

A RESUBDIVISION OF THAT PART OF THE NORTHWEST FRACTIONAL QUARTER OF SECTION 6, IN TOWNSHIP 34 NORTH, RANGE 10 EAST AND ALSO THAT PART OF THE EAST HALF OF SECTION 1, IN TOWNSHIP 34 NORTH, RANGE 9 EAST, ALL OF THE THIRD PRINCIPAL MERIDIAN, IN WILL COUNTY, ILLINOIS.

LOT NUMBER	LOT AREA (ACRES)
LOT 35 – BLOCK 4	76.200 ACRES (73.740 AC CHANNAHON TWP.) (2.460 AC JACKSON TWP.)
LOT 36 – BLOCK 4	29.871 ACRES (12.897 AC CHANNAHON TWP.) (16.974 AC JACKSON TWP.)

150 0 150 300 450

Group 1: 150 (diagonal lines), 0 (white), 150 (horizontal lines), 300 (white)

Group 2: 150 (diagonal lines), 150 (horizontal lines), 300 (white)

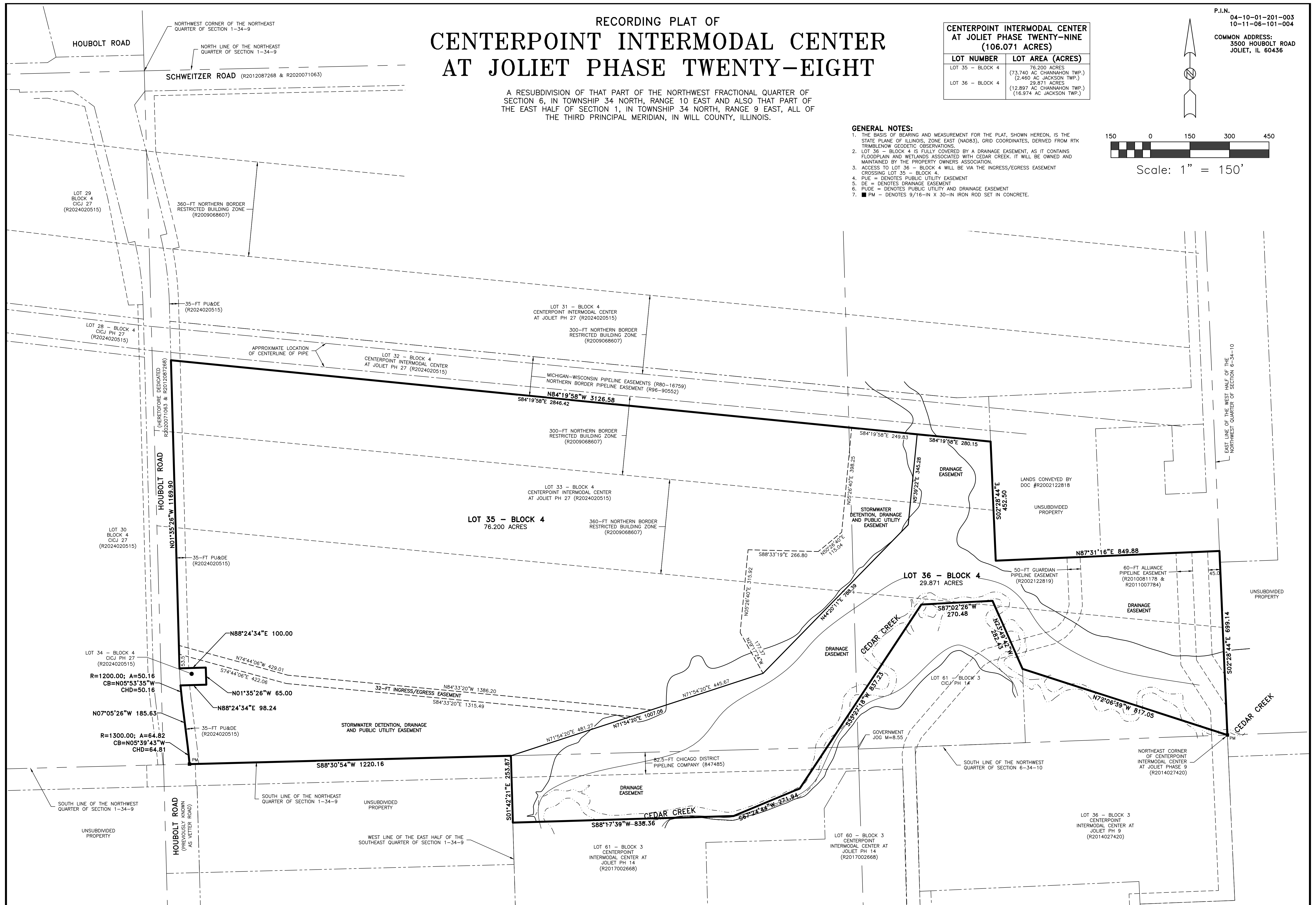
GENERAL NOTES:

1. THE BASIS OF BEARING AND MEASUREMENT FOR THE PLAT, SHOWN HEREIN, IS THE STATE PLANE OF ILLINOIS, ZONE EAST (NAD83), GRID COORDINATES, DERIVED FROM RTK DATA PROVIDED BY GEORGE W. GARDNER, INC., 10000 N. WILSON AVENUE, CHICAGO, IL 60656.
2. LOT 36 - BLOCK 4 IS FULLY COVERED BY A DRAINAGE EASEMENT, AS IT CONTAINS FLOODPLAIN AND WETLANDS ASSOCIATED WITH CEDAR CREEK. IT WILL BE OWNED AND OCCUPIED BY THE CITY OF CHICAGO, 1200 N. WILSON AVENUE, CHICAGO, IL 60656.
3. ACCESS TO LOT 36 - BLOCK 4 WILL BE VIA THE INGRESS/EGRESS EASEMENT CROSSING LOT 35 - BLOCK 4.
4. PUE = DENOTES PUBLIC UTILITY EASEMENT
5. DE = DENOTES DRAINAGE EASEMENT
6. PUE + DE = DENOTES PUBLIC UTILITY AND DRAINAGE EASEMENT
7. PM = DENOTES 9/16"-IN X 30"-IN IRON ROD SET IN CONCRETE.

CHECKED BY: CP/CT DATE: 11/17/2025

GEOTECH INC.
CONSULTING ENGINEERS - LAND SURVEYORS
1207 CEDARWOOD DRIVE CREST HILL, ILLINOIS 60403 815/730-1010

JN17565



RECORDING PLAT OF
CENTERPOINT INTERMODAL CENTER
AT JOLIET PHASE TWENTY-EIGHT

A RESUBDIVISION OF THAT PART OF THE NORTHWEST FRACTIONAL QUARTER OF SECTION 6, IN TOWNSHIP 34 NORTH, RANGE 10 EAST AND ALSO THAT PART OF THE EAST HALF OF SECTION 1, IN TOWNSHIP 34 NORTH, RANGE 9 EAST, ALL OF THE THIRD PRINCIPAL MERIDIAN, IN WILL COUNTY, ILLINOIS.

STATE OF ILLINOIS)
COUNTY OF WILL) SS

I, _____, JOLIET CITY COLLECTOR, HEREBY CERTIFY THAT I FIND NO DELINQUENT GENERAL TAXES, UNPAID CURRENT TAXES OR UNPAID SPECIAL ASSESSMENTS AGAINST THE PROPERTY DESCRIBED BY THIS PLAT.

DATED AT JOLIET, ILLINOIS, THIS _____ DAY OF _____, 202 _____, A.D.

CITY COLLECTOR _____

STATE OF ILLINOIS)
COUNTY OF WILL) SS

APPROVED BY THE JOLIET CITY PLAN COMMISSION _____, 202 _____, A.D.

DATED THIS _____ DAY OF _____, 202 _____, A.D.

