



PTAX-203

Illinois Real Estate Transfer Declaration

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0311107046

Eugene "Gene" Moore Fee: \$0.00
Cook County Recorder of Deeds
Date: 04/21/2003 10:27 AM Pg: 1 of 3

County:

Date:

Doc. No.:

Vol.:

Page:

Received by:

APR 14 2003

Please read the instructions before completing this form. This form can be completed electronically at www.revenue.state.il.us/retd.

Step 1: Identify the property and sale information.

1 9528 S. BENNETT AVE.
Street address of property (or 911 address, if available)
CHICAGO HYDE PARK
City or village Township

2 Write the total number of parcels to be transferred. 1

3 Write the parcel identifying numbers and lot sizes or acreage.*

Parcel identifying number	Lot size or acreage
a <u>25-12-101-049</u>	<u>25 X 125</u>
b _____	_____
c _____	_____
d _____	_____

Write additional parcel identifiers and lot sizes or acreage in Step 3.

4 Date of deed/trust document: 03 / 2003
Month Year

5 Type of deed/trust document* (Mark with an "X."): Warranty deed
 Quit claim deed Executor deed Trustee deed
Other (specify): _____

6 Yes No Will the property be the buyer's principal residence?*

7 Yes No Was the property advertised for sale or sold using a real estate agent?*

8 Identify the property's current and intended primary use.

Current	Intended	(Mark only one item per column with an "X.")
a <input type="checkbox"/>	<input type="checkbox"/>	Vacant land/lot
b <input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	Residence (single-family, condominium, townhome, or duplex)
c <input type="checkbox"/>	<input type="checkbox"/>	Mobile home residence
d <input type="checkbox"/>	<input type="checkbox"/>	Apartment building (6 units or less) No. of units: _____
e <input type="checkbox"/>	<input type="checkbox"/>	Apartment building (over 6 units) No. of units: _____
f <input type="checkbox"/>	<input type="checkbox"/>	Office
g <input type="checkbox"/>	<input type="checkbox"/>	Retail establishment
h <input type="checkbox"/>	<input type="checkbox"/>	Commercial building (specify)*: _____
i <input type="checkbox"/>	<input type="checkbox"/>	Industrial building
j <input type="checkbox"/>	<input type="checkbox"/>	Farm
k <input type="checkbox"/>	<input type="checkbox"/>	Other (specify)*: _____

9 Identify any significant physical changes in the property since January 1 of the previous year and write the date of the change. (Mark with an "X.")

Demolition/damage Additions Major remodeling
 New construction Other (specify): _____
Date of significant change*: _____ / _____ / _____
Month Year

10 Identify only the items that apply to this sale. (Mark with an "X.")

a Fulfillment of installment contract — year contract initiated*
b Sale between related individuals or corporate affiliates
c Transfer of less than 100 percent interest*
d Court-ordered sale*
e Sale in lieu of foreclosure
f Condemnation
g Auction sale
h Seller/buyer is a relocation company
i Seller/buyer is a financial institution* or government agency
j Buyer is a real estate investment trust
k Buyer is a pension fund
l Buyer is an adjacent property owner
m Buyer is exercising an option to purchase*
n Trade of property (simultaneous)*
o Sale-leaseback
p Other (specify)*: _____

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 17 to the next highest whole dollar. If the amount on Line 11 is over \$1 million and the property's current use on Line 8 above is marked "e," "f," "g," "h," "i," or "k," complete Form PTAX-203-A, Illinois Real Estate Transfer Declaration Supplemental Form A.

11 Full actual consideration*	11 \$ <u>55,000</u>
12a Amount of personal property included in the purchase*	12a \$ _____
12b Was the value of a mobile home included on Lines 11 and 12a?	12b <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
13 Subtract Line 12a from Line 11. This is the net consideration for real property.	13 \$ <u>55,000</u>
14 Amount for other real property transferred to the seller (in a simultaneous exchange) as part of the full actual consideration on Line 11*	14 \$ _____
15 Outstanding mortgage amount to which the transferred real property remains subject *	15 \$ _____
16 If this transfer is exempt, use an "X" to identify the provision.*	16 <input type="checkbox"/> b <input type="checkbox"/> k <input type="checkbox"/> m
17 Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17 \$ <u>55,000</u>
18 Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62).	18 _____
19 Illinois tax stamps — multiply Line 18 by 0.50.	19 \$ <u>55.00</u>
20 County tax stamps — multiply Line 18 by 0.25.	20 \$ <u>27.50</u>
21 Add Lines 19 and 20. This is the total amount of transfer tax due.	21 \$ <u>82.50</u>

* See instructions.

