

ORDINANCE NO. 1163-060721

CITY OF OGLESBY
LA SALLE COUNTY, ILLINOIS

AN ORDINANCE PROVIDING FOR AND
APPROVING THE SEVENTH AMENDMENT

TO THE

OGLESBY TAX INCREMENT FINANCING (TIF) DISTRICT I
REDEVELOPMENT PROJECT AREA, PLAN AND PROJECTS

APPROVED BY THE MAYOR AND CITY COUNCIL
OF THE CITY OF OGLESBY, LA SALLE COUNTY, ILLINOIS
ON THE 7TH DAY OF JUNE, 2021.

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AN ORDINANCE PROVIDING FOR AND APPROVING THE SEVENTH
AMENDMENT TO THE OGLESBY TIF DISTRICT I
REDEVELOPMENT PROJECT AREA, PLAN AND PROJECTS

WHEREAS, on December 31, 1986, the City of Oglesby, LaSalle County, Illinois (“City”) by its duly elected Mayor and City Council heretofore approved a Redevelopment Plan and Projects; designated a Redevelopment Project Area; and adopted Tax Increment Financing pursuant to Illinois Tax Increment Allocation Redevelopment Act (65 ILCS 5/11-74.4-1 *et. seq.*) (the “Act”) for the City of Oglesby Tax Increment Financing (TIF) District I (“TIF District I”); and

WHEREAS, on July 21, 2005, Oglesby TIF District I was legislatively extended by Act of the Illinois Legislature and Governor of Illinois for an additional twelve (12) years beyond the original date of termination, for a total of thirty-five (35) years; and

WHEREAS, the Oglesby TIF District I Redevelopment Project Area, Plan and Projects were previously amended by the City on April 15, 1996, October 27, 1999, April 5, 2010, November 21, 2011, May 21, 2018 and October 1, 2018; and

WHEREAS, the City now desires to further amend the Redevelopment Project Area, Plan and Projects for its TIF District I (“Seventh Amendment”) pursuant to the Tax Increment Allocation Redevelopment Act, 65 ILCS 5/11-74.4 *et. seq.*, as amended by removing the three (3) parcels described in **Exhibit A**, thus reducing the size of the Redevelopment Project Area; and

WHEREAS, the proposed Seventh Amendment does not add additional parcels of property to the Redevelopment Project Area; substantially affect the general land uses established in the Redevelopment Plan; substantially change the nature of the Redevelopment Projects; increase the total estimated Redevelopment Project Costs set out in the Redevelopment Plan; add additional Redevelopment Project Costs to the itemized list of redevelopment project costs set out in the Redevelopment Plan; or increase the number of inhabited residential units to be displaced from the Redevelopment Project Area, as measured from the time of creation of the Redevelopment Project Area, to a total of more than ten (10); and

WHEREAS, the proposed Seventh Amendment is consistent with the Redevelopment Plan and Projects and has been reviewed by the Mayor and the City Council is generally informed of this Amendment.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF OGLESBY, LA SALLE COUNTY, ILLINOIS:

1. The recitals set forth in the preamble to this Ordinance are hereby incorporated by reference as if fully set forth herein.
2. The Oglesby TIF District I Redevelopment Project Area, Plan and Projects are hereby amended to remove the three (3) parcels described in **Exhibit A** attached hereto.
3. The Redevelopment Project Area as amended is legally described in **Exhibit B** (Amended Legal Description) and shown in **Exhibit C** (Amended Boundary Map) of this Amendment.
4. This Ordinance shall be in full force and effect from and after its passage and approval as provided by law and shall take effect upon its passage as required by law.
5. All ordinances and parts of ordinances in conflict herewith are repealed.

PASSED, APPROVED AND ADOPTED by the Corporate Authorities of the City of Oglesby, LaSalle County, Illinois, on the 7th day of June, A.D., 2021, and deposited and filed in the Office of the City Clerk of said City on that date.

MAYOR & COMMISSIONERS	AYE VOTE	NAY VOTE	ABSTAIN	ABSENT
Carrie Lijewski	X			
Jason Curran	X			
James Cullinan	X			
Thomas Argubright	X			
Dominic Rivara, Mayor	X			
TOTAL VOTES:	5			

Dominic Rivara

APPROVED: _____
Mayor

ATTEST: *Amy D. Eustis*
City Clerk

EXHIBIT A ATTACHED: PARCELS REMOVED FROM OGLESBY TIF DISTRICT I.
EXHIBIT B ATTACHED: OGLESBY TIF DISTRICT I AMENDED LEGAL DESCRIPTION.
EXHIBIT C ATTACHED: OGLESBY TIF DISTRICT I AMENDED BOUNDARY MAP.

