

**CITY OF JOLIET  
REAL ESTATE TRANSFER TAX  
DECLARATION AND EXEMPTION FORM**

FOR OFFICE USE ONLY

DECLARATION       EXEMPTION

This form must be filled out completely, signed by at least one of the Grantors and one of the Grantees and returned to the City Clerk's Office, 150 West Jefferson Street, Joliet, Illinois 60432, at the time the City of Joliet Real Estate Transfer Tax is paid or an exemption is claimed. For additional information call (815) 724-3780, Monday-Friday, 8:00 a.m. to 4:30 p.m.

ADDRESS OF PROPERTY: \_\_\_\_\_

DATE OF DEED: \_\_\_\_/\_\_\_\_/\_\_\_\_      COUNTY     WILL     KENDALL

PIN											
PREFIX		TOWNSHIP		SECTION		BLOCK		PARCEL(LOT)		SUFFIX	
0	6	0	3								
1	1	0	4								
0	5	0	6								
3	0	0	7								
1	5	0	8								
0	4	1	0								
1	0	1	1								
		0	6								
		0	9								

KENDALL  
WILL

NEW
<input type="checkbox"/> Single Family <input type="checkbox"/> Multi-Family (Duplex, Townhouse, Condo) <input type="checkbox"/> Commercial <input type="checkbox"/> Industrial
EXISTING
<input type="checkbox"/> Single Family <input type="checkbox"/> Multi-Family (Duplex, Townhouse, Condo) <input type="checkbox"/> Commercial <input type="checkbox"/> Industrial
VACANT LOT(S)
RESIDENTIAL (less than 1 acre) <input type="checkbox"/> Single Family <input type="checkbox"/> Multi-Family (Duplex, Townhouse, Condo) <input type="checkbox"/> RESIDENTIAL (1 acre or more) <input type="checkbox"/> Commercial <input type="checkbox"/> Industrial

PICK ONLY ONE

WILL COUNTY			
PREFIX	TOWNSHIP	PREFIX	TOWNSHIP
06	03 Plainfield	15	08 New Lenox
11	04 Lockport	04	10 Channahon
05	06 Troy	10	11 Jackson
30	07 Joliet		

KENDALL COUNTY	
PREFIX	TOWNSHIP
*NONE*	06 Na-Au-Say
*NONE*	09 Seward

**NEW RESIDENTIAL REAL PROPERTY TRANSFER DISCLOSURE ORDINANCE**

- CHECK ONE**     **A SIGNED RESIDENTIAL TRANSFER INFORMATION AND DISCLOSURE FORM IS ATTACHED.** The property being transferred is "NEW RESIDENTIAL REAL PROPERTY". See reverse side for additional information.
- A SIGNED RESIDENTIAL TRANSFER INFORMATION AND DISCLOSURE FORM IS NOT ATTACHED.** The property being transferred is not "NEW RESIDENTIAL REAL PROPERTY", or the seller is exempt from the Residential Real Property Transfer Disclosure Ordinance, or the transfer is not subject to the City of Joliet Real Estate Transfer Tax. See reverse for additional information.

**NOTE:**      Only NEW Single Family Residences, Townhomes or Condo Units and New Vacant Residential Lots Constitute New Residential Real Property. A Properly Completed New Residential Real Property Transfer Information and Disclosure Form Must Be Attached to This Form to Obtain Transfer Tax Stamps.

