V	VAVNE CO	OLINITY		EDTV 1	TAY 9	STATEME	NT		
V	VATINE CO							ment #: 24299	
			and a second	ayable in	2-50-002		Alternat		10
YVETTE ANDERSON WAYNE COUNTY COLLECTOR		Property Ind Property Ow		UG00165		GHAN WILBURN [		PIN. 10012290	15
301 E MAIN ST., STE 201		Indexed which is a state of the		D TOWNSHI	P		Taxing C	ode: 05006	aan yaa mada kina sata ahaan yaa
FAIRFIELD, IL 62837		Property Ad	dress: -				Mailing	Code:	
Phone: 618-842-5087							Land/Lo	t Acres:	0.00
		Property Cla	ass: 004	0 - Residential	Improve	d		d Acres:	0.00
	alanta an ann an an Indonesia	Township:	2S	Section: 0	01	Range: 7E	Total Ac	res:	0.00
Mail To: VAUG00165				egal Descrip	tion:	LOT 14 RAILROA 242-585 WD 12-6			
						2022-2659 TRAN		H 9-22	
VAUGHAN W					1				
VAUGHAN R	UTH							Assessed	Valuation
801 W WATE	P					BOR Equalizat		Land/Lot:	2,390
FAIRFIELD, I						Land/Lot:	1.00000	Building:	18,667
						Building:	1.00000	Farmland:	0
						Farmland:	1.00000		0
Payment Informa						Farm Building:	1.00000	Mineral:	0
Make Checks Payable To: WAYNE ( Mail To: 301 E MAIN ST., STE 201,			IDOR E	ualization Fa	ctor:	1.00000	I	axable Bill Calcula	tion
			Eals Cas	h Value (Non	Earm):	\$63,171	Total Assd Val		21,057
				h Value (Non-	-rarm):	400,111	<ul> <li>Home Impro</li> <li>Disabled Vet</li> </ul>		0
	and a state of the	ct Breakdow	n				Adjusted AV:		21,057
Taxing Districts	Prior Ye			Current	I	1		ization Factor:	1.00000
DIG NOUND BOUNDARD	0.80798	<u>Tax</u> 22.10	Rate 0.76986	<u>Tax</u> 115.92	<u>%</u> 7.9	7 2 3.42	Equalized AV:		21,057
BIG MOUND TOWNSHIP CNTY AMB SERV 1	0.18982	5.19	0.17988	27.08	1.8	6 0.00	- General Hor	nestead:	6,000
FAIRFIELD CORP FAIŘFIELD DIST 112	1.81478 2.84409	49.63 77.79	1.79603	270.43 411.81	18.6 28.3			estead:	0
FAIRFIELD HS 225	2.25864	61.77	2.14331	322.72	22.2	0 22.08			0
FAIRFIELD LIBRARY FAIRFIELD PARK	0.13056 0.97970	3.57 26.79	0.12265	18.47 143.46	1.2			rsons: terans (Standard):	0
IL EASTERN JC 529	0.43018	11.77	0.41159	61.97	4.2	6 1.85	- Disabica ve		0
WAYNE COUNTY	0.79754	21.81	0.54295	81.75	5.6	4 30.50		ster Homestead:	0
							- Historical Fr	eeze:	0
							- Frat. / Vet. O	rg. Freeze:	0
							Taxable Value		15,057
							X Tax Rate:		9.65412
· · · · · · · · · · · · · · · · · · ·							Tax Amount:		1,453.62
							+ Drainage Dis	strict Fees:	0.00
Grand Totals:	10.25329	280.44	9.65412	1,453.62	100.		Final Tax Amo	unt Due: 1 45	3.62
For a license plate discount and / or a mass tran	http://www.state.il.u	us/aging/bap/default.h	htm					unt Duc. 1,10	0.02
Funding was discontinued for the property ta		2012. For help applyin 6-1327 (TTY).	ng, contact the	Senior Helpline at	1-800-254-	8966 or	First	Installment	Second
You may be eligible for various exe No Personal Checks after							10/06/2023	Due Date	11/09/2023
			,				726.81	Amount Due	726.81
Bank Check Money Orde	er Box	Cash Ma	1		ank	Check Mone	y Order E	ox Cash	Mail
Tax Year: 2022 Property Index #	and the second	an ter an either a star a s	<u>u  </u>	Tax Year:	2022	Property In		0-002-013	
	and the second			Tux Tour.		and the second se	TUB WITH PA	and a company of the second	and a state of the
RETURN STUB WITH PAYMENT           Due Date:         10/06/2023         Amount Due:         0.00				Due Date	: 11/	09/2023	Amount D		
Date Paid: 09/26/2023 Amount Paid: 726.81				Date Paic	: 09/	26/2023	Amount Pa	aid:	726.81
If Paying Past the Due Date:				If Paying Pa					
On or After 10/07/2023		First Instal	Iment 1	On or After On or After			and Office	Providence of the local division of the loca	nstallment
On or After 11/07/2023 On or After 12/07/2023		1		On or After	12/10/20	23 Contact I	reasurer's Offic		2
On or After 01/07/2024 Contact Treasur	rer's Office	Landon and a second						L	harmon
Owner: VAUG00165 VAUGHAN V	VILBURN D		ettenide stopbilen og h	Owner:	VAUG00	165 VAUG	HAN WILBURN	D	
County: WAYNE COUNTY				County:	WAYNE	COUNTY			
	n watt wate that and a state	IN INITE CALL TRUE			18				
Statement #: 24299		-	and a state of the second	Stateme	ent #:	24299	Total Ta	x: 1.453.62	2