EXHIBIT A

**PARCELS REMOVED FROM
OGLESBY TIF DISTRICT I BY THE SEVENTH AMENDMENT**

1. **PIN 18-36-201-014** 319 E Walnut Street
The East 27' 7" of Lot 3 in Murphy's Subdivision.
2. **PIN 18-36-201-015** Part of Lot 2 in Murphy's Subdivision, beginning at the Northwest corner of said Lot 2, thence Southeast 14.84', thence South 120.94', thence East to the East Line of said Lot 2, thence South to the Southeast corner of said Lot 2, thence West to the Southwest corner of said Lot 2, thence North 150.23' to the point of beginning.
3. **PIN 18-36-201-018** Part of Lot 1 in Murphy's Subdivision, commencing at the Southwest corner of Lot 2 in Murphy's Subdivision, thence Southeast 58.42' to the point of beginning, thence Northeast 30.77', thence West to the West line of said Lot 1, thence South to the Southwest corner of said Lot 1, thence East to the point of beginning.

EXHIBIT B

OGLESBY TIF DISTRICT I SEVENTH AMENDMENT AMENDED LEGAL DESCRIPTION

That part of the City of Oglesby, LaSalle County, Illinois, described as follows:
Beginning at the Northwest corner of Lot 36 in Heritage Fields Subdivision First Addition to the City of Oglesby; thence Easterly along the North line of said Heritage Fields Subdivision First Addition and the North line of Heritage Fields Subdivision Second Addition to the City of Oglesby to the Northeast corner of Lot 73 of said Heritage Fields Subdivision Second Addition, said corner being on the West line of Crestwood First Addition to the City of Oglesby; thence Southerly along the West line of said Crestwood First Addition and Crestwood Second Addition to the City of Oglesby and its Southerly extension to the North line of Lot B in Oglesby Senior Housing Subdivision in the City of Oglesby; thence Easterly along the North line of said Lot B to a point being 416 feet West of the East line of said Section 26; thence Northerly 60 feet along a line 416 feet West of the East line of said Section 26 to the Northerly right-of-way of the abandoned Chicago, Milwaukee, St. Paul and Pacific Railroad; thence Easterly 27 feet along the Northerly right-of-way line of said abandoned Railroad; thence Northerly 110 feet parallel with the East line of said Section 26; thence Easterly parallel with the Northerly right-of-way line of said abandoned Railroad to a point on the Southerly extension of the West line of Lot 42 in said Crestwood Second Addition; thence Northerly along the West line of Lot 42 in said Crestwood Second Addition and its extensions to the North right-of-way line of Jordan Street; thence Westerly along the North right-of-way line of said Jordan Street to the Southwest corner of Lot 40 in said Crestwood Second Addition; thence Northerly along the West line of said Lot 40 to the Northwest corner of said Lot 40; thence Easterly along the North line of said Lot 40 to the Southwest corner of Lot 39 in said Crestwood Second Addition; thence Northerly along the West line of said Lot 39 and the West line of Lots 38 and 37 in said Crestwood Second Addition and the West line of Lots 31 and 30 in said Crestwood First Addition to the South line of Lot 28 in said Crestwood First Addition; thence Westerly along the South line of said Lot 28 to the Southwest corner of said Lot 28; thence Northerly along the West line of said Lot 28 to the Southerly right-of-way line of Clark Street; thence Westerly along the Southerly right-of-way line of said Clark Street to the East line of Oakwood Estates First Addition; thence Northerly 50 feet along the East line of said Oakwood Estates First Addition to the North right-of-way line of said Clark Street; thence Easterly along the North right-of-way line of said Clark Street to the Westerly right-of-way line of Clark Court; thence clockwise around the right-of-way of said Clark Court to the Northwest corner of Lot 37 in said Crestwood First Addition; thence Northeasterly along the Northwesterly line of said Lot 37 to the East line of said Crestwood First Addition; thence Northerly along the East line of said Crestwood First Addition and its Northerly extension to the South right-of-way line of Durant Street; thence Westerly along the South right-of-way line of said Durant Street to the Southerly extension of the West right-of-way line of Hazen Avenue; thence Northerly along the West right-of-way line of said Hazen Avenue and its Southerly extension to the Southeast corner of Lot 1 in Block 5 in LaSalle County Carbon Coal Company Addition to the City of Oglesby; thence Westerly along the South line of said Lot 1 and the South line of Lot 7 in said Block 5 and it's Easterly extension to the East right-of-way line of Bennett Avenue; thence Southerly along the East right-of-way line of said Bennett Avenue to the North right-of-way line of Morris Street; thence Westerly along the Westerly extension of the North right-of-way line of said Morris Street to a point on the Northerly line of Lot 14 of said Oakwood Estates First Addition; thence Northwesterly, along the meandering Northerly line of said Lot 14 and Lots 8 and 7 in Hickory Hill Estates Third Addition to the City of Oglesby to a point on the Southerly right-of-way line of Mormon Street; thence Westerly along the Southerly right-of-way line to a point of deflection of said right-of-way line; thence Northwesterly along said Southerly right-of-way line to a point of deflection of said right-of-way line;