PLAN COMMISSION CHAIRMAN _____ PLAN COMMISSION SECRETARY _____

STATE OF ILLINOIS)
COUNTY OF WILL) SS

AS AUTHORIZED BY THE PLAT APPROVED BY: ORDINANCE NO. _____ OF THE CITY COUNCIL OF THE CITY OF

JOLIET, ON _____, 202 _____, A.D.

DATED THIS _____ DAY OF _____, 202 _____, A.D.

MAYOR _____ CITY CLERK _____

STATE OF ILLINOIS)
COUNTY OF WILL) SS

I, _____, COUNTY CLERK OF WILL COUNTY, ILLINOIS, DO HEREBY CERTIFY THAT THERE ARE NO DELINQUENT GENERAL TAXES, OR UNPAID CURRENT GENERAL TAXES AGAINST ANY OF THE ESTATE DESCRIBED IN THE FOREGOING CERTIFICATES.

GIVEN UNDER MY HAND AND SEAL AT JOLIET, ILLINOIS, THIS _____ DAY OF _____, 202 _____, A.D.

WILL COUNTY CLERK _____

STATE OF ILLINOIS)
COUNTY OF WILL) SS

I, _____, DIRECTOR OF THE TAX MAPPING AND PLATTING OFFICE, DO HEREBY CERTIFY THAT I HAVE CHECKED THE PROPERTY DESCRIPTION OF THIS PLAT AGAINST AVAILABLE COUNTY RECORDS AND FIND SAID DESCRIPTION TO BE TRUE AND CORRECT. THE PROPERTY HEREIN DESCRIBED IS LOCATED ON TAX MAPS:

AND IDENTIFIED AS PERMANENT REAL ESTATE TAX INDEX NUMBER (PN):

DATED THIS _____ DAY OF _____, 202 _____, A.D.

DIRECTOR _____

STATE OF ILLINOIS)
COUNTY OF WILL) SS

THIS INSTRUMENT NO. _____ WAS FILED FOR RECORD IN THE RECORDER'S OFFICE OF WILL COUNTY, AFORESAID ON THIS _____ DAY OF _____, 202 _____, A.D. AT _____ O'CLOCK ____M.

WILL COUNTY RECORDER _____

GRANT OF NON-EXCLUSIVE EASEMENT

CENTERPOINT JOLIET TERMINAL RAILROAD, LLC, an Illinois limited liability company, its successors and assigns (" Grantor "), in consideration of the sum of Ten and No/100 Dollar (\$10.00) and other valuable consideration, receipt of which is hereby acknowledged, hereby gives and grants to COMMONWEALTH EDISON COMPANY, an Illinois Corporation, COMCAST CABLE COMMUNICATIONS, INC., and ILLINOIS BELL TELEPHONE COMPANY dba AT&T ILLINOIS, an Illinois corporation (collectively " Grantees "), their respective licensees, successors and assigns, jointly and severally a non-exclusive easement to construct, operate, repair, maintain, modify, reconstruct, replace, supplement, relocate and remove, from time to time, poles, wires transformers, and other facilities used in connection with overhead transmission and distribution of electricity, communication, sounds and signals in, over, under, across, along and upon the surface of the property labeled on this Plat of Subdivision as " PUE ", " PU&DE ", " Public Utility Easement ", or " Public Utility and Drainage Easement " (collectively, the " Easement Areas "). together with right of access to the same and the right, from time to time, to trim or remove trees, bushes, roots and saplings and to clear obstructions from the surface and subsurface as may be reasonably required incident to the grant herein given, in, over, under, across, along and upon the surface of the Easement Areas. Obstructions shall not be placed over Grantees' facilities or in, upon and over the Easement Areas without prior consent of the Grantees; provided however, Grantor reserves to itself, its successors and assigns, the right to construct, use, operate, maintain, repair and replace across, over and/or under the Easement Areas, telephone, telegraph, electricity, water, gas, gasoline, oil and sewer lines, rail and rail related facilities, roads and road related facilities and other facilities and structures in such a manner as not to create an unreasonable interference with the use of the easement herein granted in the Easement Area without Grantees' consent. After installation of any such facilities, the grade of the property shall not be altered in a manner so as to materially interfere with the operation and maintenance thereof.

