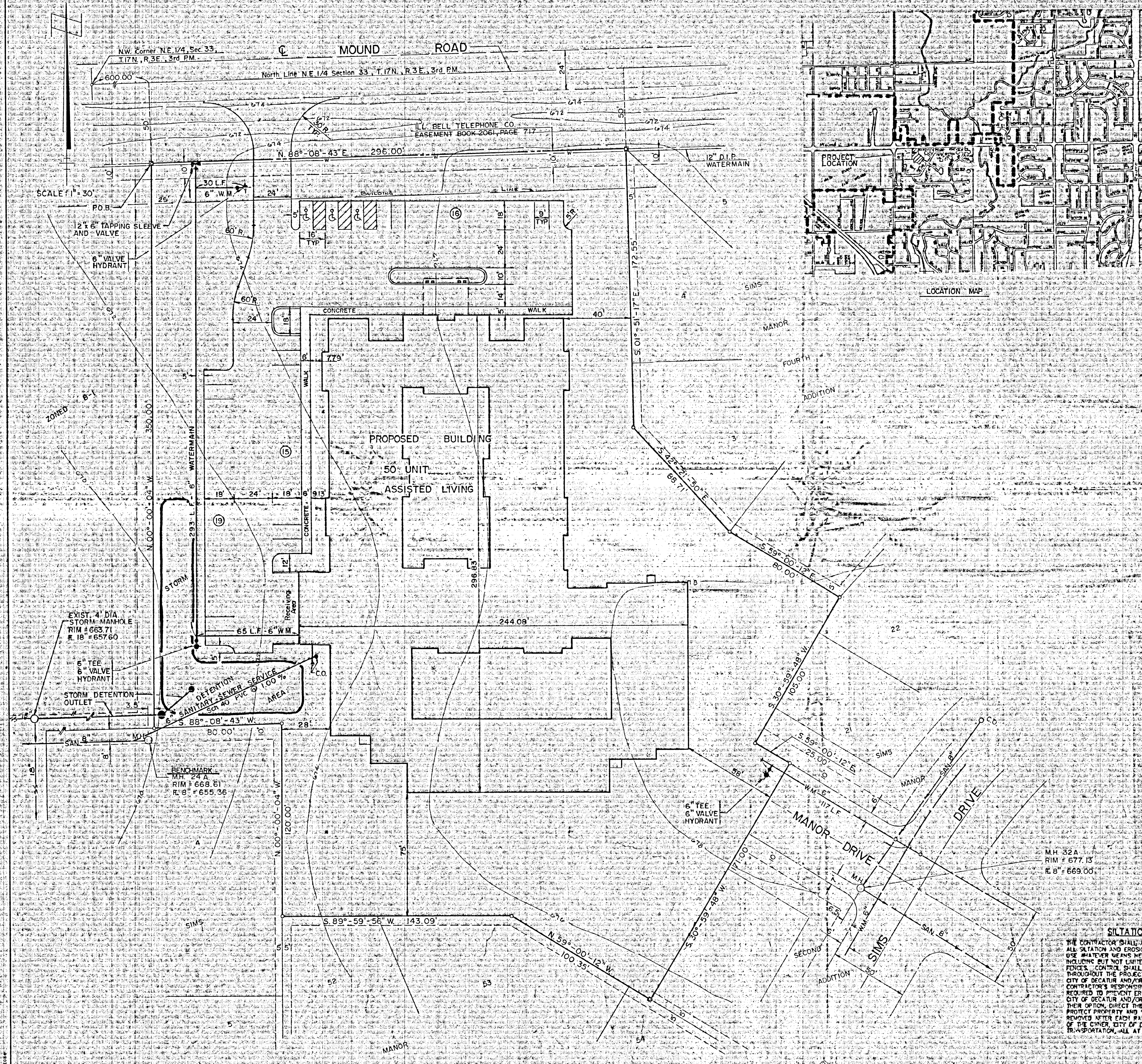




LEGAL DESCRIPTION

A portion of the Northwest 1/4 of Section 33, Township 17 North, Range 3 East of the Third Principal Meridian, said part more particularly described as follows:

Beginning at a point on the North Right of Way line of West Mound Road, said point being 670.00 feet East from the South East corner of the Northwest Quarter (NE 1/4) of said Section 33; thence N88°08'43"E (Assumed Bearing) along the South Right of Way line of West Mound Road, 214.00 feet to the Northwest corner of Sims Manor Fourth Addition, as per plat recorded in Book 1832, Page 318 of the records in the Recorder's Office of Macou County, Illinois; thence S01°51'17"W along the West line of said Sims Manor Fourth Addition, 172.00 feet to the Northwest corner of Sims Manor Second Addition, 105.00 feet to a point on the North Right of Way line of Manor Drive; thence S00°00'00"W along the North line of said Sims Manor Second Addition, 25.00 feet to the North line of the West line of said Sims Manor Second Addition, 111.00 feet to a point on the North line of said Sims Manor Second Addition, as per plat recorded in Book 1832, Page 318 of the records in the Recorder's Office of Macou County, Illinois; thence S59°00'12"E along the said North line of said Sims Manor, 143.09 feet; thence S00°00'00"W along the said North line of said Sims Manor, 80.00 feet; thence S00°00'00"W along the said North line of said Sims Manor, 80.00 feet to the point of beginning, containing 1.00 acres.

NOTES

1. PARKING REQUIREMENTS:
PARKING SPACES REQUIRED: 60
PARKING SPACES PROVIDED: 60 (INCLUDES 3 HANDICAP STALLS)
2. ALL WORK SHALL BE DONE IN ACCORDANCE WITH CITY OF DECATUR CONSTRUCTION STANDARDS.
3. PROPOSED ZONING - R-5 RDP (REVISED)
4. PARKING AREAS AND DRIVEWAYS TO BE CONSTRUCTED OF 6" STONE, 2" ASPHALT UNLESS OTHERWISE DESIGNATED.
5. BENCHMARK: NORTH RIM: SANITARY MANHOLE, SOUTHWEST CORNER OF PROPERTY, ELEVATION = 668.61



NOTE: ALL UTILITY LOCATIONS ARE PER UTILITY AND CITY OF DECATUR RECORD DRAWINGS. SPOT UTILITY LOCATIONS WERE NOT DUG UP FOR FIELD VERIFICATION.

NOTE: CONTRACTOR TO CONTACT JILLIE HARRIS AT 662-59-0120 PRIOR TO LOCATING UNDERGROUND UTILITIES.

Phillip W. Cochran
PHILLIP W. COCHRAN, REGISTERED PROFESSIONAL ENGINEER No. 32393