WAYNE COUNTY PROPERTY TAX STATEMENT           2022 Taxes Payable in 2023         Statement if: 2490           Wetter ANDERSON         Mailing Code::         Statement if: 2490           Wetter ANDERSON         Multimer (Phil: 15012300           Wayne COUNTY COLLECTOR         Multing Code::         Statement if: 2490           Statement if: 2490         Multing Code::         Multing Code::         Colspan="2">Colspan="2"           Colspan="2"         Colspan="2"         Colspan="2"         Colspan="2"         Colspan="2"         Colspan="2"         Colspan="2"          Colspan="2" <th co<="" th=""><th></th></th>	<th></th>	
VYEITE ANDERSON WAYNER COUNTY COLLECTOR 301 E MAIN ST, STE 201 PAIRFIELD, IL 6237     Property Mark Number (PN): 22-80-02-01-30     22-80-02-01-30     Alternate PII: 10000     Eleman 2012       Mail To:     VAUGHAN WILBURN D     Taking Code: Legal Description:     Taking Code: L		
WANNE COUNTY COLLECTOR     Property Councer     VAUG00166     VAUGANA WILBURN D       Sol E AAAN ST., STE 201 Property Address:     Toxing Code:     6506       Mail To:     VAUG00165     LandLot Acress:       Walling:     100 Monship:     Section:     01       Sol I WAATER FARFIELD, IL 62837     Toxing Code:     6506       Sol I W WATER FARFIELD, IL 62837     Toxing Code:     6506       Sol I W WATER FARFIELD, IL 62837     Section:     1     Range:     Toxing Code:     6506       Sol I W WATER FARFIELD, IL 62837     Sol I W WATER FARFIELD, IL 62837     BOR Equilization Factor:     LandLot:     Assessed Y       Sol I W WATER FARFIELD, IL 62837     Expremention     BOR Equilization Factor:     LandLot:     Assessed Y       Mail To:     VAUGDAN WILBURN D     Tax District B Preakdown     Toxing Code:     Toxing Code:     Assessed Y       Mail To:     Payment Information     Farm Building:     1.0000     Minera:     IandLot:       Sol I W WATER FARFIELD, IL 62837     Tax District B Preakdown     Current Year(2023)     Assessed Y     Assessed Y       Mail To:     Payment Information     Salt     Tax District B Preakdown     Assoc Salt     Salt     Assoc Salt       Tax District B Preakdown     1.0237     1.23     0.1548     Salt     Salt     Salt	3	
Property Address:     Property Address:     Mail To:     Mail To:     VAUG00166     Indit Cot Acres:     Indit Cot Acres:       Mail To:     VAUG00166     Township:     Section:     0.30 - Residential Land / Lots     Range:     Total Acres:       Wail To:     VAUG00166     VAUGHAN WILBURN D     Section:     10     Range:     Total Acres:       B01 WWATER FAIRFIELD, IL 62837     Section:     Land/Lot:     100000     Forminand:     Assessed V       B01 WWATER FAIRFIELD, IL 62837     EXP     EXP     EXP     Assessed V     InnolLot:       B01 WWATER FAIRFIELD, IL 62837     Township:     EXP     EXP     EXP     Assessed V       B01 WWATER FAIRFIELD, IL 62837     EXP     EXP     EXP     Assessed V     InnolLot:       B01 WWATER FAIRFIELD, IL 62837     EXP     EXP     EXP     EXP     InnolLot:     Building:     100000     Fairminad:     EXP       B01 WWATER FAIRFIELD, IL 62837     EXP     EXP <td></td>		
Phone: 618-642-5067       LandLot Acres: Total Acres: To		
Property Class:         0030 - Residential Land / Lots         Familina Acres:           Mail To:         VAUG00168         Township:         Section:         1         Range:         Total Acres:           VAUGHAN WILBURN D         VAUGHAN WILBURN D         ASTRP OF LAND 202 NAS X 75 (EAW VING E OF FORMER PTRR RAILEOAD ADDT)         Section:         Imadd.oct:         1.00000         FORMER PTRR RAILEOAD ADDT)           801 WWATER FAIRFIELD, IL 62837         S01 WWATER         Imadd.oct:         1.00000         Imadd.oct:         Imadd.oct:         Imadd.oct:         Imadd.oct:         Imadd.oct:         Masterset:         Control (Control (Contro (Contro (Control (Control (Control (Contro (Control (Control (Co	0.0	
Nail To:         VAUG00168         Township:         Section: 01         Range:         Total Acres:           VAUG0168         VAUGHAN WILBURN D         ASTRIP OF LAND 2007 MSX X75 EAW LYING E OF FAND 2007 MSX X75 EAW	0.0	
Control of the price Price Rate Road ADDTN         VAUGHAN WILBURN D         Sold WWTER FAIRFIELD, IL 62837         BOR Equalization Factors: LandLot: Building: 1.00000         Payment Information         Tax District Breakdown         Make Checks Physics The District Breakdown         Tax District Breakdown         Current Year(2023)         Alguatation Factor: X UDOR Equalization Factor: X Tax	0.0	
VAUGHAN WILBURN D     B9-2830 QCD 7-98       BOI W WATER FAIRFIELD, IL 62837     BOR Equalization Factors: LandLot:     Assessed V LandLot:       BOR Equalization Factors: FAIRFIELD, IL 62837     Assessed V LandLot:       Make Checks Payable To: WNNE COUNTY COLLECTOR Mail To: 301 FAIRFIELD, IL 62837     Counter State Sta	_OT 14	