thence Westerly along said Southerly right-of-way line to the Northwest corner of Lot 6 in said Hickory Hills Estates Third Addition; thence Northerly 60 feet, more or less, along the Northerly extension of the West line of said Lot 6 to a point on the Northerly right-of-way line of said Mormon Street; thence Easterly along said Northerly right-of-way line and its Easterly extension to a point on the East right-of-way line of said Bennett Avenue; thence Southerly along the East right-of-way line of said Bennett Avenue to the North right-of-way line of said Mormon Street; thence Easterly along the North right-of-way line of said Mormon Street to the Southwest corner of the East Half of Lot 12 in Block 1 in said LaSalle County Carbon Coal Company Addition; thence Northerly along the West line of the East Half of said Lot 12 to the South line of Lot 11 in said Block 1; thence Westerly along said South line to the East right-of-way line of said Hazen Avenue; thence Northerly along the East right-of-way line of said Hazen Avenue to the Northwest corner of the South 60 feet of Lot 10 in said Block 1; thence Easterly along the North line of the South 60 feet of said Lot 10 to the West line of Lot 4 in said Block 1; thence Northerly along the West line of said Lot 4 to the Northwest corner of said Lot 4; thence Easterly along the North line of said Lot 4 to the West right-of-way line of Columbia Avenue; thence Northerly along the West right-of-way line of said Columbia Street to the Southerly right-of-way line of the former Illinois Central Gulf Railroad (Marquette Company Railroad); thence Easterly along the Southerly right-of-way line of said Railroad to the East right-of-way line of Jones Avenue; thence Southerly along the East right-of-way line of said Jones Avenue to the Easterly extension of the South line of Lots 15 and 16 in Carbon Coal Co.'s Subdivision of the West Half of the Northwest Quarter and 4.72 acres of the East Half of the Northwest Quarter of Section 25, Township 33 North, Range 1 East of the Third Principal Meridian; thence Westerly along the South line of said Lots 15 and 16 and its Easterly extension to the East right-of-way line of said Columbia Avenue; thence Southerly along the East right-of-way line of said Columbia Avenue to the Northwest corner of the South 114 feet of Lot 20 in said Carbon Coal Co.'s Subdivision; thence Easterly along the North line of the South 114 feet of said Lot 20 to the East line of said Lot 20; thence Southerly along the East line of said Lot 20 and the East line of Lot 21 in said Carbon Coal Co.'s Subdivision to the Southeast corner of said Lot 21; thence Westerly along the South line of said Lot 21 to the Northeast corner of the West 135 feet of Lot 32 in said Carbon Coal Co.'s Subdivision; thence Southerly along the East line of the West 135 feet of said Lot 32 to the North right-of-way line of Mormon Street; thence Easterly along the North right-of-way line of said Mormon Street to the Northerly extension of the East line of Lot 33 in said Carbon Coal Co.'s Subdivision; thence Southerly along the East line of said Lot 33 and its Northerly extension and the East line of Lot 52 in said Carbon Coal Co.'s Subdivision and its Southerly extension to the South right-of-way of Fitzgerald Street; thence Westerly along said South right-of-way and the North line of Lot 53 in said Carbon Coal Co.'s Subdivision to the Northwest corner of said Lot 53 and the East right-of-way of Columbia Avenue; thence Southerly along said East right-of-way line to a point 28 feet South of the Northwest corner of Lot 58 in said Carbon Coal Co.'s Subdivision; thence Easterly 87 feet; thence Northerly 28 feet; thence Easterly along the North line of said Lot 58 to the Northwest corner of Lot 57 in said Carbon Coal Co.'s Subdivision; thence Easterly along the North line of said Lot 57 to the Northeast corner of the West 26.5 feet of said Lot 57; thence Southerly along the East line of the West 26.5 feet of said Lot 57 and its Southerly extension to the South right-of-way line of Morris Street; thence Westerly along the South right-of-way line of said Morris Street to the Northeast corner of Lot 59 in said Carbon Coal Co.'s Subdivision; thence Southerly along the East line of said Lot 59 and the East line of Lot 76 in said Carbon Coal Co.'s Subdivision and its Southerly extension and the East line of Lot 77 in said Carbon Coal Co.'s Subdivision to the North right-of-way line of Durant Street; thence Easterly along the North right-of-way line of said Durant Street to the East right-of-way line of School Avenue; thence Southerly along the East right-of-way line of said School Avenue to the South right-of-way line of Clark Street; thence Westerly along the South right-of-way line of said Clark Street to the East right-of-way line of Hayden Avenue; thence Southerly along the East right-of-way line of said Hayden Avenue to the South right-of-way line of Porter Street; thence Westerly along the South