EXHIBIT B

REVISED R-5 PUD

KEYSTONE MEADOWS
1415 WEST MOUND ROAD
DECATUR, ILLINOIS

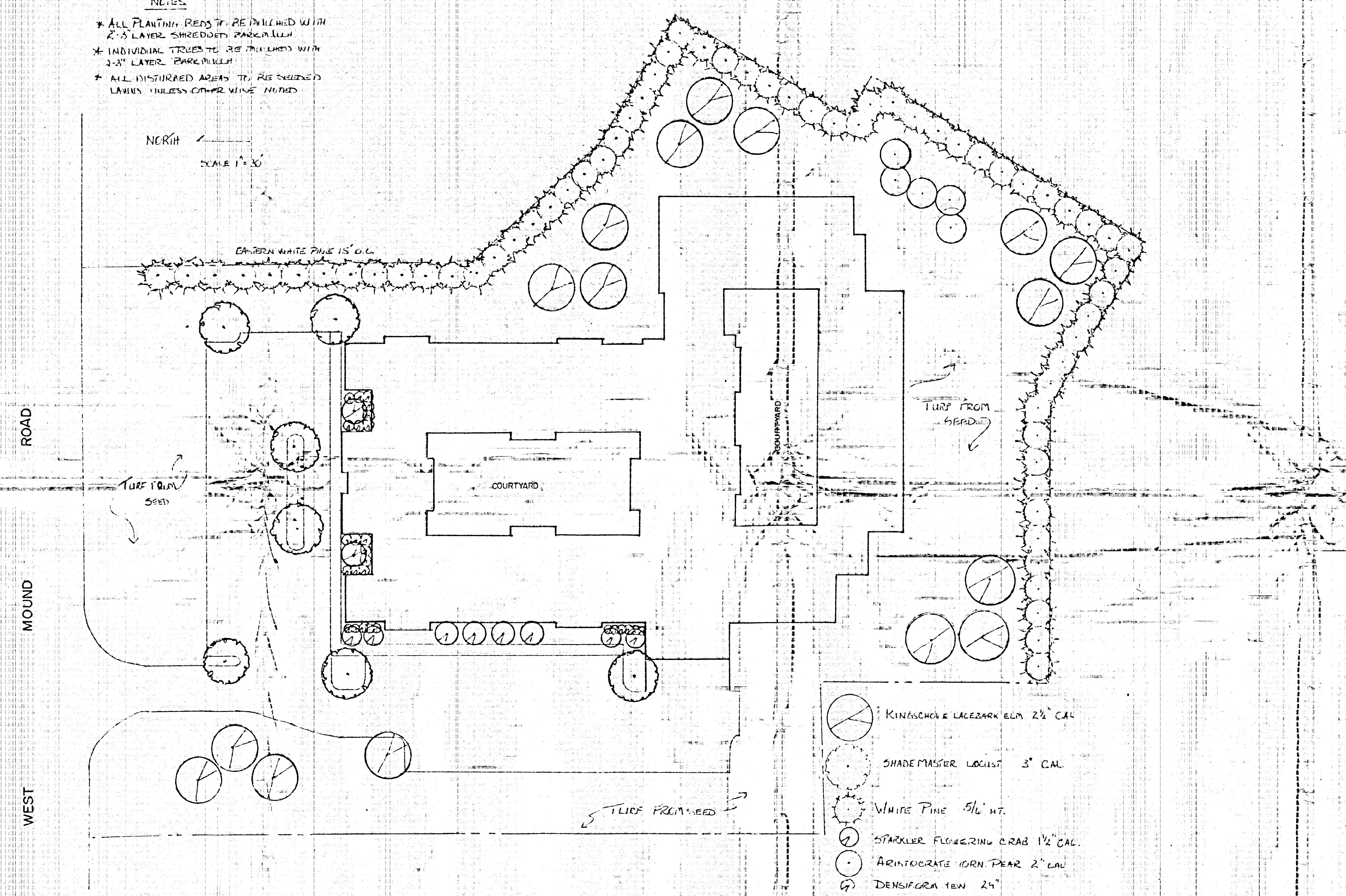


phillip w. cochran • consulting engineer • decatur, illinois
2602 n. morgan • 625-26 • (217) 875-3333 • fax 875-3377

DRAWN BY JRS		REVISIONS		PROJECT NO.
DATE 4-1-99		NO.	DATE BY DESCRIPTION	9836
CHECKED BY				FILE NO./FIELD BK. NO.
DATE				
APP'D BY				SHEET NO.
DATE				

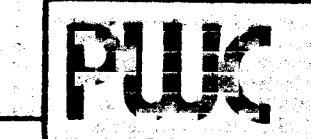
- NOTES:
- * ALL PLANTING BEDS TO BE FILLED WITH 2'-3" LAYER SHREDDED PARKMULCH
 - * INDIVIDUAL TREES TO BE PLANTED WITH 2'-3" LAYER PARKMULCH
 - * ALL DISTURBED AREAS TO BE SEEDED LAWN UNLESS OTHER WINE NOTED

NORTH
SCALE 1" = 30'



LANDSCAPE PLAN

KEYSTONE MEADOWS
1415 WEST MOUND ROAD
DECATUR, ILLINOIS



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2602 n. morgan • 62526 • (217) 875-3333 • fax 875-3371

RAINEY
NURSERY
CO.

152 E. ELM STREET
ARGENTA, ILLINOIS 62501

DATE: 5-27-98
SCALE: 1" = 30'
PREPARED BY: JOHN RAINEY
DRAWING NO: 304-48

DRAWN BY		REVISIONS		PROJECT NO.
DATE	5-27-98	NO.	DATE	9836
CHECKED BY		DESCRIPTION		FILE NO./FIELD BK. NO.
DATE				
APPROVED BY				SHEET NO.
DATE				