BO1 WWATER FAIRFIELD, IL 62837     BOR Equilization Factor: Endeduct:     Assessed V Land/Lot:       Payment Information Make Checks Paysible To: WWWE COUNTY COLLECTOR Mail To: 201 E MAIN ST, STE 201, FAIRFIELD, IL 6287.     IDOR Equilization Factor:     1 00000     Farm Building:       Make Checks Paysible To: WWWE COUNTY COLLECTOR Mail To: 201 E MAIN ST, STE 201, FAIRFIELD, IL 6287.     IDOR Equilization Factor:     1 00000     Taxable Bill Calculat Tax District Breakdown       Tax District Breakdown     Fair Cash Value (Non-Farm):     \$2.08     - Home Improvements:       - Tax District Breakdown     - Origin Assad Value (Non-Farm):     \$2.08     - Home Improvements:       - Tax District Breakdown     - Origin Assad Value (Non-Farm):     \$2.08     - Home Improvements:       - Tax District Breakdown     - Origin Assad Value (Non-Farm):     \$2.08     - General Homestead:       - Tax District Breakdown     0:40796     5.2.42     0:4096     5.3.3     7.97     0.16       - Tax District Breakdown     0:40796     5.2.42     0.169     Senior Homestead:     - General Homestead:       - Rate Barley     0:40796     5.2.42     0.169     Senior Homestead:     - General Homestead:       - Rate Barley     0:40796     5.1.8     0:4255     0.512     0.00     Disabled Persons:       - Rate Barley     0:49796     5.1.8     0:4225     <		
BOT RUMATER FAIRFIELD, IL 62837         LandLot: ±1/0000         LandLot: ±1/0000<		
BOT RUMATER FAIRFIELD, IL 62837         LandLot: ±1/0000         LandLot: ±1/0000<	aluation	
FAIRFIELD, IL 62837         Building: Farmland:         1,00000 Farm Building:           Payment Information           Make Checks Payabe To: WAYNE COUNTY COLLECTOR Mail To: 301 E MAIN ST. STE 201, PAIRFIELD, IL 62837.         IDOR Equalization Factor: Tax District Breakdown           Taxing Districts         Prior Year         Current Year(2023)         Adjusted AV: No DOR Equalization Factor: Taxing Districts         Prior Year         Current Year(2023)           Adjusted AV: Taxing Point Titz         Current Year(2023)         Adjusted AV: To DOR Equalization Factor: Taxing Point Homestead:           Prior Year         Current Year(2023)         Adjusted AV: To DOR Equalization Factor: Taxing Point Homestead:           Prior Year         Current Year(2023)         Adjusted AV: Tax Tarrenticu Point Homestead:           Prior Year         Current Year(2023)         Adjusted AV: Tax Tarrenticu Poi	69	
Familian:         1.00000         Familian:         Tax bis for the provide mark bis for t		
Payment Information         Farm Building:         1.00000         Mineral:           Make Checks Payable To: WAYNE COUNTY COLLECTOR Meil To: 30t 5 Payable To: WAYNE COUNTY COLLECTOR Meil To: 30t 5 Payable To: WAYNE COUNTY COLLECTOR         IDCR Equalization Factor:         1.00000         Taxable Bill Calculati Total Assat Valuation:           Taxing Districts         Prior Year         Current Year(2023)         Albeb Bill Calculati Total Assat Valuation:         Nineral:           Taxing Districts         Prior Year         Current Year(2023)         Albeb Bill Calculati Total Assat Valuation:         Nineral:           Taxing Districts         Prior Year         Current Year(2023)         Albeb Bill Calculati Total Assat Valuation:         Nineral:           BIG MOUND TOWNENTP         Baste         Tax         Baste         Tax         Pension           RIG MOUND TOWNENTP         0.18978         1.224         0.76936         5.235         0.669         Onereal Monestead:           RIA FIGH TO 12         2.48409         1.8178         1.729         1.7969         1.024         8.60         9.69         Senior Homestead:           RIA FIGH TO 12         2.48409         18.46         2.795         0.1225         0.66         9.61         2.00         0.6         Senior Homestead:           RIA FIRELD DI RE 225         2.48404 <td< td=""><td></td></td<>		
Mete Onces Payable To: WAYNE COUNTY COLLECTOR Mail To: 301 E MAIN ST., STE 201, FAIRFIELD, IL 62837.       IDOR Equalization Factor: 1.00000         Tax District Breakdown         Current Year(2023)         Adjusted AV: IDOR Equalization Factor: NIDOR Equalization F		
Tax District Breakdown         fair Cash Value (Non-Farm): \$2,08         fotal Assd Valuation: - Home Improvements: - Disabled Veterans: - Scaffet: - Scaffet: - Scaffet: - Scaffet: - Scaffet: - Scaffet: - Disabled Veterans: - Scaffet: - Disabled Veterans: - Disabled Veterans:	on	
Tax District Breakdown     - Industriculation       Tax District Breakdown       Taxing Districts     Prior Year     Current Year(2023)       Adjusted AV:       Adjusted AV:       Adjusted AV:       Current Year(2023)       Adjusted AV:       Current Year(2023)       Adjusted AV:       Current Year(2023)       Adjusted AV:       Current Year(2023)       Current Year(2023)       Adjusted AV:       Current Year(2023)       Current Year(2023)       Senior Homestead:       Senior Homestead:       Senior Homestead:       Senior Homestead:       Senior Homestead:       Current Year(2023)       Adjusted AV:       Carlot Senior Adjusted AV:       Current Year(2023)       <	69	
