



Declaration ID: 20250307945668
Status: Closing Completed
Document No.: Not Recorded

15

RECORDED
04/01/2025 08:49 AM Pages: 6

State/County Stamp: **2025R00870**
MELANIE L. JOHNSON CLERK & RECORDER
RANDOLPH COUNTY, ILLINOIS



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 4836 JASKO

Street address of property (or 911 address, if available)

PERCY 62272-0000
City or village ZIP

T6S R5W
Township

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

3 Enter the primary parcel identifying number and lot size or acreage

Primary PIN	Lot size or acreage	Unit	No Split Parcel
03-044-001-00	8.03	Acres	No

4 Date of instrument: 3/31/2025
Date

5 Type of instrument (Mark with an "X") : ☒ Warranty deed
☐ Quit claim deed ☐ Executor deed ☐ Trustee deed
☐ Beneficial interest ☐ Other (specify):

6 ☒ Yes ☐ No Will the property be the buyer's principal residence?
7 ☒ Yes ☐ No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

- a ☐ Land/lot only
b ☒ ☒ Residence (single-family, condominium, townhome, or duplex)
c ☐ Mobile home residence
d ☐ Apartment building (6 units or less) No. of units:
e ☐ Apartment building (over 6 units) No. of units:
f ☐ Office
g ☐ Retail establishment
h ☐ Commercial building (specify):
i ☐ Industrial building
j ☐ Farm
k ☐ Other (specify):

AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
RHSPC	18.00
RECORDERS DOCUMENT STORAGE	3.66
STATE STAMP FEE	168.00
COUNTY STAMP FEE	84.00
TOTAL:	332.00

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

☐ Demolition/damage ☐ Additions ☐ Major remodeling
☐ New construction ☐ Other (specify):

10 Identify only the items that apply to this sale.

- 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 ☐ Short sale
h ☐ Bank REO (real estate owned)
i ☐ Auction sale
j ☐ Seller/buyer is a relocation company
k ☐ Seller/buyer is a financial institution or government agency
l ☐ Buyer is a real estate investment trust
m ☐ Buyer is a pension fund
n ☐ Buyer is an adjacent property owner
o ☐ Buyer is exercising an option to purchase
p ☐ Trade of property (simultaneous)
q ☐ Sale-leaseback
r ☐ Other (specify):
s ☐ Homestead exemptions on most recent tax bill:
1 General/Alternative 0.00
2 Senior Citizens 0.00
3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration	11	168,000.00
12a Amount of personal property included in the purchase	12a	0.00



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12b	Was the value of a mobile home included on Line 12a?	12b	Yes	X	No
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13		168,000.00	
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		0.00	
15	Outstanding mortgage amount to which the transferred real property remains subject	15		0.00	
16	If this transfer is exempt, identify the provision.	16	b	k	m
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17		168,000.00	
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18		336.00	
19	Illinois tax stamps — multiply Line 18 by 0.50.	19		168.00	
20	County tax stamps — multiply Line 18 by 0.25.	20		84.00	
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21		252.00	

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

A PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 27, TOWNSHIP 6 SOUTH, RANGE 5 WEST OF THE THIRD PRINCIPAL MERIDIAN, RANDOLPH COUNTY, ILLINOIS, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 27, TOWNSHIP 6 SOUTH, RANGE 5 WEST OF THE THIRD PRINCIPAL MERIDIAN, RANDOLPH COUNTY, ILLINOIS; THENCE NORTHERLY ALONG THE WEST LINE OF SAID QUARTER QUARTER, 284.00 FEET TO THE POINT OF BEGINNING FOR THIS DESCRIPTION; THENCE CONTINUING NORTHERLY ALONG THE WEST LINE OF SAID QUARTER QUARTER, 264.00 FEET; THENCE EASTERLY WITH A DEFLECTION ANGLE OF 88° 45' TO THE RIGHT OF 1346.52 FEET TO A POINT ON THE EAST LINE OF SAID QUARTER QUARTER; THENCE SOUTHERLY WITH A DEFLECTION ANGLE OF 91° 18' TO RIGHT ALONG THE EAST LINE OF SAID QUARTER QUARTER 264.00 FEET; THENCE WESTERLY WITH A DEFLECTION ANGLE OF 88° 42' TO THE RIGHT 1346.35 FEET TO THE POINT OF BEGINNING FOR THIS DESCRIPTION, AND SUBJECT TO A 50 FOOT PUBLIC ROADWAY EASEMENT ACROSS THE WEST SIDE OF THE HEREIN DESCRIBED TRACT; AND BEING FURTHER SUBJECT TO ALL EXCEPTIONS, RESERVATIONS, EASEMENTS, COVENANTS AND RESTRICTIONS OF RECORD, OR AS WOULD BE DETERMINED BY A PHYSICAL INSPECTION OF THE PREMISES OR A SURVEY THEREOF.
EXCEPTING COAL, OIL GAS AND OTHER MINERALS EXCEPTED OR RESERVED IN PRIOR CONVEYANCES, IF ANY.
SITUATED IN THE COUNTY OF RANDOLPH AND THE STATE OF ILLINOIS.

15-27-100-006

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

DEBORAH KATTENBRAKER

Seller's or trustee's name

Seller's trust number (if applicable - not an SSN or FEIN)

4070 GENTRY LN

Street address (after sale)

BELLEVILLE

City

IL

State

62226-7386

ZIP

618-531-9057

Seller's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

GUSSIE BRANDT AND SAMANTHA BRANDT

Buyer's or trustee's name

Buyer's trust number (if applicable - not an SSN or FEIN)

4836 JASKO RD

Street address (after sale)

PERCY

City

IL

State

62272-1722

ZIP

618-708-7261

Buyer's daytime phone

Phone extension

USA

Country



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2025R00870

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:

GUSSIE BRANDT AND SAMANTHA 4836 JASKO RD PERCY IL 62272-1722
Name of company Street address City State ZIP

USA
Country

Preparer Information

STEPHANIE ROBISON - TOWN & COUNTRY TITLE 2555412
Preparer and company name Preparer's file number (if applicable) Escrow number (if applicable)
221 W POINTE DR STE 1 SWANSEA IL 62226-8306
Street address City State ZIP
steph@tctitle.tv 618-233-5300 USA
Preparer's email address (if available) Preparer's daytime phone Phone extension Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 41 R
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 2024
4 Does the sale involve a mobile home assessed as real estate? _____ Yes ☒ No
5 Comments

Illinois Department of Revenue Use

Tab number



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2025R00870

Additional Sellers Information

Seller's name	Seller's address (after sale)	City	State	ZIP	Seller's phone	Country
PAMELA KOFARAGO	4070 GENTRY LN	BELLEVILLE	IL	622260000	6185319057	USA
DEREK HOLMES	4070 GENTRY LN	BELLEVILLE	IL	622260000	6185319057	USA
DONALD M. HOLMES	4070 GENTRY LN	BELLEVILLE	IL	622260000	6185319057	USA

Additional Buyers Information



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 1932 SWANWICK ST
 Street address of property (or 911 address, if available)
 CHESTER 62233-0000
 City or village ZIP
 T7S R6W
 Township

2 Enter the total number of parcels to be transferred. 1
 3 Enter the primary parcel identifying number and lot size or acreage
 18-108-004-00 .11 Acres No
 Primary PIN Lot size or Split
 acreage Parcel

4 Date of instrument: 3/12/2025
 Date

5 Type of instrument (Mark with an "X."): X Warranty deed
 Quit claim deed Executor deed Trustee deed
 Beneficial interest Other (specify):

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

7 Yes X No Was the property advertised for sale?
 (i.e., media, sign, newspaper, realtor)

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

Current Intended

- a Land/lot only
 b X X Residence (single-family, condominium, townhome, or duplex)
 c Mobile home residence
 d Apartment building (6 units or less) No. of units:
 e Apartment building (over 6 units) No. of units:
 f Office
 g Retail establishment
 h Commercial building (specify):
 i Industrial building
 j Farm
 k Other (specify):

AUTOMATION FEE 11.19
 GIS TREASURER 15.00
 GIS COUNTY CLERK FEE 1.00
 RECORDING FEE 31.15
 STATE STAMP FEE 90.00
 COUNTY STAMP FEE 45.00
 RHSPC 18.00
 RECORDERS DOCUMENT STORAGE 3.66

Total: 215.00

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

Demolition/damage Additions Major remodeling
 New construction Other (specify):

10 Identify only the items that apply to this sale.

- a Fullfillment 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 Short sale
 h Bank REO (real estate owned)
 i Auction sale
 j Seller/buyer is a relocation company
 k Seller/buyer is a financial institution or government agency
 l Buyer is a real estate investment trust
 m Buyer is a pension fund
 n Buyer is an adjacent property owner
 o Buyer is exercising an option to purchase
 p Trade of property (simultaneous)
 q Sale-leaseback
 r Other (specify):
 s Homestead exemptions on most recent tax bill:
 1 General/Alternative 0.00
 2 Senior Citizens 0.00
 3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration 89,900.00
 12a Amount of personal property included in the purchase 0.00



Declaration ID: 20250207920376
Status: Closing Completed
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2025 R00875

12b	Was the value of a mobile home included on Line 12a?	12b	Yes	<input checked="" type="checkbox"/> No
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13		89,900.00
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		0.00
15	Outstanding mortgage amount to which the transferred real property remains subject	15		0.00
16	If this transfer is exempt, identify the provision.	16	b	k m
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17		89,900.00
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18		180.00
19	Illinois tax stamps — multiply Line 18 by 0.50.	19		90.00
20	County tax stamps — multiply Line 18 by 0.25.	20		45.00
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21		135.00

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

LOT 11 IN BLOCK 8, FAIRVIEW ADDITION TO THE CITY OF CHESTER, RANDOLPH COUNTY, AS SHOW BY PLAT DATED JULY 3, 1916 AND RECORDED JULY 25, 1916 IN PLAT BOOK "D", PAGE 14 1/2 OF THE RECORDS OF RANDOLPH COUNTY, ILLINOIS.

18-18-310-010

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

JASON OHLAU

Seller's or trustee's name Seller's trust number (if applicable - not an SSN or FEIN)

405 COUNTRY CLUB DR RED BUD IL 62278-1416
Street address (after sale) City State ZIP

618-559-6446 USA
Seller's daytime phone Phone extension Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

ROBIN WAHLMAN

Buyer's or trustee's name Buyer's trust number (if applicable - not an SSN or FEIN)

1932 SWANWICK ST CHESTER IL 62233-1127
Street address (after sale) City State ZIP

618-719-7910 USA
Buyer's daytime phone Phone extension Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:

ROBIN WAHLMAN 1932 SWANWICK ST CHESTER IL 62233-1127
Name or company Street address City State ZIP

USA
Country

Preparer Information

PAIGE WELGE - ARBEITER LAW OFFICES

MyDec

Declaration ID: 20250207920376
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R00875

Preparer and company name	Preparer's file number (if applicable)	Escrow number (if applicable)
1019 STATE ST	CHESTER	IL 62233-1657
Street address	City	State ZIP
rwa@arbeiterlaw.com	618-826-2369	USA
Preparer's email address (if available)	Preparer's daytime phone	Phone extension Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 47 R
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 2024

4 Does the sale involve a mobile home assessed as real estate? _____ Yes ☒ No

5 Comments

Illinois Department of Revenue Use

Tab number



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2025 R00875

Additional Sellers Information

Additional Buyers Information

Buyer's name	Buyer's address (after sale)	City	State	ZIP	Buyer's phone	Country
JULIE WAHLMAN						

AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
STATE STAMP FEE	147.00
COUNTY STAMP FEE	73.50
RHSPC	18.00
RECORDERS DOCUMENT STORAGE	3.66
Total:	300.50



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 1013 COUNTRY CLUB RD

Street address of property (or 911 address, if available)

SPARTA 62286-0000

City or village ZIP

T5S R6W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

06-002-022-00	.69	Acres	No
Primary PIN	Lot size or acreage	Unit	Split Parcel

4 Date of instrument: 3/27/2025
Date

5 Type of instrument (Mark with an "X") : ☒ Warranty deed
☐ Quit claim deed ☐ Executor deed ☐ Trustee deed
☐ Beneficial interest ☐ Other (specify):

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

7 ☒ Yes ☐ No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

- a ☐ Land/lot only
- b ☒ ☒ Residence (single-family, condominium, townhome, or duplex)
- c ☐ Mobile home residence
- d ☐ Apartment building (6 units or less) No. of units: _____
- e ☐ Apartment building (over 6 units) No. of units: _____
- f ☐ Office
- g ☐ Retail establishment
- h ☐ Commercial building (specify): _____
- i ☐ Industrial building
- j ☐ Farm
- k ☐ Other (specify): _____

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change: _____

Demolition/damage Additions Major remodeling
New construction Other (specify): _____

10 Identify only the items that apply to this sale.

- 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 ☐ Short sale
- h ☐ Bank REO (real estate owned)
- i ☐ Auction sale
- j ☐ Seller/buyer is a relocation company
- k ☐ Seller/buyer is a financial institution or government agency
- l ☐ Buyer is a real estate investment trust
- m ☐ Buyer is a pension fund
- n ☐ Buyer is an adjacent property owner
- o ☐ Buyer is exercising an option to purchase
- p ☐ Trade of property (simultaneous)
- q ☐ Sale-leaseback
- r ☐ Other (specify): _____
- s ☒ Homestead exemptions on most recent tax bill:
- | | |
|-------------------------------------|----------|
| 1 General/Alternative | 6,000.00 |
| 2 Senior Citizens | 0.00 |
| 3 Senior Citizens Assessment Freeze | 0.00 |

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration	11	147,000.00
12a Amount of personal property included in the purchase	12a	0.00



Declaration ID: 20250407946902
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2025 R00889

12b	Was the value of a mobile home included on Line 12a?	12b	Yes	X	No
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13		147,000.00	
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		0.00	
15	Outstanding mortgage amount to which the transferred real property remains subject	15		0.00	
16	If this transfer is exempt, identify the provision.	16	b	k	m
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17		147,000.00	
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18		294.00	
19	Illinois tax stamps — multiply Line 18 by 0.50.	19		147.00	
20	County tax stamps — multiply Line 18 by 0.25.	20		73.50	
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21		220.50	

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

A PART OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 1, TOWNSHIP 5 SOUTH, RANGE 6 WEST OF THE THIRD PRINCIPAL MERIDIAN, RANDOLPH COUNTY, ILLINOIS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A SURVEYOR'S STAKE SET OF THE EAST LINE OF CHESTER STREET AND ON THE NORTH LINE OF BELMONT STREET IN THE CITY OF SPARTA, ILLINOIS, AT A POINT TWENTY FEET (20) EAST OF THE SECTION LINE, THENCE RUNNING WEST ON THE NORTH LINE OF THE COUNTY CLUB ROAD FOR A DISTANCE OF 2,437 FEET TO A POINT, SAID POINT BEING THE POINT OF BEGINNING OF THE LAND HEREIN CONVEYED; THENCE FROM SAID POINT OF BEGINNING, CONTINUING WESTERLY ALONG THE NORTH LINE OF THE COUNTY CLUB ROAD A DISTANCE OF 100 FEET TO A POINT; THENCE NORTHERLY AT A DEFLECTION ANGLE OF 90 DEGREES 00 MINUTES 00 SECONDS TO THE POINT OF INTERSECTION OF THE SOUTHERLY LINE OF THE RIGHT-OF-WAY OF THE MISSOURI-PACIFIC RAILROAD; THENCE RUNNING NORTHEASTERLY ALONG THE SOUTHERLY LINE OF THE RIGHT-OF-WAY OF SAID RAILROAD TO A POINT DUE NORTH OF THE POINT OF BEGINNING; THENCE SOUTHERLY ALONG A LINE PARALLEL WITH THE WEST LINE OF SAID SECTION 1 TO THE POINT OF BEGINNING ON THE NORTHERLY RIGHT-OF-WAY OF THE COUNTY CLUB ROAD, SITUATED IN RANDOLPH COUNTY, ILLINOIS. SUBJECT TO ALL EXCEPTIONS, RESERVATIONS, EASEMENTS, COVENANTS AND RESTRICTIONS OF RECORD, OR AS WOULD BE DETERMINED BY A PHYSICAL INSPECTION OF THE PREMISES OR A SURVEY THEREOF.

ALSO:

PART OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 1, IN TOWNSHIP 5 SOUTH, RANGE 6 WEST OF THE THIRD PRINCIPAL MERIDIAN, RANDOLPH COUNTY, ILLINOIS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT AN OLD IRON PIN AT THE SOUTHEAST CORNER OF THE SOUTHWEST QUARTER OF SECTION 1, TOWNSHIP 5 SOUTH, RANGE 6 WEST OF THE THIRD PRINCIPAL MERIDIAN, RANDOLPH COUNTY, ILLINOIS; THENCE WESTERLY ALONG THE SOUTH LINE OF SAID SOUTHWEST QUARTER, 2,397.00 FEET TO A POINT, THENCE NORTHERLY WITH A DEFLECTION ANGLE OF 90 DEGREES 00 MINUTES 00 SECONDS, 25.00 FEET TO AN IRON PIN AT THE NORTH LINE OF COUNTRY CLUB ROAD (50 FEET WIDE) FOR A POINT OF BEGINNING OF HEREIN DESCRIBED TRACT; THENCE CONTINUING NORTHERLY, ALONG THE LAST DESCRIBED COURSE, 282.68 FEET TO AN IRON PIN AT THE SOUTHEASTERLY LINE OF THE UNION PACIFIC RAILROAD (50 FEET WIDE); THENCE SOUTHWESTERLY, ALONG SAID SOUTHEASTERLY LINE OF THE UNION PACIFIC RAILROAD, ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 3,775 FEET, AN ARC DISTANCE OF 21.07 FEET TO AN OLD IRON PIN, THE CHORD OF SAID ARC DEFLECTING 108 DEGREES 21 MINUTES 56 MINUTES FROM THE LAST DESCRIBED COURSE, THENCE SOUTHERLY, DEFLECTING 71 DEGREES 38 MINUTES 04 SECONDS, FROM THE CHORD OF SAID ARC, 276.04 FEET TO AN OLD IRON PIN AT SAID NORTH LINE OF COUNTRY CLUB ROAD; THENCE EASTERLY, WITH A DEFLECTION ANGLE OF 90 DEGREES 00 MINUTES 00 SECONDS, ALONG SAID NORTH LINE OF COUNTRY CLUB ROAD, 20.00 FEET TO THE POINT OF BEGINNING, CONTAINING 0.128 ACRES, MORE OR LESS.

09-01-353-035

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

MELISSA ELLEN EDERER

Seller's or trustee's name

Seller's trust number (if applicable - not an SSN or FEIN)



Declaration ID: 20250407946902
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R00889

401 E 8TH ST STE 214
Street address (after sale)

SIOUX FALLS
City

SD
State

57103-7049
ZIP

618-201-4108

Seller's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

PATRICK D. SHAW

Buyer's or trustee's name

Buyer's trust number (if applicable - not an SSN or FEIN)

1013 COUNTRY CLUB RD

Street address (after sale)

SPARTA

City

IL

State

62286-1761

ZIP

618-202-0202

Buyer's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:

PATRICK D. SHAW

Name or company

1013 COUNTRY CLUB RD

Street address

SPARTA

City

IL

State

62286-1761

ZIP

USA

Country

Preparer Information

LAUREN WEBER - MOCOTICO, LLC D/B/A MONROE COUNTY
TITLE CO.

Preparer and company name

Preparer's file number (if applicable)

Escrow number (if applicable)

231 S MAIN ST

Street address

WATERLOO

City

IL

State

62298-1325

ZIP

closings@monroecountytile.com

Preparer's email address (if available)

618-939-8292

Preparer's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Identify any required documents submitted with this form. (Mark with an "X.")

Extended legal description

Form PTAX-203-A

Itemized list of personal property

Form PTAX-203-B

To be completed by the Chief County Assessment Officer

1 079 36 R
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 2024

4 Does the sale involve a mobile home assessed as real estate? Yes ☐ No ☒

5 Comments

Illinois Department of Revenue Use

Tab number



Declaration ID: 20250407946902

Status: Closing Completed

Documnet No.: Not Recorded

State/County Stamp: Not Issued

2025R00889

Additional Sellers Information

Additional Buyers Information

Buyer's name	Buyer's address (after sale)	City	State	ZIP	Buyer's phone	Country
BRENDA L. RUSSELL	1013 COUNTRY CLUB ROAD	SPARTA	IL	622860000	6182020202	USA



PTAX-203

Illinois Real Estate Transfer Declaration

2025R00891

MELANIE L. JOHNSON CLERK & RECORDER
 RANDOLPH COUNTY, ILLINOIS

AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
STATE STAMP FEE	27.00
COUNTY STAMP FEE	13.50
RHSPC	19.00
RECORDERS DOCUMENT STORAGE	3.66
Total:	120.50

Step 1: Identify the property and sale information.

1 503 MAPLE ST

Street address of property (or 911 address, if available)

COULTERVILLE

62237-0000

City or village

ZIP

T4S R5W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

16-028-006-00

.14

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split

Parcel

4 Date of instrument: 3/29/2025

Date

5 Type of instrument (Mark with an "X."): ☒ Warranty deed

☐ Quit claim deed ☐ Executor deed ☐ Trustee deed

☐ Beneficial interest ☐ Other (specify):

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

7 ☒ Yes ☐ No Was the property advertised for sale?
 (i.e., media, sign, newspaper, realtor)

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

Current Intended

a ☐ Land/lot only

b ☒ ☒ Residence (single-family, condominium, townhome, or duplex)

c ☐ Mobile home residence

d ☐ Apartment building (6 units or less) No. of units: _____

e ☐ Apartment building (over 6 units) No. of units: _____

f ☐ Office

g ☐ Retail establishment

h ☐ Commercial building (specify): _____

i ☐ Industrial building

j ☐ Farm

k ☐ Other (specify): _____

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change: _____

Date

☐ Demolition/damage ☐ Additions ☐ Major remodeling

☐ New construction ☐ Other (specify): _____

10 Identify only the items that apply to this sale.

a ☐ Fullfillment 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 ☐ Short sale

h ☐ Bank REO (real estate owned)

i ☐ Auction sale

j ☐ Seller/buyer is a relocation company

k ☐ Seller/buyer is a financial institution or government agency

l ☐ Buyer is a real estate investment trust

m ☐ Buyer is a pension fund

n ☐ Buyer is an adjacent property owner

o ☐ Buyer is exercising an option to purchase

p ☐ Trade of property (simultaneous)

q ☐ Sale-leaseback

r ☐ Other (specify): _____

s ☐ Homestead exemptions on most recent tax bill:

1 General/Alternative _____ 0.00

2 Senior Citizens _____ 0.00

3 Senior Citizens Assessment Freeze _____ 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration

11 _____ 27,000.00

12a Amount of personal property included in the purchase

12a _____ 0.00



Declaration ID: 20250207920247

Status: Closing Completed

Document No.: Not Recorded

State/County Stamp: Not Issued

2025 R00891

12b	Was the value of a mobile home included on Line 12a?	12b	Yes	X	No
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13			27,000.00
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			0.00
15	Outstanding mortgage amount to which the transferred real property remains subject	15			0.00
16	If this transfer is exempt, identify the provision.	16	b	k	m
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17			27,000.00
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18			54.00
19	Illinois tax stamps — multiply Line 18 by 0.50.	19			27.00
20	County tax stamps — multiply Line 18 by 0.25.	20			13.50
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21			40.50

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

THE EAST 56 FEET OF LOT 2 OF BLOCK 3 OF S.M. EAST'S SECOND ADDITION TO THE VILLAGE OF COULTERVILLE, RANDOLPH COUNTY, ILLINOIS.

04-13-105-007

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

RACHELLE RITCHASON

Seller's or trustee's name

Seller's trust number (if applicable - not an SSN or FEIN)

218 BRYAN ST

Street address (after sale)

MARISSA

City

IL

State

62257-3546

ZIP

618-318-1897

Seller's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

WILLIAM GIBSON, JR.

Buyer's or trustee's name

Buyer's trust number (if applicable - not an SSN or FEIN)

310 POPLAR ST

Street address (after sale)

COULTERVILLE

City

IL

State

62237-1206

ZIP

618-318-7851

Buyer's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:

WILLIAM GIBSON, JR.

Name or company

310 POPLAR ST

Street address

COULTERVILLE

City

IL

State

62237-1206

ZIP

USA

Country

Preparer Information

PAIGE WELGE - ARBEITER LAW OFFICES



Declaration ID: 20250207920247
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R00891

Preparer and company name	Preparer's file number (if applicable)	Escrow number (if applicable)
1019 STATE ST	CHESTER	IL 62233-1657
Street address	City	State ZIP
rwa@arbeiterlaw.com	618-826-2369	USA
Preparer's email address (if available)	Preparer's daytime phone	Phone extension Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Identify any required documents submitted with this form. (Mark with an "X.")

Extended legal description	Form PTAX-203-A
Itemized list of personal property	Form PTAX-203-B

To be completed by the Chief County Assessment Officer

1 079 31 R
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 2024

4 Does the sale involve a mobile home assessed as real estate? Yes No ☒

5 Comments

Illinois Department of Revenue Use

Tab number



AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
STATE STAMP FEE	220.00
COUNTY STAMP FEE	110.00
RHSPC	18.00
RECORDERS DOCUMENT STORAGE	3.66
Total:	410.00



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 304 LOCUST

Street address of property (or 911 address, if available)

RED BUD

62278-0000

City or village

ZIP

T4S R8W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

13-075-004-00

0.14

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split

Parcel

4 Date of instrument: 3/31/2025
Date

5 Type of instrument (Mark with an "X.") : X Warranty deed
Quit claim deed Executor deed Trustee deed
Beneficial interest Other (specify):

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

7 X Yes No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

- a Land/lot only
b X X Residence (single-family, condominium, townhome, or duplex)
c Mobile home residence
d Apartment building (6 units or less) No. of units:
e Apartment building (over 6 units) No. of units:
f Office
g Retail establishment
h Commercial building (specify):
i Industrial building
j Farm
k Other (specify):

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

 Demolition/damage Additions Major remodeling
 New construction Other (specify):

10 Identify only the items that apply to this sale.

- 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 Short sale
h Bank REO (real estate owned)
i Auction sale
j Seller/buyer is a relocation company
k Seller/buyer is a financial institution or government agency
l Buyer is a real estate investment trust
m Buyer is a pension fund
n Buyer is an adjacent property owner
o Buyer is exercising an option to purchase
p Trade of property (simultaneous)
q Sale-leaseback
r Other (specify):
s X Homestead exemptions on most recent tax bill:
1 General/Alternative 6,000.00
2 Senior Citizens 0.00
3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration 11 220,000.00
12a Amount of personal property included in the purchase 12a 0.00



Declaration ID: 20250207910234
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R00919

Preparer Information

Preparer and company name
REBECCA COOPER - COOPER & LIEFER LAW OFFICES

Street address

cooperlieferlaw@gmail.com

Preparer's email address (if available)

USA

Country

Preparer's file number (if applicable)

RED BUD

City

Escrow number (if applicable)

IL

State

62278-1525

ZIP

618-282-3866

Preparer's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 34 R
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 2024

4 Does the sale involve a mobile home assessed as real estate? Yes No ☒

5 Comments

Illinois Department of Revenue Use

Tab number



PTAX-203

Illinois Real Estate
Transfer Declaration

Step 1: Identify the property and sale information.