GRANT OF NON-EXCLUSIVE EASEMENT

CENTERPOINT JOLIET TERMINAL RAILROAD, LLC, an Illinois limited liability company, its successors and assigns (" Grantor "), for good and valuable consideration, the receipt which is hereby acknowledged, gives and grants to the CITY OF JOLIET (the " City "), its successors and assigns: (i) a perpetual, non-exclusive easement and right-of-way for the purpose of laying, maintaining, operating, renewing, replacing and removing storm water drainage pipes, feeders and laterals, associated manholes and any necessary facilities appurtenant thereto in connection with the transmission and distribution of storm water runoff, in, upon, under, along and across the property labeled on this Plat of Subdivision for " Drainage and Access Easement ", " D&AE ", or " Public Utility and Drainage Easement " (collectively, the " Storm Water Management Easement Areas ") together with reasonable right of access thereto for said purposes; and (ii) a perpetual, non-exclusive easement and right-of-way for the purpose of laying, maintaining, operating, renewing, replacing and removing water mains, feeders and laterals, and sanitary sewer drainage pipes, feeders and laterals, and associated manholes and any necessary facilities appurtenant thereto in connection with the transmission and distribution and drainage of water and sanitary sewer services in, upon, under, along and across the property labeled on this Plat of Subdivision for " PUE ", " PU&DE ", " Public Utility Easement " or " Public Utility and Drainage Easement " (collectively, the " Water & Sanitary Sewer Easement Areas ") together with reasonable right of access thereto for said purposes. The Storm Water Management Easement Areas and the Water & Sanitary Sewer Easement Areas are herein collectively referred to as the " Easement Areas ". Grantor reserves the right to use the Easement Areas in any manner not inconsistent with the rights granted herein, including without limitation, the right to construct, use, operate, maintain, repair and replace across, over and/or under the Easement Areas, telephone, telegraph, electricity, water, gas, gasoline, oil and sewer lines, driveways, parking lots and other facilities and structures in such a manner as not to create an unreasonable interference with the use of the easements herein granted in the Easement Areas without the City's consent. After installation of any such facilities, the grade of the property shall not be altered in a manner so as to materially interfere with the operation and maintenance thereof.

STATE OF ILLINOIS)
COUNTY OF DUPAGE) SS

THIS IS TO CERTIFY THAT CENTERPOINT JOLIET TERMINAL RAILROAD LLC, AN ILLINOIS LIMITED LIABILITY COMPANY IS THE HOLDER OF RECORD TITLE TO THE PROPERTY DESCRIBED HEREON, AND HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED, AS SHOWN BY THIS PLAT FOR THE USES AND PURPOSES HEREIN SET FORTH AND THAT SAID CENTERPOINT JOLIET TERMINAL RAILROAD LLC HEREBY ACKNOWLEDGES AND ADOPTS THE SAME UNDER THE STYLE AND TITLE HEREON SHOWN.

TO THE BEST OF OUR KNOWLEDGE THE PROPERTY DESCRIBED ON THIS PLAT, WHICH IS KNOWN AS CENTERPOINT INTERMODAL CENTER AT JOLIET PHASE TWENTY-EIGHT IS LOCATED WITHIN THE BOUNDARY LIMITS OF LARAWAY COMMUNITY CONSOLIDATED ELEMENTARY SCHOOL DISTRICT NUMBER 706, JOLIET TOWNSHIP HIGH SCHOOL DISTRICT NUMBER 204, AND JOLIET JUNIOR COLLEGE DISTRICT NUMBER 525.

DATED THIS _____ DAY OF _____, 202 _____, A.D.