right-of-way line of said Porter Street to the Northwest corner of Lot 4 in Block 27 in Subdivision of Part of Lot "L", Assessor's Subdivision of the Southwest Quarter and Part of the Northwest Quarter of Section 25, Township 33 North, Range 1, East of the Third Principal Meridian in the City of Oglesby; thence Southerly along the West line of said Lot 4 and its Southerly extension to the North line of Lot 18 in Block 26 in the Assessor's Subdivision of the Southwest Quarter and part of the Northwest Quarter of Section 25, Township 33 North, Range 1 East of the Third Principal Meridian; thence Westerly along the North line of said Lot 18 to the Northeast Corner of the West 160 feet of said Lot 18; thence Southerly along the East line of the West 160 feet of said Lot 18 to the Northeast Corner of the West Half of Lot 15 in Block 26 in said Assessor's Subdivision; thence Southerly along the East line of the West Half of said Lot 15 to the North right-of-way line of Florence Street; thence Easterly along the North right-of-way line of said Florence Street to the West right-of-way line of Field Avenue; thence Northerly along the West right-of-way line of Field Avenue to the Southerly right-of-way line of the abandoned Chicago, Milwaukee, St. Paul and Pacific Railroad; thence Easterly along the Southerly right-of-way line of said abandoned Railroad to the East right-of-way line of Field Avenue; thence Southerly along the East right-of-way line of Field Avenue to its point of intersection with the South right-of-way line of Florence Street extended East; thence Easterly along the Easterly extension of the South right-of-way line of said Florence Street to the West right-of-way line of the former Illinois Central Gulf Railroad; thence Northwesterly along the curved West right-of-way line of said Railroad to the North right-of-way line of the abandoned Chicago, Milwaukee, St. Paul and Pacific Railroad; thence Easterly along the North right-of-way of said abandoned Railroad to the East right-of-way line of said Illinois Central Railroad; thence Southeasterly along the curved East right-of-way line of said Illinois Central Railroad to the North right-of-way line of East Walnut Street; thence Easterly along the North right-of-way line of East Walnut Street to the Southwest corner of Lot 10 in Bent's Subdivision in the City of Oglesby; thence North along the West line of said Lot 10 and its Northerly extension to the Northwest corner of the South 40.5 feet of Lot 3 in said Bent's Subdivision; thence East along the North line of the South 40.5 feet of said Lot 3 to the Northeast corner of the South 40.5 feet of said Lot 3; thence South along the East line of said Lot 3 to the Southwest corner of Lot 4 in said Bent's Subdivision; thence East along the South line of said Lot 4 and the South line of Lot 5 in said Bent's Subdivision to the Southeast corner of said Lot 5; thence South along the Northerly extension and the West line of Lot 7 in said Bent's Subdivision to the Southwest corner of said Lot 7, said corner being on the North right-of-way line of said East Walnut Street; thence Southeasterly along the North right-of-way line of said East Walnut Street to the Northerly extension of the East right-of-way line of Korter Avenue; thence Southerly, Southeasterly and Southerly along the Northerly extension and the East right-of-way line of said Korter Avenue to the Easterly extension of the South line of Cox-Keefe's Subdivision of East 20.96 Acres of the North half of the Northeast Quarter, Section 36, Township 33 North, Range 1 East; thence West along the Easterly extension of and the South line of said Cox-Keefe's Subdivision to the Easterly right-of-way line of the former Illinois Central Gulf Railroad (Marquette Company Railroad); thence Northerly along the Easterly right-of-way line of said former Illinois Central Gulf Railroad (Marquette Company Railroad) to the South right-of-way line of said Walnut Street; thence Westerly along the South right-of-way line of said Walnut Street to the Westerly right-of-way line of said former Illinois Central Gulf Railroad (Marquette Company Railroad); thence Southerly along the Northwesterly right-of-way line of said former Illinois Central Gulf Railroad (Marquette Company Railroad) to the South right-of-way line of Second Street; thence Westerly along the South right-of-way line of said Second Street and its Westerly extension to the Westerly right-of-way line of Watson Avenue; thence Northerly along the Westerly right-of-way line of said Watson Avenue to the South right-of-way line of Maple Avenue; thence Westerly along the South right-of-way line of said Maple Avenue and its Westerly extension to the West right-of-way line of Magnall Avenue; thence Northerly along the West right-of-way line of said Magnall Avenue to the Easterly extension of the South right-of-way line of First Street; thence Westerly along the South right-of-way line of said First