1 806 CHARLES

Street address of property (or 911 address, if available)

STEELEVILLE

62288-0000

City or village

ZIP

T6S R5W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

17-072-002-00

0.70

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel4 Date of instrument: 4/1/2025
Date5 Type of instrument (Mark with an "X"): ☒ Warranty deed
☐ Quit claim deed ☐ Executor deed ☐ Trustee deed
☐ Beneficial interest ☐ Other (specify):6 ☒ Yes ☐ No Will the property be the buyer's principal residence?7 ☒ Yes ☐ No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

- a ☐ Land/lot only
- b ☒ ☒ Residence (single-family, condominium, townhome, or duplex)
- c ☐ Mobile home residence
- d ☐ Apartment building (6 units or less) No. of units: _____
- e ☐ Apartment building (over 6 units) No. of units: _____
- f ☐ Office
- g ☐ Retail establishment
- h ☐ Commercial building (specify): _____
- i ☐ Industrial building
- j ☐ Farm
- k ☐ Other (specify): _____

AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
STATE STAMP FEE	250.00
COUNTY STAMP FEE	125.00
RHSPC	18.00
RECORDERS DOCUMENT STORAGE	3.66

Total: 455.00

9 Identify any significant physical changes in the property since
January 1 of the previous year and enter the date of the
change. Date of significant change: _____

<input type="checkbox"/> Demolition/damage	<input type="checkbox"/> Additions	<input type="checkbox"/> Major remodeling
<input type="checkbox"/> New construction	<input type="checkbox"/> Other (specify): _____	

10 Identify only the items that apply to this sale.

- 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 ☐ Short sale
- h ☐ Bank REO (real estate owned)
- i ☐ Auction sale
- j ☐ Seller/buyer is a relocation company
- k ☐ Seller/buyer is a financial institution or government
agency
- l ☐ Buyer is a real estate investment trust
- m ☐ Buyer is a pension fund
- n ☐ Buyer is an adjacent property owner
- o ☐ Buyer is exercising an option to purchase
- p ☐ Trade of property (simultaneous)
- q ☐ Sale-leaseback
- r ☐ Other (specify): _____
- s ☒ Homestead exemptions on most recent tax bill:
- | | |
|-------------------------------------|-----------|
| 1 General/Alternative | 15,325.00 |
| 2 Senior Citizens | 0.00 |
| 3 Senior Citizens Assessment Freeze | 0.00 |

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration	11	250,000.00
12a Amount of personal property included in the purchase	12a	0.00



Declaration ID: 20250307926574
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R00921

JAMES P. AND NICOLE P. LOBISCH 806 CHARLES CT STEELEVILLE IL 62288-2329
Name or company Street address City State ZIP

USA
Country

Preparer Information

REBECCA COOPER - COOPER & LIEFER LAW OFFICES

Preparer and company name Preparer's file number (if applicable) Escrow number (if applicable)
205 E MARKET ST RED BUD IL 62278-1525
Street address City State ZIP
cooperlieferlaw@gmail.com 618-282-3866 USA
Preparer's email address (if available) Preparer's daytime phone Phone extension Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 41 R
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 2024
4 Does the sale involve a mobile home assessed as real estate? Yes No
5 Comments

Illinois Department of Revenue Use

Tab number



Declaration ID: 20250307940837
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp



DocId:8185043
Tx:4168895

RECORDED

04/03/2025 12:06 PM Pages: 3

2025R00923

MELANIE L. JOHNSON CLERK & RECORDER
RANDOLPH COUNTY, ILLINOIS

AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
STATE STAMP FEE	168.00
COUNTY STAMP FEE	94.00
RHSPC	18.00
RECORDERS DOCUMENT STORAGE	3.66

Total: 332.00



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 308 N MAIN ST

Street address of property (or 911 address, if available)

RED BUD

62278-0000

City or village

ZIP

T4S R8W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

13-085-005-00

50' X 140'

Dimensions

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument: 3/31/2025
Date

5 Type of instrument (Mark with an "X."): ☒ Warranty deed
☐ Quit claim deed ☐ Executor deed ☐ Trustee deed
☐ Beneficial interest ☐ Other (specify):

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

7 ☒ Yes ☐ No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

- a ☐ Land/lot only
b ☒ ☒ Residence (single-family, condominium, townhome, or duplex)
c ☐ Mobile home residence
d ☐ Apartment building (6 units or less) No. of units:
e ☐ Apartment building (over 6 units) No. of units:
f ☐ Office
g ☐ Retail establishment
h ☐ Commercial building (specify):
i ☐ Industrial building
j ☐ Farm
k ☐ Other (specify):

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

☐ Demolition/damage ☐ Additions ☐ Major remodeling
☐ New construction ☐ Other (specify):

10 Identify only the items that apply to this sale.

- 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 ☐ Short sale
h ☐ Bank REO (real estate owned)
i ☐ Auction sale
j ☐ Seller/buyer is a relocation company
k ☐ Seller/buyer is a financial institution or government agency
l ☐ Buyer is a real estate investment trust
m ☐ Buyer is a pension fund
n ☐ Buyer is an adjacent property owner
o ☐ Buyer is exercising an option to purchase
p ☐ Trade of property (simultaneous)
q ☐ Sale-leaseback
r ☐ Other (specify):
s ☒ Homestead exemptions on most recent tax bill:

1 General/Alternative	6,000.00
2 Senior Citizens	0.00
3 Senior Citizens Assessment Freeze	0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration	11	168,000.00
12a Amount of personal property included in the purchase	12a	0.00



Declaration ID: 20250307940837
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R00923

Preparer Information

Preparer and company name
REBECCA COOPER - COOPER & LIEFER LAW OFFICES

205 E MARKET ST

Street address

cooperlieferlaw@gmail.com

Preparer's email address (if available)

USA

Country

Preparer's file number (if applicable)

Escrow number (if applicable)

RED BUD

City

IL

State

62278-1525

ZIP

618-282-3866

Preparer's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 34 R
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 2024

4 Does the sale involve a mobile home assessed as real estate? Yes ☐ No ☒

5 Comments

Illinois Department of Revenue Use

Tab number



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 207 MASON LN

Street address of property (or 911 address, if available)

SPARTA

62286-0000

City or village

ZIP

T4S R6W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

19-162-012-00

0.61

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument: 4/4/2025

Date

5 Type of instrument (Mark with an "X."): Warranty deed

Quit claim deed

Executor deed

X

Trustee deed

Beneficial interest

Other (specify):

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

7 Yes X No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

a Land/lot only

b X X Residence (single-family, condominium, townhome, or duplex)

c Mobile home residence

d Apartment building (6 units or less) No. of units:

e Apartment building (over 6 units) No. of units:

f Office

g Retail establishment

h Commercial building (specify):

i Industrial building

j Farm

k Other (specify):

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

 Demolition/damage Additions Major remodeling
 New construction Other (specify):

10 Identify only the items that apply to this sale.

a Fulfillment of installment contract

year contract initiated:

b X 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 Short sale

h Bank REO (real estate owned)

i Auction sale

j Seller/buyer is a relocation company

k Seller/buyer is a financial institution or government agency

l Buyer is a real estate investment trust

m Buyer is a pension fund

n Buyer is an adjacent property owner

o Buyer is exercising an option to purchase

p Trade of property (simultaneous)

q Sale-leaseback

r Other (specify):

s Homestead exemptions on most recent tax bill:

1 General/Alternative 0.00

2 Senior Citizens 0.00

3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration

11 220,000.00

12a Amount of personal property included in the purchase

12a 0.00

2025R00962

12b	Was the value of a mobile home included on Line 12a?	12b	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13	220,000.00
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	0.00
15	Outstanding mortgage amount to which the transferred real property remains subject	15	0.00
16	If this transfer is exempt, identify the provision.	16	b <input type="checkbox"/> k <input type="checkbox"/> m <input type="checkbox"/>
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17	220,000.00
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18	440.00
19	Illinois tax stamps — multiply Line 18 by 0.50.	19	220.00
20	County tax stamps — multiply Line 18 by 0.25.	20	110.00
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21	330.00

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

LOT 91 IN NORTHTOWN MEADOWS, FOURTH PLAT, BEING A SUBDIVISION OF PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER IN SECTION 36, TOWNSHIP 4 SOUTH, RANGE 6 WEST OF THE THIRD PRINCIPAL MERIDIAN, IN THE CITY OF SPARTA, RANDOLPH COUNTY, ILLINOIS, AS SHOWN BY PLAT RECORDED IN CABINET 5, JACKET 51, DATED MAY 9, 1978 AND RECORDED MAY 9, 1978 IN THE RANDOLPH COUNTY RECORDS, SITUATED IN RANDOLPH COUNTY, ILLINOIS. ALSO, ALL THAT PART OF VACATED WHEATFIELD DRIVE, AS SHOWN BY SPECIAL ORDINANCE NO. 498, SPARTA ILLINOIS, WHICH IS A STREET 50 FEET WIDE BY 150.35 FEET LONG ADJOINING LOT 91 IN NORTHTOWN MEADOWS, FOURTH PLAT, TO THE CITY OF SPARTA, RANDOLPH COUNTY, ILLINOIS, AS SHOWN BY PLAT RECORDED IN CABINET 5, JACKET 51 IN THE RECORDER'S OFFICE OF RANDOLPH COUNTY, ILLINOIS, SITUATED IN RANDOLPH COUNTY, ILLINOIS. EXCEPTING ALL OIL, COAL, GAS AND MINERALS UNDERLYING SAID PREMISES HERETOFORE EXCEPTED, RESERVED OR CONVEYED OF RECORD TOGETHER WITH THE RIGHT TO MINE AND REMOVE THE SAME AND ALL RIGHTS AND EASEMENTS IN FAVOR OF THE ESTATE OF SAID COAL, OIL, GAS AND OTHER MINERALS, OF ANY, AS TO ALL AFOREMENTIONED PROPERTIES.

03-36-426-009

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

SUCCESSOR TRUSTEE UNDER THE PROVISIONS OF A TRUST AGREEMENT
DATED THE 10TH DAY OF SEPTEMBER, 2004, KNOW AS THE REVOCABLE TRUST
OF WILLIAM E. HAMILTON AND JANICE M. HAMILTON

Seller's or trustee's name _____ Seller's trust number (if applicable - not an SSN or FEIN) _____
11321 ZEIGLER MINE RD _____ SPARTA _____ IL _____ 62286-3229
Street address (after sale) _____ City _____ State _____ ZIP _____
618-317-4134 _____ USA _____
Seller's daytime phone _____ Phone extension _____ Country _____

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

JOHN M. HAMILTON
Buyer's or trustee's name _____ Buyer's trust number (if applicable - not an SSN or FEIN) _____
11321 ZEIGLER MINE RD _____ SPARTA _____ IL _____ 62286-3229
Street address (after sale) _____ City _____ State _____ ZIP _____
618-317-4134 _____ USA _____
Buyer's daytime phone _____ Phone extension _____ Country _____

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.



Declaration ID: 20250407947581
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025 R00962

Mail tax bill to:

JOHN M. HAMILTON 11321 ZEIGLER MINE RD SPARTA IL 62286-3229
Name or company Street address City State ZIP

Preparer Information

- ARBEITER LAW OFFICES - GLK

Preparer and company name Preparer's file number (if applicable) Escrow number (if applicable)
1019 STATE ST CHESTER IL 62233-1657
Street address City State ZIP
rwa@arbeiterlaw.com 618-826-2369 USA
Preparer's email address (if available) Preparer's daytime phone Phone extension Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer					
1	079	32	R		
	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				
Illinois Department of Revenue Use			Tab number		



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 218 E SOUTH 5TH ST

Street address of property (or 911 address, if available)

RED BUD 62278-0000

City or village ZIP

T4S R8W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

13-124-013-00	.16	Acres	No
Primary PIN	Lot size or acreage	Unit	Split Parcel

4 Date of instrument: 4/3/2025
Date

5 Type of instrument (Mark with an "X.") : ☒ Warranty deed
☐ Quit claim deed ☐ Executor deed ☐ Trustee deed
☐ Beneficial interest ☐ Other (specify):

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

7 ☒ Yes ☐ No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

- a ☐ Land/lot only
b ☒ ☒ Residence (single-family, condominium, townhome, or duplex)
c ☐ Mobile home residence
d ☐ Apartment building (6 units or less) No. of units:
e ☐ Apartment building (over 6 units) No. of units:
f ☐ Office
g ☐ Retail establishment
h ☐ Commercial building (specify):
i ☐ Industrial building
j ☐ Farm
k ☐ Other (specify):

AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
STATE STAMP FEE	205.00
COUNTY STAMP FEE	102.50
RHSPC	13.00
RECORDERS DOCUMENT STORAGE	3.66

Total: 387.50

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change: 9/16/2024
Date

☐ Demolition/damage ☐ Additions ☒ Major remodeling
☐ New construction ☐ Other (specify):

10 Identify only the items that apply to this sale.

- 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 ☐ Short sale
h ☐ Bank REO (real estate owned)
i ☐ Auction sale
j ☐ Seller/buyer is a relocation company
k ☐ Seller/buyer is a financial institution or government agency
l ☐ Buyer is a real estate investment trust
m ☐ Buyer is a pension fund
n ☐ Buyer is an adjacent property owner
o ☐ Buyer is exercising an option to purchase
p ☐ Trade of property (simultaneous)
q ☐ Sale-leaseback
r ☐ Other (specify):
s ☐ Homestead exemptions on most recent tax bill:
1 General/Alternative 0.00
2 Senior Citizens 0.00
3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration	11	205,000.00
12a Amount of personal property included in the purchase	12a	0.00



Declaration ID: 20250407946519
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R00963

12b	Was the value of a mobile home included on Line 12a?	12b	Yes	X	No
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13			205,000.00
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			0.00
15	Outstanding mortgage amount to which the transferred real property remains subject	15			0.00
16	If this transfer is exempt, identify the provision.	16	b	k	m
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17			205,000.00
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18			410.00
19	Illinois tax stamps — multiply Line 18 by 0.50.	19			205.00
20	County tax stamps — multiply Line 18 by 0.25.	20			102.50
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21			307.50

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

LOT 4 AND THE WEST 23 1/2 FEET OF LOT 5 IN BLOCK 2, DASHNER-HORRELL ADDITION TO THE CITY OF RED BUD, RANDOLPH COUNTY, ILLINOIS, AS SAME IS FOUND RECORDED IN PLAT RECORD "G", AT PAGE 89 IN THE RECORDER'S OFFICE OF RANDOLPH COUNTY ILLINOIS.

01-09-129-003

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

JDS CONTRACTING LLC

Seller's or trustee's name Seller's trust number (if applicable - not an SSN or FEIN)

1651 STATE ROUTE 3 RED BUD IL 62278-1094
Street address (after sale) City State ZIP

618-410-1331 USA
Seller's daytime phone Phone extension Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

STEVEN MARTIN

Buyer's or trustee's name Buyer's trust number (if applicable - not an SSN or FEIN)

218 E SOUTH 5TH ST RED BUD IL 62278-1738
Street address (after sale) City State ZIP

618-301-0810 USA
Buyer's daytime phone Phone extension Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:

STEVEN MARTIN 218 E SOUTH 5TH ST RED BUD IL 62278-1738
Name or company Street address City State ZIP

Preparer Information

USA
Country



Declaration ID: 20250407946519
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R009643

LAUREN WEBER - MOCOTICO, LLC D/B/A MONROE COUNTY
TITLE CO.

Preparer and company name	Preparer's file number (if applicable)	Escrow number (if applicable)
231 S MAIN ST	WATERLOO	IL 62298-1325
Street address	City	State ZIP
closings@monroecountyttitle.com	618-939-8292	USA
Preparer's email address (if available)	Preparer's daytime phone	Phone extension Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer						
1	079	34	R			
	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 2024					
4	Does the sale involve a mobile home assessed as real estate? Yes No					
5	Comments					
Illinois Department of Revenue Use				Tab number		



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 7326 KASKASKIA

Street address of property (or 911 address, if available)

BALDWIN

62217-0000

City or village

ZIP

T4S R7W

Township

2 Enter the total number of parcels to be transferred. 2

3 Enter the primary parcel identifying number and lot size or acreage

09-056-001-00

0.76

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument: 4/7/2025
Date

5 Type of instrument (Mark with an "X."): X Warranty deed
Quit claim deed Executor deed Trustee deed
 Beneficial interest Other (specify):

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

7 X Yes No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

a Land/lot only

b X X Residence (single-family, condominium, townhome, or duplex)

c Mobile home residence

d Apartment building (6 units or less) No. of units:

e Apartment building (over 6 units) No. of units:

f Office

g Retail establishment

h Commercial building (specify):

i Industrial building

j Farm

k Other (specify):

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

 Demolition/damage Additions Major remodeling
 New construction Other (specify):

10 Identify only the items that apply to this sale.

- 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 Short sale
- h Bank REO (real estate owned)
- i Auction sale
- j Seller/buyer is a relocation company
- k Seller/buyer is a financial institution or government agency
- l Buyer is a real estate investment trust
- m Buyer is a pension fund
- n Buyer is an adjacent property owner
- o Buyer is exercising an option to purchase
- p Trade of property (simultaneous)
- q Sale-leaseback
- r Other (specify):
- s Homestead exemptions on most recent tax bill:
 - 1 General/Alternative 0.00
 - 2 Senior Citizens 0.00
 - 3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration

11 41,340.00

12a Amount of personal property included in the purchase

12a 0.00



Declaration ID: 20250307935124
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R009166

Mail tax bill to:

RANDI MOZENTER 7200 CREVELING DR SAINT LOUIS MO 63130-4123
Name or company Street address City State ZIP

USA
Country

Preparer Information

REBECCA COOPER - COOPER & LIEFER LAW OFFICES

Preparer and company name 205 E MARKET ST 205 E MARKET ST
Street address Street address
cooperlieferlaw@gmail.com 618-282-3866 618-282-3866
Preparer's email address (if available) Preparer's daytime phone Phone extension
Preparer's file number (if applicable) Escrow number (if applicable)
RED BUD IL 62278-1525
City State ZIP
USA
Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 33 R
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 2024
4 Does the sale involve a mobile home assessed as real estate? Yes No
5 Comments

Illinois Department of Revenue Use

Tab number



Declaration ID: 20250307935124

Status: Closing Completed

Document No.: Not Recorded

State/County Stamp: Not Issued

2025 R00966

Additional parcel identifying numbers and lot sizes or acreage

Property index number (PIN)	Lot size or acreage	Unit	Split Parcel?
09-056-011-00	0.15	Acres	No

Personal Property Table



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 7657 STATE ROUTE 154

Street address of property (or 911 address, if available)

BALDWIN

City or village

62217-0000

ZIP

T4S R7W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

09-019-011-00

Primary PIN

1.92

Lot size or
acreage

Acres

Unit

No

Split
Parcel

4 Date of instrument: 4/7/2025
Date

5 Type of instrument (Mark with an "X."): X Warranty deed
☐ Quit claim deed ☐ Executor deed ☐ Trustee deed
☐ Beneficial interest ☐ Other (specify):

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

7 ☒ Yes ☐ No Was the property advertised for sale?
 (i.e., media, sign, newspaper, realtor)

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

Current Intended

- a ☐ Land/lot only
 b ☒ ☒ Residence (single-family, condominium, townhome, or duplex)
 c ☐ Mobile home residence
 d ☐ Apartment building (6 units or less) No. of units: _____
 e ☐ Apartment building (over 6 units) No. of units: _____
 f ☐ Office
 g ☐ Retail establishment
 h ☐ Commercial building (specify): _____
 i ☐ Industrial building
 j ☐ Farm
 k ☐ Other (specify): _____

AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
STATE STAMP FEE	68.00
COUNTY STAMP FEE	34.00
RHSPC	18.00
RECORDERS DOCUMENT STORAGE	3.66

Total: 182.00

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change: _____

Demolition/damage ☐ Additions ☐ Major remodeling ☐
 New construction ☐ Other (specify): _____

10 Identify only the items that apply to this sale.

- 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 ☐ Short sale
 h ☐ Bank REO (real estate owned)
 i ☐ Auction sale
 j ☐ Seller/buyer is a relocation company
 k ☐ Seller/buyer is a financial institution or government agency
 l ☐ Buyer is a real estate investment trust
 m ☐ Buyer is a pension fund
 n ☐ Buyer is an adjacent property owner
 o ☐ Buyer is exercising an option to purchase
 p ☐ Trade of property (simultaneous)
 q ☐ Sale-leaseback
 r ☐ Other (specify): _____
 s ☐ Homestead exemptions on most recent tax bill:

1 General/Alternative	0.00
2 Senior Citizens	0.00
3 Senior Citizens Assessment Freeze	0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration 11 67,840.00
 12a Amount of personal property included in the purchase 12a 0.00

Tab number



Declaration ID: 20250307930949
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp:



DocId:8185161

Tx:4168994

RECORDED

04/09/2025 01:37 PM Pages: 3



PTAX-203

Illinois Real Estate
Transfer Declaration

2025R00973

MELANIE L. JOHNSON CLERK & RECORDER
RANDOLPH COUNTY, ILLINOIS

AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
STATE STAMP FEE	111.00
COUNTY STAMP FEE	55.50
RHSPC	19.00
RECORDERS DOCUMENT STORAGE	3.66

Total: 246.50

Step 1: Identify the property and sale information.

1 HUNTFIELD ROAD

Street address of property (or 911 address, if available)

RED BUD 62278-0000
City or village ZIP

T4S R8W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

13-011-020-00	6.0	Acres	Yes
Primary PIN	Lot size or acreage	Unit	Split Parcel

4 Date of instrument: 4/7/2025
Date

5 Type of instrument (Mark with an "X."): ☒ Warranty deed
☐ Quit claim deed ☐ Executor deed ☐ Trustee deed
☐ Beneficial interest ☐ Other (specify):

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

7 ☐ Yes ☒ No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

- a ☒ ☒ Land/lot only
b ☐ Residence (single-family, condominium, townhome, or duplex)
c ☐ Mobile home residence
d ☐ Apartment building (6 units or less) No. of units: _____
e ☐ Apartment building (over 6 units) No. of units: _____
f ☐ Office
g ☐ Retail establishment
h ☐ Commercial building (specify): _____
i ☐ Industrial building
j ☐ Farm
k ☐ Other (specify): _____

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change: _____

Demolition/damage ☐ Additions ☐ Major remodeling ☐
New construction ☐ Other (specify): _____

10 Identify only the items that apply to this sale.

- 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 ☐ Short sale
h ☐ Bank REO (real estate owned)
i ☐ Auction sale
j ☐ Seller/buyer is a relocation company
k ☐ Seller/buyer is a financial institution or government agency
l ☐ Buyer is a real estate investment trust
m ☐ Buyer is a pension fund
n ☐ Buyer is an adjacent property owner
o ☐ Buyer is exercising an option to purchase
p ☐ Trade of property (simultaneous)
q ☐ Sale-leaseback
r ☐ Other (specify): _____
s ☐ Homestead exemptions on most recent tax bill:
1 General/Alternative 0.00
2 Senior Citizens 0.00
3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration	11	111,000.00
12a Amount of personal property included in the purchase	12a	0.00



Declaration ID: 20250307930949
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R00973

309-846-3473

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

USA
Country

Mail tax bill to:

ROBERT J. AND KAITLYN L. 1224 SHERWOOD LN WATERLOO IL 62298-3360
Name of company Street address City State ZIP

Preparer Information

REBECCA COOPER - COOPER & LIEFER LAW OFFICES

Preparer and company name Preparer's file number (if applicable) Escrow number (if applicable)
205 E MARKET ST RED BUD IL 62278-1525
Street address City State ZIP
cooperlieferlaw@gmail.com 618-282-3866 USA
Preparer's email address (if available) Preparer's daytime phone Phone extension Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 34 F 01
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 2024
4 Does the sale involve a mobile home assessed as real estate? Yes No
5 Comments

Illinois Department of Revenue Use

Tab number



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 628 SOLOMON ST
 Street address of property (or 911 address, if available)
 CHESTER 62233-0000
 City or village ZIP

T7S R7W
 Township

2 Enter the total number of parcels to be transferred. 2
 3 Enter the primary parcel identifying number and lot size or acreage

18-153-001-00	0.32	Acres	No
Primary PIN	Lot size or acreage	Unit	Split Parcel

4 Date of instrument: 4/9/2025
 Date

5 Type of instrument (Mark with an "X."): ☒ Warranty deed
☐ Quit claim deed ☐ Executor deed ☐ Trustee deed
☐ Beneficial interest ☐ Other (specify):

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

7 ☐ Yes ☒ No Was the property advertised for sale?
 (i.e., media, sign, newspaper, realtor)

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

- a ☐ Land/lot only
- b ☒ ☒ Residence (single-family, condominium, townhome, or duplex)
- c ☐ Mobile home residence
- d ☐ Apartment building (6 units or less) No. of units:
- e ☐ Apartment building (over 6 units) No. of units:
- f ☐ Office
- g ☐ Retail establishment
- h ☐ Commercial building (specify):
- i ☐ Industrial building
- j ☐ Farm
- k ☐ Other (specify):

AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
STATE STAMP FEE	150.00
COUNTY STAMP FEE	75.00
RHSPC	18.00
RECORDERS DOCUMENT STORAGE	3.66

Total: 305.00

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

 Demolition/damage Additions Major remodeling
 New construction Other (specify):

10 Identify only the items that apply to this sale.

- 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 ☐ Short sale
- h ☐ Bank REO (real estate owned)
- i ☐ Auction sale
- j ☐ Seller/buyer is a relocation company
- k ☐ Seller/buyer is a financial institution or government agency
- l ☐ Buyer is a real estate investment trust
- m ☐ Buyer is a pension fund
- n ☐ Buyer is an adjacent property owner
- o ☐ Buyer is exercising an option to purchase
- p ☐ Trade of property (simultaneous)
- q ☐ Sale-leaseback
- r ☐ Other (specify):
- s ☐ Homestead exemptions on most recent tax bill:

1 General/Alternative	0.00
2 Senior Citizens	0.00
3 Senior Citizens Assessment Freeze	0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration	11	150,000.00
12a Amount of personal property included in the purchase	12a	0.00



Declaration ID: 20250207920362
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R00997

12b	Was the value of a mobile home included on Line 12a?	12b	Yes	X	No
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13		150,000.00	
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		0.00	
15	Outstanding mortgage amount to which the transferred real property remains subject	15		0.00	
16	If this transfer is exempt, identify the provision.	16	b	k	m
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17		150,000.00	
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18		300.00	
19	Illinois tax stamps — multiply Line 18 by 0.50.	19		150.00	
20	County tax stamps — multiply Line 18 by 0.25.	20		75.00	
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21		225.00	

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

LOTS EIGHT (8) AND ELEVEN (11) IN BLOCK TWO (2) OF FEY BROTHERS SUBDIVISION OF LOT FOUR (4) AND PART OF LOT FIVE (5) OF SONNENBERG'S FIRST ADDITION TO THE CITY OF CHESTER, IN RANDOLPH COUNTY, ILLINOIS, AS SHOWN BY PLAT RECORDED JUNE 20, 1950, IN PLAT BOOK "G" AT PAGE 70, RECORDER'S OFFICE OF RANDOLPH COUNTY, ILLINOIS.