BY: CENTERPOINT JOLIET TERMINAL RAILROAD LLC, AN ILLINOIS LIMITED LIABILITY COMPANY.
CENTERPOINT PROPERTIES TRUST, A MARYLAND REAL ESTATE INVESTMENT TRUST, ITS MANAGER
1808 SWIFT DRIVE
OAK BROOK, ILLINOIS 60523

BY: _____

NAME: _____

ITS: _____

STATE OF ILLINOIS)
COUNTY OF DUPAGE) SS

I, _____, A NOTARY PUBLIC IN AND FOR SAID COUNTY, IN THE STATE AFORESAID, DO HEREBY

CERTIFY THAT _____ AND _____, AS _____

AND _____, RESPECTIVELY, OF CENTERPOINT PROPERTIES TRUST, MANAGER OF CENTERPOINT JOLIET TERMINAL RAILROAD LLC, PERSONALLY KNOWN TO ME TO BE THE SAME PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE FOREGOING INSTRUMENT, APPEARED BEFORE ME THIS DAY IN PERSON AND ACKNOWLEDGED THAT THEY SIGNED AND DELIVERED THE FOREGOING INSTRUMENT AS THEIR OWN FREE AND VOLUNTARY ACT, AS OFFICERS OF CENTERPOINT PROPERTIES TRUST, FOR THE USES AND PURPOSES SET FORTH.

GIVEN UNDER MY HAND AND SEAL THIS _____ DAY OF _____, 202 _____, A.D.

NOTARY PUBLIC _____

GRANT OF NON-EXCLUSIVE EASEMENT

CENTERPOINT JOLIET TERMINAL RAILROAD, LLC, an Illinois limited liability company, its successors and assigns (" Grantor "), in consideration of the sum of Ten and 00/100 Dollars (\$10.00) and other good and valuable consideration, in hand paid by the Grantee, NORTHERN ILLINOIS GAS COMPANY, an Illinois corporation, doing business as NICOR GAS (" Nicor "), does hereby give and grant unto said NICOR GAS, its successors and assigns, a perpetual, non-exclusive easement and right-of-way for the purpose of laying, maintaining, operating, renewing, replacing and removing gas mains and any necessary facilities appurtenant thereto, in, upon, under, along and across the property labeled on this Plat of Subdivision for " PUE ", " PU&DE ", " Public Utility Easement " or " Public Utility and Drainage Easement " (collectively, the " Easement Areas ") together with reasonable right of access thereto for said purposes. Grantor reserves the right to use the Easement Areas in any manner not inconsistent with the rights granted herein, including without limitation, the right to construct, use, operate, maintain, repair and replace across, over and/or under the Easement Areas, telephone, telegraph, electricity, water, gas, gasoline, oil and sewer lines, rail and rail related facilities, roads and road related facilities and other facilities and structures. Nicor shall restore all of that portion of Grantor's property impacted, damaged and/or disturbed by Nicor or during the original installation of Nicor's facilities on Grantor's property, and also during any subsequent maintenance, repair, replacement or removal of Nicor's facilities on Grantor's property, all to a condition as good as or better than that which existed prior to Nicor entering Grantor's property. Regarding such restoration, Grantor acknowledges that property restation is dependent upon weather; therefore, weather permitting, Nicor agrees that it shall perform all such restoration in a timely manner.

GRANT OF NON-EXCLUSIVE INGRESS/EGRESS EASEMENT

CENTERPOINT JOLIET TERMINAL RAILROAD, LLC, an Illinois limited liability company, its successors and assigns (" Grantor "), for good and valuable consideration, the receipt which is hereby acknowledged, gives and grants to and for the benefit of the owners from time to time of the areas shown and designated as: Lot 36 -- Block 4 ("Grantee Owners") and the agents, contractors, employees, tenants, licensees, invitees and successors and assigns of such Grantee Owners, a perpetual, non-exclusive easement over, upon, along and across the area shown and designated as an "32-Ft Ingress/Egress Easement" across Lot 35 -- Block 4 on this CenterPoint Intermodal Center at Joliet, Phase Twenty-Eight Plat of Subdivision for the purpose of pedestrian, automobile, track and tractor trailer ingress and egress over, upon, along and across the Ingress/Egress Easement Area. Grantor reserves the right to use the Ingress/Egress Easement Area in any manner not inconsistent with the rights granted herein, including without limitation, the right to construct, use, operate, maintain, repair and replace across, over and/or under the Ingress/Egress Easement Area, telephone, telegraph, electricity, water, gas, gasoline, oil and sewer lines, driveways, and other facilities and structures in such a manner as not to create an unreasonable interference with the use of the easement herein granted in the Ingress/Egress Easement Area.