Taxing Districts       Prior Vear       Current Year(2023)       Adjusted AV:         Rate       Tax       Rate       Tax       Year       Pension         BIG MOUND TOWNSHIP       0.80798       5.24       0.76986       5.35       7.97       0.16         CMTY AMS SERV 1       0.18958       1.23       1.25       1.86       0.00       6 eneral Homestead:         FAIRFIELD CORP       1.81478       11.78       1.79603       12.44       18.60       9.89       9 enior Homestead:         FAIRFIELD HS 225       2.25864       14.66       2.73304       14.99       22.20       1.00       Olisabled Persons:         FAIRFIELD PARK       0.397970       6.36       0.95281       6.62       9.87       0.51       0.95404         LE ASTERN VC S2P       0.43018       2.79       0.4115       2.86       4.26       0.00       Natural Disaster Homestead:       Historical Freeze:         FairField PARK       0.97976       5.18       0.54295       3.77       5.64       1.40       Natural Disaster Homestead:         VALMENTY       0.79754       5.18       0.54295       3.77       5.64       1.40       Final Tax Amount:       + Drainage District Fees:         Frint / Vet Org. Freeze:		
IdXing Districts       Prior real       Current real (2023)       X IDOR Equalization Factor:         BIG MOUND TOWNSHIP       0.80796       5.24       0.76986       5.35       7.97       0.16       Equalized AV:         BIG MOUND TOWNSHIP       0.18982       1.23       0.17686       5.35       7.97       0.16       General Homestead:         CHT7 AMB SERV 1       0.18982       1.23       0.17686       5.35       7.97       0.16       General Homestead:         FAIRFIELD COPP       1.81476       11.781       1.79603       12.48       6.62       9.99       Senfor Homestead:         FAIRFIELD DIST 112       2.84409       18.46       2.73504       19.01       22.20       0.00       Disabled Persons:         FAIRFIELD PARK       0.13056       0.65       0.12265       0.85       1.27       0.00       Disabled Veterans (Standard):         IL EASTERN JC 529       0.43018       2.79       0.41159       2.86       4.26       0.09       Returning Veterans:         WAYNE COUNTY       0.79754       5.18       0.54295       3.77       5.64       1.40       Frat. /Vet.Org. Freeze:         Taxa Mount:       Historical Freeze:       Taxa Mount:       Yax Rate:       TaxA Mount:       Yax Rate:		
Bits       Nate       Iax       Rate       Iax       Paints       Paints       Paints         Bits       0.00796       5.24       0.76976       5.24       0.76976       0.66       5.97       0.66         CMTY AMS SERV 1       0.16982       1.23       0.17986       1.25       1.86       0.00       - General Homestead:         FAIRFIELD CORP       1.91473       11.7960       12.48       18.60       9.89       Schort Homestead:         FAIRFIELD LIBUARY       0.13056       0.85       0.12265       0.85       1.27       0.00       Disabled Persons:         FAIRFIELD LIBUARY       0.97970       6.36       0.95281       6.62       9.87       0.51       Disabled Vetrans (Standard):         LEASTERN LO S29       0.4318       2.79       0.41159       2.86       4.26       0.69       Natural Disaster Homestead:         WAYNE COUNTY       0.79754       5.18       0.54295       3.77       5.64       1.400       Feturing Vetrans:       Natural Disaster Homestead:         Frat. / Vet. Org. Freeze:       Tax Amount:       + Drainage District Fees:       Frat. / Vet. Org. Freeze:       Taxable Value:       X Tax Rate:         Torable discontrand / or a mastransibeneff for pensors with disabilities and seniors, complete	69 1.0000	
CNTY AMB SERV 1       0.19922       1.23       0.17986       1.25       1.66       0.00       General Homestead:         FAIRFIELD CORP       1.81476       11.78       1.79603       12.48       18.66       9.69       Senor Homestead:         FAIRFIELD DIST 112       2.84409       18.46       2.73504       14.90       22.633       3.38       SCAFHE:         FAIRFIELD LIBRARY       0.13056       0.685       0.12265       0.65       1.27       0.00       Babled Persons:       Disabled Veterans (Standard):         L. BASTERN JG S29       0.43016       2.79       0.41159       2.64       4.26       0.00       Returning Veterans:         WAYNE COUNTY       0.79754       5.18       0.54295       3.77       5.64       1.40       Natural Disaster Homestead::         WAYNE COUNTY       0.79754       5.18       0.54295       3.77       5.64       1.40       Natural Disaster Homestead::         For a license plate discount and / or a mass transibilities and seniors, complete the Beneft Access Application online at Interpret tarreline grant Access Part Access Application online at Interpret tarreline grant Access Part Access Application online at Interpret tarreline grant Access Part Access Application online at Interpret tarreline grant Access Part Access Part Access Application online at Interpret tarreline grant Accescont thtte Count Access Mid disabilitis and senior, co	69	