PIN: 18-153-001-00

AND ALSO:

LOTS 12 AND 15 IN BLOCK 2 IN FEY BROTHERS SUBDIVISION OF LOT 4 AND PART OF LOT 5 IN SONNENBERG'S FIRST ADDITION, BEING PART OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 13, IN TOWNSHIP 7 SOUTH, RANGE 7 WEST OF THE THIRD PRINCIPAL MERIDIAN, RANDOLPH COUNTY, ILLINOIS, AS SHOWN BY PLAT RECORDED JUNE 20, 1950, AT 8:00 A.M. IN PLAT BOOK "G", PAGE 70, RECORDER'S OFFICE, RANDOLPH COUNTY, ILLINOIS.

PIN: 18-153-002-00

17-13-254-003 ; 17-13-254-022

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

ROLAND LEE WAGNER

Seller's or trustee's name

Seller's trust number (if applicable - not an SSN or FEIN)

3030 STATE ST
Street address (after sale)

CHESTER
City

IL
State

62233-2263
ZIP

618-559-1291
Seller's daytime phone

Phone extension

USA
Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

TRENTON L WAGNER

Buyer's or trustee's name

Buyer's trust number (if applicable - not an SSN or FEIN)

628 SOLOMON ST
Street address (after sale)

CHESTER
City

IL
State

62233-1233
ZIP

618-615-6303
Buyer's daytime phone

Phone extension

USA
Country



Declaration ID: 20250207920362
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R00997

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:

TRENTON L WAGNER 628 SOLOMON ST CHESTER IL 62233-1233
Name or company Street address City State ZIP

USA
Country

Preparer Information

R. JEFFREY KERKHOVER - FISHER KERKHOVER COFFEY & GREMMELS

Preparer and company name 600 STATE ST
Street address
jkerkhover@gmail.com
Preparer's email address (if available)
Preparer's file number (if applicable) CHESTER
City
618-826-5021
Preparer's daytime phone
Escrow number (if applicable) IL 62233-1634
State ZIP
USA
Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer						
1	079	48	R			
	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 2024					
4	Does the sale involve a mobile home assessed as real estate? Yes No					
5	Comments					
Illinois Department of Revenue Use					Tab number	



Declaration ID: 20250207920362
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025 R00997

Additional parcel identifying numbers and lot sizes or acreage

Property index number (PIN)	Lot size or acreage	Unit	Split Parcel?
15-153-002-00	0.31	Acres	No

Personal Property Table



Declaration ID: 20250207920362

Status: Closing Completed

Documnet No.: Not Recorded

State/County Stamp: Not Issued

2025R00997

Additional Sellers Information

Additional Buyers Information

Buyer's name	Buyer's address (after sale)	City	State	ZIP	Buyer's phone	Country
KRAITEN L WAGNER	628 SOLOMON ST	CHESTER	IL	622330000	6186156303	USA



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 1105 W SHAWNEETOWN TR
 Street address of property (or 911 address, if available)
 STEELEVILLE 62288-0000
 City or village ZIP

T6S R5W
 Township

2 Enter the total number of parcels to be transferred. 1
 3 Enter the primary parcel identifying number and lot size or acreage

17-078-006-00	0.33	Acres	No
Primary PIN	Lot size or acreage	Unit	Split Parcel

4 Date of instrument: 4/10/2025
 Date

5 Type of instrument (Mark with an "X."): ☒ Warranty deed
☐ Quit claim deed ☐ Executor deed ☐ Trustee deed
☐ Beneficial interest ☐ Other (specify):

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

7 ☒ Yes ☐ No Was the property advertised for sale?
 (i.e., media, sign, newspaper, realtor)

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

- a ☐ Land/lot only
- b ☒ ☒ Residence (single-family, condominium, townhome, or duplex)
- c ☐ Mobile home residence
- d ☐ Apartment building (6 units or less) No. of units: _____
- e ☐ Apartment building (over 6 units) No. of units: _____
- f ☐ Office
- g ☐ Retail establishment
- h ☐ Commercial building (specify): _____
- i ☐ Industrial building
- j ☐ Farm
- k ☐ Other (specify): _____

AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
STATE STAMP FEE	106.00
COUNTY STAMP FEE	53.00
RHSPC	19.00
RECORDERS DOCUMENT STORAGE	3.66
Total:	239.00

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change: _____

<input type="checkbox"/> Demolition/damage	<input type="checkbox"/> Additions	<input type="checkbox"/> Major remodeling
<input type="checkbox"/> New construction	<input type="checkbox"/> Other (specify): _____	

10 Identify only the items that apply to this sale.

- 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 ☐ Short sale
- h ☐ Bank REO (real estate owned)
- i ☐ Auction sale
- j ☐ Seller/buyer is a relocation company
- k ☐ Seller/buyer is a financial institution or government agency
- l ☐ Buyer is a real estate investment trust
- m ☐ Buyer is a pension fund
- n ☐ Buyer is an adjacent property owner
- o ☐ Buyer is exercising an option to purchase
- p ☐ Trade of property (simultaneous)
- q ☐ Sale-leaseback
- r ☐ Other (specify): _____
- s ☒ Homestead exemptions on most recent tax bill:

1 General/Alternative	11,000.00
2 Senior Citizens	0.00
3 Senior Citizens Assessment Freeze	0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration	11	106,000.00
12a Amount of personal property included in the purchase	12a	0.00



Declaration ID: 20250407950891
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R00999

PBR HOLDINGS, LLC	1645 ROCK CRUSHER RD	AVA	IL	62907-2210
Name or company	Street address	City	State	ZIP

Preparer Information

REBECCA COOPER - COOPER & LIEFER LAW OFFICES	USA		
Preparer and company name	Country		
205 E MARKET ST	Preparer's file number (if applicable)	Escrow number (if applicable)	
Street address	RED BUD	IL	62278-1525
	City	State	ZIP
cooperlieferlaw@gmail.com	618-282-3866		USA
Preparer's email address (if available)	Preparer's daytime phone	Phone extension	Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 41 R
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 2024
4 Does the sale involve a mobile home assessed as real estate? _____ Yes ☒ No
5 Comments

Illinois Department of Revenue Use

Tab number



DocId:8185252

Tx:4189063

RECORDED

04/11/2025 01:36 PM Pages: 2

2025R01007

MELANIE L. JOHNSON CLERK & RECORDER
 RANDOLPH COUNTY, ILLINOIS



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 1417 OAK ST

Street address of property (or 911 address, if available)

CHESTER

62233-0000

City or village

ZIP

T7S R7W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

18-063-007-00

0.14

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument: 4/11/2025
Date

5 Type of instrument (Mark with an "X."): ☒ Warranty deed
☐ Quit claim deed ☐ Executor deed ☐ Trustee deed
☐ Beneficial interest ☐ Other (specify):

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

7 ☐ Yes ☒ No Was the property advertised for sale?
 (i.e., media, sign, newspaper, realtor)

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

Current Intended

- a ☐ Land/lot only
- b ☒ ☒ Residence (single-family, condominium, townhome, or duplex)
- c ☐ Mobile home residence
- d ☐ Apartment building (6 units or less) No. of units: _____
- e ☐ Apartment building (over 6 units) No. of units: _____
- f ☐ Office
- g ☐ Retail establishment
- h ☐ Commercial building (specify): _____
- i ☐ Industrial building
- j ☐ Farm
- k ☐ Other (specify): _____

AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
STATE STAMP FEE	155.00
COUNTY STAMP FEE	77.50
RHSPC	18.00
RECORDERS DOCUMENT STORAGE	3.66
Total:	312.50

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change: _____

Demolition/damage ☐ Additions ☐ Major remodeling ☐
 New construction ☐ Other (specify): _____

10 Identify only the items that apply to this sale.

- 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 ☐ Short sale
- h ☐ Bank REO (real estate owned)
- i ☐ Auction sale
- j ☐ Seller/buyer is a relocation company
- k ☐ Seller/buyer is a financial institution or government agency
- l ☐ Buyer is a real estate investment trust
- m ☐ Buyer is a pension fund
- n ☐ Buyer is an adjacent property owner
- o ☐ Buyer is exercising an option to purchase
- p ☐ Trade of property (simultaneous)
- q ☐ Sale-leaseback
- r ☐ Other (specify): _____
- s ☐ Homestead exemptions on most recent tax bill:
- | | |
|-------------------------------------|------|
| 1 General/Alternative | 0.00 |
| 2 Senior Citizens | 0.00 |
| 3 Senior Citizens Assessment Freeze | 0.00 |

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration

11 155,000.00

12a Amount of personal property included in the purchase

12a 0.00



Declaration ID: 20250307941089
Status: Assessor Review
Document No.: 2025R01007
Recording Date: 4/11/2025

State/County Stamp: 2-104-947-632

GREMMELS

Preparer and company name

600 STATE ST

Street address

jcoffey@fkcgllaw.com

Preparer's email address (if available)

Preparer's file number (if applicable)

CHESTER

City

Escrow number (if applicable)

IL

State

62233-1634

ZIP

618-826-5021

Preparer's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 48 R
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 2024
4 Does the sale involve a mobile home assessed as real estate? _____ Yes ☒ No
5 Comments

Illinois Department of Revenue Use

Tab number



PTAX-203

Illinois Real Estate
Transfer Declaration

Step 1: Identify the property and sale information.

1 614 W HAROLD ST

Street address of property (or 911 address, if available)

STEELEVILLE

62288-0000

City or village

ZIP

T6S R5W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

17-051-004-00

.37

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel4 Date of instrument: 4/11/2025
Date5 Type of instrument (Mark with an "X."): ☒ Warranty deed
☐ Quit claim deed ☐ Executor deed ☐ Trustee deed
☐ Beneficial interest ☐ Other (specify):6 ☒ Yes ☐ No Will the property be the buyer's principal residence?7 ☐ Yes ☒ No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

- a ☐ Land/lot only
- b ☒ ☒ Residence (single-family, condominium, townhome, or duplex)
- c ☐ Mobile home residence
- d ☐ Apartment building (6 units or less) No. of units: _____
- e ☐ Apartment building (over 6 units) No. of units: _____
- f ☐ Office
- g ☐ Retail establishment
- h ☐ Commercial building (specify): _____
- i ☐ Industrial building
- j ☐ Farm
- k ☐ Other (specify): _____

RECORDED
04/11/2025 02:06 PM Pages: 12

2025R01012

MELANIE L. JOHNSON CLERK & RECORDER
RANDOLPH COUNTY, ILLINOIS

AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
STATE STAMP FEE	150.00
COUNTY STAMP FEE	75.00
RHSPC	18.00
RECORDERS DOCUMENT STORAGE	3.66
Total:	305.00

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change: _____

<input type="checkbox"/> Demolition/damage	<input type="checkbox"/> Additions	<input type="checkbox"/> Major remodeling
<input type="checkbox"/> New construction	<input type="checkbox"/> Other (specify): _____	

10 Identify only the items that apply to this sale.

- 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 ☐ Short sale
- h ☐ Bank REO (real estate owned)
- i ☐ Auction sale
- j ☐ Seller/buyer is a relocation company
- k ☐ Seller/buyer is a financial institution or government agency
- l ☐ Buyer is a real estate investment trust
- m ☐ Buyer is a pension fund
- n ☐ Buyer is an adjacent property owner
- o ☐ Buyer is exercising an option to purchase
- p ☐ Trade of property (simultaneous)
- q ☐ Sale-leaseback
- r ☐ Other (specify): _____
- s ☒ Homestead exemptions on most recent tax bill:
- | | |
|-------------------------------------|-----------|
| 1 General/Alternative | 5,000.00 |
| 2 Senior Citizens | 13,250.00 |
| 3 Senior Citizens Assessment Freeze | 0.00 |

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration	11	150,000.00
12a Amount of personal property included in the purchase	12a	0.00



Declaration ID: 20250207920861

Status: Closing Completed

Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01012

12b	Was the value of a mobile home included on Line 12a?	12b	Yes	X	No
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13		150,000.00	
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		0.00	
15	Outstanding mortgage amount to which the transferred real property remains subject	15		0.00	
16	If this transfer is exempt, identify the provision.	16	b	k	m
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17		150,000.00	
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18		300.00	
19	Illinois tax stamps — multiply Line 18 by 0.50.	19		150.00	
20	County tax stamps — multiply Line 18 by 0.25.	20		75.00	
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21		225.00	

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

AN UNDIVIDED ONE-HALF (1/2) INTEREST:

LOT 14 IN BLOCK 4 IN HINNERICH'S SECOND SUBDIVISION TO STEELEVILLE, ILLINOIS, AS SHOWN BY PLAT FILED FOR RECORD ON SEPTEMBER 22, 1958, AND RECORDED IN VOLUME "H" OF PLATS ON PAGE 26 IN THE RECORDER'S OFFICE OF RANDOLPH COUNTY, ILLINOIS. EXCEPT THE EAST 33 FEET. SUBJECT TO ALL EASEMENTS APPARENT OR OF RECORD.

15-16-352-001

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

WYNONA L. BIERMAN

Seller's or trustee's name

Seller's trust number (if applicable - not an SSN or FEIN)

13138 STATE ROUTE 13

Street address (after sale)

COULTERVILLE

City

IL

State

62237-1134

ZIP

618-615-0232

Seller's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

SAMUEL STEPHAN JACOBS

Buyer's or trustee's name

Buyer's trust number (if applicable - not an SSN or FEIN)

614 W HAROLD ST

Street address (after sale)

STEELEVILLE

City

IL

State

62288-2030

ZIP

618-708-1718

Buyer's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:

SAMUEL STEPHAN JACOBS

Name or company

614 W HAROLD ST

Street address

STEELEVILLE

City

IL

State

62288-2030

ZIP

USA

Country

Preparer Information



Declaration ID: 20250207920861
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025 R01012

- ARBEITER LAW OFFICES/SW

Preparer and company name	Preparer's file number (if applicable)	Escrow number (if applicable)	
1019 STATE ST	CHESTER	IL	62233-1657
Street address	City	State	ZIP
rwa@arbeiterlaw.com	618-826-2369	USA	
Preparer's email address (if available)	Preparer's daytime phone	Phone extension	Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer				
1	079	41	R	
	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			
Illinois Department of Revenue Use			Tab number	



Declaration ID: 20250207920861

Status: Closing Completed

Documnet No.: Not Recorded

State/County Stamp: Not issued

2025R01012

Additional Sellers Information

Seller's name	Seller's address (after sale)	City	State	ZIP	Seller's phone	Country
RONALD D. BIERMAN	409 W. HAROLD	STEELEVILLE	IL	622880000	6186150232	USA
THE REVOCABLE TRUST OF MICHAEL LEE BIERMAN, SR. AND MAUREEN ANN BIERMAN DATED 4/28/2000	10966 RABES LN	STEELEVILLE	IL	622880000	6184438572	USA
JEREL N. BIERMAN AND PAULA L. BIERMAN REVOCABLE TRUST DATED 5/31/2013	614 CRESTVIEW DR	STEELEVILLE	IL	622880000	6185219837	USA

Additional Buyers Information

Buyer's name	Buyer's address (after sale)	City	State	ZIP	Buyer's phone	Country
MELISSA LEE ANN JACOBS	614 W. HAROLD ST.	STEELEVILLE	IL	622880000		USA



DocId:8185272

Tx:4169075

RECORDED

04/14/2025 08:10 AM Pages: 4

2025R01018

MELANIE L. JOHNSON CLERK & RECORDER

RANDOLPH COUNTY, ILLINOIS

AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
STATE STAMP FEE	64.00
COUNTY STAMP FEE	32.00
RHSPC	18.00
RECORDERS DOCUMENT STORAGE	3.66

Total: 176.00

PTAX-203 Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 1231 COLE PL

Street address of property (or 911 address, if available)

CHESTER

62233-0000

City or village

ZIP

T7S R6W

Township

2 Enter the total number of parcels to be transferred. 2

3 Enter the primary parcel identifying number and lot size or acreage

18-132-013-00

0.36

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument: 4/9/2025
Date

5 Type of instrument (Mark with an "X."): Warranty deed

Quit claim deed

Executor deed

Trustee deed

Beneficial interest X Other (specify): Special Warranty Deed

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

7 Yes X No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

a Land/lot only

b X X Residence (single-family, condominium, townhome, or duplex)

c Mobile home residence

d Apartment building (6 units or less) No. of units:

e Apartment building (over 6 units) No. of units:

f Office

g Retail establishment

h Commercial building (specify):

i Industrial building

j Farm

k Other (specify):

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

Demolition/damage

Additions

Major remodeling

New construction

Other (specify):

10 Identify only the items that apply to this sale.

a Fullfillment 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 Short sale

h Bank REO (real estate owned)

i Auction sale

j Seller/buyer is a relocation company

k Seller/buyer is a financial institution or government agency

l Buyer is a real estate investment trust

m Buyer is a pension fund

n Buyer is an adjacent property owner

o Buyer is exercising an option to purchase

p Trade of property (simultaneous)

q Sale-leaseback

r Other (specify):

s Homestead exemptions on most recent tax bill:

1 General/Alternative 0.00

2 Senior Citizens 0.00

3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration

11 63,600.00

12a Amount of personal property included in the purchase

12a 0.00



Declaration ID: 20250407953491
Status: Assessor Review
Document No.: 2025R01018
Recording Date: 4/14/2025

State/County Stamp: 1-233-685-424

Preparer Information

USA
Country

JASON COFFEY COFFEY - FISHER, KERKHOVER, COFFEY &
GREMMELS

Preparer and company name	Preparer's file number (if applicable)	Escrow number (if applicable)	
600 STATE ST	CHESTER	IL	62233-1634
Street address	City	State	ZIP
jcoffey@fkcgclaw.com	618-826-5021	USA	
Preparer's email address (if available)	Preparer's daytime phone	Phone extension	Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer						
1	079	47	R			
	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					
Illinois Department of Revenue Use				Tab number		



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 753 W OAK

Street address of property (or 911 address, if available)

CHESTER

62233-0000

City or village

ZIP

T7S R7W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

18-080-012-00

.22

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument:

4/11/2025

Date

5 Type of instrument (Mark with an "X."): Warranty deed

Quit claim deed

Executor deed

Trustee deed

Beneficial interest

X

Other (specify): Administrator's Deed

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

7 X Yes No Was the property advertised for sale?
 (i.e., media, sign, newspaper, realtor)

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

Current Intended

a Land/lot only

b X X Residence (single-family, condominium, townhome, or duplex)

c Mobile home residence

d Apartment building (6 units or less) No. of units:

e Apartment building (over 6 units) No. of units:

f Office

g Retail establishment

h Commercial building (specify):

i Industrial building

j Farm

k Other (specify):

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

Date

Demolition/damage

Additions

Major remodeling

New construction

Other (specify):

10 Identify only the items that apply to this sale.

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 Short sale

h Bank REO (real estate owned)

i Auction sale

j Seller/buyer is a relocation company

k Seller/buyer is a financial institution or government agency

l Buyer is a real estate investment trust

m Buyer is a pension fund

n Buyer is an adjacent property owner

o Buyer is exercising an option to purchase

p Trade of property (simultaneous)

q Sale-leaseback

r Other (specify):

s Homestead exemptions on most recent tax bill:

1 General/Alternative 0.00

2 Senior Citizens 0.00

3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration

11 29,500.00

12a Amount of personal property included in the purchase

12a 0.00



Declaration ID: 20250407948679
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01021

12b	Was the value of a mobile home included on Line 12a?	12b	Yes	<input checked="" type="checkbox"/> No
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13		29,500.00
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		0.00
15	Outstanding mortgage amount to which the transferred real property remains subject	15		0.00
16	If this transfer is exempt, identify the provision.	16	b	k m
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17		29,500.00
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18		59.00
19	Illinois tax stamps — multiply Line 18 by 0.50.	19		29.50
20	County tax stamps — multiply Line 18 by 0.25.	20		14.75
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21		44.25

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

LOTS 6 AND 7 IN BLOCK 21 IN SERVANT'S ADDITION TO THE CITY OF CHESTER, RANDOLPH COUNTY, ILLINOIS.

SUBJECT TO ALL PUBLIC AND PRIVATE ROADWAYS AND EASEMENTS AS NOW LOCATED AND ALSO SUBJECT TO ALL ZONING LAWS, COVENANTS, BUILDING AND SET-BACK LINES AND RESTRICTIONS OF RECORD.

PIN: 18-080-012-00

17-24-140-005

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

CHERYL HUBER ADMINISTRATOR OF THE SUSAN K BLECHLE ESTATE

Seller's or trustee's name

Seller's trust number (if applicable - not an SSN or FEIN)

2945 SMALLHOUSE RD VILLA 905

Street address (after sale)

BOWLING GREEN

City

KY

State

42104-0000

ZIP

480-225-3188

Seller's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

ELUVIA PEREZ PEREZ

Buyer's or trustee's name

Buyer's trust number (if applicable - not an SSN or FEIN)

5007 CATFISH RD

Street address (after sale)

LAKE WALES

City

FL

State

33898-8834

ZIP

618-826-5021

Buyer's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:

ELUVIA PEREZ PEREZ

Name or company

5007 CATFISH RD

Street address

LAKE WALES

City

FL

State

33898-8834

ZIP

2025R01021

Preparer Information

B. JEFFREY KERKHOVER - FISHER KERKHOVER COFFEY & GREMMELS
Preparer and company name

600 STATE ST

Street address

jkerkhover@gmail.com

Preparer's email address (if available)

USA

Country

Preparer's file number (if applicable)

Escrow number (if applicable)

CHESTER

City

IL

State

62233-1634

ZIP

618-826-5021

Preparer's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 48 R
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 2024

4 Does the sale involve a mobile home assessed as real estate? Yes No ☒

5 Comments

Illinois Department of Revenue Use

Tab number



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 SCHULINE RD

Street address of property (or 911 address, if available)

WALSH

62297-0000

City or village

ZIP

T5S R6W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

06-031-006-50

2.76

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument: 4/3/2025
Date

5 Type of instrument (Mark with an "X."): Warranty deed

Quit claim deed

Executor deed

Trustee deed

Beneficial interest X Other (specify): Special Warranty Deed

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

7 X Yes No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

a X X Land/lot only

b Residence (single-family, condominium, townhome, or duplex)

c Mobile home residence

d Apartment building (6 units or less) No. of units:

e Apartment building (over 6 units) No. of units:

f Office

g Retail establishment

h Commercial building (specify):

i Industrial building

j Farm

k Other (specify):

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

 Demolition/damage Additions Major remodeling
 New construction Other (specify):

10 Identify only the items that apply to this sale.

- 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 Short sale
- h Bank REO (real estate owned)
- i Auction sale
- j Seller/buyer is a relocation company
- k Seller/buyer is a financial institution or government agency
- l Buyer is a real estate investment trust
- m Buyer is a pension fund
- n Buyer is an adjacent property owner
- o Buyer is exercising an option to purchase
- p Trade of property (simultaneous)
- q Sale-leaseback
- r Other (specify):
- s Homestead exemptions on most recent tax bill:

1 General/Alternative 0.00
 2 Senior Citizens 0.00
 3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration

11 21,000.00

12a Amount of personal property included in the purchase

12a 0.00

2025R01030

12b	Was the value of a mobile home included on Line 12a?	12b	Yes	<input checked="" type="checkbox"/>	No
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13			21,000.00
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			0.00
15	Outstanding mortgage amount to which the transferred real property remains subject	15			0.00
16	If this transfer is exempt, identify the provision.	16	b	k	m
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17			21,000.00
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18			42.00
19	Illinois tax stamps — multiply Line 18 by 0.50.	19			21.00
20	County tax stamps — multiply Line 18 by 0.25.	20			10.50
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21			31.50

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

PART OF LOT 1 IN THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 19, TOWNSHIP 5 SOUTH, RANGE 6 WEST OF THE THIRD PRINCIPAL MERIDIAN, RANDOLPH COUNTY, ILLINOIS, AS SHOWN BY PLAT BOOK C, PAGE 107 RECORDED IN THE RECORDER'S OFFICE OF RANDOLPH COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SECTION 19, TOWNSHIP 5 SOUTH, RANGE 6 WEST, THIRD PRINCIPAL MERIDIAN, RANDOLPH COUNTY, ILLINOIS: THENCE SOUTH 40 FEET TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF THE EVANSVILLE-SCHULINE PUBLIC ROAD; THENCE WEST ALONG THE AFORESAID SOUTH RIGHT-OF-WAY LINE, 572 FEET TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF ANOTHER PUBLIC ROAD; THENCE CONTINUING WEST ALONG THE SOUTH LINE OF THE EVANSVILLE-SCHULINE PUBLIC ROAD TO A POINT WHERE IT INTERSECTS THE WEST RIGHT-OF-WAY LINE OF ANOTHER PUBLIC ROAD, WHICH IS THE BEGINNING POINT OF THE HEREIN DESCRIBED REAL ESTATE; THENCE CONTINUING WEST ALONG THE SOUTH LINE OF THE EVANSVILLE-SCHULINE PUBLIC ROAD TO THE NORTHEAST CORNER OF A TRACT OF LAND CONVEYED IN BOOK 146, PAGE 133; THENCE IN A SOUTHERLY DIRECTION ALONG THE EAST LINE TO THE SOUTHEAST CORNER OF SAID PROPERTY; THENCE IN AN EASTERLY DIRECTION AND PARALLEL TO THE SOUTHERLY LINE OF THE EVANSVILLE-SCHULINE PUBLIC ROAD TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF A ROAD RUNNING IN A NORTHERLY AND SOUTHERLY DIRECTION; THENCE NORTHERLY ALONG THE WEST RIGHT-OF-WAY LINE OF SAID PUBLIC ROAD TO THE POINT OF BEGINNING. SITUATED IN THE COUNTY OF RANDOLPH AND THE STATE OF ILLINOIS.