STATE OF ILLINOIS)
COUNTY OF WILL) SS

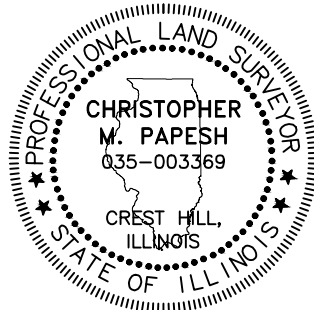
I, CHRISTOPHER M. PAPESH, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF ILLINOIS, DO HEREBY CERTIFY THAT UNDER THE DIRECTION OF THE OWNERS THEREOF, I HAVE SURVEYED, RESUBDIVIDED AND PLATTED INTO 2 LOTS AND NO STREETS, THAT PART OF THE NORTHWEST FRACTIONAL QUARTER OF SECTION 6, IN TOWNSHIP 34 NORTH, RANGE 10 EAST AND ALSO THAT PART OF THE EAST HALF OF SECTION 1, IN TOWNSHIP 34 NORTH, RANGE 9 EAST, ALL OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

LOT 33 -- BLOCK 4 IN CENTERPOINT INTERMODAL CENTER AT JOLIET PHASE TWENTY-SEVEN, BEING A SUBDIVISION OF PART OF THE NORTHWEST FRACTIONAL QUARTER OF SECTION 6, IN TOWNSHIP 34 NORTH, RANGE 10 EAST AND ALSO THAT PART OF SECTION 1, IN TOWNSHIP 34 NORTH, RANGE 9 EAST, ALL OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 1, 2024, AS DOCUMENT NUMBER R2024020515; IN WILL COUNTY, ILLINOIS. Containing 106.071 acres more or less.

I DO FURTHER CERTIFY THAT:

- THE ACCOMPANYING PLAT IS A TRUE AND CORRECT REPRESENTATION OF SAID SURVEY AND SUBDIVISION AS MADE BY ME.
- PART OF THIS SITE IS SITUATED WITHIN A SPECIAL FLOOD HAZARD AREAS, AS DEFINED BY THE FLOOD INSURANCE RATE MAP "FIRM", MAP PANEL NUMBER 17197C02606, WITH AN EFFECTIVE DATE OF FEBRUARY 15, 2019.
- THE PROPERTY INCLUDED IN THIS PLAT IS SITUATED WITHIN THE CORPORATE LIMITS OF THE CITY OF JOLIET, WILL COUNTY, ILLINOIS.
- THAT ALL REGULATIONS ENACTED BY THE SUBDIVISION AND PLAT ORDINANCE OF THE CITY OF JOLIET HAVE BEEN COMPLIED WITH IN THE PREPARATION OF THIS PLAT.
- ALL DIMENSIONS ARE GIVEN IN FEET AND DECIMAL PARTS THEREOF.
- 9/16" x 30" IRON RODS SET AT ALL LOT CORNERS UNLESS OTHERWISE NOTED.

GIVEN UNDER MY HAND AND SEAL AT CREST HILL, ILLINOIS THIS 5th DAY OF December, 2025, A.D.



ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 3369
EXPIRATION DATE 11/30/2026
GEOTECH INCORPORATED PROFESSIONAL DESIGN
FIRM NUMBER 184-000165

RECORDING PLAT OF
PHASE TWENTY-EIGHT

DRAWN BY: CP JOB # GJN17565
CHECKED BY: CP/CT DATE: 11/17/2025

CENTERPOINT INTERMODAL
CENTER AT JOLIET

GEOTECH INC.
CONSULTING ENGINEERS - LAND SURVEYORS
1207 CEDARWOOD DRIVE CREST HILL, ILLINOIS 60403 815/730-1010

GJN17565
2

DATE BY REVISION