FAIRFIELD DIST 112       2.84409       18.46       2.73504       19.01       28.33       3.38       SCAFHE:         FAIRFIELD LIBRARY       0.13056       0.95281       6.62       9.87       0.54       0.055       0.95281       6.62       9.87       0.54       0.055       0.55       0.95281       6.62       9.87       0.54       0.5429       0.4315       0.28.33       7.70       0.54       0.5429       0.4315       0.28.37       0.64       0.66       0.95281       6.62       9.87       0.542       0.5429       0.4315       0.54295       3.77       5.64       Natural Disaster Homestead:       Historical Freeze:       Frat. / Vet. Org. Freeze:       Tax Amount:       + Drainage District Fees:       7.40       Natural Disaster Homestead:       Historical Freeze:       7.40		
FAIRFIELD HS 225       2.25864       14.66       2.14331       14.90       22.20       1.02       SUBARDE:         FAIRFIELD LIBRARY       0.13056       0.85       0.12265       0.85       1.27       0.00       Disabled Persons:         FAIRFIELD PARK       0.97970       6.36       0.95281       6.62       9.87       0.61       Disabled Veterans (Standard):         WAYNE COUNTY       0.43018       2.79       0.41159       2.86       4.26       0.00       Faturning Veterans:         WAYNE COUNTY       0.79754       5.18       0.54295       3.77       5.64       1.40       Frat. / Vet. Org. Freeze:         Fat. / Vet. Org. Freeze:       Taxable Value:       X Tax Rate:       Taxable Value:       Y Tax Amount:       + Drainage District Fees:       Frat. / Vet. Org. Freeze:       Frat. / Vet. Org. Freeze:       Freeze:       Frat. / Vet. Org. Freeze:       Taxable Value:       X Tax Rate:       Taxable Value:       X Tax Amount:       + Drainage District Fees:       Froit       Installment       Intel Value:       0.700       First       Installment       Intel Value:       First       Intel Value:       Amount Due:       67.10 <t< td=""><td></td></t<>		
FAIRFIELD PARK IL EASTERN JC 529 WAYNE COUNTY       0.99700 0,43018       6.36 2.79       0.95281 0.41159       6.62 2.86       9.87 4.26       0.53 0.09       Disabled Veterans (Standard): • Returning Veterans: • Natural Disaster Homestead: • Historical Freeze: • Frat. / Vet. Org. Freeze: Taxable Value: × Tax Rate: Tax Amount: • Drainage District Fees:         Grand Totals:       10.25329       66.54       9.65412       67.10       100.0       Final Tax Amount: • Drainage District Fees: Tax Amount: • Drainage District Fees: • Frat. / Vet. Org. Freeze: Tax Amount: • Drainage District Fees: • Frat. / Vet. Org. Freeze: • Tax Amount: • Drainage District Fees: • Frat. / Vet. Org. Freeze: • Tax Amount: • Drainage District Fees: • Frat. / Vet. Org. Freeze: • Tax Amount: • Drainage District Fees: • Frat. / Vet. Org. Freeze: • Tax Amount: • Drainage District Fees: • Frat. / Vet. Org. Freeze: • Tax Amount: • Drainage District Fees: • Frat. / Vet. Org. Freeze: • Tax Amount: • Drainage District Fees: • Frat. / Vet. Org. Freeze: • Tax Amount: • Drainage District Fees: • Frat. / Vet. Org. Freeze: • Tax Amount: • Drainage District Fees: • Frat. / Vet. Org. Freeze: • Tax Amount: • Drainage District Fees: • Frat. / Vet. Org. Freeze: • Tax Amount: • Drainage District Fees: • Frat. / Vet. Org. Freeze: • Tax Amount: • Due Date: 1:000/05/2023 • 33.55         • Maii       Bank       Check       Money Order       Box       Cash       Maii       Bank       Check       Money Order       Box       Cash         • Due Date:       10/06/2023 • 33.55       Amount Due:       0.00       Tax Year:       2022       Property Index #:       22:50-002-013-00		
IL EASTERN JC 529       0.43018       2.19       0.41159       2.86       4.20       0.09       Returning Veterans:         WAYNE COUNTY       0.79754       5.18       0.54295       3.77       5.64       1.40       - Natural Disaster Homestead:         WAYNE COUNTY       0.79754       5.18       0.54295       3.77       5.64       1.40       - Natural Disaster Homestead:         WAYNE COUNTY       - For alloense plate discount and / or a mass transit benefit for persons with disabilities and seniors, complete the Benefit Access Application online at hydrow statel. Usingingbaptideal.uthm       - Tax Amount:       + Drainage District Fees:         For a license plate discount and / or a mass transit benefit for persons with disabilities and seniors, complete the Benefit Access Application online at hydrow statel. Usingingbaptideal.uthm       Final Tax Amount Due: 67.10         Funding was discontinued for the property tax relief grant on July 1, 2012. For help applying, contact the Senior Helpline at 1.800-254-8966 or 1-1686-61-27 (TTY).       First       Installment         10/06/2023       33.65       Amount Due       -       -       -         Bank       Check       Money Order       Box       Cash       -       -         Tax Year:       2022       Property Index #:       22-50-002-013-00       Tax Year:       2022       Property Index #:       22-50-002-013-00		