ALSO, BEING DESCRIBED AS FOLLOWS: PART OF LOTS 1 AND 2 OF THE SUBDIVISION OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 19, TOWNSHIP 5 SOUTH, RANGE 6 WEST OF THE THIRD PRINCIPAL MERIDIAN, RANDOLPH COUNTY, ILLINOIS, AS SHOWN BY PLAT BOOK C, PAGE 107 RECORDED IN THE RECORDER'S OFFICE OF RANDOLPH COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SECTION 19, TOWNSHIP 5 SOUTH, RANGE 6 WEST, THIRD PRINCIPAL MERIDIAN, RANDOLPH COUNTY, ILLINOIS: THENCE SOUTH 40 FEET TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF THE EVANSVILLE-SCHULINE PUBLIC ROAD; THENCE WESTERLY ALONG THE AFORESAID SOUTH RIGHT-OF-WAY LINE, 572 FEET TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF ORCHARD ROAD, WHICH IS THE BEGINNING POINT OF THE HEREIN DESCRIBED REAL ESTATE; THENCE CONTINUING WESTERLY ALONG THE SOUTH LINE OF THE EVANSVILLE-SCHULINE PUBLIC ROAD TO A TRACT OF LAND CONVEYED TO HESS CUSTOM SERVICES, LLC IN DOCUMENT NUMBER 2023R01719 IN THE RANDOLPH COUNTY, ILLINOIS LAND RECORDS, A DISTANCE OF 480 FEET, MORE OR LESS; THENCE IN A SOUTHERLY DIRECTION ALONG THE EAST LINE OF AFORESAID HESS PROPERTY TO THE SOUTHEAST CORNER THEREOF, A DISTANCE OF 290 FEET, MORE OR LESS TO THE NORTH LINE OF A TRACT OF LAND CONVEYED TO CLARENCE E. KLOTH, JR AND MARCIA E. KOTH BY DEED RECORDED IN BOOK 624, PAGE 540 IN THE DEED RECORDS OF RANDOLPH COUNTY, ILLINOIS; THENCE IN AN EASTERLY DIRECTION AND PARALLEL TO THE SOUTHERLY LINE OF THE EVANSVILLE-SCHULINE PUBLIC ROAD, A DISTANCE OF 480 FEET, MORE OR LESS TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF ORCHARD ROAD RUNNING IN A NORTHERLY AND SOUTHERLY DIRECTION; THENCE NORTHERLY ALONG THE EAST RIGHT-OF-WAY LINE OF SAID ORCHARD ROAD, A DISTANCE OF 290 FEET, MORE OR LESS, TO THE POINT OF BEGINNING. SUBJECT TO THE RIGHT OF OTHERS TO USE ORCHARD ROAD.

09-19-200-015

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

DECATUR INDUSTRIAL REUSE LIMITED, AN ILLINOIS CORPORATON

Seller's or trustee's name

Seller's trust number (if applicable - not an SSN or FEIN)



Declaration ID: 20250307937905
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01030

2715 W 36TH PL
Street address (after sale)

CHICAGO
City

IL
State

60632-1616
ZIP

618-559-4300
Seller's daytime phone

Phone extension

USA
Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

GAGE GARNISS

Buyer's or trustee's name

Buyer's trust number (if applicable - not an SSN or FEIN)

1412 COURT ST
Street address (after sale)

CHESTER
City

IL
State

62233-1205
ZIP

618-615-0401
Buyer's daytime phone

Phone extension

USA
Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:

GAGE GARNISS
Name or company

1412 COURT ST
Street address

CHESTER
City

IL
State

62233-1205
ZIP

USA
Country

Preparer Information

SW - ARBEITER LAW OFFICES

Preparer and company name

Preparer's file number (if applicable)

Escrow number (if applicable)

1019 STATE ST
Street address

CHESTER
City

IL
State

62233-1657
ZIP

rwa@arbeiterlaw.com
Preparer's email address (if available)

618-826-2369

Preparer's daytime phone

Phone extension

USA
Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Identify any required documents submitted with this form. (Mark with an "X.")

Extended legal description

Form PTAX-203-A

Itemized list of personal property

Form PTAX-203-B

To be completed by the Chief County Assessment Officer

1 079 36 R
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.

3 Year prior to sale 2024

4 Does the sale involve a mobile home assessed as real estate? ☐ Yes ☒ No

5 Comments

Land

Buildings

Total

Illinois Department of Revenue Use

Tab number



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 331 S MARKET ST

Street address of property (or 911 address, if available)

SPARTA

62286-0000

City or village

ZIP

T5S R5W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

19-096-004-00

0.18

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument: 4/14/2025

Date

5 Type of instrument (Mark with an "X."): ☒ Warranty deed

☐ Quit claim deed

☐ Executor deed

☐ Trustee deed

☐ Beneficial interest ☐ Other (specify):

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

7 ☒ Yes ☐ No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

a ☐ Land/lot only

b ☒ ☒ Residence (single-family, condominium, townhome, or duplex)

c ☐ Mobile home residence

d ☐ Apartment building (6 units or less) No. of units: _____

e ☐ Apartment building (over 6 units) No. of units: _____

f ☐ Office

g ☐ Retail establishment

h ☐ Commercial building (specify):

i ☐ Industrial building

j ☐ Farm

k ☐ Other (specify):

RECORDED
04/15/2025 09:27 AM Pages: 1

2025R01037

MELANIE L. JOHNSON CLERK & RECORDER
RANDOLPH COUNTY, ILLINOIS

AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
STATE STAMP FEE	65.00
COUNTY STAMP FEE	32.50
RHSPC	18.00
RECORDERS DOCUMENT STORAGE	3.66

Total: 177.50

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change: _____

Demolition/damage Additions Major remodeling
New construction Other (specify):

10 Identify only the items that apply to this sale.

- a ☐ Fullfillment 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 ☐ Short sale
- h ☐ Bank REO (real estate owned)
- i ☐ Auction sale
- j ☐ Seller/buyer is a relocation company
- k ☐ Seller/buyer is a financial institution or government agency
- l ☐ Buyer is a real estate investment trust
- m ☐ Buyer is a pension fund
- n ☐ Buyer is an adjacent property owner
- o ☐ Buyer is exercising an option to purchase
- p ☐ Trade of property (simultaneous)
- q ☐ Sale-leaseback
- r ☐ Other (specify):
- s ☒ Homestead exemptions on most recent tax bill:

1 General/Alternative	6,000.00
2 Senior Citizens	0.00
3 Senior Citizens Assessment Freeze	0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration

11 65,000.00

12a Amount of personal property included in the purchase

12a 0.00



Declaration ID: 20250307942444

Status: Closing Completed

Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01037

12b	Was the value of a mobile home included on Line 12a?	12b	Yes	<input checked="" type="checkbox"/> No
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13		65,000.00
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		0.00
15	Outstanding mortgage amount to which the transferred real property remains subject	15		0.00
16	If this transfer is exempt, identify the provision.	16	b	k m
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17		65,000.00
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18		130.00
19	Illinois tax stamps — multiply Line 18 by 0.50.	19		65.00
20	County tax stamps — multiply Line 18 by 0.25.	20		32.50
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21		97.50

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

LOT 11 IN BLOCK 5 OF MATTHEW MCCLURKEN'S SECOND ADDITION TO THE CITY OF SPARTA, RANDOLPH COUNTY, ILLINOIS, EXCEPT 10 FEET OFF EAST END FOR STREET PURPOSES SITUATED IN THE COUNTY OF RANDOLPH AND THE STATE OF ILLINOIS.

10-06-352-011

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

JESSIE J. WOODSIDE

Seller's or trustee's name

Seller's trust number (if applicable - not an SSN or FEIN)

7646 EDEN RD

Street address (after sale)

SPARTA

City

IL

State

62286-3609

ZIP

618-449-1147

Seller's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

KAYLA M. PAGE

Buyer's or trustee's name

Buyer's trust number (if applicable - not an SSN or FEIN)

331 S MARKET ST

Street address (after sale)

SPARTA

City

IL

State

62286-1630

ZIP

618-615-3301

Buyer's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:

KAYLA M. PAGE

Name or company

331 S MARKET ST

Street address

SPARTA

City

IL

State

62286-1630

ZIP

Preparer Information

USA

Country



Declaration ID: 20250307942444
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025 R 01037

SW- ARBEITER LAW OFFICES

Preparer and company name

1019 STATE ST

Street address

rwa@arbeiterlaw.com

Preparer's email address (if available)

Preparer's file number (if applicable)

CHESTER

City

618-826-2369

Preparer's daytime phone

Escrow number (if applicable)

IL

State

62233-1657

ZIP

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 35 R
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 2024

4 Does the sale involve a mobile home assessed as real estate? ____ Yes ☒ No

5 Comments

Illinois Department of Revenue Use

Tab number



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 BRIAN ST

Street address of property (or 911 address, if available)

ELLIS GROVE

62241-0000

City or village

ZIP

T6S R7W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

11-006-015-00

1.04

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument: 4/7/2025
Date

5 Type of instrument (Mark with an "X"):
☒ Warranty deed
☐ Quit claim deed ☐ Executor deed ☐ Trustee deed
☐ Beneficial interest ☐ Other (specify):

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

7 ☐ Yes ☒ No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

- a ☒ ☒ Land/lot only
b ☐ Residence (single-family, condominium, townhome, or duplex)
c ☐ Mobile home residence
d ☐ Apartment building (6 units or less) No. of units: _____
e ☐ Apartment building (over 6 units) No. of units: _____
f ☐ Office
g ☐ Retail establishment
h ☐ Commercial building (specify): _____
i ☐ Industrial building
j ☐ Farm
k ☐ Other (specify): _____

RECORDED
04/16/2025 09:12 AM Pages: 2

2025R01055

MELANIE L. JOHNSON CLERK & RECORDER
RANDOLPH COUNTY, ILLINOIS

AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
RHSPC	18.00
RECORDERS DOCUMENT STORAGE	3.66
Total:	80.00

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change: _____

Demolition/damage _____ Additions _____ Major remodeling _____
New construction _____ Other (specify): _____

10 Identify only the items that apply to this sale.

- 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 ☐ Short sale
h ☐ Bank REO (real estate owned)
i ☐ Auction sale
j ☐ Seller/buyer is a relocation company
k ☐ Seller/buyer is a financial institution or government agency
l ☐ Buyer is a real estate investment trust
m ☐ Buyer is a pension fund
n ☐ Buyer is an adjacent property owner
o ☐ Buyer is exercising an option to purchase
p ☐ Trade of property (simultaneous)
q ☐ Sale-leaseback
r ☐ Other (specify): _____
s ☐ Homestead exemptions on most recent tax bill:
1 General/Alternative _____ 0.00
2 Senior Citizens _____ 0.00
3 Senior Citizens Assessment Freeze _____ 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration	11	1,500.00
12a Amount of personal property included in the purchase	12a	0.00



Declaration ID: 20250407948289
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025 R01055

12b	Was the value of a mobile home included on Line 12a?	12b	Yes	<input checked="" type="checkbox"/> No
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13		1,500.00
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		0.00
15	Outstanding mortgage amount to which the transferred real property remains subject	15		0.00
16	If this transfer is exempt, identify the provision.	16	<input checked="" 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		0.00
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18		0.00
19	Illinois tax stamps — multiply Line 18 by 0.50.	19		0.00
20	County tax stamps — multiply Line 18 by 0.25.	20		0.00
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21		0.00

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

PART OF THE SOUTHWEST QUARTER (SW ¼) OF THE SOUTHWEST QUARTER (SW ¼), SECTION 8, TOWNSHIP 6 SOUTH, RANGE 7 WEST OF THE 3RD P.M. RANDOLPH COUNTY, ILLINOIS, AND DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 893 FEET EAST OF THE NORTHWEST CORNER OF SECTION 17, TOWNSHIP 6 SOUTH, RANGE 7 WEST; THENCE NORTH A DISTANCE OF 150 FEET TO A POINT; THENCE NORTH 62°30' EAST, A DISTANCE OF 200 FEET TO A POINT; THENCE NORTH 88° 50' EAST, A DISTANCE OF 130 FEET TO A POINT; THENCE SOUTH 20° 30' WEST, A DISTANCE OF 268 FEET TO A POINT; THENCE WEST A DISTANCE OF 208 FEET TO THE POINT OF BEGINNING. CONTAINING 1.04 ACRES, MORE OR LESS.

PIN: 11-006-015-00

13-08-300-005

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

VILLAGE OF ELLIS GROVE

Seller's or trustee's name

Seller's trust number (if applicable - not an SSN or FEIN)

101 N MAIN ST
Street address (after sale)

ELLIS GROVE
City

IL
State

62241-1455
ZIP

618-826-5021

Seller's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

PAUL D MCCORMICK

Buyer's or trustee's name

Buyer's trust number (if applicable - not an SSN or FEIN)

5781 STATE ROUTE 3
Street address (after sale)

ELLIS GROVE
City

IL
State

62241-1345
ZIP

618-826-5021

Buyer's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:



Declaration ID: 20250407948289
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R 01055

PAUL D MCCORMICK	5781 STATE ROUTE 3	ELLIS GROVE	IL	62241-1345
Name or company	Street address	City	State	ZIP

Preparer Information

R JEFFREY KERKHOVER - FISHER KERKHOVER COFFEY & GREMMELS

USA
Country

Preparer and company name	Preparer's file number (if applicable)	Escrow number (if applicable)
600 STATE ST	CHESTER	IL 62233-1634
Street address	City	State ZIP

jkerkhover@gmail.com

618-826-5021	USA
Preparer's daytime phone	Country

Preparer's email address (if available)

Phone extension

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Identify any required documents submitted with this form. (Mark with an "X.")

Extended legal description	Form PTAX-203-A
Itemized list of personal property	Form PTAX-203-B

To be completed by the Chief County Assessment Officer

1 079 43 R 11
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.

3 Year prior to sale 2024

4 Does the sale involve a mobile home assessed as real estate? Yes No ☒

5 Comments

Land _____
Buildings _____
Total _____

Illinois Department of Revenue Use

Tab number



Declaration ID: 20250407948289

Status: Closing Completed

Documnet No.: Not Recorded

State/County Stamp: Not Issued

2025 R 01055

Additional Sellers Information

Additional Buyers Information

Buyer's name	Buyer's address (after sale)	City	State	ZIP	Buyer's phone	Country
SHIRLEY A MCCORMICK	5781 STATE ROUTE 3	ELLIS GROVE	IL	622410000	6188265021	USA



PTAX-203

Illinois Real Estate
Transfer Declaration

Step 1: Identify the property and sale information.

1 112 N SPARTA ST

Street address of property (or 911 address, if available)

STEELEVILLE

62288-0000

City or village

ZIP

T6S R5W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

17-054-011-00

0.10

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel4 Date of instrument: 3/8/2024
Date5 Type of instrument (Mark with an "X"): ☒ Warranty deed
☐ Quit claim deed ☐ Executor deed ☐ Trustee deed
☐ Beneficial interest ☐ Other (specify):6 ☐ Yes ☒ No Will the property be the buyer's principal residence?7 ☐ Yes ☒ No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

- a ☐ Land/lot only
- b ☐ Residence (single-family, condominium, townhome, or duplex)
- c ☐ Mobile home residence
- d ☐ Apartment building (6 units or less) No. of units: _____
- e ☐ Apartment building (over 6 units) No. of units: _____
- f ☐ Office
- g ☐ Retail establishment
- h ☒ ☒ Commercial building (specify): RESTAURANT
- i ☐ Industrial building
- j ☐ Farm
- k ☐ Other (specify):

RECORDED
04/16/2025 10:51 AM Pages: 2

2025R01058

MELANIE L. JOHNSON CLERK & RECORDER
RANDOLPH COUNTY, ILLINOIS

AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
STATE STAMP FEE	47.50
COUNTY STAMP FEE	23.75
RHSPC	18.00
RECORDERS DOCUMENT STORAGE	3.66
Total:	151.25

9 Identify any significant physical changes in the property since
January 1 of the previous year and enter the date of the
change. Date of significant change: _____

<input type="checkbox"/> Demolition/damage	<input type="checkbox"/> Additions	<input type="checkbox"/> Major remodeling
<input type="checkbox"/> New construction	<input type="checkbox"/> Other (specify):	

10 Identify only the items that apply to this sale.

- a ☒ Fulfillment of installment contract
year contract initiated : 2024
- 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 ☐ Short sale
- h ☐ Bank REO (real estate owned)
- i ☐ Auction sale
- j ☐ Seller/buyer is a relocation company
- k ☐ Seller/buyer is a financial institution or government
agency
- l ☐ Buyer is a real estate investment trust
- m ☐ Buyer is a pension fund
- n ☐ Buyer is an adjacent property owner
- o ☐ Buyer is exercising an option to purchase
- p ☐ Trade of property (simultaneous)
- q ☐ Sale-leaseback
- r ☐ Other (specify):
- s ☐ Homestead exemptions on most recent tax bill:
- | | |
|-------------------------------------|------|
| 1 General/Alternative | 0.00 |
| 2 Senior Citizens | 0.00 |
| 3 Senior Citizens Assessment Freeze | 0.00 |

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration

11 47,500.00

12a Amount of personal property included in the purchase

12a 0.00



Declaration ID: 20250407947466
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R 01058

12b	Was the value of a mobile home included on Line 12a?	12b	Yes	<input checked="" type="checkbox"/>	No
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13			47,500.00
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			0.00
15	Outstanding mortgage amount to which the transferred real property remains subject	15			0.00
16	If this transfer is exempt, identify the provision.	16	b	k	m
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17			47,500.00
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18			95.00
19	Illinois tax stamps — multiply Line 18 by 0.50.	19			47.50
20	County tax stamps — multiply Line 18 by 0.25.	20			23.75
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21			71.25

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

PART OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 16, TOWNSHIP 6 SOUTH, RANGE 5 WEST, THIRD PRINCIPAL MERIDIAN, RANDOLPH COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF THAT TRACT OF LAND DESCRIBED IN DEED FROM MARGARET BEARE, ET AL. TO THOMAS E. KENNEDY DATED OCTOBER 18, 1937, RECORDED NOVEMBER 15, 1937, IN BOOK 103 OF DEEDS AT PAGE 35, RECORDER'S OFFICE OF RANDOLPH COUNTY, ILLINOIS; THENCE FROM SAID BEGINNING POINT RUNNING SOUTH ALONG THE EAST LINE OF SPARTA STREET IN THE VILLAGE OF STEELEVILLE, 41 FEET; THENCE EAST 100 FEET; THENCE NORTH 41 FEET; THENCE WEST IN A STRAIGHT LINE TO THE POINT OF BEGINNING.

15-16-267-004

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

CIPRIANA O. AJANEL

Seller's or trustee's name

Seller's trust number (if applicable - not an SSN or FEIN)

503 E CHESTNUT ST

Street address (after sale)

PERCY

City

IL

State

62272-1517

ZIP

731-335-2633

Seller's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

JOSE IGNACIO SANCHEZ CASTRO

Buyer's or trustee's name

Buyer's trust number (if applicable - not an SSN or FEIN)

112 N SPARTA ST

Street address (after sale)

STEELEVILLE

City

IL

State

62288-1541

ZIP

731-335-2633

Buyer's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:

JOSE IGNACIO SANCHEZ CASTRO

Name or company

112 N SPARTA ST

Street address

STEELEVILLE

City

IL

State

62288-1541

ZIP



Declaration ID: 20250407947466
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01058

Preparer Information

USA

Country

DON PAUL KOENEMAN - KOENEMAN

Preparer and company name

609 STATE ST

Street address

kandklaw@frontier.com

Preparer's email address (if available)

Preparer's file number (if applicable)

CHESTER

City

618-826-4561

Preparer's daytime phone

Escrow number (if applicable)

IL

State

62233-1635

ZIP

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 41 C
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 3180
Buildings 5665
Total 8845

3 Year prior to sale 2023

4 Does the sale involve a mobile home assessed as real estate? Yes No ☒

5 Comments

Illinois Department of Revenue Use

Tab number



Declaration ID: 20250407947466

Status: Closing Completed

Documnet No.: Not Recorded

State/County Stamp: Not Issued

2025R 010 58

Additional Sellers Information

Additional Buyers Information

Buyer's name	Buyer's address (after sale)	City	State	ZIP	Buyer's phone	Country
JUAN ALBERTO VELAZQUEZ LENGUIS						



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 1112 CORAL ST

Street address of property (or 911 address, if available)

RED BUD

62278-0000

City or village

ZIP

T4S R8W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

13-112-001-00

75' X 100'

Dimensions

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument: 4/4/2025
Date

5 Type of instrument (Mark with an "X."): ☒ Warranty deed
☐ Quit claim deed ☐ Executor deed ☐ Trustee deed
☐ Beneficial interest ☐ Other (specify):

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

7 ☒ Yes ☐ No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

- a ☐ Land/lot only
b ☒ ☒ Residence (single-family, condominium, townhome, or duplex)
c ☐ Mobile home residence
d ☐ Apartment building (6 units or less) No. of units:
e ☐ Apartment building (over 6 units) No. of units:
f ☐ Office
g ☐ Retail establishment
h ☐ Commercial building (specify):
i ☐ Industrial building
j ☐ Farm
k ☐ Other (specify):

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

☐ Demolition/damage ☐ Additions ☐ Major remodeling
☐ New construction ☐ Other (specify):

10 Identify only the items that apply to this sale.

- 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 ☐ Short sale
h ☐ Bank REO (real estate owned)
i ☐ Auction sale
j ☐ Seller/buyer is a relocation company
k ☐ Seller/buyer is a financial institution or government agency
l ☐ Buyer is a real estate investment trust
m ☐ Buyer is a pension fund
n ☐ Buyer is an adjacent property owner
o ☐ Buyer is exercising an option to purchase
p ☐ Trade of property (simultaneous)
q ☐ Sale-leaseback
r ☐ Other (specify):
s ☒ Homestead exemptions on most recent tax bill:
1 General/Alternative 11,000.00
2 Senior Citizens 0.00
3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration 11 213,000.00
12a Amount of personal property included in the purchase 12a 0.00



Declaration ID: 20250307932009
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025 R 01060

Preparer Information

REBECCA COOPER - COOPER & LIEFER LAW OFFICES

Preparer and company name	Preparer's file number (if applicable)	Escrow number (if applicable)	
205 E MARKET ST	RED BUD	IL	62278-1525
Street address	City	State	ZIP
cooperlieferlaw@gmail.com	618-282-3866	USA	
Preparer's email address (if available)	Preparer's daytime phone	Phone extension	Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Identify any required documents submitted with this form. (Mark with an "X.")

Extended legal description	Form PTAX-203-A
Itemized list of personal property	Form PTAX-203-B

To be completed by the Chief County Assessment Officer	
1 <u>079</u> <u>34</u> <u>R</u> County Township Class Cook-Minor Code 1 Code 2	3 Year prior to sale <u>2024</u>
2 Board of Review's final assessed value for the assessment year prior to the year of sale.	4 Does the sale involve a mobile home assessed as real estate? Yes No <input checked="" type="checkbox"/>
Land _____	5 Comments _____
Buildings _____	
Total _____	
Illinois Department of Revenue Use	Tab number



PTAX-203 Illinois Real Estate Transfer Declaration

2025R01063

MELANIE L. JOHNSON CLERK & RECORDER
RANDOLPH COUNTY, ILLINOIS

AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
STATE STAMP FEE	60.00
COUNTY STAMP FEE	30.00
RHSPC	18.00
RECORDERS DOCUMENT STORAGE	3.66
Total:	170.00

Step 1: Identify the property and sale information.

1 505 THIRD
Street address of property (or 911 address, if available)
EVANSVILLE 62242-0000
City or village ZIP
T5S R8W
Township

2 Enter the total number of parcels to be transferred. 1
3 Enter the primary parcel identifying number and lot size or acreage

14-073-006-50	0.15	Acres	No
Primary PIN	Lot size or acreage	Unit	Split Parcel

4 Date of instrument: 4/7/2025
Date

5 Type of instrument (Mark with an "X."): ☒ Warranty deed
☐ Quit claim deed ☐ Executor deed ☐ Trustee deed
☐ Beneficial interest ☐ Other (specify):

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

7 ☐ Yes ☒ No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

- a ☐ Land/lot only
- b ☒ ☒ Residence (single-family, condominium, townhome, or duplex)
- c ☐ Mobile home residence
- d ☐ Apartment building (6 units or less) No. of units: _____
- e ☐ Apartment building (over 6 units) No. of units: _____
- f ☐ Office
- g ☐ Retail establishment
- h ☐ Commercial building (specify): _____
- i ☐ Industrial building
- j ☐ Farm
- k ☐ Other (specify): _____

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change: _____

<input type="checkbox"/> Demolition/damage	<input type="checkbox"/> Additions	<input type="checkbox"/> Major remodeling
<input type="checkbox"/> New construction	<input type="checkbox"/> Other (specify): _____	

10 Identify only the items that apply to this sale.

- 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 ☐ Short sale
- h ☐ Bank REO (real estate owned)
- i ☐ Auction sale
- j ☐ Seller/buyer is a relocation company
- k ☐ Seller/buyer is a financial institution or government agency
- l ☐ Buyer is a real estate investment trust
- m ☐ Buyer is a pension fund
- n ☐ Buyer is an adjacent property owner
- o ☐ Buyer is exercising an option to purchase
- p ☐ Trade of property (simultaneous)
- q ☐ Sale-leaseback
- r ☐ Other (specify): _____
- s ☐ Homestead exemptions on most recent tax bill:

1 General/Alternative	0.00
2 Senior Citizens	0.00
3 Senior Citizens Assessment Freeze	0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration	11	60,000.00
12a Amount of personal property included in the purchase	12a	0.00



Declaration ID: 20250307940861
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025 R 01063

Preparer Information

Preparer and company name
REBECCA COOPER - COOPER & LIEFER LAW OFFICES
205 E MARKET ST
Street address

cooperlieferlaw@gmail.com
Preparer's email address (if available)

USA
Country

Preparer's file number (if applicable)

RED BUD
City

Escrow number (if applicable)

IL 62278-1525
State ZIP

618-282-3866

Preparer's daytime phone

Phone extension

USA
Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 38 R
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 2024
4 Does the sale involve a mobile home assessed as real estate? ____ Yes ☒ No
5 Comments

Illinois Department of Revenue Use

Tab number



Declaration ID: 20250407950080
Status: Closing Completed
Document No.: Not Recorded

4

State/County Stamp: Not Issued

DocId:8185379

Tx:4169163

RECORDED

04/16/2025 01:44 PM Pages: 3

2025R01066

MELANIE L. JOHNSON CLERK & RECORDER
RANDOLPH COUNTY, ILLINOIS

AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
STATE STAMP FEE	94.00
COUNTY STAMP FEE	47.00
RHSPC	18.00
RECORDERS DOCUMENT STORAGE	3.66
Total:	221.00



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 201 S SEVENTH ST

Street address of property (or 911 address, if available)

COULTERVILLE

62237-0000

City or village

ZIP

T4S R5W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

16-010-005-50

0.08

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument: 4/4/2025
Date

5 Type of instrument (Mark with an "X."): ☒ Warranty deed

☐ Quit claim deed ☐ Executor deed ☐ Trustee deed

☐ Beneficial interest ☐ Other (specify):

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

7 ☐ Yes ☒ No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

a ☐ Land/lot only

b ☒ ☒ Residence (single-family, condominium, townhome, or duplex)

c ☐ Mobile home residence

d ☐ Apartment building (6 units or less) No. of units: _____

e ☐ Apartment building (over 6 units) No. of units: _____

f ☐ Office

g ☐ Retail establishment

h ☐ Commercial building (specify): _____

i ☐ Industrial building

j ☐ Farm

k ☐ Other (specify): _____

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change: _____

<input type="checkbox"/> Demolition/damage	<input type="checkbox"/> Additions	<input type="checkbox"/> Major remodeling
<input type="checkbox"/> New construction	<input type="checkbox"/> Other (specify): _____	

10 Identify only the items that apply to this sale.

- 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 ☐ Short sale
- h ☐ Bank REO (real estate owned)
- i ☐ Auction sale
- j ☐ Seller/buyer is a relocation company
- k ☐ Seller/buyer is a financial institution or government agency
- l ☐ Buyer is a real estate investment trust
- m ☐ Buyer is a pension fund
- n ☐ Buyer is an adjacent property owner
- o ☐ Buyer is exercising an option to purchase
- p ☐ Trade of property (simultaneous)
- q ☐ Sale-leaseback
- r ☐ Other (specify): _____
- s ☐ Homestead exemptions on most recent tax bill:
 - 1 General/Alternative _____ 0.00
 - 2 Senior Citizens _____ 0.00
 - 3 Senior Citizens Assessment Freeze _____ 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration	11	94,000.00
12a Amount of personal property included in the purchase	12a	0.00



Declaration ID: 20250407950080
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025 R 01066

12b	Was the value of a mobile home included on Line 12a?	12b	Yes	X	No
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13			94,000.00
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			0.00
15	Outstanding mortgage amount to which the transferred real property remains subject	15			0.00
16	If this transfer is exempt, identify the provision.	16	b	k	m
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17			94,000.00
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18			188.00
19	Illinois tax stamps — multiply Line 18 by 0.50.	19			94.00
20	County tax stamps — multiply Line 18 by 0.25.	20			47.00
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21			141.00

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

THE EAST HALF OF THE NORTH ONE-HALF OF LOT 2 IN BLOCK 21 IN COULTER'S FOURTH ADDITION TO THE VILLAGE OF COULTERVILLE, SITUATED IN RANDOLPH COUNTY, ILLINOIS.