21-4

20-1

1-3

2-10

20-13

23-0

167-5

67-11

23-0

22-5

7-11

128-9

317-7

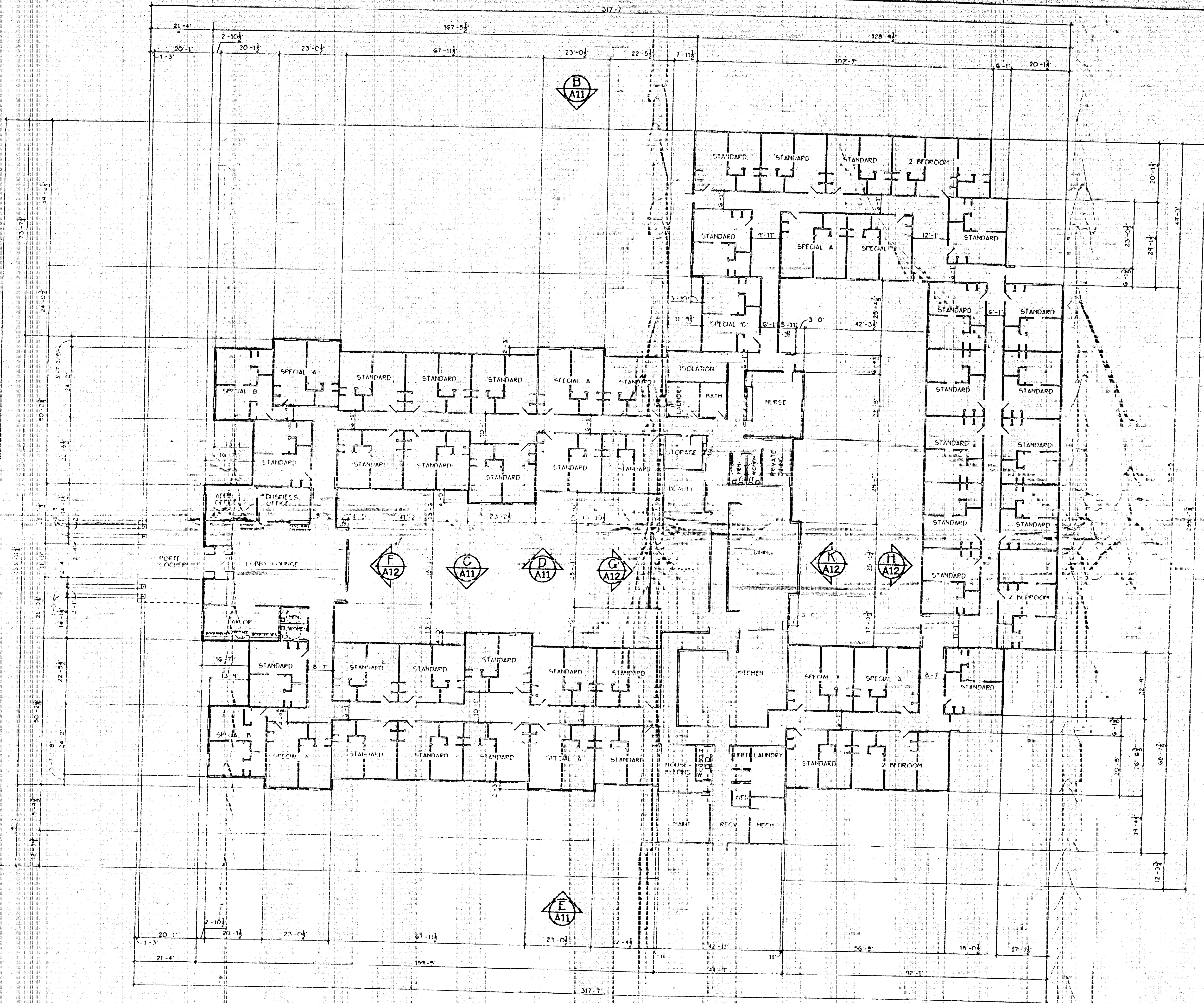
102-8

102-8

102-8

102-8

102-8



FLOOR PLAN
1/16" = 1' - 0"



KEYSTONE MEADOWS - DECATUR
DECATUR, ILLINOIS

FLOOR PLAN

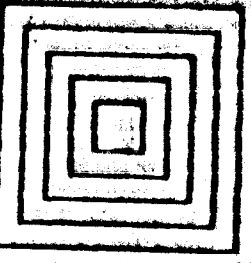
REVISIONS:

PROJECT 3924

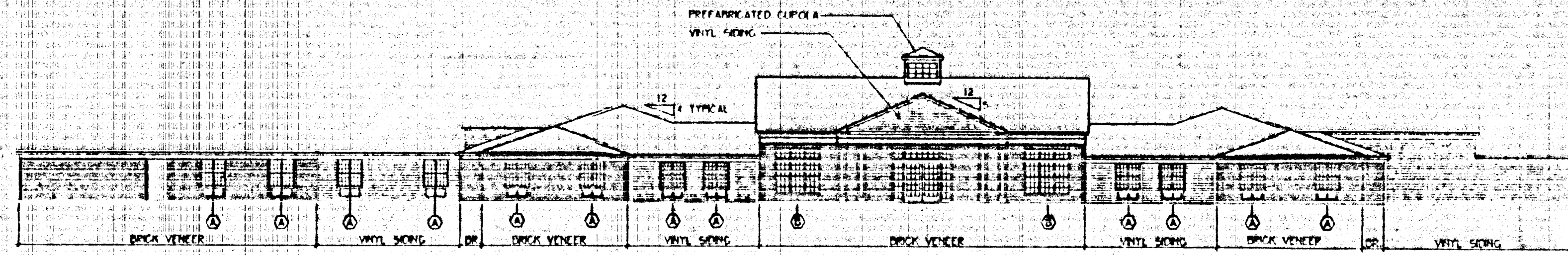
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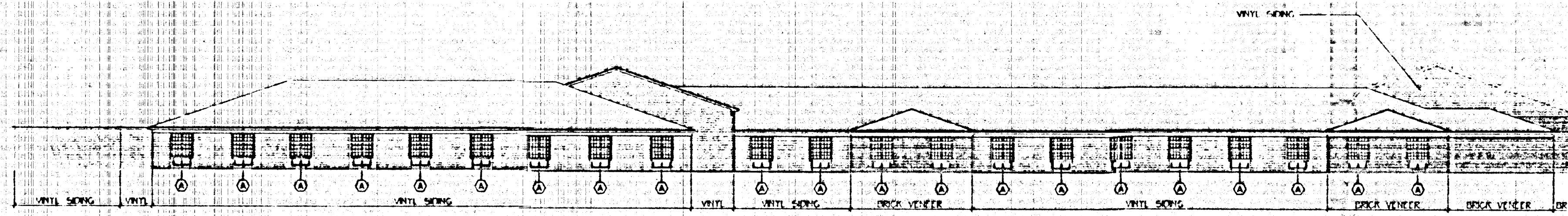
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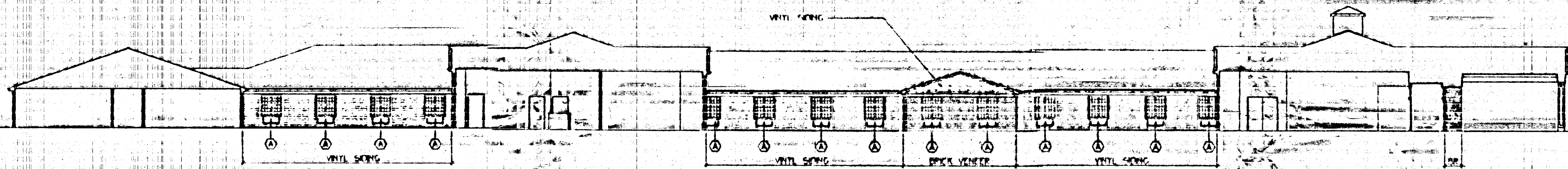
RICHARDSON, MUNSON, AND WEIR
ARCHITECTS
SPACE PLANNERS
INDIANAPOLIS, INDIANA
INTERIOR DESIGNERS



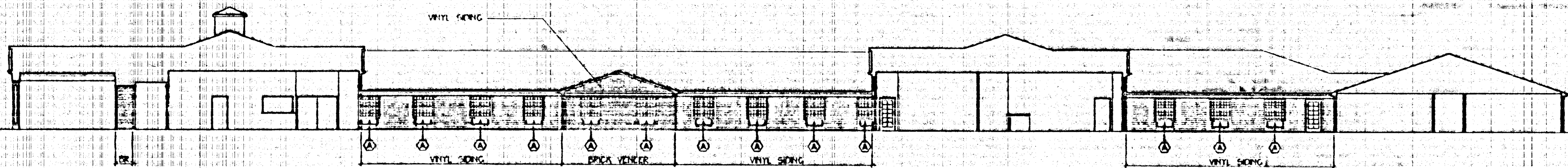
ELEVATION A
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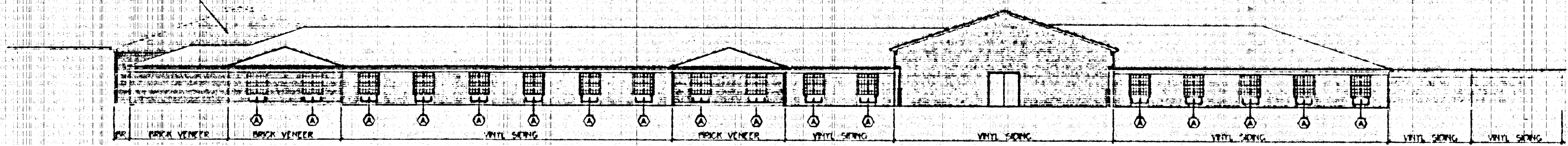
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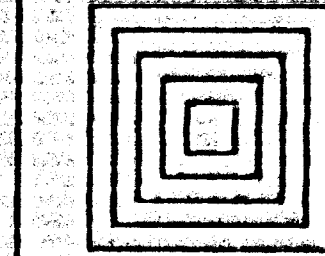
ELEVATION C
1/16" = 1' - 0"