For a license plate discount and / or a mass transit benefit for persons with disabilities and seniors, complete the Benefit Access Application online at http://www.state.il.us/aging/bap/default.htm       Final Tax Amount: + Drainage District Fees:         For a license plate discount and / or a mass transit benefit for persons with disabilities and seniors, complete the Benefit Access Application online at http://www.state.il.us/aging/bap/default.htm       Final Tax Amount: + Drainage District Fees:         For a license plate discount and / or a mass transit benefit for persons with disabilities and seniors, complete the Benefit Access Application online at http://www.state.il.us/aging/bap/default.htm       Final Tax Amount: + Drainage District Fees:         You may be eligible for various exemptions. Please contact the Count Assessment Office at 618-842-2582 for information. No Personal Checks after 4 December, 2023. NSF Checks will void payment and incur a charge of \$25.00.       First       Installment 10/06/2023 33.55         Amount Due       Bank       Check       Money Order       Box       Cash         Mail       Bank       Check       Money Order       Box       Cash         Tax Year:       2022       Property Index #:       22-50-002-013-00       Tax Year:       2022       Property Index #:       22-50-002-013-00         RETURN STUB WITH PAYMENT Due Date:       10/06/2023       Amount Due:       0.00       Out       Out		
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Grand Totals:       10.25329       66.54       9.65412       67.10       100.0       Tax Amount: + Drainage District Fees:         For a license plate discount and / or a mass transit benefit for persons with disabilities and seniors, complete the Benefit Access Application online at http://www.state.il.us/aging/bap/dyfeault.htm       Final Tax Amount Due:       67.10         For a license plate discount and / or a mass transit benefit for persons with disabilities and seniors, complete the Benefit Access Application online at http://www.state.il.us/aging/bap/dyfeault.htm       Final Tax Amount Due:       67.10         You may be eligible for various exemptions. Please contact the Country Assessment Office at 618-842-2582 for information. No Personal Checks after 4 December, 2023. NSF Checks will woid payment and incur a charge of \$25.00.       First       Installment 10/06/2023         Bank       Check       Money Order       Box       Cash       Mail       Bank       Check       Money Order       Box       Cash         Tax Year:       2022       Property Index #:       22-50-002-013-00       Tax Year:       2022       Property Index #:       22-50-002-013-00         RETURN STUB WITH PAYMENT       Due Date:       11/09/2023       Amount Due:       0.00		
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Grand Totals:       10.25329       66.54       9.65412       67.10       100.0       + Drainage District Fees:         For a license plate discount and / or a mass transit benefit for persons with disabilities and seniors, complete the Benefit Access Application online at http://www.state.il.us/aging/bap/default.htm       Final Tax Amount Due:       67.10         Funding was discontinued for the property tax relief grant on July 1, 2012. For help applying, contact the Senior Helpline at 1-800-254-8966 or 1-8842-2582 for information. No Personal Checks after 4 December, 2023. NSF Checks will void payment and incur a charge of \$25.00.       First       Installment         Bank       Check       Money Order       Box       Cash       Mail       Bank       Check       Money Order       Box       Cash         Tax Year:       2022       Property Index #:       22-50-002-013-00       Tax Year:       2022       Property Index #:       22-50-002-013-00         RETURN STUB WITH PAYMENT       Due Date:       10/06/2023       Amount Due:       0.00	67.1	
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On or After 11/07/2023 Contact Treasurer's Office 2		
On or After 12/07/2023 Contact Treasurer's Office	_	
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Owner:     VAUG00166     VAUGHAN WILBURN D       County:     WAYNE COUNTY     County:     WAYNE COUNTY		
Statement #:         24303         Total Tax:         67.10		