04-13-160-007

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

JOHN PAUL SWEET

Seller's or trustee's name

Seller's trust number (if applicable - not an SSN or FEIN)

14 ASHFORD DRIVE
Street address (after sale)

MARYVILLE
City

IL
State

62062-0000
ZIP

618-850-4907
Seller's daytime phone

Phone extension

USA
Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

ERIK STINEKRAUS

Buyer's or trustee's name

Buyer's trust number (if applicable - not an SSN or FEIN)

201 S 7TH ST
Street address (after sale)

COULTERVILLE
City

IL
State

62237-0000
ZIP

618-357-0495
Buyer's daytime phone

Phone extension

USA
Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:

ERIK STINEKRAUS
Name or company

201 S 7TH ST
Street address

COULTERVILLE
City

IL
State

62237-0000
ZIP

USA
Country

Preparer Information

REBECCA COOPER - COOPER & LIEFER LAW OFFICES

F-6733



Declaration ID: 20250407950080
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025 R01066

Preparer and company name	Preparer's file number (if applicable)	Escrow number (if applicable)
205 E MARKET ST	RED BUD	IL 62278-1525
Street address	City	State ZIP
cooperlieferlaw@gmail.com	618-282-3866	USA
Preparer's email address (if available)	Preparer's daytime phone	Phone extension Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer	
1 <u>079</u> <u>31</u> <u>R</u>	3 Year prior to sale <u>2024</u>
County Township Class Cook-Minor Code 1 Code 2	4 Does the sale involve a mobile home assessed as real estate? _____ Yes <input checked="" type="checkbox"/> No
2 Board of Review's final assessed value for the assessment year prior to the year of sale.	5 Comments
Land _____	
Buildings _____	
Total _____	
Illinois Department of Revenue Use	Tab number



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 1129 TEAL DR

Street address of property (or 911 address, if available)

RED BUD

62278-0000

City or village

ZIP

T4S R8W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

13-119-065-00

0.41

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument:

4/4/2025

Date

5 Type of instrument (Mark with an "X."): ☒ Warranty deed

☐ Quit claim deed

☐ Executor deed

☐ Trustee deed

☐ Beneficial interest

☐ Other (specify):

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

7 ☒ Yes ☐ No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

a ☐ Land/lot only

b ☒ ☒ Residence (single-family, condominium, townhome, or duplex)

c ☐ Mobile home residence

d ☐ Apartment building (6 units or less) No. of units:

e ☐ Apartment building (over 6 units) No. of units:

f ☐ Office

g ☐ Retail establishment

h ☐ Commercial building (specify):

i ☐ Industrial building

j ☐ Farm

k ☐ Other (specify):

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

Date

☐ Demolition/damage

☐ Additions

☐ Major remodeling

☐ New construction

☐ Other (specify):

10 Identify only the items that apply to this sale.

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 ☐ Short sale

h ☐ Bank REO (real estate owned)

i ☐ Auction sale

j ☐ Seller/buyer is a relocation company

k ☐ Seller/buyer is a financial institution or government agency

l ☐ Buyer is a real estate investment trust

m ☐ Buyer is a pension fund

n ☐ Buyer is an adjacent property owner

o ☐ Buyer is exercising an option to purchase

p ☐ Trade of property (simultaneous)

q ☐ Sale-leaseback

r ☐ Other (specify):

s ☒ Homestead exemptions on most recent tax bill:

1 General/Alternative 6,000.00

2 Senior Citizens 0.00

3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration

11 355,000.00

12a Amount of personal property included in the purchase

12a 0.00



Declaration ID: 20250307930964
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R 01068

CAMERON AND KAYLA MUETH 1129 TEAL DR RED BUD IL 62278-2422
Name or company Street address City State ZIP

Preparer Information

REBECCA COOPER - COOPER & LIEFER LAW OFFICES

Preparer and company name REBECCA COOPER - COOPER & LIEFER LAW OFFICES
205 E MARKET ST RED BUD IL 62278-1525
Street address City State ZIP
cooperlieferlaw@gmail.com 618-282-3866 USA
Preparer's email address (if available) Preparer's daytime phone Phone extension Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 34 R
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 2024
4 Does the sale involve a mobile home assessed as real estate? Yes No
5 Comments

Illinois Department of Revenue Use

Tab number



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 210 EDNA ST

Street address of property (or 911 address, if available)

CHESTER

62233-0000

City or village

ZIP

T7S R6W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

18-179-007-00

0.21

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument: 4/16/2025
Date

5 Type of instrument (Mark with an "X."): Warranty deed

Quit claim deed Executor deed Trustee deed

Beneficial interest X Other (specify): Administrator's Deed

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

7 X Yes No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

a Land/lot only

b X X Residence (single-family, condominium, townhome, or duplex)

c Mobile home residence

d Apartment building (6 units or less) No. of units:

e Apartment building (over 6 units) No. of units:

f Office

g Retail establishment

h Commercial building (specify):

i Industrial building

j Farm

k Other (specify):

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

Demolition/damage Additions Major remodeling
New construction Other (specify):

10 Identify only the items that apply to this sale.

- a Fullfillment 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 Short sale
- h Bank REO (real estate owned)
- i Auction sale
- j Seller/buyer is a relocation company
- k Seller/buyer is a financial institution or government agency
- l Buyer is a real estate investment trust
- m Buyer is a pension fund
- n Buyer is an adjacent property owner
- o Buyer is exercising an option to purchase
- p Trade of property (simultaneous)
- q Sale-leaseback
- r Other (specify):
- s X Homestead exemptions on most recent tax bill:

1 General/Alternative 6,000.00
2 Senior Citizens 5,000.00
3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration

11 118,000.00

12a Amount of personal property included in the purchase

12a 0.00



Declaration ID: 20250407948627
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01071

12b Was the value of a mobile home included on Line 12a?	12b	Yes	<input checked="" type="checkbox"/>	No
13 Subtract Line 12a from Line 11. This is the net consideration for real property	13			118,000.00
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			0.00
15 Outstanding mortgage amount to which the transferred real property remains subject	15			0.00
16 If this transfer is exempt, identify the provision.	16	b	k	m
17 Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17			118,000.00
18 Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18			236.00
19 Illinois tax stamps — multiply Line 18 by 0.50.	19			118.00
20 County tax stamps — multiply Line 18 by 0.25.	20			59.00
21 Add Lines 19 and 20. This is the total amount of transfer tax due	21			177.00

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

LOT 14 AND THE EAST HALF OF LOT 15 IN BLOCK 3 OF WELGE BROTHERS THIRD SUBDIVISION SITUATED IN THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 7 SOUTH, RANGE 6 WEST OF THE THIRD PRINCIPAL MERIDIAN, RANDOLPH COUNTY, ILLINOIS, AS SHOWN BY PLAT OF SAID SUBDIVISION RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF RANDOLPH COUNTY AND APPEARS OF RECORD IN BOOK "G" OF PLATS AT PAGE 84, RECORDER'S OFFICE, RANDOLPH COUNTY, ILLINOIS.

18-07-430-009

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

ESTATE OF PAUL MARCUS ZEMLYN

Seller's or trustee's name

Seller's trust number (if applicable - not an SSN or FEIN)

609 STATE ST
Street address (after sale)

CHESTER
City

IL
State

62233-1635
ZIP

618-826-4561
Seller's daytime phone

Phone extension

USA
Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

JASON BUSKOHL

Buyer's or trustee's name

Buyer's trust number (if applicable - not an SSN or FEIN)

9908 SURMAN LN
Street address (after sale)

CHESTER
City

IL
State

62233-3228
ZIP

618-826-5475
Buyer's daytime phone

Phone extension

USA
Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:

JASON BUSKOHL
Name or company

9908 SURMAN LN
Street address

CHESTER
City

IL
State

62233-3228
ZIP

USA
Country



Declaration ID: 20250407948627
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01071

Preparer Information

DON PAUL KOENEMAN - KOENEMAN

Preparer and company name

609 STATE ST

Street address

kandklaw@frontier.com

Preparer's email address (if available)

Preparer's file number (if applicable)

CHESTER

City

618-826-4561

Preparer's daytime phone

Escrow number (if applicable)

IL

State

62233-1635

ZIP

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 47 R
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 2024

4 Does the sale involve a mobile home assessed as real estate? ☐ Yes ☒ No

5 Comments

Illinois Department of Revenue Use

Tab number



Declaration ID: 20250407948627

Status: Closing Completed

Documnet No.: Not Recorded

State/County Stamp: Not Issued

2025R01071

Additional Sellers Information

Additional Buyers Information

Buyer's name	Buyer's address (after sale)	City	State	ZIP	Buyer's phone	Country
JODI B. BUSKOHL						
JORDAN BUSKOHL						



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 303 N GARFIELD ST

Street address of property (or 911 address, if available)

STEELEVILLE

62288-0000

City or village

ZIP

T6S R5W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

17-058-001-00

0.24

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument: 4/14/2025
Date

5 Type of instrument (Mark with an "X"):

☒ Warranty deed
☐ Quit claim deed ☐ Executor deed ☐ Trustee deed
☐ Beneficial interest ☐ Other (specify):

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

7 ☒ Yes ☐ No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

- a ☐ Land/lot only
- b ☒ ☒ Residence (single-family, condominium, townhome, or duplex)
- c ☐ Mobile home residence
- d ☐ Apartment building (6 units or less) No. of units: _____
- e ☐ Apartment building (over 6 units) No. of units: _____
- f ☐ Office
- g ☐ Retail establishment
- h ☐ Commercial building (specify): _____
- i ☐ Industrial building
- j ☐ Farm
- k ☐ Other (specify): _____

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change: _____

Demolition/damage ☐ Additions ☐ Major remodeling ☐
New construction ☐ Other (specify): _____

10 Identify only the items that apply to this sale.

- 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 ☐ Short sale
- h ☐ Bank REO (real estate owned)
- i ☐ Auction sale
- j ☐ Seller/buyer is a relocation company
- k ☐ Seller/buyer is a financial institution or government agency
- l ☐ Buyer is a real estate investment trust
- m ☐ Buyer is a pension fund
- n ☐ Buyer is an adjacent property owner
- o ☐ Buyer is exercising an option to purchase
- p ☐ Trade of property (simultaneous)
- q ☐ Sale-leaseback
- r ☐ Other (specify): _____
- s ☒ Homestead exemptions on most recent tax bill:
- | | |
|-------------------------------------|----------|
| 1 General/Alternative | 6,000.00 |
| 2 Senior Citizens | 0.00 |
| 3 Senior Citizens Assessment Freeze | 0.00 |

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration

11 126,000.00

12a Amount of personal property included in the purchase

12a 0.00



Declaration ID: 20250407951596
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01079

DARREN R. AND JESSICA ANN TUNNELL
Name of company
303 N GARFIELD ST
Street address
STEELEVILLE
City
IL
State
62288-1320
ZIP

USA
Country

Preparer Information

REBECCA COOPER - COOPER & LIEFER LAW OFFICES

Preparer and company name
205 E MARKET ST
Street address
cooperlieferlaw@gmail.com
Preparer's email address (if available)
Preparer's file number (if applicable)
RED BUD
City
618-282-3866
Preparer's daytime phone
Escrow number (if applicable)
IL
State
62278-1525
ZIP
USA
Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 41 R
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 2024
4 Does the sale involve a mobile home assessed as real estate? Yes No
5 Comments

Illinois Department of Revenue Use

Tab number



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 1449 N SPARTA ST

Street address of property (or 911 address, if available)

STEELEVILLE

62288-0000

City or village

ZIP

T6S R5W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

03-013-003-00

.95

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument: 4/11/2025
Date

5 Type of instrument (Mark with an "X."): X Warranty deed
 Quit claim deed Executor deed Trustee deed
 Beneficial interest Other (specify):

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

7 X Yes No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

- a Land/lot only
b X X Residence (single-family, condominium, townhome, or duplex)
c Mobile home residence
d Apartment building (6 units or less) No. of units:
e Apartment building (over 6 units) No. of units:
f Office
g Retail establishment
h Commercial building (specify):
i Industrial building
j Farm
k Other (specify):

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

 Demolition/damage Additions Major remodeling
 New construction Other (specify):

10 Identify only the items that apply to this sale.

- 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 Short sale
h Bank REO (real estate owned)
i Auction sale
j Seller/buyer is a relocation company
k Seller/buyer is a financial institution or government agency
l Buyer is a real estate investment trust
m Buyer is a pension fund
n Buyer is an adjacent property owner
o Buyer is exercising an option to purchase
p Trade of property (simultaneous)
q Sale-leaseback
r Other (specify):
s X Homestead exemptions on most recent tax bill:
1 General/Alternative 6,000.00
2 Senior Citizens 0.00
3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration 318,000.00
12a Amount of personal property included in the purchase 0.00



Declaration ID: 20250307937082
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01080

618-658-0807

Buyer's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:

DILLON R. HALL

Name or company

1449 N SPARTA ST

Street address

STEELEVILLE

City

IL

State

62288-1248

ZIP

Preparer Information

USA

Country

REBECCA COOPER - COOPER & LIEFER LAW OFFICES

Preparer and company name

Preparer's file number (if applicable)

Escrow number (if applicable)

205 E MARKET ST

Street address

RED BUD

City

IL

State

62278-1525

ZIP

cooperlieferlaw@gmail.com

Preparer's email address (if available)

618-282-3866

Preparer's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 41 R
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 2024
4 Does the sale involve a mobile home assessed as real estate? _____ Yes ☒ No
5 Comments

Illinois Department of Revenue Use

Tab number



Declaration ID: 20250307937082

Status: Closing Completed

Documnet No.: Not Recorded

State/County Stamp: Not Issued

2025R01080

Additional Sellers Information

Seller's name	Seller's address (after sale)	City	State	ZIP	Seller's phone	Country
LAURIE A. JOHNSON	2004 CORAL ST	NAVARRE	FL	325660000	6182103466	USA

Additional Buyers Information

Buyer's name	Buyer's address (after sale)	City	State	ZIP	Buyer's phone	Country
KIRSTEN M. HALL	1435 OLD MARION RD	GOREVILLE	IL	629390000	6183178261	USA



2025R01084

MELANIE L. JOHNSON CLERK & RECORDER
RANDOLPH COUNTY, ILLINOIS

AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
STATE STAMP FEE	249.50
COUNTY STAMP FEE	124.75
RHSPC	18.00
RECORDERS DOCUMENT STORAGE	3.66
Total:	454.25



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 709 MEADOW DRIVE

Street address of property (or 911 address, if available)

RED BUD

62278-0000

City or village

ZIP

T4S R8W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

13-104-005-00

.27

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument: 4/15/2025
Date

5 Type of instrument (Mark with an "X."): X Warranty deed
 Quit claim deed Executor deed Trustee deed
 Beneficial interest Other (specify):

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

7 X Yes No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

- a Land/lot only
b X X Residence (single-family, condominium, townhome, or duplex)
c Mobile home residence
d Apartment building (6 units or less) No. of units:
e Apartment building (over 6 units) No. of units:
f Office
g Retail establishment
h Commercial building (specify):
i Industrial building
j Farm
k Other (specify):

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

 Demolition/damage Additions Major remodeling
 New construction Other (specify):

10 Identify only the items that apply to this sale.

- 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 Short sale
h Bank REO (real estate owned)
i Auction sale
j Seller/buyer is a relocation company
k Seller/buyer is a financial institution or government agency
l Buyer is a real estate investment trust
m Buyer is a pension fund
n Buyer is an adjacent property owner
o Buyer is exercising an option to purchase
p Trade of property (simultaneous)
q Sale-leaseback
r Other (specify):
s X Homestead exemptions on most recent tax bill:
1 General/Alternative 6,000.00
2 Senior Citizens 0.00
3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration 249,500.00
12a Amount of personal property included in the purchase 0.00



Declaration ID: 20250407954060
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025 R01084

12b	Was the value of a mobile home included on Line 12a?	12b	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13	249,500.00
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	0.00
15	Outstanding mortgage amount to which the transferred real property remains subject	15	0.00
16	If this transfer is exempt, identify the provision.	16	b <input type="checkbox"/> k <input type="checkbox"/> m <input type="checkbox"/>
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17	249,500.00
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18	499.00
19	Illinois tax stamps — multiply Line 18 by 0.50.	19	249.50
20	County tax stamps — multiply Line 18 by 0.25.	20	124.75
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21	374.25

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

LOT NUMBER SIX (6) OF RATZ-WEHRENBURG ADDITION TO THE CITY OF RED BUD, COUNTY OF RANDOLPH AND STATE OF ILLINOIS, AS SHOWN ON PLAT OF SAID ADDITION RECORDED IN VOLUME "G" OF PLATS ON PAGE 82 IN THE RECORDER'S OFFICE OF SAID COUNTY, AND IN RECORDED ORDINANCE NUMBER 154 OF SAID CITY OF RED BUD ACCEPTING AND APPROVING SAID PLAT AND ADDITION, WHICH ORDINANCE IS RECORDED IN VOLUME 165 OF RECORDS OF SAID OFFICE ON PAGES 115, 116 AND 117.

01-09-110-006

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

KYLE H. SCHWARTZ

Seller's or trustee's name

Seller's trust number (if applicable - not an SSN or FEIN)

117 BOULDER DR

Street address (after sale)

RED BUD

City

IL

State

62278-2344

ZIP

618-713-6433

Seller's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

KEVIN DONAHUE

Buyer's or trustee's name

Buyer's trust number (if applicable - not an SSN or FEIN)

709 MEADOW DR

Street address (after sale)

RED BUD

City

IL

State

62278-1218

ZIP

618-795-2991

Buyer's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:

KEVIN DONAHUE

Name or company

709 MEADOW DR

Street address

RED BUD

City

IL

State

62278-1218

ZIP

USA

Country



Declaration ID: 20250407954060
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01084

Preparer Information

LAUREN WEBER - MOCOTICO, LLC D/B/A MONROE COUNTY
TITLE CO.

Preparer and company name	Preparer's file number (if applicable)	Escrow number (if applicable)
231 S MAIN ST	WATERLOO	IL 62298-1325
Street address	City	State ZIP
closings@monroecountytitle.com	618-939-8292	USA
Preparer's email address (if available)	Preparer's daytime phone	Phone extension Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 34 R
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 2024

4 Does the sale involve a mobile home assessed as real estate? Yes ☐ No ☒

5 Comments

Illinois Department of Revenue Use

Tab number



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 2285 OLD PLANK RD

Street address of property (or 911 address, if available)

CHESTER

62233-0000

City or village

ZIP

T7S R6W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

18-162-027-00

1.01

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument: 10/28/2023
Date

5 Type of instrument (Mark with an "X."): X Warranty deed
 Quit claim deed Executor deed Trustee deed
 Beneficial interest Other (specify):

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

7 Yes X No Was the property advertised for sale?
 (i.e., media, sign, newspaper, realtor)

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

Current Intended

- a X X Land/lot only
 b Residence (single-family, condominium, townhome, or duplex)
 c Mobile home residence
 d Apartment building (6 units or less) No. of units:
 e Apartment building (over 6 units) No. of units:
 f Office
 g Retail establishment
 h Commercial building (specify):
 i Industrial building
 j Farm
 k Other (specify):

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

 Demolition/damage Additions Major remodeling
 New construction Other (specify):

10 Identify only the items that apply to this sale.

- 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 Short sale
 h Bank REO (real estate owned)
 i Auction sale
 j Seller/buyer is a relocation company
 k Seller/buyer is a financial institution or government agency
 l Buyer is a real estate investment trust
 m Buyer is a pension fund
 n X Buyer is an adjacent property owner
 o Buyer is exercising an option to purchase
 p Trade of property (simultaneous)
 q Sale-leaseback
 r Other (specify):
 s Homestead exemptions on most recent tax bill:
 1 General/Alternative 0.00
 2 Senior Citizens 0.00
 3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration 11 30,000.00
 12a Amount of personal property included in the purchase 12a 0.00



Declaration ID: 20250407959868
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025 R01086

12b	Was the value of a mobile home included on Line 12a?	12b	Yes	X	No
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13			30,000.00
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			0.00
15	Outstanding mortgage amount to which the transferred real property remains subject	15			0.00
16	If this transfer is exempt, identify the provision.	16	b	k	m
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17			30,000.00
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18			60.00
19	Illinois tax stamps — multiply Line 18 by 0.50.	19			30.00
20	County tax stamps — multiply Line 18 by 0.25.	20			15.00
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21			45.00

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

PART OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 7 SOUTH, RANGE 6 WEST OF THE THIRD PRINCIPAL MERIDIAN, RANDOLPH COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS: BEGINNING AT THE QUARTER SECTION CORNER ON THE SOUTH SIDE OF SECTION 7, TOWNSHIP 7 SOUTH, RANGE 6 WEST OF THE THIRD PRINCIPAL MERIDIAN, RANDOLPH COUNTY, ILLINOIS; THENCE NORTH 25 FEET TO A POINT IN THE OLD PLANK ROAD, THE PLACE OF BEGINNING OF THE LAND HEREIN CONVEYED; THENCE NORTH 320 FEET TO A POINT; THENCE CONTINUING NORTH 82.7 FEET TO A POINT ON THE QUARTER SECTION LINE; THENCE SOUTH 47° EAST 346 FEET TO A POINT IN OLD PLANK ROAD; THENCE SOUTHWESTERLY ALONG AND WITH OLD PLANK ROAD TO THE POINT OF BEGINNING. THIS BEING THE SAME TRACT OF LAND CONVEYED TO BARRY L. MARCINKOWSKA AND NORMA J. MARCINKOWSKA BY DEED RECORDED IN DOCUMENT NO. 2012R01063 OF THE RANDOLPH COUNTY, ILLINOIS LAND RECORDS.

EXCEPT THAT PART CONVEYED TO THE CITY OF CHESTER BY DEDICATION OF RIGHT OF WAY FOR PUBLIC ROAD PURPOSES DATED DECEMBER 4, 1997 AND RECORDED ON DECEMBER 30, 1997 IN BOOK 529, PAGE 719 IN THE RANDOLPH COUNTY RECORDER'S OFFICE, RANDOLPH COUNTY, ILLINOIS.

ALSO, EXCEPTING PART OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 7 SOUTH, RANGE 6 WEST OF THE THIRD PRINCIPAL MERIDIAN, COUNTY OF RANDOLPH, STATE OF ILLINOIS. COMMENCING AT A STONE MONUMENT FOUND AT THE SOUTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 7, A DISTANCE OF 57.19 FEET TO THE NORTHWEST CORNER OF A TRACT OF LAND CONVEYED TO THE CITY OF CHESTER BY DEED RECORDED IN BOOK 529, PAGE 719 IN THE RECORDER OF DEEDS LAND RECORDS OF RANDOLPH COUNTY, ILLINOIS FOR DEDICATION OF RIGHT OF WAY FOR PUBLIC ROAD PURPOSES; THENCE EASTERLY ALONG AND WITH THE NORTH LINE OF AFORESAID RIGHT OF WAY A DISTANCE OF 140 FEET MORE OR LESS TO A POINT, SAID POINT BEING THE POINT OF BEGINNING OF THE HEREIN DESCRIBED TRACT; THENCE NORTH 40° WEST A DISTANCE OF 90 FEET TO A POINT; THENCE NORTH 50° EAST A DISTANCE OF 75 FEET TO A POINT; THENCE SOUTH 40° EAST A DISTANCE OF 90 FEET, MORE OR LESS TO THE NORTH LINE OF THE RIGHT OF WAY FOR A ROADWAY AS CONVEYED IN AFORESAID DEED TO THE CITY OF CHESTER; THENCE WESTERLY ALONG AND WITH AFORESAID NORTH RIGHT OF WAY LINE OF AFORESAID CITY OF CHESTER RIGHT OF WAY FOR ROAD PURPOSES A DISTANCE OF 75 FEET TO THE POINT OF BEGINNING, CONTAINING 0.16 ACRES, MORE

0

18-07-451-043

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

BARRY L. MARCINKOWSKA

Seller's or trustee's name

Seller's trust number (if applicable - not an SSN or FEIN)

10029 COUNTY FARM RD
Street address (after sale)

CHESTER
City

IL
State

62233-2319
ZIP

618-826-5064

Seller's daytime phone

Phone extension

USA
Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.