PTAX-203 (R-7/00)

This form is authorized in accordance with 35 ILCS 200/31-1 et seq. Disclosure of this information is REQUIRED. This form has been approved by the Forms Management Center. IL-492-0227

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Step 3: Write the legal description from the deed. Write type (minimum 10 point font required), or attach the legal description from the deed. If you prefer, submit an 8 1/2 x 11" copy of the extended legal description with this form. You may also use the space below to write additional parcel identifiers and lots sizes or acreage from Step 1, Line 3.

Step 4: Complete the requested information.

The buyer and seller (or their agents) hereby verify that to the best of their knowledge and belief, the full actual consideration and facts stated in this declaration are true and correct. If this transaction involves any real estate located in Cook County, the buyer and seller (or their agents) hereby verify that to the best of their knowledge, the name of the buyer shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois. Any person who willfully falsifies or omits any information required in this declaration shall be guilty of a Class B misdemeanor for the first offense and a Class A misdemeanor for subsequent offenses. Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

Seller Information (Please print.)

Seller's or trustee's name: ODEW HANDLEY
Street address (after sale): 952 10134 S. ST LAWRENCE, CHICAGO, IL 60628
City: CHICAGO, State: IL, ZIP: 60628
Seller's or agent's signature: [Signature]
Seller's daytime phone: (312) 360 9455

Buyer Information (Please print.)

Buyer's or trustee's name: Chris Sotos
Street address (after sale): 3617 N. Greenview, Chicago IL 60613
City: CHICAGO, State: IL, ZIP: 60613
Buyer's or agent's signature: [Signature]
Buyer's daytime phone: (773) 294 0876

Mail tax bill to:

Name or company: CHRIS SOTOS, Street address: 3617 N. GREENVIEW, CHICAGO, IL 60613
City: CHICAGO, State: IL, ZIP: 60613

Preparer Information (Please print.)

Preparer's and company's name: MICHAEL E. GALAS / LAW OFFICE OF ROSSELL C. WIRBICKI
Street address: 28 E. JACKSON BLVD. / SUITE 1102 CHICAGO IL 60604
City: CHICAGO, State: IL, ZIP: 60604
Preparer's signature: [Signature]
Preparer's daytime phone: (312) 360 9455

Preparer's e-mail address (if available)

Identify any required documents submitted with this form. (Mark with an "X.")
[X] Extended legal description Form PTAX-203-A
[] Itemized list of personal property

To be completed by the Chief County Assessment Officer
1 County Township Class Cook-Minor Code 1 Code 2
2 Board of Review's final assessed value for the assessment year prior to the year of sale.
Land Buildings Total
3 Year prior to sale
4 Does the sale involve a mobile home assessed as real estate? Yes No
5 Comments

To be completed by the Illinois Department of Revenue
Full consideration
Adjusted consideration
Tab number

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ALTA Commitment Schedule C

File No.: C-303712

Legal Description:

Lot 35 (except the north 15 feet thereof), and the north 22.5 feet of Lot 34 in Block 18 in Van Vlissingen Heights Subdivision, a subdivision of parts of the east 2/3 of the northwest quarter and the west half of the northeast quarter, north of the Indian Boundary Line, of Section 12, Township 37 North, Range 14 east of the Third Principal Meridian, according to the plat thereof recorded May 25, 1926 as document 9286759, in Cook County, Illinois.

Property of Cook County Clerk's Office

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COOK COUNTY



0311107046

Eugene "Gene" Moore Fee: \$0.00
Cook County Recorder of Deeds
Date: 04/21/2003 10:27 AM Pg: 1 of 3

APR 14 2003

REAL ESTATE TRANSFER DECLARATION

The following is required by the Cook County Real Property Tax Ordinance effective September 1, 1993. Any transferor of transferee who fails to file with the Recorder a real property transfer declaration as required by Section 7 of this ordinance or a supplemental transfer declaration as required by Section 10 of this ordinance or willfully falsifies the value of transferred real estate, shall be subject to a penalty equal to the amount of the applicable tax; and shall be fined an amount not to exceed \$1000.00 or imprisoned for a period not to exceed six months, or both.

Except as to Exempt Transactions, the Recorder is prohibited by law from accepting any deed, assignment or other instrument of transfer for recordation unless it is accompanied by a declaration containing all of the information requested therein.

