

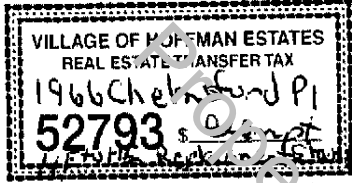
# UNOFFICIAL COPY

Atlas Title & Escrow  
File# 4-21-21005  
Date 9-13-2021

Doc# 2128628042 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 10/13/2021 09:51 AM Pg: 1 of 4

Dec ID 20210901670613  
ST/CO Stamp 1-495-148-688 ST Tax \$195.00 CO Tax \$97.50

## WARRANTY DEED ILLINOIS STATUTORY



(The Above Space for Recorder's Use Only)

THE GRANTORS, Rajiv C. Dave and Sonal R. Dave, husband and wife, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEY AND WARRANT to Regalio Rivas Villalobos; <sup>1980 Homeowner</sup> ~~the following~~ <sup>AMARRIED MAN</sup> described real estate situated in the County of Cook, in the State of Illinois, to wit: ~~the following~~ <sup>60169</sup>

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 07-07-203-152-0000

Property Address: 1966 Chelmsford Place, Hoffman Estates, IL 60169

**SUBJECT TO:** Covenants, conditions and restrictions of record, private and utility easements and roads and highways, general taxes for the year 2020 and 2021 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s).

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 13<sup>th</sup> day of September, 2021.

Rajiv C. Dave  
Rajiv C. Dave

Sonal R. Dave  
Sonal R. Dave

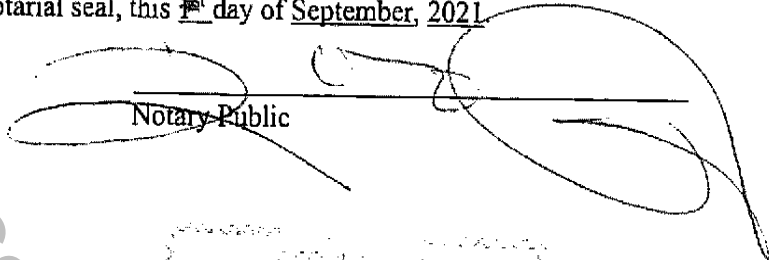
<b>REAL ESTATE TRANSFER TAX</b>		10-Oct-2021
	<b>COUNTY:</b>	97.50
	<b>ILLINOIS:</b>	195.00
	<b>TOTAL:</b>	292.50
07-07-203-152-0000	20210901670613   1-495-148-688	

# UNOFFICIAL COPY

STATE OF ILLINOIS       )  
  ) SS,  
COUNTY OF COOK        )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Rajiv C. Dave and Sonal R. Dave 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, sealed and delivered in the instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead

Given under my hand and notarial seal, this <sup>9<sup>th</sup></sup> ~~1<sup>st</sup>~~ day of September, 2021.

  
\_\_\_\_\_  
Notary Public



THIS INSTRUMENT PREPARED BY  
ARK Attorneys, LLC  
1000 N. Milwaukee Ave., Suite 100  
Chicago, IL 60642

MAIL TO:

~~Law Office of Diana Mendoza Pacheco  
5715 Irving Park Rd.  
Chicago, IL 60634~~

SEND SUBSEQUENT TAX BILLS TO:

Regolio Rivas Villalobos  
1966 Chelmsford Place  
Hoffman Estates, IL 60169

Regolio Rivas Villalobos  
1966 Chelmsford Place  
Hoffman Estates IL 60169

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**Exhibit "A"**  
**Property Description**

Situated in the County of Cook, State of Illinois, to wit:

Parcel 1: Unit 2 area 52 Lot 7, in Barrington Square Unit Number 2, being a Subdivision of part of the Northeast 1/4 of Section 7, Township 41 North, Range 10 East of the Third Principal Meridian, according to the Plat thereof recorded November 12, 1970 as Document 21323707 in Cook County, Illinois.

Parcel 2: Easements appurtenant to the above described real estate as defined in the declaration recorded June 8, 1970 as Document No. 21178177 and in declaration of inclusive recorded February 3, 1971 as Document No. 21388236 in Cook County, Illinois.