Street to the East right-of-way line of Dale Avenue; thence Southerly along the East right-of-way line of said Dale Avenue to the North right-of-way line of Third Street; thence Easterly along the North right-of-way line of said Third Street and its Easterly extension to the East right-of-way line of Glen Avenue; thence Southerly along the East right-of-way line of said Glen Avenue and its Southerly extension to the South right-of-way line of an alley in Murphy's Subdivision of the Southwest 9.95 acres of Outlot A of Murphys Subdivision of the West 28 Acres of the Northwest Quarter of the Northeast Quarter of said Section 36; thence Westerly along the Westerly extension of the South right-of-way of said alley to the West right-of-way line of said Glen Avenue; thence South along the Southerly extension of said West right-of-way line to the Easterly extension of the South line of Dale's Subdivision of part of the West 22 acres of the East 30 acres of the North half of the Northwest Quarter of Section 36, Township 33, Range 1, LaSalle County, Illinois; thence West along said Easterly extension and the South line of said Dale's Subdivision and the South line of Block 3 in Sneddens Third Subdivision and the South line of Block 4 of Barto's Subdivision of part of West Ten Acres known as Lot 4 Subdivision of West Fifty-Two Acres of the East 60 acres of the Northeast Quarter of the Northwest Quarter, Section 36, Township 33 North, Range 1, East of the Third Principal Meridian and the South line of Roda's Subdivision of part of Gascoyne's Subdivision of the West 20 acres of the North half of the Northwest Quarter of Section 36, Township 33 North, Range 1 East to the Southwest corner of Lot 12 in said Roda's Subdivision; thence Northerly along the West line of said Lot 12 to the Westerly extension of the South right-of-way line of Third Street; thence Easterly along the Westerly extension of the South right-of-way line of said Third Street to the Southerly extension of the West line of Lot 1 in Roda's Subdivision in the City of Oglesby; thence Northerly along the Southerly extension of said Lot 1 to the North right-of-way line of Third Street; thence Easterly along said North right-of-way line to the West right-of-way line of School Avenue; thence Northerly along said West right-of-way line to the South right-of-way line of First Street; thence Westerly along said South right-of-way line to the East right-of-way line of Columbia Avenue; thence Southerly along said East right-of-way line to the North right-of-way line of Second Street; thence West along the Westerly extension of the North right-of-way line of said Second Street to the West right-of-way line of Columbia Avenue; thence South along said West right-of-way line to the Southeast corner of Lot 3 in Gunderson Addition to the City of Oglesby; thence West along the South line of said Lot 3 and its Westerly extension to a line being 147.74 feet West of the West line of said Lot 3; thence North along a line 147.74 feet West of the West line of said Lot 3 to the Westerly extension of of the South right-of-way line of Second Street; thence East along said Westerly extension for a distance of 107.74 feet to the Southwest corner of said Second Street right-of-way; thence North along said right-of-way to the Northwest corner of said Second Street right-of-way; thence East along the North right-of-way line of said Second Street to the Southwest corner of Lot 2 in said Gunderson Addition; thence North along the West line of said Lot 2 to the Northwest corner of said Lot 2; thence West 147.5 feet along the Westerly extension of the North line of said Lot 2; thence North along a line 147.5 feet West of the West line of Lot 1 in said Gunderson Addition to the Westerly extension of the North line of said Lot 1; thence East along said Westerly extension and the North line of said Lot 1 to the Northeast corner of said Lot 1 and the West right-of-way line of Columbia Avenue; thence North along said West right-of-way line to the North line of the South 85 feet of the North 410 feet of the Northeast Quarter of the Northeast Quarter of said Section 35; thence West along said North line to the East line of property conveyed to TC Enterprises of Oglesby, Inc. as per Document No. 2013-14731; thence North along said East line and its Northerly extension to the North right-of-way line of West Walnut Street; thence West along said North right-of-way line to the Southeast corner of Lot C in Oglesby Senior Housing Subdivision; thence North 95.23 feet along the West line of said Lot C to a corner of said Lot C; thence East 90.01 feet along the boundary of said Lot C to a corner of said Lot C; thence North along the West line of said Lot C to the Southwest corner of property conveyed to Niemann Holdings, LLC as per Document No. 2013-24185; thence East along the South line of said Niemann property to the Southeast corner of said Niemann