BS
Recorder's Validation

PROPERTY IDENTIFICATION:

Address of Property 9528 S BENNETT AVE. CHICAGO 60617
Street or Rural Route City Zip Code

Permanent Real Estate Index No. 25-12-101-049 Township HYDE PARK

Date of Deed 03/2003 Type of Deed WARRANTY DEED

TYPE OF PROPERTY:

- Single Family
- Condo, co-op
- 4 or more units (residential)
- Mixed use (commer. & resid.)
- Commercial
- Industrial
- Vacant Land
- Other (attach description)

INTEREST TRANSFERRED

- Fee title
- Beneficial Interest in a land trust
- Lessee interest in a ground lease
- Controlling interest in real estate entity (ord. Sec. 2)
- Other (attach description)

LEGAL DESCRIPTION:

Sec. _____ Twp. _____ Range _____
(Use additional sheet, if necessary)

COMPUTATION OF TAX:

Full actual consideration	\$	<u>55,000</u>
Less amount of personal property included in purchase	\$	<u>-</u>
Net consideration for real estate	\$	<u>55,000</u>
Less amount of mortgage to which property remains subject	\$	<u>-</u>
Net taxable consideration	\$	<u>55,000</u>
Amount of tax stamps (\$0.25 per \$500 or part thereof)	\$	<u>27.50</u>

ATTESTATION OF PARTIES: We hereby declare the full actual consideration and above facts contained in this declaration to be true and correct.

ODIN HANDLEY 10134 S. ST. LAWRENCE, CHICAGO, IL 60620
Name and Address of Seller (Please Print) Street or Rural Route City Zip Code

Signature: [Signature]
Seller or Agent

CHRIS SOB 3617 N. GREENVIEW CHICAGO, IL 60613
Name and Address of Buyer (Please Print) Street or Rural Route City Zip Code

Signature: [Signature]
Buyer or Agent

Use space below for tax mailing address, if different from above.

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EXEMPT TRANSFERS

(Check the Appropriate Box)

Exempt transfers are subject to the requirement contained in subsection 7(c) of this ordinance.

7(c) "No transfer shall be exempt from the tax imposed by this ordinance unless the declaration describes the facts supporting the exemption and is accompanied by such supporting documentation as the Recorder may reasonably require."

- A. Transfers of real property made prior to May 21, 1979 where the deed was recorded after that date or assignments of beneficial interest in real property dated prior to August 1, 1985, where the assignment was delivered on or after August 1, 1985;
- B. Transfers involving real property acquired by or from any governmental body or acquired by any corporation, society, association, foundation or institution organized and operated exclusively for charitable, religious or educational purposes or acquired by any international organization not subject to local taxes under applicable law;
(Copy of IRS granting tax exempt status must be attached)
- C. Transfers in which the deed, assignment or other instrument of transfer secures debt or other obligations;
- D. Transfers in which the deed, assignment or other instrument of transfer, without additional consideration, confirms, corrects, modifies, or supplements a deed, assignment or other instrument of transfer previously recorded or delivered;
- E. Transfers in which the transfer price is less than \$100.00;
- F. Transfers in which the deed is a tax deed;
- G. Transfers in which the deed, assignment or other instrument of transfer releases property which secures debt or other obligations;
- H. Transfers in which the deed is a deed of partition; provided, however, that if a party receives a share greater than its undivided interest in the real property, then such party shall be liable for tax computed upon any consideration paid for the excess;
- I. Transfers between a subsidiary corporation and its parent or between subsidiary corporations of a common parent either pursuant to a plan of merger or consolidation or pursuant to an agreement providing for the sale of substantially all of the seller's assets;
- J. Transfers from a subsidiary corporation to its parent for no consideration other than the cancellation or surrender of the subsidiary's stock and transfers from a parent corporation to its subsidiary for no consideration other than the issuance or delivery to the parent of the subsidiary's stock;
- K. Transfers made pursuant to a confirmed plan of reorganization as provided under section 1146 (c) of Chapter 11 of the U.S. Bankruptcy Code of 1978, as amended;
Provide bankruptcy court docket number: _____;
- L. Deeds representing transfers subject to the imposition of a documentary stamp tax imposed by the government of the United States, except that such deeds shall not be exempt from filing the declaration; and
- M. Transfers in which the deed or other instrument of transfer is issued to the mortgagee or secured creditor pursuant to a mortgage or security interest foreclosure proceeding or sale or pursuant to a transfer in lieu of foreclosure.

UNOFFICIAL COPY**ALTA Commitment
Schedule C****File No.:** C-303712**Legal Description:**

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