**Full Actual Consideration** (include amount of mortgage and value of liabilities assumed)      \$ \_\_\_\_\_

**Amount of Transfer Tax** (\$3.00 per \$1,000 or fraction thereof of full actual consideration)      \$ \_\_\_\_\_

Exempt from Transfer Tax pursuant to Paragraph \_\_\_\_\_ of Section 28-255(b) of the City of Joliet Real Estate Transfer Tax Ordinance

GRANTOR/SELLER: \_\_\_\_\_ ADDRESS: \_\_\_\_\_

Signature (Seller or Agent): \_\_\_\_\_ DATE \_\_\_\_/\_\_\_\_/\_\_\_\_

GRANTEE/BUYER: \_\_\_\_\_ ADDRESS: \_\_\_\_\_

Signature (Buyer or Agent): \_\_\_\_\_ DATE \_\_\_\_/\_\_\_\_/\_\_\_\_

REVISED 4/17/09

## **TRANSFER TAX EXEMPTIONS**

### **SECTION 28-255 (b): Declaration Forms.**

The following deeds or trust documents shall be exempt from the provisions of this Article except as hereinafter provided:

- (1) Deeds or trust documents representing real estate transfers made before July 1, 1990, provided a declaration form therefore is also filed on or before July 1, 1990.
- (2) Deeds or trust documents relating to property acquired by any governmental body or from any governmental body or deeds to or documents relating to property or interests transferred between governmental bodies, or by or from any corporation, society, association, foundation or institution organized and operated exclusively for charitable, religious or educational purposes; except that such deeds or trust documents, other than those in which the Administrators of Veterans' Affairs of the United States of America is the grantee pursuant to a foreclosure proceeding, shall not be exempt from filing the declaration.
- (3) Deeds or trust Documents which secure debt or other obligations.
- (4) Deeds or trust documents which, without additional consideration, confirm, correct, modify or supplement a deed or trust document previously recorded.
- (5) Tax Deeds.
- (6) Deeds or trust documents of release of property which is security for a debt or other obligation.
- (7) Deeds of partition.
- (8) Deeds or trust documents made pursuant to mergers; consolidations or transfers or sales of substantially all of the assets of corporations pursuant to plans of reorganization.
- (9) Deeds or trust documents made by a subsidiary corporation to its parent corporation for no consideration other than the cancellation or surrender of the subsidiary's stock.
- (10) Deeds wherein there is an actual exchange of real estate and trust documents wherein there is an actual exchange of beneficial interests, except that money difference or money's worth paid from one to the other shall not be exempt from the tax.
- (11) Deeds representing transfers subject to the imposition of a documentary stamp tax imposed by the government of the United States, except that such deeds shall not be exempt from filing the declaration.
- (12) Deeds issued to a holder of a mortgage, as defined in Section 15-103 of the Illinois Code of Civil Procedure, pursuant to a mortgage foreclosure proceedings or pursuant to a transfer in lieu of foreclosure.
- (13) Deeds or trust documents where the actual consideration is less than One Hundred Dollars (\$100.00).

### **RESIDENTIAL REAL PROPERTY TRANSFER DISCLOSURE ORDINANCE**

Effective February 1, 2000, real property improved with a single family residence, townhouse or condominium which has not previously been occupied by its owner or a vacant lot zoned for residential use located in a subdivision any part of which has been record platted within the preceding five years is considered *Residential Real Property* and is subject to the *Residential Real Property Transfer Disclosure Ordinance* (Section 29-1 of the Joliet Code of Ordinances). This ordinance requires the *Seller* of residential real property to provide certain disclosures to prospective buyers prior to entering into a sales contract and to provide proof of compliance with the ordinance by filing a completed and signed *Residential Real Property Transfer Information and Disclosure Form* with the City of Joliet at the time real estate transfer taxes are paid. Failure to comply with this ordinance may result in a fine of up to \$750.00.

The filing of a *Residential Real Property Transfer Information and Disclosure Form* is not required for the transfer of real property that is not *Residential Real Property*, as defined in the ordinance. The filing of a *Residential Real Property Transfer Information and Disclosure Form* is also not required for transfers of Residential Real Property made by a person who is not a *Seller*, as defined in the ordinance. A *Seller* is an owner of *Residential Real Property* who offers *Residential Real Property* for sale in the ordinary course of business three or more times in the preceding twelve months. Transfers that are not required to pay real estate transfer taxes to the City of Joliet are also not subject to the *Residential Real Property Transfer Disclosure Ordinance*.