property; thence North along the East line of said Niemann property to the Northeast corner of said Niemann property; thence West along the North line of said Niemann property to the Northwest corner of said Niemann property; thence South along the West line of said Niemann property to the Northeast corner of the aforesaid Lot C; thence West along the North line of said Lot C to the Northwest corner of said Lot C; thence South along the West line of said Lot C to the Southwest corner of said Lot C and the North right-of-way line of West Walnut Street; thence West along said North right-of-way line to the Southeast corner of Lot A in said Oglesby Senior Housing Subdivision; thence North along the East line of said Lot A to the Northeast corner of said Lot A; thence West along the North line of said Lot A to the East line of Lot 4 of Heritage Fields Subdivision, First Addition; thence Northerly along said East line to the Northeast corner of said Lot 4; thence Southwesterly along the Northerly line of said Lot 4 to the Southwest corner of Lot 8 in said Heritage Fields Subdivision, First Addition; thence North along the West line of said Lot 8 to the Northwest corner of said Lot 8 and the South right-of-way line of Sunset Blvd.; thence West along said South right-of-way line to the Northeast corner of Lot 7 in said Heritage Fields Subdivision, First Addition; thence South along the East line of said Lot 7 to the Southeast corner of said Lot 7; thence West along the South line of said Lot 7 and the North line of Lot 3 in said Heritage Fields Subdivision, First Addition to the Northwest corner of said Lots 2 and 3; thence South along the West line of said Lot 2 to the Southwest corner of said Lot 2; thence East along the South line of aforesaid Lots 2 and 3 and the South line of the aforesaid Lot 4 to the East right-of-way of the former Chicago, Milwaukee and St. Paul Railroad; thence South along said East right-of-way line to the South right-of-way line of Walnut Street; thence East along said South right-of-way line to the East line of the West 555.86 feet of the Northeast Quarter of the Northeast Quarter of Section 35, Township 33 North, Range 1 East of the Third Principal Meridian; thence South along said East line to the South line of the North 470 feet of the Northeast Quarter of the Northeast Quarter of said Section 35; thence West along said South line to the East right-of-way line of the Former Chicago, Milwaukee and St. Paul Railroad; thence South along said East right-of-way line to a point being 680 feet North of the South right-of-way line of Mayers Street in the City of Oglesby; thence East along a line 680 feet North of said South right-of-way line to the East right-of-way line of Columbia Avenue; thence South along said East right-of-way line to the Easterly extension of the South right-of-way line of said Mayers Street; thence West along said South right-of-way line to the West line of the East Half of the Southeast Quarter of said Section 35; thence North along said West line to the South line of the North Half of said Section 35; thence West along said South line to the Southeast corner of Lot 1 in Oglesby Industrial Park Subdivision, Phase 2; thence North, West and North along the East line of said Lot 1 to the Southeast corner of Lot 1 in Oglesby Industrial Park Subdivision; thence West along the South line of said Lot 1 to the Southwest corner of said Lot 1; thence North along the West line of said Lot 1 to the Northwest corner of said Lot 1; thence East along the North line of said Lot 1 to the Northeast corner of said Lot 1; thence South along the East line of said Lot 1 to the Westerly extension of the North line of Lot 10 in Oglesby Industrial Park Subdivision; thence East along said Westerly extension and the North line of said Lot 10 to the Southerly extension of the East line of the parcel conveyed to Colleen Baxter per Document No. 2006-07905, said extension line being 344 feet, more or less, East of the East right-of-way line of Marquette Avenue; thence North along said Southerly extension to the South line of the parcel conveyed per Document No. 2006-07905; thence West 200 feet along the South line of said parcel; thence North 150 feet along the West line of said parcel to the South right-of-way line of West Walnut Street; thence West along said South right-of-way line to the West right-of-way line of Marquette Avenue; thence South along said West right-of-way line to the Westerly extension of the North line of Lot 11 in said Oglesby Industrial Park Subdivision; thence East along said Westerly extension and the North line of said Lot 11 to the Northeast corner of said Lot 11; thence South along the East line of said Lot 11 to the Southeast corner of said Lot 11; thence West along the South line of said Lot 11 and its Westerly extension to the West right-of-way line of Marquette Avenue; thence South along said West right-of-way line to the Southeast

corner of Lot 7 in said Oglesby Industrial Park Subdivision; thence West along the South line of said Lot 7 and the South line of Lot 6 in said Oglesby Industrial Park Subdivision to the Southwest corner of said Lot 6; thence North along the West line of said Lot 6 and the West line of Lot 5 in said Oglesby Industrial Park Subdivision and its Northerly extension to the South line of Lot 14 in Oglesby Industrial Park Subdivision, First Re-Subdivision, a Re-Subdivision of Lots 3 and 4 in Oglesby Industrial Park Subdivision; thence East along the South line of said Lot 14 to the Southeast corner of said Lot 14; thence North along the East line of said Lot 14 to the Northeast corner of said Lot 14; thence West along the North line of said Lot 14 to the Northwest corner of said Lot 14; thence South along the West line of said Lot 14 to the Northwest corner of Lot 13 in said Re-Subdivision; thence West along the North line of said Lot 13 to the Northwest corner of said Lot 13; thence South along the West line of said Lot 13 to the North right-of-way line of Holiday Street; thence West along said North right-of-way line to the Southwest corner of Lot 1 in Conway Trust Subdivision, First Addition; thence North along the West line of said Lot 1 to the South right-of-way line of Richard Moyle Sr. Highway; thence Westerly along said South right-of-way line to the Easterly right-of-way of Interstate Route 39; thence Southwesterly and Southerly along said Easterly right-of-way line to the Easterly extension of the South line of property conveyed to GTI Oglesby Partners, LLC as Document No. 2015-11878; thence Westerly along said Westerly extension and the South line of said GTI property to the Southwest corner of said GTI property; thence North along the West line of said GTI property to the Northwest corner of said GTI property; thence East along the North line of said GTI property to the West right-of-way line of Interstate Route 39; thence North along said West right-of-way line to the Southeast corner of property conveyed to Love's Travel Stops and Country Stores, Inc. as per Document. No. 2013-15073; thence West along the South line of said Love's property to the East right-of-way line of Mallick Road (East Fourth Road); thence North along said East right-of-way line to the North right-of-way line of Richard Moyle Sr. Highway; thence Northeasterly along said North right-of-way line to the West right-of-way line of Interstate Route 39; thence Northeasterly and Northerly along said West right-of-way line to the Westerly extension of the North line of Lot 1 in Alexander Park Subdivision, Second Addition; thence East along said Westerly extension and the North line of said Lot 1 to the Northeast corner of said Lot 1; thence South along the East line of said Lot 1 to the Southeast corner of said Lot 1; thence West along the South line of said Lot 1 to the East right-of-way line of Interstate Route 39; thence Southeasterly along said East right-of-way line to the North right-of-way line of Richard Moyle Sr. Highway; thence East along said North right-of-way line to the Southeast corner of Lot 3 in Alexander Park Subdivision, Second Addition; thence North along the East line of said Lot 3 to the South right-of-way line of Roebuck Street; thence East along said South right-of-way line to the Southerly extension of the West line of Lots 1 and 2 in Alexander Park Second Re-Subdivision; thence North along said Southerly extension and the West line of said Lots 1 and 2 to the Northwest corner of said Lot 2; thence East along the North line of said Lot 2 to the Northeast corner of said Lot 2; thence South along the East line of said Lot 2 to the North right-of-way line of Roebuck Street; thence East along said North right-of-way line to the Southwest corner of Lot 1 in Heritage Fields Subdivision, First Addition; thence North along the West line of said Lot 1 to the Southwest corner of Lot 54 in said Heritage Fields Subdivision, First Addition; thence East along the South line of said Lot 54 to the Southeast corner of said Lot 54; thence Northerly along the East line of said Lot 54 to the Southwest corner of Lot 38 in said Heritage Fields Subdivision, First Addition; thence Northerly along the West line of said Lot 38 to the Northwest corner of said Lot 38; thence Easterly along the North line of said Lot 38 to the Westerly right-of-way line of Oakwood Avenue; thence Northerly along said Westerly right-of-way line to the Southeast corner of Lot 37 in said Heritage Fields Subdivision, First Addition; thence Southwesterly along the South line of said Lot 37 to East line of the aforesaid Lot 54; thence Northwesterly along the East line of said Lot 54 to the Point of Beginning.