V	VAYNE C	OUNTY	PROP	ERTY		STATEME	NT		
		2022 T	axes P	ayable ii	n 202	3	State	ment #: 24304	
YVETTE ANDERSON     Property Index Number       WAYNE COUNTY COLLECTOR     Property Owner:     V/       301 E MAIN ST., STE 201     Township: BIG MOU       FAIRFIELD, IL 62837     Property Address:     -       Phone: 618-842-5087     -     -				Der (PIN):         22-50-002-014         Alternate PIN:         1801229018           /AUG00167         VAUGHAN WILBURN         1801229018         1801229018           UND TOWNSHIP         Taxing Code:         05006					
Township: 2S				0 - Residentia Section: 0 Legal Descrip	01	ots Range: 7E 39.78 FT E SIDE ( 2022-2659 TRANS	Total Ac	ROAD ADDTN	0.00 0.00
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BIG MOUND TOWNSHIP CNTY AMB SERV 1 FAIRFIELD CORP FAIRFIELD DIST 112 FAIRFIELD HS 225 FAIRFIELD LIBRARY FAIRFIELD PARK IL EASTERN JC 529 WAYNE COUNTY Grand Totals:	0.80798 0.18982 1.81478 2.84409 2.25864 0.13056 0.97970 0.43018 0.79754	Tax           14.49           3.40           32.54           50.99           40.50           2.34           17.57           7.71           14.30	0.76986 0.17988 1.79603 2.73504 2.14331 0.12265 0.95281 0.41159 0.54295	14.79 3.46 34.50 52.54 41.17 2.36 18.30 7.91 10.43	and the second se	7 0.44 6 0.00 0 27.33 3 9.35 0 2.82 7 0.00 7 1.40 6 0.24 4 3.89	<ul> <li>Senior Hom</li> <li>SCAFHE:</li> <li>Disabled Pe</li> <li>Disabled Ve</li> <li>Returning Ve</li> </ul>	nestead: estead: rsons: terans (Standard): eterans: ster Homestead: eeze: rg. Freeze:	1,921 0 0 0 0 0 0 0 0 1,921 9.65412 185.46 0.00
For a license plate discount and / or a mass tran Funding was discontinued for the property tax You may be eligible for various exen No Personal Checks after 4	http://www.state.il. relief grant on July 1, 1-888-20 nptions. Please contac	us/aging/bap/default. 2012. For help applyi )6-1327 (TTY). t the County Assessm	htm ing, contact the nent Office at 6	Senior Helpline at 18-842-2582 for int	1-800-254-4 formation.		Final Tax Amo First 10/06/2023 92.73	unt Due: 185 Installment Due Date Amount Due	46 Second 11/09/2023 92.73
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RETURN STUB WITH PAYMENT Due Date: 10/06/2023 Amount Due: 0.00					11/0	RETURN S <sup>-</sup> 09/2023	TUB WITH PA Amount Du		
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Owner: VAUG00167 VAUGHAN W County: WAYNE COUNTY					/AUG001 WAYNE C	COUNTY			
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## DISCLOSURE OF INFORMATION AND ACKNOWLEDGEMENT LEAD-BASED PAINT AND/OR LEAD-BASED PAINT HAZARDS



