



# PTAX-203 Illinois Real Estate Transfer Declaration

Do not place stamps here  
 County: Eugene "Gene" Moore Fee: \$196.00  
 Cook County Recorder of Deeds  
 Date: 11/13/2003 04:26 PM



Doc# 0332432162  
 Eugene "Gene" Moore Fee: \$0.00  
 Cook County Recorder of Deeds  
 Date: 11/20/2003 01:11 PM Pg: 1 of 3

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 1187 Chesapeake  
 Street address of property (or 911 address, if available)  
 Palatine, IL 60074  
 City or village  
 Palatine  
 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 02-12-300-115-0000	82 x 34
b	
c	
d	

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

4 Date of deed/trust document: 08 / 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 checked="" type="checkbox"/>	Vacant land/lot
b	<input checked="" type="checkbox"/>	Residence (single-family, condominium, townhome, or duplex)
c	<input type="checkbox"/>	Mobile home residence
d	<input type="checkbox"/>	Apartment building (6 units or less) No. of units: _____
e	<input type="checkbox"/>	Apartment building (over 6 units) No. of units: _____
f	<input type="checkbox"/>	Office
g	<input type="checkbox"/>	Retail establishment
h	<input type="checkbox"/>	Commercial building (specify)*: _____
i	<input type="checkbox"/>	Industrial building
j	<input type="checkbox"/>	Farm
k	<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\*
- 12a Amount of personal property included in the purchase\*
- 12b Was the value of a mobile home included on Lines 11 and 12a?
- 13 Subtract Line 12a from Line 11. This is the net consideration for real property.
- 14 Amount for other real property transferred to the seller (in a simultaneous exchange) as part of the full actual consideration on Line 11\*
- 15 Outstanding mortgage amount to which the transferred real property remains subject\*
- 16 If this transfer is exempt, use an "X" to identify the provision.\*
- 17 Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.
- 18 Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62).
- 19 Illinois tax stamps — multiply Line 18 by 0.50.
- 20 County tax stamps — multiply Line 18 by 0.25.
- 21 Add Lines 19 and 20. This is the total amount of transfer tax due.

11	\$	196,000.00
12a	\$	-0-
12b		Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>
13	\$	196,000.00
14	\$	-0-
15	\$	-0-
16		b _____ k _____ m _____
17	\$	196,000.00
18		392.00
19	\$	196.00
20	\$	98.00
21	\$	296.00

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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.

See legal description attached hereto and incorporated herein.

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.)

Edward Garbaczewski

Seller's or trustee's name

Seller's trust number (if applicable)

Street address (after sale)

2522 N. Avers, Chgo, IL 60647

City State ZIP

Seller's or agent's signature

Seller's daytime phone

Buyer Information (Please print.)

Scott Stewart

Buyer's or trustee's name

Buyer's trust number (if applicable)

1187 Chesapeake, Palatine, IL 60074

Street address (after sale)

City State ZIP

Buyer's or agent's signature

Buyer's daytime phone

Mail tax bill to:

Scott Stewart

1187 Chesapeake, Palatine, IL 60074

Name or company

Street address

City State ZIP

Preparer Information (Please print.)

Rick J. Erickson

Preparer's and company's name

Preparer's file number (if applicable)

716 Lee Street, Des Plaines, IL 60016

Street address

City State ZIP

Preparer's signature

Preparer's daytime phone

rerj430@aol.com

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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LEGAL DESCRIPTION FOR PROPERTY COMMONLY KNOWN AS:

1187 Chesapeake, Palatine, Illinois 60074

Permanent Index Number: 02-12-300-115-0000

**LEGAL DESCRIPTION:**

**Parcel 1:**

Lot 13 in Olde Virginia Final Planned Development, being a Subdivision of the Southwest 1/4 of Section 12, Township 12 North, Range 10 East of the Third Principal Meridian, in Cook County, Illinois.

**Parcel 2:**

Easement for ingress and egress for the benefit of Parcel 1 over Lots 69-A and 69-B as set forth in Declaration of Amber Ridge Townhomes, recorded July 22, 1988 as Document 88324715 as created by Deed, from American National Bank and Trust Company as Trustee under Trust Agreement dated November 9, 1987 and known as Trust Number 103719-04 to Amber Ridge Townhome Association.

Property of Cook County Clerk's Office