Declaration ID: 20250407959868
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01086

Buyer Information

RYAN D. JAMES

Buyer's or trustee's name

Buyer's trust number (if applicable - not an SSN or FEIN)

2285 OLD PLANK RD

Street address (after sale)

CHESTER

City

IL

State

62233-1163

ZIP

618-615-7704

Buyer's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:

RYAN D. JAMES

Name or company

2285 OLD PLANK RD

Street address

CHESTER

City

IL

State

62233-1163

ZIP

USA

Country

Preparer Information

- ARBEITER LAW OFFICES/GLK

Preparer and company name

Preparer's file number (if applicable)

Escrow number (if applicable)

1019 STATE ST

Street address

CHESTER

City

IL

State

62233-1657

ZIP

rwa@arbeiterlaw.com

Preparer's email address (if available)

618-826-2369

Preparer's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Identify any required documents submitted with this form. (Mark with an "X.")

Extended legal description

Form PTAX-203-A

Itemized list of personal property

Form PTAX-203-B

To be completed by the Chief County Assessment Officer

1 079 47 R
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.

3 Year prior to sale 2022

4 Does the sale involve a mobile home assessed as real estate? Yes ☐ No ☒

5 Comments

Land 1690

Buildings 1690

Total 1690

Illinois Department of Revenue Use

Tab number



Declaration ID: 20250307924763
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued



DocId:8185432

TX:4109198

RECORDED
04/17/2025 12:51 PM Pages: 1

2025R01087

MELANIE L. JOHNSON CLERK & RECORDER
RANDOLPH COUNTY, ILLINOIS



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 504 E MAIN ST

Street address of property (or 911 address, if available)

SPARTA

62286-0000

City or village

ZIP

T5S R5W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

19-066-008-00

0.42

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument: 4/17/2025
Date

5 Type of instrument (Mark with an "X.") : X Warranty deed
 Quit claim deed Executor deed Trustee deed
 Beneficial interest Other (specify):

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

7 X Yes No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

- a Land/lot only
b X X Residence (single-family, condominium, townhome, or duplex)
c Mobile home residence
d Apartment building (6 units or less) No. of units:
e Apartment building (over 6 units) No. of units:
f Office
g Retail establishment
h Commercial building (specify):
i Industrial building
j Farm
k Other (specify):

AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
STATE STAMP FEE	50.00
COUNTY STAMP FEE	25.00
RHSPC	18.00
RECORDERS DOCUMENT STORAGE	3.66
Total:	155.00

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

 Demolition/damage Additions Major remodeling
 New construction Other (specify):

10 Identify only the items that apply to this sale.

- 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 Short sale
h Bank REO (real estate owned)
i Auction sale
j Seller/buyer is a relocation company
k Seller/buyer is a financial institution or government agency
l Buyer is a real estate investment trust
m Buyer is a pension fund
n Buyer is an adjacent property owner
o Buyer is exercising an option to purchase
p Trade of property (simultaneous)
q Sale-leaseback
r Other (specify):
s Homestead exemptions on most recent tax bill:
1 General/Alternative 0.00
2 Senior Citizens 0.00
3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration	11	50,000.00
12a Amount of personal property included in the purchase	12a	0.00



Declaration ID: 20250307924763
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01087

12b	Was the value of a mobile home included on Line 12a?	12b	Yes	X	No
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13			50,000.00
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			0.00
15	Outstanding mortgage amount to which the transferred real property remains subject	15			0.00
16	If this transfer is exempt, identify the provision.	16	b	k	m
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17			50,000.00
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18			100.00
19	Illinois tax stamps — multiply Line 18 by 0.50.	19			50.00
20	County tax stamps — multiply Line 18 by 0.25.	20			25.00
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21			75.00

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

LOTS TWO (2) AND THREE (3) IN BLOCK ONE (1) OF HENRY GARDNER'S FIRST ADDITION TO THE CITY OF SPARTA, RANDOLPH COUNTY, ILLINOIS.

10-06-334-001

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

ALAN SCHILLING

Seller's or trustee's name

Seller's trust number (if applicable - not an SSN or FEIN)

PO BOX 653

Street address (after sale)

SPARTA

City

IL

State

62286-0653

ZIP

618-792-5201

Seller's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

MARGO D. DAYTON

Buyer's or trustee's name

Buyer's trust number (if applicable - not an SSN or FEIN)

504 E MAIN ST

Street address (after sale)

SPARTA

City

IL

State

62286-1422

ZIP

618-708-6093

Buyer's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:

MARGO D. DAYTON

Name or company

504 E MAIN ST

Street address

SPARTA

City

IL

State

62286-1422

ZIP

USA

Country

Preparer Information

ARBEITER LAW OFFICES/SW



Declaration ID: 20250307924763
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01087

Preparer and company name	Preparer's file number (if applicable)	Escrow number (if applicable)	
1019 STATE ST	CHESTER	IL	62233-1657
Street address	City	State	ZIP
rwa@arbeiterlaw.com	618-826-2369	USA	
Preparer's email address (if available)	Preparer's daytime phone	Phone extension	Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 35 R
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 2024

4 Does the sale involve a mobile home assessed as real estate? _____ Yes ☒ No

5 Comments

Illinois Department of Revenue Use

Tab number



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 303 MADISON ST
Street address of property (or 911 address, if available)
RED BUD 62278-0000
City or village ZIP
T4S R8W
Township

2 Enter the total number of parcels to be transferred. 1
3 Enter the primary parcel identifying number and lot size or acreage

13-117-011-00	50'x140'	Dimensions	No
Primary PIN	Lot size or acreage	Unit	Split Parcel

4 Date of instrument: 4/17/2025
Date

5 Type of instrument (Mark with an "X."): Warranty deed
Quit claim deed Executor deed Trustee deed
Beneficial interest X Other (specify): Administrator's Deed

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

7 X Yes No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

a Land/lot only
b X X Residence (single-family, condominium, townhome, or duplex)
c Mobile home residence
d Apartment building (6 units or less) No. of units:
e Apartment building (over 6 units) No. of units:
f Office
g Retail establishment
h Commercial building (specify):
i Industrial building
j Farm
k Other (specify):

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

	Date
Demolition/damage	
Additions	
Major remodeling	
New construction	
Other (specify):	

10 Identify only the items that apply to this sale.

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 Short sale
h Bank REO (real estate owned)
i Auction sale
j Seller/buyer is a relocation company
k Seller/buyer is a financial institution or government agency
l Buyer is a real estate investment trust
m Buyer is a pension fund
n Buyer is an adjacent property owner
o Buyer is exercising an option to purchase
p Trade of property (simultaneous)
q Sale-leaseback
r Other (specify):
s X Homestead exemptions on most recent tax bill:
1 General/Alternative 6,000.00
2 Senior Citizens 0.00
3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration	11	37,000.00
12a Amount of personal property included in the purchase	12a	0.00



Declaration ID: 20250407954166
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01099

Mail tax bill to:

CHLOE L. WILD 303 MADISON ST RED BUD IL 62278-1013
Name or company Street address City State ZIP

USA
Country

Preparer Information

REBECCA COOPER - COOPER & LIEFER LAW OFFICES

Preparer and company name Preparer's file number (if applicable) Escrow number (if applicable)
205 E MARKET ST RED BUD IL 62278-1525
Street address City State ZIP
cooperlieferlaw@gmail.com 618-282-3866 USA
Preparer's email address (if available) Preparer's daytime phone Phone extension Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 34 R
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 2024
4 Does the sale involve a mobile home assessed as real estate? _____ Yes _____ No
5 Comments

Illinois Department of Revenue Use

Tab number



Declaration ID: 20250407954166

Status: Closing Completed

Documnet No.: Not Recorded

State/County Stamp: Not Issued

2025R01099

Additional Sellers Information

Seller's name	Seller's address (after sale)	City	State	ZIP	Seller's phone	Country
JAMES S. MUELLER	113 E SPROULST	SPARTA	IL	622860000	6183403106	USA

Additional Buyers Information

2025R01101

MELANIE L. JOHNSON CLERK & RECORDER
RANDOLPH COUNTY, ILLINOIS

AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
STATE STAMP FEE	315.00
COUNTY STAMP FEE	157.50
RHSPC	18.00
RECORDERS DOCUMENT STORAGE	3.66
Total:	552.50



PTAX-203

Illinois Real Estate
Transfer Declaration

Step 1: Identify the property and sale information.

1 5881 AUTUMN RD

Street address of property (or 911 address, if available)

WALSH

62297-0000

City or village

ZIP

T6S R6W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

07-009-012-50

10.22

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel4 Date of instrument: 4/17/2025
Date5 Type of instrument (Mark with an "X."): ☒ Warranty deed
☐ Quit claim deed ☐ Executor deed ☐ Trustee deed
☐ Beneficial interest ☐ Other (specify):6 ☒ Yes ☐ No Will the property be the buyer's principal residence?7 ☒ Yes ☐ No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

- a ☐ Land/lot only
- b ☒ ☒ Residence (single-family, condominium, townhome, or duplex)
- c ☐ Mobile home residence
- d ☐ Apartment building (6 units or less) No. of units: _____
- e ☐ Apartment building (over 6 units) No. of units: _____
- f ☐ Office
- g ☐ Retail establishment
- h ☐ Commercial building (specify): _____
- i ☐ Industrial building
- j ☐ Farm
- k ☐ Other (specify): _____

9 Identify any significant physical changes in the property since
January 1 of the previous year and enter the date of the
change. Date of significant change: _____

<input type="checkbox"/> Demolition/damage	<input type="checkbox"/> Additions	<input type="checkbox"/> Major remodeling
<input type="checkbox"/> New construction	<input type="checkbox"/> Other (specify): _____	

10 Identify only the items that apply to this sale.

- 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 ☐ Short sale
- h ☐ Bank REO (real estate owned)
- i ☐ Auction sale
- j ☐ Seller/buyer is a relocation company
- k ☐ Seller/buyer is a financial institution or government
agency
- l ☐ Buyer is a real estate investment trust
- m ☐ Buyer is a pension fund
- n ☐ Buyer is an adjacent property owner
- o ☐ Buyer is exercising an option to purchase
- p ☐ Trade of property (simultaneous)
- q ☐ Sale-leaseback
- r ☐ Other (specify): _____
- s ☒ Homestead exemptions on most recent tax bill:
- | | |
|-------------------------------------|-----------|
| 1 General/Alternative | 11,000.00 |
| 2 Senior Citizens | 0.00 |
| 3 Senior Citizens Assessment Freeze | 0.00 |

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration

11 315,000.00

12a Amount of personal property included in the purchase

12a 0.00



Declaration ID: 20250407951637
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R61101

12b	Was the value of a mobile home included on Line 12a?	12b	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13	315,000.00
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	0.00
15	Outstanding mortgage amount to which the transferred real property remains subject	15	0.00
16	If this transfer is exempt, identify the provision.	16	b k m
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17	315,000.00
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18	630.00
19	Illinois tax stamps — multiply Line 18 by 0.50.	19	315.00
20	County tax stamps — multiply Line 18 by 0.25.	20	157.50
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21	472.50

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

THE SOUTH ONE-HALF OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 7, TOWNSHIP 6 SOUTH, RANGE 6 WEST OF THE THIRD PRINCIPAL MERIDIAN, RANDOLPH COUNTY, ILLINOIS, EXCEPT THE NORTH 13 ACRES THEREOF.

SUBJECT TO ALL PUBLIC AND PRIVATE ROADWAYS AND EASEMENTS AS NOW LOCATED AND ALSO SUBJECT TO ALL ZONING LAWS, COVENANTS, BUILDING AND SET-BACK LINES AND RESTRICTIONS OF RECORD.

14-07-100-010

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

VALENTINO L. AND LINDA S. BRAVO

Seller's or trustee's name

Seller's trust number (if applicable - not an SSN or FEIN)

5881 AUTUMN RD

Street address (after sale)

WALSH

City

IL

State

62297-1503

ZIP

618-534-3012

Seller's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

CHARLES B. AND TAMMY S. BAUGHMAN

Buyer's or trustee's name

Buyer's trust number (if applicable - not an SSN or FEIN)

5881 AUTUMN RD

Street address (after sale)

WALSH

City

IL

State

62297-1503

ZIP

618-615-6178

Buyer's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:

CHARLES B. AND TAMMY S.

BAUGHMAN

5881 AUTUMN RD

Street address

WALSH

City

IL

State

62297-1503

ZIP

USA

Country



Declaration ID: 20250407951637
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01101

Preparer Information

REBECCA COOPER - COOPER & LIEFER LAW OFFICES

F-6754

Preparer and company name

Preparer's file number (if applicable)

Escrow number (if applicable)

205 E MARKET ST

RED BUD

IL

62278-1525

Street address

City

State

ZIP

cooperlieferlaw@gmail.com

618-282-3866

USA

Preparer's email address (if available)

Preparer's daytime phone

Phone extension

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 42 F
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 2024

4 Does the sale involve a mobile home assessed as real estate? _____ Yes ☒ No

5 Comments

Illinois Department of Revenue Use

Tab number



AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
STATE STAMP FEE	45.00
COUNTY STAMP FEE	22.50
RHSPC	18.00
RECORDERS DOCUMENT STORAGE	3.66
Total:	147.50

PTAX-203 Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 9630 SCHULINE RD
 Street address of property (or 911 address, if available)

SPARTA 62286-0000
 City or village ZIP

T5S R6W
 Township

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

3 Enter the primary parcel identifying number and lot size or acreage

Primary PIN	Lot size or acreage	Acres	No Split Parcel
06-027-012-00	0.25		

4 Date of instrument: 4/8/2025
 Date

5 Type of instrument (Mark with an "X."): ☒ Warranty deed
☐ Quit claim deed ☐ Executor deed ☐ Trustee deed
☐ Beneficial interest ☐ Other (specify):

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

7 ☒ Yes ☐ No Was the property advertised for sale?
 (i.e., media, sign, newspaper, realtor)

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

Current Intended

a ☐ Land/lot only

b ☒ ☒ Residence (single-family, condominium, townhome, or duplex)

c ☐ Mobile home residence

d ☐ Apartment building (6 units or less) No. of units: _____

e ☐ Apartment building (over 6 units) No. of units: _____

f ☐ Office

g ☐ Retail establishment

h ☐ Commercial building (specify): _____

i ☐ Industrial building

j ☐ Farm

k ☐ Other (specify): _____

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change: _____

Demolition/damage Additions Major remodeling
 New construction Other (specify): _____

10 Identify only the items that apply to this sale.

- 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 ☐ Short sale
- h ☐ Bank REO (real estate owned)
- i ☐ Auction sale
- j ☐ Seller/buyer is a relocation company
- k ☐ Seller/buyer is a financial institution or government agency
- l ☐ Buyer is a real estate investment trust
- m ☐ Buyer is a pension fund
- n ☐ Buyer is an adjacent property owner
- o ☐ Buyer is exercising an option to purchase
- p ☐ Trade of property (simultaneous)
- q ☐ Sale-leaseback
- r ☐ Other (specify): _____
- s ☐ Homestead exemptions on most recent tax bill:

1 General/Alternative	0.00
2 Senior Citizens	0.00
3 Senior Citizens Assessment Freeze	0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration	11	45,000.00
12a Amount of personal property included in the purchase	12a	0.00



Declaration ID: 20250407947300
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01103

12b	Was the value of a mobile home included on Line 12a?	12b	Yes	X	No
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13			45,000.00
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			0.00
15	Outstanding mortgage amount to which the transferred real property remains subject	15			0.00
16	If this transfer is exempt, identify the provision.	16	b	k	m
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17			45,000.00
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18			90.00
19	Illinois tax stamps — multiply Line 18 by 0.50.	19			45.00
20	County tax stamps — multiply Line 18 by 0.25.	20			22.50
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21			67.50

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

COMMENCING AT THE SOUTHWEST CORNER OF SECTION 16 IN TOWNSHIP 5 SOUTH, RANGE 6 WEST OF THE THIRD PRINCIPAL MERIDIAN, RANDOLPH COUNTY, ILLINOIS, AT A POINT ON THE CENTER LINE OF THE SPARTA AND EVANSVILLE ROAD; THENCE EAST ALONG THE CENTER LINE OF SAID ROAD A DISTANCE OF 425 FEET; THENCE NORTH 30 FEET TO THE NORTH RIGHT-OF-WAY OF SAID ROAD, THE PLACE OF BEGINNING OF THE LAND HEREIN DESCRIBED; THENCE FROM SAID POINT OF BEGINNING, NORTH 90 FEET; THENCE EAST 120 FEET; THENCE SOUTH 90 FEET TO THE NORTH RIGHT-OF-WAY LINE OF SAID EVANSVILLE-SPARTA ROAD; THENCE WEST 120 FEET TO THE PLACE OF BEGINNING, SAID TRACT BEING A PART OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 16 IN TOWNSHIP 5 SOUTH, RANGE 6 WEST OF THE THIRD PRINCIPAL MERIDIAN, RANDOLPH COUNTY, ILLINOIS.

SUBJECT TO ALL PUBLIC AND PRIVATE ROADWAYS AND EASEMENTS AS NOW LOCATED AND ALSO SUBJECT TO ALL ZONING LAWS, COVENANTS, BUILDING AND SET-BACK LINES AND RESTRICTIONS OF RECORD.

09-16-352-003

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

RICHARD AND LISA ZWEIGART

Seller's or trustee's name _____ Seller's trust number (if applicable - not an SSN or FEIN) _____
1701 SPRING ST _____ EVANSVILLE _____ IL _____ 62242-1927
Street address (after sale) _____ City _____ State _____ ZIP _____
618-317-1559 _____ USA _____
Seller's daytime phone _____ Phone extension _____ Country _____

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

BRADLEY S. AND BRENDA M. CHANDLER

Buyer's or trustee's name _____ Buyer's trust number (if applicable - not an SSN or FEIN) _____
PO BOX 67 _____ HECKER _____ IL _____ 62248-0067
Street address (after sale) _____ City _____ State _____ ZIP _____
618-791-3289 _____ USA _____
Buyer's daytime phone _____ Phone extension _____ Country _____

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.



Declaration ID: 20250407947300
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01103

Mail tax bill to:

BRADLEY S. AND BRENDA M. PO BOX 67 HECKER IL 62248-0067
Name of company Street address City State ZIP

Preparer Information

REBECCA COOPER - COOPER & LIEFER LAW OFFICES

Preparer and company name Preparer's file number (if applicable) Escrow number (if applicable)
205 E MARKET ST RED BUD IL 62278-1525
Street address City State ZIP
cooperlieferlaw@gmail.com 618-282-3866 USA
Preparer's email address (if available) Preparer's daytime phone Phone extension Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer					
1	079	36	R		
	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				
Illinois Department of Revenue Use			Tab number		



PTAX-203

Illinois Real Estate Transfer Declaration

2025R01105

MELANIE L. JOHNSON CLERK & RECORDER
RANDOLPH COUNTY, ILLINOIS

AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
STATE STAMP FEE	310.00
COUNTY STAMP FEE	155.00
RHSPC	18.00
RECORDERS DOCUMENT STORAGE	3.66
Total:	545.00

Step 1: Identify the property and sale information.

1 ZACHARY LANE

Street address of property (or 911 address, if available)

KASKASKIA

63775-0000

City or village

ZIP

T7S R7W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

12-018-021-00

39.29

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument:

4/16/2025

Date

5 Type of instrument (Mark with an "X."): X Warranty deed

Quit claim deed

Executor deed

Trustee deed

Beneficial interest

Other (specify):

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

7 X Yes No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

a X X Land/lot only

b Residence (single-family, condominium, townhome, or duplex)

c Mobile home residence

d Apartment building (6 units or less) No. of units:

e Apartment building (over 6 units) No. of units:

f Office

g Retail establishment

h Commercial building (specify):

i Industrial building

j Farm

k Other (specify):

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

Demolition/damage Additions Major remodeling
New construction Other (specify):

10 Identify only the items that apply to this sale.

- a Fullfillment 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 Short sale
- h Bank REO (real estate owned)
- i Auction sale
- j Seller/buyer is a relocation company
- k Seller/buyer is a financial institution or government agency
- l Buyer is a real estate investment trust
- m Buyer is a pension fund
- n Buyer is an adjacent property owner
- o Buyer is exercising an option to purchase
- p Trade of property (simultaneous)
- q Sale-leaseback
- r Other (specify):
- s Homestead exemptions on most recent tax bill:
 - 1 General/Alternative 0.00
 - 2 Senior Citizens 0.00
 - 3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration 310,000.00
12a Amount of personal property included in the purchase 0.00



Declaration ID: 20250407951768
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01105

ILLINOIS BY DEED RECORDED AS DOCUMENT NO. 2016R01520 IN THE RANDOLPH COUNTY ILLINOIS LAND RECORDS AND BEING THE SOUTHWEST LINE OF AFORESAID LOT 62; THENCE NORTH 19° 50' 39" WEST ALONG SAID NORTHEAST LINE OF ZACHARY LANE, AND BEING SAID SOUTHWEST LINE OF SAID LOT 62, A DISTANCE OF 1057.03 FEET TO THE NORTHWEST CORNER OF SAID LOT 62, FROM WHICH AN IRON PIN BEARS NORTH 56° 57' 49" WEST A DISTANCE OF 31.46 FEET; THENCE NORTH 70° 25' 01" EAST ALONG THE NORTHWEST LINE OF SAID LOT 62 A DISTANCE OF 1316.83 FEET TO NORTHEAST CORNER OF SAID LOT 62, FROM WHICH AN IRON PIN BEARS NORTH 19° 50' 39" WEST A DISTANCE OF 25.00 FEET; THENCE SOUTH 19° 50' 3" EAST ALONG THE NORTHEAST LINE OF SAID LOT 62 A DISTANCE OF 352.79 FEET TO THE MOST NORTHERN CORNER OF THE AFORESAID KASKASKIA ISLAND DRAINAGE AND LEVEE DISTRICT TRACT, FROM WHICH AN IRON PIN BEARS SOUTH 19° 50' 39" EAST A DISTANCE OF 50.00 FEET; THENCE SOUTH 42° 13' 17" WEST ALONG THE NORTHWEST LINE OF SAID KASKASKIA ISLAND DRAINAGE AND LEVEE DISTRICT TRACT A DISTANCE OF 1490.48 FEET TO THE BEGINNING CONTAINING 21.31 ACRES AND SUBJECT TO ANY EASEMENTS, RESERVATIONS OR RESTRICTIONS ON RECORD OR NOW IN EFFECT. THIS DESCRIPTION IS BASED ON A SURVEY PERFORMED BY ZAHNER AND ASSOCIATES, INC., COMPLETED FEBRUARY, 2018.

AND ALSO EXCEPTING: THAT PART CONVEYED BY WARRANTY DEED DATED MARCH 20, 2018 AND RECORDED MAY 11, 2018 AS DOCUMENT NO. 2018R01428, AND IS MORE PARTICULARLY DESCRIBED AS FOLLOWS: A TRACT OF LAND SITUATED IN THE COUNTY OF RANDOLPH AND STATE OF ILLINOIS, LYING IN PART OF THE PART OF THE WEST HALF OF LOT 63 IN SURVEY NO. 4 OF THE COMMON LANDS OF THE ISLAND OF KASKASKIA, TOWNSHIP 7 SOUTH, RANGE 7 WEST OF THE THIRD PRINCIPAL MERIDIAN, RANDOLPH COUNTY, ILLINOIS, BEING PART OF THE LANDS CONVEYED TO THE RONALD KUEKER REVOCABLE TRUST DATED MAY 15, 2006, THE DENNIS P. KUEKER REVOCABLE TRUST DATED MAY 15, 2006, AND THE DALE R. KUEKER REVOCABLE TRUST DATED MAY 15, 2006 AS DESCRIBED IN DOCUMENT NO. 2017R00884 OF THE LAND RECORDS OF SAID RANDOLPH COUNTY, ILLINOIS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A FOUND 5/8 INCH IRON ROD BY PLS 0350003238 MARKING THE SOUTHEAST CORNER OF SAID LOT 63; THENCE ALONG THE WESTERN RIGHT-OF-WAY LINE OF A 50 FOOT WIDE LANE, NORTH 19°50'28" WEST A DISTANCE OF 1,322.40 FEET TO A SET 5/8 INCH IRON ROD MARKING THE NORTHEAST CORNER OF SAID LOT 63; THENCE ALONG THE SOUTHERN RIGHT-OF-WAY LINE OF A 50 FOOT WIDE LANE, SOUTH 70°08'16" WEST A DISTANCE OF 659.95 FEET TO A SET 5/8 INCH IRON ROD MARKING THE TRUE POINT OF BEGINNING OF THE TRACT HEREIN DESCRIBED; THENCE LEAVING SAID SOUTHERN RIGHT-OF-WAY LINE OF THE 50 FOOT WIDE LANE ALONG THE NORTH-SOUTH CENTERLINE OF SAID LOT 63; SOUTH 19°50'28" EAST A DISTANCE OF 990.07 FEET TO A SET 5/8 INCH IRON ROD; THENCE LEAVING SAID NORTH-SOUTH CENTERLINE OF LOT 63, SOUTH 70°08'16" WEST A DISTANCE OF 659.95 FEET TO A 5/8 INCH IRON ROD SET ON THE EASTERN LINE OF LOT 64 OF SAID SURVEY NO. 4 OF THE COMMON LANDS OF THE ISLAND OF KASKASKIA; THENCE ALONG SAID EASTERN LINE OF LOT 64, NORTH 19°50'28" WEST A DISTANCE OF 990.07 FEET TO A SET 5/8 INCH IRON ROD MARKING THE NORTHEAST CORNER OF SAID LOT 64, SAID NORTHEAST CORNER BEING ON SAID SOUTHERN RIGHT-OF-WAY LINE OF THE 50 FOOT WIDE LANE; THENCE LEAVING SAID EASTERN LINE OF LOT 64 ALONG SAID SOUTHERN RIGHT-OF-WAY LINE OF THE 50 FOOT WIDE LANE, NORTH 70°08'16" EAST A DISTANCE OF 659.95 FEET TO THE POINT OF BEGINNING. CONTAINING 15.000 ACRES, ACCORDING TO THE PLS 035003666 DATED MARCH 5, 2018.

SUBJECT TO ALL PUBLIC AND PRIVATE ROADWAYS AND EASEMENTS AS NOW LOCATED AND ALSO SUBJECT TO ALL ZONING LAWS, COVENANTS, BUILDING AND SET-BACK LINES AND RESTRICTIONS OF RECORD.