ELEVATION D
1/16" = 1' - 0"



ELEVATION E
1/16" = 1' - 0"



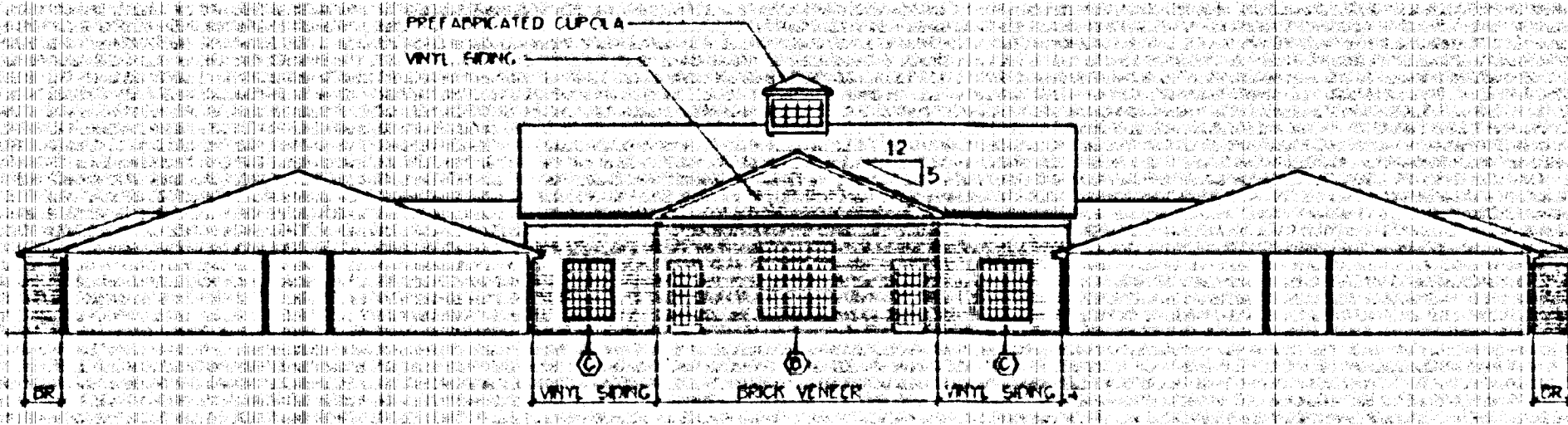
RICHARDSON, MUNSON, AND WEIR
ARCHITECTS
SPACE PLANNERS
INDIANAPOLIS, INDIANA

KEYSTONE MEADOWS - DECATUR

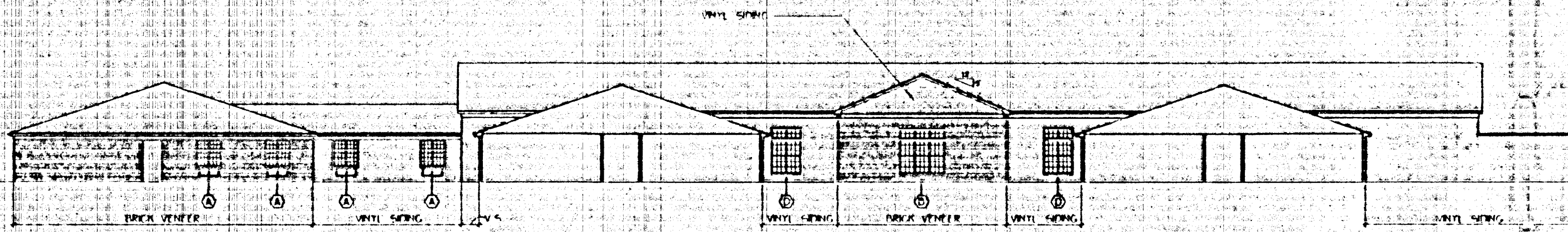
DECATUR, ILLINOIS

EXTERIOR ELEVATIONS

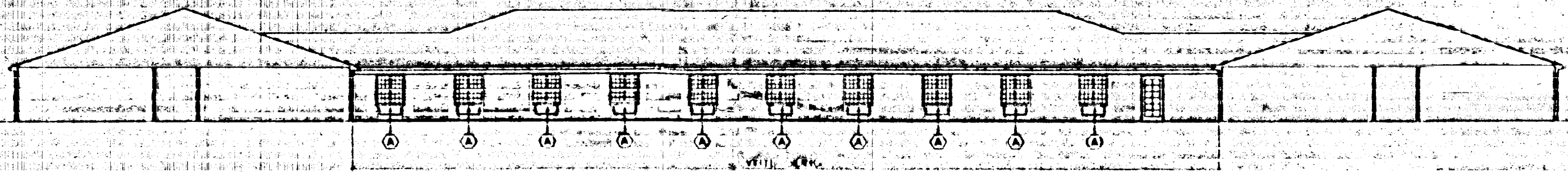
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DATE	5-4-98		
SHEET	A11		



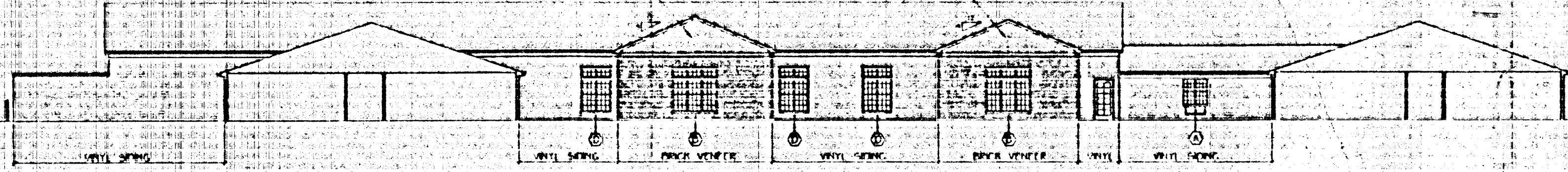
ELEVATION
