	PL	5651	MODERN BAMBINI INC		200 W HOMER M ADAMS PKWY	GODFREY	IL	62035
3997-6157	001	PL	5812	BLANCO INC.	MISTER DONUT	2720 GROVELIN ST	GODFREY	IL	62035
3997-7447	001	PL	5193	D A GALBREATH INC.	THE PLANT STAND	3004 GODFREY RD	GODFREY	IL	62035
3999-4783	001	PL	5999	ROLOFF DECORATING INC		5510 GODFREY RD	GODFREY	IL	62035
4016-8190	001	PL	5812	DONI ENTERPRISES INC.	ROUND TABLE FAMILY RESTAURANT	5407 GODFREY RD	GODFREY	IL	62035
4018-5907	001	PL	7539	KATHY BOWERS	BOWERS TOWING	6204 GODFREY RD	GODFREY	IL	62035
4007-8450	001	PL	9999	TERI MACK	ESPRESS YOURSELF COFFEE CO	5757A GODFREY RD	GODFREY	IL	62035
4026-0402	001	PL	9999	BILLY GRIFFIN		103 NORTH ALBY COURT	GODFREY	IL	62035
4052-0587	001	PL	5712	MANDY RATHGEB		5707 GODFREY RD	GODFREY	IL	62035
5530-4621	001	PL	5999	MICHAEL COPELAND	TIMBERLINE GUN SALES	7512 MONTCLAIR AVE	GODFREY	IL	62035
4055-2421	001	PL	9999	GREGORY CARROLL		5411 GODFREY RD E	GODFREY	IL	62035
5540-2291	001	PL	7538	HENDRICKSON COLLISION REPAIR INC		6307 GODFREY RD	GODFREY	IL	62035
5566-0029	001	PL	1711	LERRY-MEAD CONCRETE CONSTRUCTION LLC		112 FIRWOOD DR PO BOX 5185	GODFREY	IL	62035

5538-5702	001	PL	5941	DANIEL WYHS	OLD MAN RIVER BAIT & TACKLE	5405 GODFREY RD	GODFREY	IL	62035
5546-8527	001	PL	5311	GWEN LITTLE	SEASONS AND MORE	5707 GODFREY RD	GODFREY	IL	62035
5569-1188	001	PL	5999	KERRY STRUIF	CHEETAH WIRELESS	5411 GODFREY RD	GODFREY	IL	62035
5543-6846	001	PL	7299	PULASKI BANK		2724A GROVELINE ST	GODFREY	IL	62035
0202-1390	001	PL	5411	MARTIN & BAYLEY INC	HUCKS CONVENIENCE STORE #296	5608 HUMBERT RD	GODFREY	IL	62035
0230-7928	001	PL	5963	PAULINE KOEHM	KIRBY CO OF GODFREY	5753 GODFREY RD	GODFREY	IL	62035
0307-5826	001	PL	5411	SOUTHERN FOOD PARK INC	FOOD PARK	5610 HUMBERT RD	GODFREY	IL	62035
1242-7888	001	PL	1542	MORRISSEY CONTRACTING CO INC		703 SOUTHMOOR PL PO BOX 67	GODFREY	IL	62035
1664-3291	001	PL	5621	COLOR PLUS INC		200 W HOMER M ADAMS PKWY	GODFREY	IL	62035
2876-5354	001	PL	7359	GODFREY RENTAL CENTER INC		4868 N ALBY RD	GODFREY	IL	62035
3032-3541	001	PL	7231	LOIS LAMERE	BELLA DONNA SALON & DAY SPA	537 PEARL ST	GODFREY	IL	62035
3182-9562	001	PL	4813	K & L CO INC	COMMUNICATION CONCEPTS	210 HOMER ADAMS PARKWAY	GODFREY	IL	62035