17-21-376-009

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

DENNIS P. KUEKER, TRUSTEE

Seller's or trustee's name

Seller's trust number (if applicable - not an SSN or FEIN)

992 PCR 910

Street address (after sale)

PERRYVILLE

City

MO

State

63775-6135

ZIP

573-513-6138

Seller's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

CARL ROSE FARMS, LLC



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 8573 VALLEY STEEL
Street address of property (or 911 address, if available)
SPARTA 62286-0000
City or village ZIP
T5S R5W
Township

2 Enter the total number of parcels to be transferred. 2
3 Enter the primary parcel identifying number and lot size or acreage

Primary PIN	Lot size or acreage	Unit	No Split Parcel
02-064-007-00	0.33	Acres	No

4 Date of instrument: 4/7/2025
Date

5 Type of instrument (Mark with an "X."): ☒ Warranty deed
☐ Quit claim deed ☐ Executor deed ☐ Trustee deed
☐ Beneficial interest ☐ Other (specify):

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

7 ☐ Yes ☒ No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

- a ☒ ☒ Land/lot only
b ☐ Residence (single-family, condominium, townhome, or duplex)
c ☐ Mobile home residence
d ☐ Apartment building (6 units or less) No. of units: _____
e ☐ Apartment building (over 6 units) No. of units: _____
f ☐ Office
g ☐ Retail establishment
h ☐ Commercial building (specify): _____
i ☐ Industrial building
j ☐ Farm
k ☐ Other (specify): _____

AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
STATE STAMP FEE	30.00
COUNTY STAMP FEE	15.00
RHSPC	18.00
RECORDERS DOCUMENT STORAGE	3.66

Total: 125.00

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change: _____

Demolition/damage Additions Major remodeling
New construction Other (specify): _____

10 Identify only the items that apply to this sale.

- 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 ☐ Short sale
h ☐ Bank REO (real estate owned)
i ☐ Auction sale
j ☐ Seller/buyer is a relocation company
k ☐ Seller/buyer is a financial institution or government agency
l ☐ Buyer is a real estate investment trust
m ☐ Buyer is a pension fund
n ☐ Buyer is an adjacent property owner
o ☐ Buyer is exercising an option to purchase
p ☐ Trade of property (simultaneous)
q ☐ Sale-leaseback
r ☐ Other (specify): _____
s ☐ Homestead exemptions on most recent tax bill:
1 General/Alternative 0.00
2 Senior Citizens 0.00
3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration	11	30,000.00
12a Amount of personal property included in the purchase	12a	0.00



Declaration ID: 20250307934083
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01106

12b	Was the value of a mobile home included on Line 12a?	12b	Yes	<input checked="" type="checkbox"/>	No
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13			30,000.00
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			0.00
15	Outstanding mortgage amount to which the transferred real property remains subject	15			0.00
16	If this transfer is exempt, identify the provision.	16	b	k	m
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17			30,000.00
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18			60.00
19	Illinois tax stamps — multiply Line 18 by 0.50.	19			30.00
20	County tax stamps — multiply Line 18 by 0.25.	20			15.00
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21			45.00

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

PARCEL 1:

LOTS 1 AND 2 IN BLOCK 9 OF ORIGINAL PLAT OF THE TOWN OF EDEN, IN RANDOLPH COUNTY, ILLINOIS, AS SHOWN BY PLAT RECORDED MARCH 1, 1880, IN PLAT BOOK "A" AT PAGE 59 IN THE RECORDER'S OFFICE, RANDOLPH COUNTY, ILLINOIS, EXCEPT COAL UNDERLYING, TOGETHER WITH THE RIGHT TO MINE AND REMOVE THE SAME, AND SUBJECT TO ALL OTHER RIGHTS AND EASEMENTS IN FAVOR OF THE OWNER OF THE MINERAL ESTATE OR OF ANY PARTY CLAIMING BY, THROUGH, OR UNDER SAID ESTATE.

PARCEL 2:

LOTS 3, 4, AND 5 IN BLOCK 9 IN THE VILLAGE OF EDEN, RANDOLPH COUNTY, ILLINOIS, AS SHOWN BY PLAT RECORDED MARCH 1, 1880, IN PLAT BOOK "A" AT PAGE 59 IN THE RECORDER'S OFFICE, RANDOLPH COUNTY, ILLINOIS, EXCEPT COAL UNDERLYING, TOGETHER WITH THE RIGHT TO MINE AND REMOVE THE SAME, AND SUBJECT TO ALL OTHER RIGHTS AND EASEMENTS IN FAVOR OF THE OWNER OF THE MINERAL ESTATE OR OF ANY PARTY CLAIMING BY, THROUGH, OR UNDER SAID ESTATE.

10-05-378-001; 10-05-454-001

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

ROBERT NEAL JOHNSON

Seller's or trustee's name

Seller's trust number (if applicable - not an SSN or FEIN)

548 ROSE OF SHARON RD

Street address (after sale)

CUTLER

City

IL

State

62238-1100

ZIP

618-443-8931

Seller's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

ASHLEY J. JOHNSON

Buyer's or trustee's name

Buyer's trust number (if applicable - not an SSN or FEIN)

388 TULIP RD

Street address (after sale)

COULTERVILLE

City

IL

State

62237-3613

ZIP

618-317-0774

Buyer's daytime phone

Phone extension

USA

Country



Declaration ID: 20250307934083
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025 R01106

Additional parcel identifying numbers and lot sizes or acreage

Property index number (PIN)	Lot size or acreage	Unit	Split Parcel?
02-064-008-00	0.47	Acres	No

Personal Property Table



Declaration ID: 20250307934083
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01106

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:

ASHLEY J. JOHNSON 388 TULIP RD COULTERVILLE IL 62237-3613
Name or company Street address City State ZIP

USA
Country

Preparer Information

DON PAUL KOENEMAN - KOENEMAN

Preparer and company name Preparer's file number (if applicable) Escrow number (if applicable)
609 STATE ST CHESTER IL 62233-1635
Street address City State ZIP
kandklaw@frontier.com 618-826-4561 USA
Preparer's email address (if available) Preparer's daytime phone Phone extension Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 35 R
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 2024
4 Does the sale involve a mobile home assessed as real estate? Yes No
5 Comments

Illinois Department of Revenue Use

Tab number



RECORDED

04/23/2025 08:42 AM Pages: 5

2025R01121

MELANIE L. JOHNSON CLERK & RECORDER
RANDOLPH COUNTY, ILLINOIS

PTAX-203

Illinois Real Estate
Transfer Declaration

Step 1: Identify the property and sale information.

1 10327 CHERIDAN RD

Street address of property (or 911 address, if available)

BALDWIN

62217-0000

City or village

ZIP

T4S R6W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

05-016-001-00

6.3

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel4 Date of instrument: 4/11/2025
Date5 Type of instrument (Mark with an "X."): _____ Warranty deed
_____ Quit claim deed _____ Executor deed ☒ Trustee deed
_____ Beneficial interest _____ Other (specify):6 ☐ Yes ☒ No Will the property be the buyer's principal residence?7 ☒ Yes ☐ No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

- a ☒ ☒ Land/lot only
b _____ Residence (single-family, condominium, townhome, or duplex)
c _____ Mobile home residence
d _____ Apartment building (6 units or less) No. of units: _____
e _____ Apartment building (over 6 units) No. of units: _____
f _____ Office
g _____ Retail establishment
h _____ Commercial building (specify):
i _____ Industrial building
j _____ Farm
k _____ Other (specify):

9 Identify any significant physical changes in the property since
January 1 of the previous year and enter the date of the
change. Date of significant change: _____

_____ Demolition/damage _____ Additions _____ Major remodeling
_____ New construction _____ Other (specify):

10 Identify only the items that apply to this sale.

- 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 _____ Short sale
h _____ Bank REO (real estate owned)
i _____ Auction sale
j _____ Seller/buyer is a relocation company
k _____ Seller/buyer is a financial institution or government
agency
l _____ Buyer is a real estate investment trust
m _____ Buyer is a pension fund
n _____ Buyer is an adjacent property owner
o _____ Buyer is exercising an option to purchase
p _____ Trade of property (simultaneous)
q _____ Sale-leaseback
r _____ Other (specify):
s _____ Homestead exemptions on most recent tax bill:
1 General/Alternative 0.00
2 Senior Citizens 0.00
3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration 11 52,000.00
12a Amount of personal property included in the purchase 12a 0.00



Declaration ID: 20250407952769
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01121

KEVIN MUENCH 5936 EDGEWOOD RD RED BUD IL 62278-4818
Name or company Street address City State ZIP

Preparer Information

REBECCA COOPER - COOPER & LIEFER LAW OFFICES

Preparer and company name Preparer's file number (if applicable) Escrow number (if applicable)
205 E MARKET ST RED BUD IL 62278-1525
Street address City State ZIP
cooperlieferlaw@gmail.com 618-282-3866 USA
Preparer's email address (if available) Preparer's daytime phone Phone extension Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 32 F
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 2024
4 Does the sale involve a mobile home assessed as real estate? _____ Yes ☒ No
5 Comments

Illinois Department of Revenue Use

Tab number



Declaration ID: 20250407952769

Status: Closing Completed

Documnet No.: Not Recorded

State/County Stamp: Not Issued

2025R01121

Additional Sellers Information

Seller's name	Seller's address (after sale)	City	State	ZIP	Seller's phone	Country
JOHN CHARTRAND, SR	4141 HORSE CREED RD	RED BUD	IL	622780000	6189739302	USA

Additional Buyers Information

Buyer's name	Buyer's address (after sale)	City	State	ZIP	Buyer's phone	Country
CONNIE MUENCH	5936 EDGEWOOD RD	RED BUD	IL	622780000	6183630719	USA



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 107 E. JENKINS

Street address of property (or 911 address, if available)

STEELEVILLE

62288-0000

City or village

ZIP

T6S R5W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

17-017-003-00

0.17

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument: 3/29/2025
Date

5 Type of instrument (Mark with an "X."): X Warranty deed

Quit claim deed

Executor deed

Trustee deed

Beneficial interest

Other (specify):

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

7 Yes X No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

a X X Land/lot only

b Residence (single-family, condominium, townhome, or duplex)

c Mobile home residence

d Apartment building (6 units or less) No. of units:

e Apartment building (over 6 units) No. of units:

f Office

g Retail establishment

h Commercial building (specify):

i Industrial building

j Farm

k Other (specify):

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

 Demolition/damage Additions Major remodeling
 New construction Other (specify):

10 Identify only the items that apply to this sale.

- 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 Short sale
- h Bank REO (real estate owned)
- i Auction sale
- j Seller/buyer is a relocation company
- k Seller/buyer is a financial institution or government agency
- l Buyer is a real estate investment trust
- m Buyer is a pension fund
- n Buyer is an adjacent property owner
- o Buyer is exercising an option to purchase
- p Trade of property (simultaneous)
- q Sale-leaseback
- r Other (specify):
- s Homestead exemptions on most recent tax bill:
 - 1 General/Alternative 0.00
 - 2 Senior Citizens 0.00
 - 3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration

11 5,000.00

12a Amount of personal property included in the purchase

12a 0.00



Declaration ID: 20250307930023

Status: Closing Completed

Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01122

12b Was the value of a mobile home included on Line 12a?	12b	Yes	<u>X</u> No
13 Subtract Line 12a from Line 11. This is the net consideration for real property	13		5,000.00
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		0.00
15 Outstanding mortgage amount to which the transferred real property remains subject	15		0.00
16 If this transfer is exempt, identify the provision.	16	b	k m
17 Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17		5,000.00
18 Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18		10.00
19 Illinois tax stamps — multiply Line 18 by 0.50.	19		5.00
20 County tax stamps — multiply Line 18 by 0.25.	20		2.50
21 Add Lines 19 and 20. This is the total amount of transfer tax due	21		7.50

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

LOT 1 IN BLOCK 3 IN MORRIS AND JENKINS ADDITION TO THE VILLAGE OF STEELEVILLE, RANDOLPH COUNTY, ILLINOIS, AS SHOWN BY PLAT DATED SEPTEMBER 17, 1872, AND RECORDED MARCH 26, 1873, IN PLAT BOOK "C" AT PAGE 103, RECORDER'S OFFICE, RANDOLPH COUNTY, ILLINOIS.

15-16-206-011**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

BEVERLY PALLASCH

Seller's or trustee's name

Seller's trust number (if applicable - not an SSN or FEIN)

1002 N SPARTA ST
Street address (after sale)STEELEVILLE
CityIL
State62288-1235
ZIP314-341-4668
Seller's daytime phone

Phone extension

USA
Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

MICHAEL JAMES

Buyer's or trustee's name

Buyer's trust number (if applicable - not an SSN or FEIN)

202 E 1ST ST
Street address (after sale)STEELEVILLE
CityIL
State62288-1210
ZIP618-615-5521
Buyer's daytime phone

Phone extension

USA
Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:MICHAEL JAMES
Name or company202 E 1ST ST
Street addressSTEELEVILLE
CityIL
State62288-1210
ZIP**Preparer Information**USA
Country



Declaration ID: 20250307930023
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01122

GAIL KIMMICH, ARBEITER LAW OFFICES

Preparer and company name	Preparer's file number (if applicable)	Escrow number (if applicable)
1019 STATE ST	CHESTER	IL 62233-1657
Street address	City	State ZIP
rwa@arbeiterlaw.com	618-826-2369	USA
Preparer's email address (if available)	Preparer's daytime phone	Phone extension Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 41 R
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 2024
4 Does the sale involve a mobile home assessed as real estate? ____ Yes ☒ No
5 Comments

Illinois Department of Revenue Use

Tab number



Declaration ID: 20250307930023

Status: Closing Completed

Documnet No.: Not Recorded

State/County Stamp: Not Issued

2025R01122

Additional Sellers Information

Seller's name	Seller's address (after sale)	City	State	ZIP	Seller's phone	Country
DENISE D. LEWIS		MONCKS CORNER				
STEVEN L. FRICKE		PORTSMOUTH, VA				
BONNIE M. BARBER		HAZELWOOD, MO				
LANONIE A. DORF		TILDEN, IL				

Additional Buyers Information

Buyer's name	Buyer's address (after sale)	City	State	ZIP	Buyer's phone	Country
PEGGY JAMES	202 EAST 1ST STREET	STEELEVILLE	IL	622880000	6186155521	USA



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 407 E MAIN ST

Street address of property (or 911 address, if available)

STEELEVILLE

62288-0000

City or village

ZIP

T6S R5W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

17-001-007-00

0.22

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument:

4/18/2025

Date

5 Type of instrument (Mark with an "X."): ☒ Warranty deed

☐ Quit claim deed

☐ Executor deed

☐ Trustee deed

☐ Beneficial interest

☐ Other (specify):

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

7 ☒ Yes ☐ No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

a ☐ Land/lot only

b ☒ ☒ Residence (single-family, condominium, townhome, or duplex)

c ☐ Mobile home residence

d ☐ Apartment building (6 units or less) No. of units: _____

e ☐ Apartment building (over 6 units) No. of units: _____

f ☐ Office

g ☐ Retail establishment

h ☐ Commercial building (specify): _____

i ☐ Industrial building

j ☐ Farm

k ☐ Other (specify): _____

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change: _____

☐ Demolition/damage

☐ Additions

☐ Major remodeling

☐ New construction

☐ Other (specify): _____

10 Identify only the items that apply to this sale.

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 ☐ Short sale

h ☐ Bank REO (real estate owned)

i ☐ Auction sale

j ☐ Seller/buyer is a relocation company

k ☐ Seller/buyer is a financial institution or government agency

l ☐ Buyer is a real estate investment trust

m ☐ Buyer is a pension fund

n ☐ Buyer is an adjacent property owner

o ☐ Buyer is exercising an option to purchase

p ☐ Trade of property (simultaneous)

q ☐ Sale-leaseback

r ☐ Other (specify): _____

s ☐ Homestead exemptions on most recent tax bill:

1 General/Alternative 0.00

2 Senior Citizens 0.00

3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration

11 185,000.00

12a Amount of personal property included in the purchase

12a 0.00



Declaration ID: 20250307936192
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025 R01131

12b	Was the value of a mobile home included on Line 12a?	12b	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13	185,000.00
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	0.00
15	Outstanding mortgage amount to which the transferred real property remains subject	15	0.00
16	If this transfer is exempt, identify the provision.	16	b <input type="checkbox"/> k <input type="checkbox"/> m <input type="checkbox"/>
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17	185,000.00
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18	370.00
19	Illinois tax stamps — multiply Line 18 by 0.50.	19	185.00
20	County tax stamps — multiply Line 18 by 0.25.	20	92.50
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21	277.50

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

LOTS 1 AND 8 IN BLOCK 3 IN THE VILLAGE OF STEELEVILLE, FORMERLY GEORGETOWN, RANDOLPH COUNTY, ILLINOIS, AS SHOWN BY PLAT DATED MAY 16, 1836, RECORDED AUGUST 5, 1836, IN PLAT BOOK "A" AT PAGES 5 1/2 AND 6 OF THE RECORDS OF RANDOLPH COUNTY, ILLINOIS.

15-16-260-004

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

OLIVIA R. EDWARDS

Seller's or trustee's name

Seller's trust number (if applicable - not an SSN or FEIN)

10256 PINE CREST RD

Street address (after sale)

RED BUD

City

IL

State

62278-4438

ZIP

618-317-5183

Seller's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

CLARA JEAN RICHMOND

Buyer's or trustee's name

Buyer's trust number (if applicable - not an SSN or FEIN)

407 E MAIN ST

Street address (after sale)

STEELEVILLE

City

IL

State

62288-1624

ZIP

618-317-1379

Buyer's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:

CLARA JEAN RICHMOND

Name or company

407 E MAIN ST

Street address

STEELEVILLE

City

IL

State

62288-1624

ZIP

USA

Country

Preparer Information



Declaration ID: 20250307936192
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01131

SW - ARBEITER LAW OFFICES

Preparer and company name

1019 STATE ST

Street address

rwa@arbeiterlaw.com

Preparer's email address (if available)

Preparer's file number (if applicable)

CHESTER

City

618-826-2369

Preparer's daytime phone

Escrow number (if applicable)

IL

State

62233-1657

ZIP

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Identify any required documents submitted with this form. (Mark with an "X.")

Extended legal description

Form PTAX-203-A

Itemized list of personal property

Form PTAX-203-B

To be completed by the Chief County Assessment Officer

1 079 41 R
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 2024

4 Does the sale involve a mobile home assessed as real estate? Yes No ☒

5 Comments

Illinois Department of Revenue Use

Tab number



Declaration ID: 20250307936192

Status: Closing Completed

State/County Stamp: Not Issued

Documnet No.: Not Recorded

2025 R01131

Additional Sellers Information

Seller's name	Seller's address (after sale)	City	State	ZIP	Seller's phone	Country
JOANNE L. EDWARDS	401 CRESTVIEW	STEELEVILLE	IL	622880000		USA

Additional Buyers Information



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 215 DIXIE

Street address of property (or 911 address, if available)

CHESTER

62233-0000

City or village

ZIP

T7S R6W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

18-180-009-00

0.17

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument: 4/23/2025
Date

5 Type of instrument (Mark with an "X."): X Warranty deed

Quit claim deed

Executor deed

Trustee deed

Beneficial interest

Other (specify):

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

7 X Yes No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

a Land/lot only

b X X Residence (single-family, condominium, townhome, or duplex)

c Mobile home residence

d Apartment building (6 units or less) No. of units:

e Apartment building (over 6 units) No. of units:

f Office

g Retail establishment

h Commercial building (specify):

i Industrial building

j Farm

k Other (specify):

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

 Demolition/damage Additions Major remodeling
 New construction Other (specify):

10 Identify only the items that apply to this sale.

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 Short sale

h Bank REO (real estate owned)

i Auction sale

j Seller/buyer is a relocation company

k Seller/buyer is a financial institution or government agency

l Buyer is a real estate investment trust

m Buyer is a pension fund

n Buyer is an adjacent property owner

o Buyer is exercising an option to purchase

p Trade of property (simultaneous)

q Sale-leaseback

r Other (specify):

s X Homestead exemptions on most recent tax bill:

1 General/Alternative	6,000.00
2 Senior Citizens	0.00
3 Senior Citizens Assessment Freeze	0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration	11	190,000.00
12a Amount of personal property included in the purchase	12a	0.00



Declaration ID: 20250407950014
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01145

12b	Was the value of a mobile home included on Line 12a?	12b	Yes	X	No
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13			190,000.00
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			0.00
15	Outstanding mortgage amount to which the transferred real property remains subject	15			0.00
16	If this transfer is exempt, identify the provision.	16	b	k	m
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17			190,000.00
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18			380.00
19	Illinois tax stamps — multiply Line 18 by 0.50.	19			190.00
20	County tax stamps — multiply Line 18 by 0.25.	20			95.00
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21			285.00

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

LOT 3 OF AMELIA M. DOUGLAS FIRST SUBDIVISION TO CHESTER, RANDOLPH COUNTY, ILLINOIS, AS SAME IS FOUND RECORDED IN PLAT RECORD "H" AT PAGE 42 IN THE RECORDER'S OFFICE, RANDOLPH COUNTY, ILLINOIS.

18-18-201-011

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

JAELEE R. STEVENS

Seller's or trustee's name

Seller's trust number (if applicable - not an SSN or FEIN)

505 S SAINT LOUIS ST

Street address (after sale)

SPARTA

City

IL

State

62286-1729

ZIP

618-615-6162

Seller's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

ALYSE VASQUEZ

Buyer's or trustee's name

Buyer's trust number (if applicable - not an SSN or FEIN)

10885 COUNTY FARM RD

Street address (after sale)

CHESTER

City

IL

State

62233-2437

ZIP

618-615-6270

Buyer's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:

ALYSE VASQUEZ

Name or company

10885 COUNTY FARM RD

Street address

CHESTER

City

IL

State

62233-2437

ZIP

USA

Country

Preparer Information

SW - ARBEITER LAW OFFICES



Declaration ID: 20250407950014
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01145

Preparer and company name	Preparer's file number (if applicable)	Escrow number (if applicable)	
1019 STATE ST	CHESTER	IL	62233-1657
Street address	City	State	ZIP
rwa@arbeiterlaw.com	618-826-2369	USA	
Preparer's email address (if available)	Preparer's daytime phone	Phone extension	Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer	
1 <u>079 47 R</u> County Township Class Cook-Minor Code 1 Code 2	3 Year prior to sale <u>2024</u>
2 Board of Review's final assessed value for the assessment year prior to the year of sale.	4 Does the sale involve a mobile home assessed as real estate? _____ Yes <input checked="" type="checkbox"/> No
Land _____ Buildings _____ Total _____	5 Comments
Illinois Department of Revenue Use	Tab number



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 THIRD STREET

Street address of property (or 911 address, if available)

CHESTER

62233-0000

City or village

ZIP

T7S R7W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

18-002-008-00

135 x 135

Dimensions

Yes

Primary PIN

Lot size or
acreage

Unit

Split

Parcel

4 Date of instrument: 4/21/2025

Date

5 Type of instrument (Mark with an "X."): Warranty deed

X Quit claim deed

Executor deed

Trustee deed

Beneficial interest

Other (specify):

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

7 Yes X No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

a X X Land/lot only

b Residence (single-family, condominium, townhome, or duplex)

c Mobile home residence

d Apartment building (6 units or less) No. of units: _____

e Apartment building (over 6 units) No. of units: _____

f Office

g Retail establishment

h Commercial building (specify):

i Industrial building

j Farm

k Other (specify):

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change: _____

Date

Demolition/damage

Additions

Major remodeling

New construction

Other (specify):

10 Identify only the items that apply to this sale.

a Fullfillment 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 Short sale

h Bank REO (real estate owned)

i Auction sale

j Seller/buyer is a relocation company

k Seller/buyer is a financial institution or government agency

l Buyer is a real estate investment trust

m Buyer is a pension fund

n X Buyer is an adjacent property owner

o Buyer is exercising an option to purchase

p Trade of property (simultaneous)

q Sale-leaseback

r Other (specify):

s Homestead exemptions on most recent tax bill:

1 General/Alternative 0.00

2 Senior Citizens 0.00

3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration

11 4,000.00

12a Amount of personal property included in the purchase

12a 0.00



Declaration ID: 20250407961761
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01147

12b	Was the value of a mobile home included on Line 12a?	12b	Yes	X	No
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13			4,000.00
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			0.00
15	Outstanding mortgage amount to which the transferred real property remains subject	15			0.00
16	If this transfer is exempt, identify the provision.	16	b	k	m
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17			4,000.00
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18			8.00
19	Illinois tax stamps — multiply Line 18 by 0.50.	19			4.00
20	County tax stamps — multiply Line 18 by 0.25.	20			2.00
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21			6.00

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

THE WEST 135 FEET OF EVEN WIDTH OF LOT SEVENTY-EIGHT (78) IN SMITH'S SURVEY TO THE CITY OF CHESTER, ILLINOIS.

SUBJECT TO ALL PUBLIC AND PRIVATE ROADWAYS AND EASEMENTS AS NOW LOCATED AND ALSO SUBJECT TO ALL ZONING LAWS, COVENANTS, BUILDING AND SET-BACK LINES AND RESTRICTIONS OF RECORD.