1/16" = 1' - 0"
F
A12



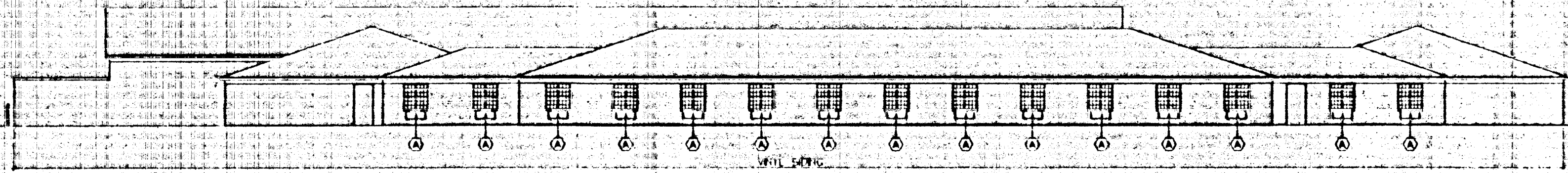
ELEVATION
1/16" = 1' - 0"
G
A12



ELEVATION
1/16" = 1' - 0"
H
A12

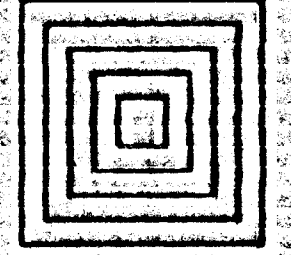


ELEVATION
1/16" = 1' - 0"
J
A12



ELEVATION
1/16" = 1' - 0"
K
A12

RICHARDSON, MUNSON, AND WEIR
ARCHITECTS
INDIANAPOLIS, INDIANA
SPACE PLANNERS
INTERIOR DESIGNERS



KEYSTONE MEADOWS - DECATUR
DECATUR, ILLINOIS
EXTERIOR ELEVATIONS

PROJECT	3924	REVISIONS	
DATE	5-4-98		
SHEET	A12		