AND That portion of the City of Oglesby, LaSalle County, Illinois described as follows:

Lot 18 and Lot 19 and the West Half of Lot 20 in Block 11 in the Assessor's Plat of a portion of Section 25, all situated in Township 33 North, Range 1 East of the Third Principal Meridian.

AND That portion of the City of Oglesby, LaSalle County, Illinois described as follows:
Beginning at the Northwest corner of Lot 42 in Crestwood Second Addition to the City of Oglesby; thence Westerly along the South right-of-way line of Jordan Street in the City of Oglesby to the East right-of-way line of Sunset Boulevard in the City of Oglesby; thence Southwesterly along the Southeasterly right-of-way line of said Sunset Boulevard to the West line of said Crestwood Second Addition to the City of Oglesby; thence Northerly 50 feet along the West line of said Crestwood Second Addition to the North right-of-way line of said Sunset Boulevard; thence Northeasterly along the Northwesterly right-of-way line of said Sunset Boulevard to the Westerly extension of the North right-of-way line of said Jordan Street; thence Easterly along said Westerly extension and the North right-of-way line of said Jordan Street to the Northerly extension of the West line of said Lot 42; thence Southerly along the Northerly extension of the West line of said Lot 42 to the Point of Beginning.

EXCEPTING THEREFROM THE FOLLOWING TRACTS:

Lots 51, 52, 53 and 54 in Dale's Subdivision of part of Lot "B" in Dale's Subdivision of part of the West 22 Acres of the East 30 acres of the North Half of the Northwest Quarter of Section 36, Township 33 North, Range 1 East of the Third Principal Meridian in the City of Oglesby, LaSalle County, Illinois.

Lots 65, 66, 67, 68, 69, 70, 71 and 72 in Dale's Subdivision of the Plat of Lots 65 through 76 of part of Lot "B" in Dale's Subdivision of part of the West 22 Acres of the East 30 acres of the North Half of the Northwest Quarter of Section 36, Township 33 North, Range 1 East of the Third Principal Meridian in the City of Oglesby, LaSalle County, Illinois.

Lot 4 in Block 20 according to the Assessor's Plat of a portion of Section 25 in Township 33 North, Range 1 East of the Third Principal Meridian, in the City of Oglesby, LaSalle County, Illinois.

0.55 acres, more or less, situated in the Southeast corner of the Southeast Quarter of Section 26, Township 33 North, Range 1 East of the Third Principal Meridian and conveyed to Eureka Savings Bank per Document R95-18188.

The South ½ of Lot 37 in Block 8 of the North ½ of Bents Subdivision in the City of Oglesby, LaSalle County, Illinois (PIN 18-25-403-010, 124 N. Glen Avenue).

The East 27' 7" of Lot 3 in Murphy's Subdivision in the City of Oglesby, LaSalle County, Illinois (PIN 18-36-201-014, 319 E Walntu Street).

Part of Lot 2 in Murphy's Subdivision in the City of Oglesby, LaSalle County, Illinois, beginning at the Northwest corner of said Lot 2, thence Southeast 14.84', thence South 120.94', thence East to the East Line of said Lot 2, thence South to the Southeast corner of said Lot 2, thence West to the Southwest corner of said Lot 2, thence North 150.23' to the point of beginning (PIN 18-36-201-015).