Office of Cook County Clerk's Office

# UNOFFICIAL COPY



Village of Hoffman Estates

**REAL ESTATE TRANSFER TAX**  
Phone: 847-882-9100 Fax: 847-781-2658  
email: [transferstamps@hoffmanestates.org](mailto:transferstamps@hoffmanestates.org)

FOR VILLAGE USE ONLY	
9/14/21 Date of Filing with Village	
370000463 CK0000360 Counter Receipt #	
52727 Transfer Tax Stamp #	
JJ Village Cashier	

HE to HE  
9/10/21

52793

ck

\*Replacement Stamp

Check Appropriate Box(es):

- Declaration     Residential     Multi-Unit (No. of Units \_\_\_\_\_)
- Exemption     Commercial     Land Trust

### INSTRUCTIONS:

- The liability for the payment of this tax shall be borne by the grantor (seller).
- This form must be filled out completely, signed by the grantor (seller), and presented to the Department of Finance, 1900 Hassell Road, Hoffman Estates, IL 60169 at the time of purchase of the real estate transfer stamps or exempt stamps as required by the Village of Hoffman Estates Real Estate Transfer Tax Ordinance. The stamps must be affixed to the deed or other instrument, and this form attached, when transfer of title or beneficial interest is recorded.
- The full actual amount of consideration of the transaction is the amount upon which the tax is to be computed. Both the full actual consideration of the transaction and the amount of the tax stamps required must be stated on the declaration.
- A copy of the Illinois Real Estate Transfer Tax Declaration form and deed must accompany the payment of the tax pursuant to Ordinance 13-5-7. In the case of an exempt stamp, a copy of the signed & notarized deed or other instrument must be presented.
- All water, sewer, and garbage charges attributable to the property, past due and current, along with all other monies owed the Village, must be paid prior to the issuance of the tax stamp or exempt stamp. The grantor must contact the Village at least five (5) business days prior to closing and request a final water reading. In the event that the request is not timely, the Village may require that the grantor pay an amount equal to 150% of the last two (2) bills, in addition to any outstanding account balance, until a final reading can be taken.
- Transfer stamps and exempt stamps must be purchased at the time of transfer. Penalties and interest will be imposed if payment is not made within sixty (60) days pursuant to Ordinance 13-5-7(a).
- Please include a self-addressed stamped envelope for any mail-in requests.
- For additional information, please visit: [www.hoffmanestates.org/government/finance/real-estate-transfer-tax](http://www.hoffmanestates.org/government/finance/real-estate-transfer-tax)

Address of Property: 1966 Chelmsford Place, Hoffman Estates, IL 60169  
Street Zip Code

Permanent Property Index No.: 07-07-203-152-0000

Date of Deed/Instrument: 09/13/2021 Type of Deed/Instrument: Warranty Deed

Grantee: Rogelio Rivas Villalobos Same as property address  
Buyer Address Zip Code

1. Full Actual Consideration (Include amount of mortgage and value of liabilities assumed)	\$ 195,000.00
2. AMOUNT OF TAX (\$3.00 per \$1,000 (or fraction thereof) of full actual consideration)	\$ 585.00
3. PENALTY DUE (100% of Line 2)	\$ _____
4. INTEREST DUE (2% per month on Line 2)	\$ _____
5. TOTAL DUE	\$ 585.00

Exempt HE to HE

Replacement Stamp

**EXEMPTIONS:** The Village of Hoffman Estates Real Estate Transfer Tax Ordinance specifically exempts certain transactions from taxation. These exemptions are enumerated in Section 13-5-6 of the Ordinance which are printed on the reverse side of this form. To claim one of these exemptions, you must complete the appropriate blanks below and provide supporting documentation that is signed and notarized. There is a \$10.00 processing fee for each exempt transaction.

I hereby declare that this transaction is exempt from taxation under the Hoffman Estates Real Estate Transfer Tax Ordinance by paragraph(s) \_\_\_\_\_ of section 13-5-6 of said Ordinance.

Details for exemptions claimed, including documentation provided (explain): \_\_\_\_\_

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

GRANTOR: (Please Print)

**Rajiv C. Dave**

\_\_\_\_\_  
Name Address Zip Code

Signature *Rajiv C. Dave*  
Seller or Agent

Date Signed: 09/13/2021