17-24-

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

MARILYN SCHICKER

Seller's or trustee's name

Seller's trust number (if applicable - not an SSN or FEIN)

203 BEARE ST
Street address (after sale)

ELLIS GROVE
City

IL
State

62241-0000
ZIP

618-826-2515
Seller's daytime phone

Phone extension

USA
Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

MICHAEL D FOGERSON PAMELA B FOGERSON

Buyer's or trustee's name

Buyer's trust number (if applicable - not an SSN or FEIN)

706 STATE ST
Street address (after sale)

CHESTER
City

IL
State

62233-1636
ZIP

618-812-2933
Buyer's daytime phone

Phone extension

USA
Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:

MICHAEL D FOGERSON PAMELA B
Name of company

706 STATE ST
Street address

CHESTER
City

IL
State

62233-1636
ZIP

USA
Country

Preparer Information



Declaration ID: 20250407961761
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01147

REBECCA COOPER - COOPER & LIEFER LAW OFFICES

Preparer and company name	Preparer's file number (if applicable)	Escrow number (if applicable)
205 E MARKET ST	RED BUD	IL 62278-1525
Street address	City	State ZIP
cooperlieferlaw@gmail.com	618-282-3866	USA
Preparer's email address (if available)	Preparer's daytime phone	Phone extension Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 48 R 01
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 2024
4 Does the sale involve a mobile home assessed as real estate? Yes No
5 Comments

Illinois Department of Revenue Use

Tab number

AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
STATE STAMP FEE	160.00
COUNTY STAMP FEE	99.00
RHSPC	18.00
RECORDERS DOCUMENT STORAGE	3.66

Total: 320.00



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 104 E FOURTH

Street address of property (or 911 address, if available)

SPARTA

62286-0000

City or village

ZIP

T5S R5W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

19-128-013-00

93' X 160'

Dimensions

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument: 4/25/2025
Date

5 Type of instrument (Mark with an "X."): ☒ Warranty deed
☐ Quit claim deed ☐ Executor deed ☐ Trustee deed
☐ Beneficial interest ☐ Other (specify):

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

7 ☒ Yes ☐ No Was the property advertised for sale?
 (i.e., media, sign, newspaper, realtor)

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

Current Intended

- a ☐ Land/lot only
 b ☒ ☒ Residence (single-family, condominium, townhome, or duplex)
 c ☐ Mobile home residence
 d ☐ Apartment building (6 units or less) No. of units:
 e ☐ Apartment building (over 6 units) No. of units:
 f ☐ Office
 g ☐ Retail establishment
 h ☐ Commercial building (specify):
 i ☐ Industrial building
 j ☐ Farm
 k ☐ Other (specify):

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

Date

☐ Demolition/damage ☐ Additions ☐ Major remodeling
☐ New construction ☐ Other (specify):

10 Identify only the items that apply to this sale.

- 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 ☐ Short sale
 h ☐ Bank REO (real estate owned)
 i ☐ Auction sale
 j ☐ Seller/buyer is a relocation company
 k ☐ Seller/buyer is a financial institution or government agency
 l ☐ Buyer is a real estate investment trust
 m ☐ Buyer is a pension fund
 n ☐ Buyer is an adjacent property owner
 o ☐ Buyer is exercising an option to purchase
 p ☐ Trade of property (simultaneous)
 q ☐ Sale-leaseback
 r ☐ Other (specify):
 s ☒ Homestead exemptions on most recent tax bill:
 1 General/Alternative 6,000.00
 2 Senior Citizens 0.00
 3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration 11 160,000.00
 12a Amount of personal property included in the purchase 12a 0.00

Tab number

4169387

RECORDED



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 703 W BROADWAY

Street address of property (or 911 address, if available)

STEELEVILLE

62288-0000

City or village

ZIP

T6S R5W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

17-013-006-00

1368

Sq. Feet

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument: 4/28/2025

Date

5 Type of instrument (Mark with an "X"): X Warranty deed

Quit claim deed

Executor deed

Trustee deed

Beneficial interest Other (specify):

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

7 X Yes No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

a Land/lot only

b X X Residence (single-family, condominium, townhome, or duplex)

c Mobile home residence

d Apartment building (6 units or less) No. of units:

e Apartment building (over 6 units) No. of units:

f Office

g Retail establishment

h Commercial building (specify):

i Industrial building

j Farm

k Other (specify):

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

 Demolition/damage

 Additions

 Major remodeling

 New construction

 Other (specify):

10 Identify only the items that apply to this sale.

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 Short sale

h Bank REO (real estate owned)

i Auction sale

j Seller/buyer is a relocation company

k Seller/buyer is a financial institution or government agency

l Buyer is a real estate investment trust

m Buyer is a pension fund

n Buyer is an adjacent property owner

o Buyer is exercising an option to purchase

p Trade of property (simultaneous)

q Sale-leaseback

r Other (specify):

s Homestead exemptions on most recent tax bill:

1 General/Alternative 0.00

2 Senior Citizens 0.00

3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration

11 80,000.00

12a Amount of personal property included in the purchase

12a 0.00

2025R01175

12b Was the value of a mobile home included on Line 12a?	12b	Yes	X No
13 Subtract Line 12a from Line 11. This is the net consideration for real property	13		80,000.00
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		0.00
15 Outstanding mortgage amount to which the transferred real property remains subject	15		0.00
16 If this transfer is exempt, identify the provision.	16	b	k m
17 Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17		80,000.00
18 Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18		160.00
19 Illinois tax stamps — multiply Line 18 by 0.50.	19		80.00
20 County tax stamps — multiply Line 18 by 0.25.	20		40.00
21 Add Lines 19 and 20. This is the total amount of transfer tax due	21		120.00

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

TEN FEET OFF THE EAST SIDE OF LOT 3 AND ALL OF LOT 2, EXCEPT 5 FEET OFF THE EAST SIDE, ALL IN BLOCK 2 OF THE ANNA MAESBERG SUBDIVISION OF PART OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 6 SOUTH, RANGE 5 WEST OF THE THIRD PRINCIPAL MERIDIAN, RANDOLPH COUNTY, ILLINOIS, AS SHOWN BY PLAT RECORDED IN PLAT BOOK "G", PAGE 20 IN THE RECORDER'S OFFICE, RANDOLPH COUNTY, ILLINOIS.

LESS AND EXCEPT

LOT ONE (1) AND FIVE (5) FEET OFF THE EAST SIDE OF LOT TWO (2) IN BLOCK TWO (2) OF THE ANNA MAESBERG SUBDIVISION OF PART OF THE SOUTHWEST QUARTER (SW¼) OF THE NORTHWEST QUARTER (NW¼) OF SECTION SIXTEEN (16), TOWNSHIP SIX (6) SOUTH, RANGE FIVE (5) WEST OF THE THIRD PRINCIPAL MERIDIAN, RANDOLPH COUNTY, ILLINOIS, AS PLATTED AND RECORDED IN PLAT BOOK "G", PAGE 20, RECORDER'S OFFICE, RANDOLPH COUNTY, ILLINOIS.

15-16-164-005

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

JAMES P. LOBISCH

Seller's or trustee's name

Seller's trust number (if applicable - not an SSN or FEIN)

806 CHARLES CT
Street address (after sale)

STEELEVILLE
City

IL
State

62288-2329
ZIP

618-708-0084

Seller's daytime phone

Phone extension

USA
Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

TIFFANY CATHCART

Buyer's or trustee's name

Buyer's trust number (if applicable - not an SSN or FEIN)

703 W BROADWAY
Street address (after sale)

STEELEVILLE
City

IL
State

62288-1308
ZIP

309-880-7450

Buyer's daytime phone

Phone extension

USA
Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

2025 R01175

Mail tax bill to:

TIFFANY CATHCART 703 W BROADWAY STEELEVILLE IL 62288-1308
 Name or company Street address City State ZIP

USA
 Country

Preparer Information

PAMELA STAAL - PREMIER TITLE 2025-01203-AM
 Preparer and company name Preparer's file number (if applicable) Escrow number (if applicable)
 1000 JORIE BLVD OAK BROOK IL 60523-2214
 Street address City State ZIP
 pstaal@premier-title.com 708-699-3100 USA
 Preparer's email address (if available) Preparer's daytime phone Phone extension Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 41 R
 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 2024
 4 Does the sale involve a mobile home assessed as real estate? Yes No
 5 Comments

Illinois Department of Revenue Use

Tab number



2025R01178

MELANIE L. JOHNSON CLERK & RECORDER
RANDOLPH COUNTY, ILLINOIS

AUTOMATION FEE	11.19
GIS TREASURER	15.00
GIS COUNTY CLERK FEE	1.00
RECORDING FEE	31.15
STATE STAMP FEE	126.00
COUNTY STAMP FEE	63.00
RHSPC	18.00
RECORDERS DOCUMENT STORAGE	3.66
Total:	269.00



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 717 N ST LOUIS ST

Street address of property (or 911 address, if available)

SPARTA

62286-0000

City or village

ZIP

T5S R6W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

19-075-013-00

0.15

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument: 4/28/2025

Date

5 Type of instrument (Mark with an "X."): X Warranty deed

Quit claim deed

Executor deed

Trustee deed

Beneficial interest

Other (specify):

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

7 X Yes No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

a Land/lot only

b X X Residence (single-family, condominium, townhome, or duplex)

c Mobile home residence

d Apartment building (6 units or less) No. of units:

e Apartment building (over 6 units) No. of units:

f Office

g Retail establishment

h Commercial building (specify):

i Industrial building

j Farm

k Other (specify):

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

 Demolition/damage Additions Major remodeling

 New construction Other (specify):

10 Identify only the items that apply to this sale.

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 Short sale

h Bank REO (real estate owned)

i Auction sale

j Seller/buyer is a relocation company

k Seller/buyer is a financial institution or government agency

l Buyer is a real estate investment trust

m Buyer is a pension fund

n Buyer is an adjacent property owner

o Buyer is exercising an option to purchase

p Trade of property (simultaneous)

q Sale-leaseback

r Other (specify):

s X Homestead exemptions on most recent tax bill:

1 General/Alternative	6,000.00
2 Senior Citizens	0.00
3 Senior Citizens Assessment Freeze	0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration

11 126,000.00

12a Amount of personal property included in the purchase

12a 0.00



Declaration ID: 20250407964220
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01178

12b	Was the value of a mobile home included on Line 12a?	12b	Yes	X	No
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13			126,000.00
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			0.00
15	Outstanding mortgage amount to which the transferred real property remains subject	15			0.00
16	If this transfer is exempt, identify the provision.	16	b	k	m
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17			126,000.00
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18			252.00
19	Illinois tax stamps — multiply Line 18 by 0.50.	19			126.00
20	County tax stamps — multiply Line 18 by 0.25.	20			63.00
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21			189.00

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

LOT NO. ONE (1) IN BLOCK NO. TWO (2) IN J.C. PERKINS' ADDITION TO THE CITY OF SPARTA, COUNTY OF RANDOLPH, STATE OF ILLINOIS AS SHOWN BY PLAT DATED MAY 31, 1893, RECORDED MAY 17, 1894, IN PLAT RECORD "E" PAGE NO 17 1/2 IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT AND EX OFFICIO RECORDER OF DEEDS FOR THE COUNTY OF RANDOLPH, STATE OF ILLINOIS. EXCEPT ANY INTEREST IN THE COAL, OIL, GAS AND OTHER MINERALS UNDERLYING THE LAND WHICH HAVE BEEN HERETOFORE CONVEYED OR RESERVED IN PRIOR CONVEYANCES, AND ALL RIGHTS AND EASEMENTS IN FAVOR OF THE ESTATE OF SAID COAL, OIL, GAS AND OTHER MINERALS, IF ANY.

09-01-237-005

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

CAROLINE HARRELL

Seller's or trustee's name

Seller's trust number (if applicable - not an SSN or FEIN)

107 S 3RD ST

Street address (after sale)

BALDWIN

City

IL

State

62217-1209

ZIP

618-201-2631

Seller's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

BRANDON L. POENITSKE

Buyer's or trustee's name

Buyer's trust number (if applicable - not an SSN or FEIN)

717 N SAINT LOUIS ST

Street address (after sale)

SPARTA

City

IL

State

62286-1125

ZIP

618-317-7009

Buyer's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:

BRANDON L. POENITSKE

Name or company

717 N SAINT LOUIS ST

Street address

SPARTA

City

IL

State

62286-1125

ZIP



Declaration ID: 20250407964220
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025401178

Preparer Information

ANDREA PUCKETT - TITLE PROFESSIONALS INC DBA ROE
Preparer and company name

113 N MAIN ST

Street address

ajpuckett@title-pro.com

Preparer's email address (if available)

USA

Country

ROE 25-001

Preparer's file number (if applicable)

Escrow number (if applicable)

PINCKNEYVILLE

City

IL

State

62274-1161

ZIP

618-357-2929

Preparer's daytime phone

Phone extension

USA

Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 36 R
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 2024

4 Does the sale involve a mobile home assessed as real estate? ____ Yes ☒ No

5 Comments

Illinois Department of Revenue Use

Tab number



Declaration ID: 20250407964220

Status: Closing Completed

Documnet No.: Not Recorded

State/County Stamp: Not Issued

2025 R 01178

Additional Sellers Information

Additional Buyers Information

Buyer's name	Buyer's address (after sale)	City	State	ZIP	Buyer's phone	Country
KATIE B. POENITSKE	717 N ST. LOUIS ST.	SPARTA	IL	622860000	6189671989	USA



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 153 MIMOSA

Street address of property (or 911 address, if available)

ELLIS GROVE

62241-0000

City or village

ZIP

T6S R7W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

11-058-073-00

10.01

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument:

4/25/2025

Date

5 Type of instrument (Mark with an "X."): Warranty deed

Quit claim deed

Executor deed

Trustee deed

Beneficial interest X Other (specify): SPECIAL DEED IN TRUST

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

7 Yes X No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

a Land/lot only

b X X Residence (single-family, condominium, townhome, or duplex)

c Mobile home residence

d Apartment building (6 units or less) No. of units:

e Apartment building (over 6 units) No. of units:

f Office

g Retail establishment

h Commercial building (specify):

i Industrial building

j Farm

k Other (specify):

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

Demolition/damage Additions Major remodeling

New construction Other (specify):

10 Identify only the items that apply to this sale.

a Fulfillment of installment contract
year contract initiated:

b X 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 Short sale

h Bank REO (real estate owned)

i Auction sale

j Seller/buyer is a relocation company

k Seller/buyer is a financial institution or government agency

l Buyer is a real estate investment trust

m Buyer is a pension fund

n Buyer is an adjacent property owner

o Buyer is exercising an option to purchase

p Trade of property (simultaneous)

q Sale-leaseback

r Other (specify):

s X Homestead exemptions on most recent tax bill:

1 General/Alternative 6,000.00

2 Senior Citizens 0.00

3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration

11 275,000.00



Declaration ID: 20250407962251
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01183

12a	Amount of personal property included in the purchase	12a	0.00
12b	Was the value of a mobile home included on Line 12a?	12b	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13	275,000.00
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	0.00
15	Outstanding mortgage amount to which the transferred real property remains subject	15	0.00
16	If this transfer is exempt, identify the provision.	16	b <input type="checkbox"/> k <input type="checkbox"/> m <input type="checkbox"/>
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17	275,000.00
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18	550.00
19	Illinois tax stamps — multiply Line 18 by 0.50.	19	275.00
20	County tax stamps — multiply Line 18 by 0.25.	20	137.50
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21	412.50

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

PART OF LOT 1 OF THE SUBDIVISION OF SURVEY 711, CLAIM 1025, TOWNSHIP 6 SOUTH, RANGE 7 WEST OF THE THIRD PRINCIPAL MERIDIAN, RANDOLPH COUNTY, ILLINOIS, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT AN OLD IRON PIN AT THE NORTHWEST CORNER OF LOT 10 OF JANFRED FOREST, A SUBDIVISION RECORDED IN PLAT BOOK "1" AT PAGE 32 OF THE RANDOLPH COUNTY RECORDS; THENCE SOUTHEASTERLY ALONG THE WESTERLY LINE OF SAID LOT 10, 49.58 FEET TO AN IRON PIN; THENCE SOUTHWESTERLY WITH A DEFLECTION ANGLE OF 117°34'12", 1,217.18 FEET TO AN IRON PIN ON THE WEST LINE OF LOT 1 OF THE SUBDIVISION OF SURVEY 711, CLAIM 1025, TOWNSHIP 6 SOUTH, RANGE 7 WEST OF THE THIRD PRINCIPAL MERIDIAN, RANDOLPH COUNTY, ILLINOIS, AS RECORDED IN PLAT BOOK "E" AT PAGE 1 OF THE RANDOLPH COUNTY RECORDS; THENCE NORTHERLY WITH A DEFLECTION ANGLE OF 93°46'10" ALONG SAID WEST LINE OF LOT 1, 360.30 FEET TO AN OLD STONE AT THE NORTHWEST CORNER THEREOF; THENCE NORTHEASTERLY WITH A DEFLECTION ANGLE OF 86°13'50" ALONG THE NORTH LINE OF SAID LOT 1, 811.66 FEET TO AN OLD STONE; THENCE NORTHEASTERLY WITH A DEFLECTION ANGLE OF 0°14'30" TO THE RIGHT ALONG SAID NORTH LINE OF LOT 1, 417.68 FEET TO AN IRON PIN; THENCE SOUTHERLY WITH A DEFLECTION ANGLE OF 105°12'10", 137.67 FEET TO AN IRON PIN; THENCE SOUTHEASTERLY ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 225 FEET, AN ARC DISTANCE OF 54.61 FEET TO AN OLD IRON PIN AT THE SOUTHWEST CORNER OF LOT 11 OF AFORESAID JANFRED FOREST; THENCE SOUTHERLY RADIAL TO SAID CURVE 50 FEET TO AN IRON PIN; THENCE SOUTHWESTERLY WITH A DEFLECTION ANGLE OF 5°51'50", 108.55 FEET TO AN IRON PIN; THENCE SOUTHEASTERLY WITH A DEFLECTION ANGLE OF 62°51'40", 32 FEET TO THE POINT OF BEGINNING, CONTAINING 10.001 ACRES, MORE OR LESS.

ALSO, AN EASEMENT FOR INGRESS AND EGRESS PURPOSES OVER AND ACROSS MIMOSA DRIVE IN AFORESAID JANFRED FOREST SUBDIVISION.

13-07-201-005

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

JOHN A. ANTONACCI

Seller's or trustee's name

Seller's trust number (if applicable - not an SSN or FEIN)

605 LAKEVIEW DR
Street address (after sale)

STEELEVILLE
City

IL
State

62288-2324
ZIP

618-618-4567
Seller's daytime phone

Phone extension

USA
Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

PAUL AND DIANE ANTONACCI FAMILY TRUST DATED APRIL 12, 2025

Buyer's or trustee's name

Buyer's trust number (if applicable - not an SSN or FEIN)



Declaration ID: 20250407962251
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01183

153 MIMOSA DR
Street address (after sale)

ELLIS GROVE
City

IL
State

62241-1354
ZIP

618-526-4835

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

USA
Country

Mail tax bill to:

PAUL AND DIANE ANTONACCI
FAMILY TRUST, DATED APRIL 12,
2025

153 MIMOSA DR
Street address

ELLIS GROVE
City

IL
State

62241-1354
ZIP

Preparer Information

SW- ARBEITER LAW OFFICES

Preparer and company name

1019 STATE ST

Street address

rwa@arbeiterlaw.com

Preparer's email address (if available)

Preparer's file number (if applicable)

Escrow number (if applicable)

CHESTER
City

IL
State

62233-1657
ZIP

618-826-2369

Preparer's daytime phone

Phone extension

USA
Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 43 F
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 2024

4 Does the sale involve a mobile home assessed as real estate? Yes No

5 Comments

Illinois Department of Revenue Use

Tab number

MyDec

Declaration ID: 20250407962251
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01183



Declaration ID: 20250407962251

Status: Closing Completed

Documnet No.: Not Recorded

State/County Stamp: Not Issued

2025R01183

Additional Sellers Information

Seller's name	Seller's address (after sale)	City	State	ZIP	Seller's phone	Country
AMANDA J. ANTONACCI						

Additional Buyers Information



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 204 E THIRD ST

Street address of property (or 911 address, if available)

SPARTA

62286-0000

City or village

ZIP

T5S R5W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

19-116-010-00

0.27

Acres

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument: 1/15/2025
Date

5 Type of instrument (Mark with an "X."): ☒ Warranty deed
☐ Quit claim deed ☐ Executor deed ☐ Trustee deed
☐ Beneficial interest ☐ Other (specify):

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

7 ☒ Yes ☐ No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

a ☐ Land/lot only

b ☒ ☒ Residence (single-family, condominium, townhome, or duplex)

c ☐ Mobile home residence

d ☐ Apartment building (6 units or less) No. of units:

e ☐ Apartment building (over 6 units) No. of units:

f ☐ Office

g ☐ Retail establishment

h ☐ Commercial building (specify):

i ☐ Industrial building

j ☐ Farm

k ☐ Other (specify):

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change:

☐ Demolition/damage ☐ Additions ☐ Major remodeling
☐ New construction ☐ Other (specify):

10 Identify only the items that apply to this sale.

- a ☐ Fullfillment 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 ☐ Short sale
- h ☐ Bank REO (real estate owned)
- i ☐ Auction sale
- j ☐ Seller/buyer is a relocation company
- k ☐ Seller/buyer is a financial institution or government agency
- l ☐ Buyer is a real estate investment trust
- m ☐ Buyer is a pension fund
- n ☐ Buyer is an adjacent property owner
- o ☐ Buyer is exercising an option to purchase
- p ☐ Trade of property (simultaneous)
- q ☐ Sale-leaseback
- r ☐ Other (specify):
- s ☒ Homestead exemptions on most recent tax bill:
 - 1 General/Alternative 6,000.00
 - 2 Senior Citizens 0.00
 - 3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration 110,000.00

12a Amount of personal property included in the purchase 0.00



Declaration ID: 20250107985845
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R 01184

12b	Was the value of a mobile home included on Line 12a?	12b	Yes <input checked="" type="checkbox"/> No
13	Subtract Line 12a from Line 11. This is the net consideration for real property	13	110,000.00
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	0.00
15	Outstanding mortgage amount to which the transferred real property remains subject	15	0.00
16	If this transfer is exempt, identify the provision.	16	b k m
17	Subtract Lines 14 and 15 from Line 13. This is the net consideration subject to transfer tax.	17	110,000.00
18	Divide Line 17 by 500. Round the result to the next highest whole number (e.g., 61.002 rounds to 62)	18	220.00
19	Illinois tax stamps — multiply Line 18 by 0.50.	19	110.00
20	County tax stamps — multiply Line 18 by 0.25.	20	55.00
21	Add Lines 19 and 20. This is the total amount of transfer tax due	21	165.00

Step 3: Enter the legal description from the deed. Enter the legal description from the deed.

LOT 4 AND THE EAST 20 FEET OF LOT 3 IN BLOCK 3 OF C.S. HENDERSON'S FIRST ADDITION TO THE CITY OF SPARTA, RANDOLPH COUNTY, ILLINOIS, AS SHOWN BY PLAT RECORDED IN PLAT BOOK "G" AT PAGE 64 IN THE OFFICE OF THE COUNTY RECORDER OF RANDOLPH COUNTY, ILLINOIS, SITUATED IN RANDOLPH COUNTY, ILLINOIS.

SUBJECT TO ALL PUBLIC AND PRIVATE ROADWAYS AND EASEMENTS AS NOW LOCATED AND ALSO SUBJECT TO ALL ZONING LAWS, COVENANTS, BUILDING AND SET-BACK LINES AND RESTRICTIONS OF RECORD.

10-06-378-003

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

FIRST NATIONAL BANK OF SPARTA

Seller's or trustee's name		Seller's trust number (if applicable - not an SSN or FEIN)	
101 W BROADWAY ST	SPARTA	IL	62286-1648
Street address (after sale)	City	State	ZIP
618-443-2187	USA		
Seller's daytime phone	Phone extension	Country	

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Buyer Information

MORGAN L. JACKSON

Buyer's or trustee's name		Buyer's trust number (if applicable - not an SSN or FEIN)	
204 E 3RD ST	SPARTA	IL	62286-1829
Street address (after sale)	City	State	ZIP
618-443-2187	USA		
Buyer's daytime phone	Phone extension	Country	

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:

MORGAN L. JACKSON	204 E 3RD ST	SPARTA	IL	62286-1829
Name or company	Street address	City	State	ZIP



Declaration ID: 20250107985845
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R01184

Preparer Information

Preparer and company name
REBECCA COOPER - COOPER & LIEFER LAW OFFICES
205 E MARKET ST
Street address

cooperlieferlaw@gmail.com
Preparer's email address (if available)

USA
Country

Preparer's file number (if applicable)

RED BUD
City

Escrow number (if applicable)

F-6290
IL 62278-1525
State ZIP

618-282-3866

Preparer's daytime phone

Phone extension

USA
Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 35 R
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 2024

4 Does the sale involve a mobile home assessed as real estate? ____ Yes ☒ No

5 Comments

Illinois Department of Revenue Use

Tab number



PTAX-203

Illinois Real Estate Transfer Declaration

Step 1: Identify the property and sale information.

1 825 HARTMAN DR

Street address of property (or 911 address, if available)

RED BUD

62278-0000

City or village

ZIP

T4S R8W

Township

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

3 Enter the primary parcel identifying number and lot size or acreage

13-122-014-00

57' X 100'

Dimensions

No

Primary PIN

Lot size or
acreage

Unit

Split
Parcel

4 Date of instrument: 4/24/2025

Date

5 Type of instrument (Mark with an "X."): ☒ Warranty deed

☐ Quit claim deed ☐ Executor deed ☐ Trustee deed

☐ Beneficial interest ☐ Other (specify):

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

7 ☒ Yes ☐ No Was the property advertised for sale?
(i.e., media, sign, newspaper, realtor)

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

Current Intended

a ☐ ☒ Land/lot only

b ☐ Residence (single-family, condominium, townhome, or duplex)

c ☒ Mobile home residence

d ☐ Apartment building (6 units or less) No. of units: _____

e ☐ Apartment building (over 6 units) No. of units: _____

f ☐ Office

g ☐ Retail establishment

h ☐ Commercial building (specify): _____

i ☐ Industrial building

j ☐ Farm

k ☐ Other (specify): _____

9 Identify any significant physical changes in the property since January 1 of the previous year and enter the date of the change. Date of significant change: _____

Date

☐ Demolition/damage ☐ Additions ☐ Major remodeling

☐ New construction ☐ Other (specify): _____

10 Identify only the items that apply to this sale.

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 ☐ Short sale

h ☐ Bank REO (real estate owned)

i ☐ Auction sale

j ☐ Seller/buyer is a relocation company

k ☐ Seller/buyer is a financial institution or government agency

l ☐ Buyer is a real estate investment trust

m ☐ Buyer is a pension fund

n ☐ Buyer is an adjacent property owner

o ☐ Buyer is exercising an option to purchase

p ☐ Trade of property (simultaneous)

q ☐ Sale-leaseback

r ☐ Other (specify): _____

s ☐ Homestead exemptions on most recent tax bill:

1 General/Alternative 0.00

2 Senior Citizens 0.00

3 Senior Citizens Assessment Freeze 0.00

Step 2: Calculate the amount of transfer tax due.

Note: Round Lines 11 through 18 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. If you are recording a beneficial interest transfer, do not complete this step. Complete Form PTAX-203-B, Illinois Real Estate Transfer Declaration Supplemental Form B.

11 Full actual consideration

11 14,000.00

12a Amount of personal property included in the purchase

12a 0.00



Declaration ID: 20250407964600
Status: Closing Completed
Document No.: Not Recorded

State/County Stamp: Not Issued

2025R 01187

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

Mail tax bill to:

MKMA, INC. 151 STERRITT RUN WATERLOO IL 62298-5509
Name or company Street address City State ZIP

USA
Country

Preparer Information

REBECCA COOPER - COOPER & LIEFER LAW OFFICES

Preparer and company name Preparer's file number (if applicable) Escrow number (if applicable)
205 E MARKET ST RED BUD IL 62278-1525
Street address City State ZIP
cooperlieferlaw@gmail.com 618-282-3866 USA
Preparer's email address (if available) Preparer's daytime phone Phone extension Country

☒ Under penalties of perjury, I state that I have examined the information contained on this document, and, to the best of my knowledge, it is true, correct, and complete.

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

To be completed by the Chief County Assessment Officer

1 079 34 R
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 2024
4 Does the sale involve a mobile home assessed as real estate? Yes No
5 Comments

Illinois Department of Revenue Use

Tab number