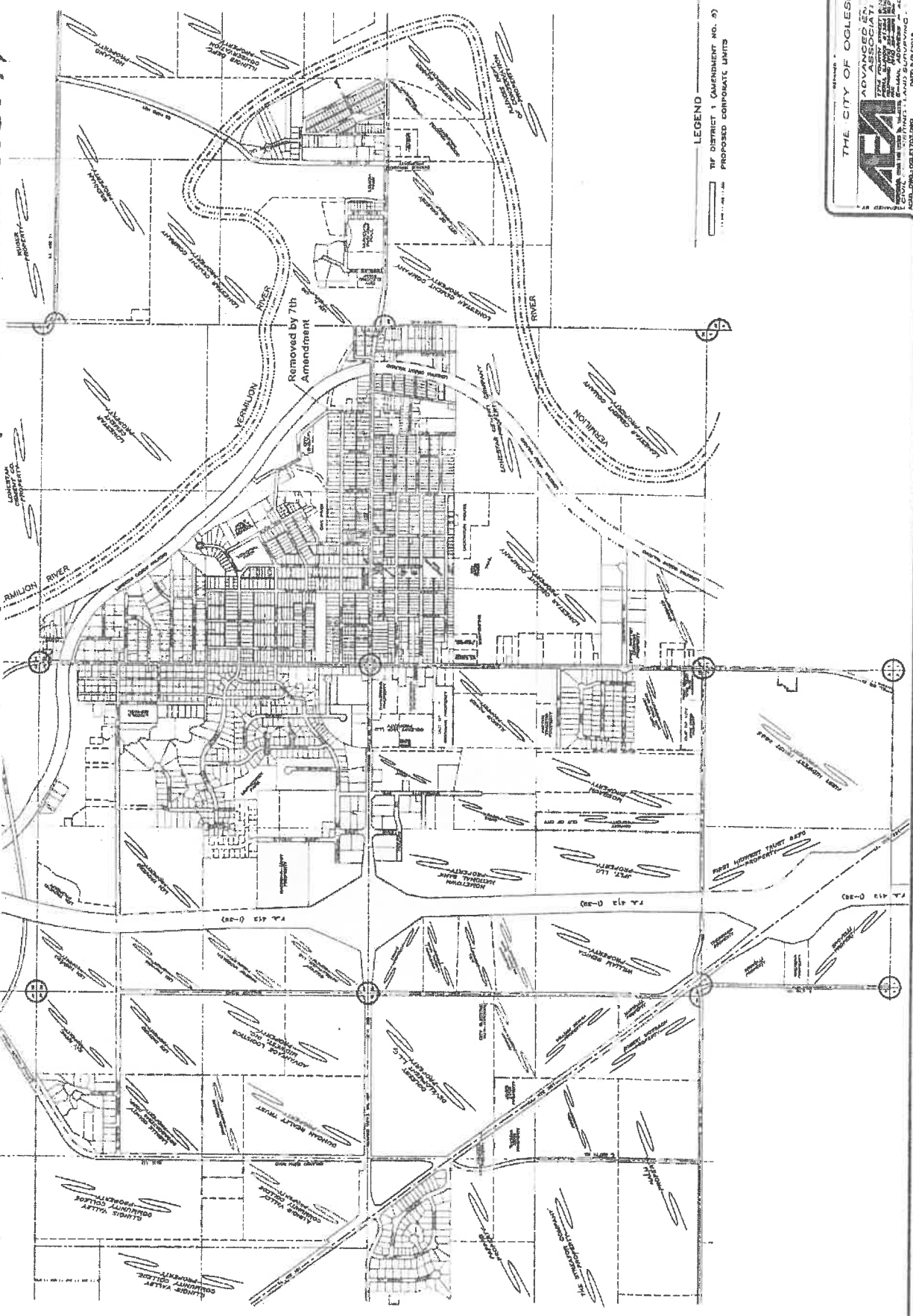
Part of Lot 1 in Murphy's Subdivision in the City of Oglesby, LaSalle County, Illinois, commencing at the Southwest corner of Lot 2 in Murphy's Subdivision, thence Southeast 58.42' to the point of beginning, thence Northeast 30.77', thence West to the West line of said Lot 1, thence South to the Southwest corner of said Lot 1, thence East to the point of beginning (PIN 18-36-201-018).

EXHIBIT C

OGLESBY TIF DISTRICT I SEVENTH AMENDMENT
AMENDED BOUNDARY MAP

CITY OF OGLESBY, ILLINOIS

TAX INCREMENT FINANCING (T.I.F.) NO. 1 (AMENDMENT NO. 7)



LEGEND
 TIF DISTRICT 1 (AMENDMENT NO. 7)
 PROPOSED CORPORATE UNITS

THE CITY OF OGLESBY

ADVANCED ASSOCIATES, INC.
 1000 W. MAIN STREET, SUITE 200
 OGLESBY, ILLINOIS 62450
 PHONE: 618-231-1111
 FAX: 618-231-1112
 WWW.AAOGLESBY.COM

DATE: 07/2018