## Lead Warning Statement

Every purchaser of any interest in residential real property on which a residential dwelling was built prior to 1978 is notified that such property may present exposure to lead from lead-based paint that may place young children at risk of developing lead poisoning. Lead poisoning in young children may produce permanent neurological damage, including learning disabilities, reduced intelligence quotient, behavioral problems, and impaired memory. Lead poisoning also poses a particular risk to pregnant women. The seller of any interest in residential real property is required to provide the buyer with any information on lead-based paint hazards from risk assessments or inspections in the seller's possession and notify the buyer of any known lead-based paint hazards. A risk assessment or inspection for possible lead-based paint hazards is recommended prior to purchase.

## Seller's Disclosure (initial) (All Sellers should initial)

(a) Presence of lead-based paint and/or lead-based paint hazards (check one below):

Known lead-based paint and/or lead-based paint hazards are present in the housing (explain):



Seller has no knowledge of lead-based paint and/or lead-based paint hazards in the housing.

- (b) Records and Reports available to the seller (check one below):
  - Seller has provided the purchaser with all available records and reports pertaining to lead-based paint and/or lead-based hazards in the housing (list documents below):

Seller has no reports or records pertaining to lead-based paint and/or lead-based paint hazards in the housing. Purchaser's Acknowledgement (initial) (All Purchasers should initial)

(c) Purchaser has received copies of all information listed above.

(d) Purchaser has received the pamphlet Protect Your Family From Lead in Your Home.

(e) Purchaser has (check one below):

- □ Received a 10-day opportunity (or mutually agreed upon period) to conduct a risk assessment or inspection of the presence of lead-based paint or lead-based paint hazards; or
- □ Waived the opportunity to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards.

# Agent's Acknowledgement (initial) (Seller's Designated Agent)

(f) Agent has informed the seller of the seller's obligations under 42 U.S.C. 4852 d and is aware of his/her responsibility to ensure compliance.

## Certification of Accuracy

The following parties have reviewed the information above and certify, to the best of their knowledge, that the information they have provided is true and accurate.

Seller	Date
_ Purchaser	Date
Agent	Date
City Fairfield	State IL Zip Code 62837
	_ Purchaser

Keep a fully executed copy of this document for three (3) years from the date hereof. This Disclosure From should be attached to the Real Estate Sale Contract.



## DISCLOSURE OF INFORMATION ON RADON HAZARDS (For Residential Real Property Sales or Purchases)

#### **Radon Warning Statement**

Every buyer of any interest in residential real property is notified that the property may present exposure to dangerous levels of indoor radon gas that may place the occupants at risk of developing radon-induced lung cancer. Radon, a Class-A human carcinogen, is the leading cause of lung cancer in non-smokers and the second leading cause overall. The seller of any interest in residential real property is required to provide the buyer with any information on radon test results of the dwelling showing elevated levels of radon in the seller's possession.

The Illinois Emergency Management Agency (IEMA) strongly recommends ALL homebuyers have an indoor radon test performed prior to purchase or taking occupancy, and mitigated if elevated levels are found. Elevated radon concentrations can easily be reduced by a qualified, licensed radon mitigator.

#### Seller's Disclosure (initial each of the following which applies)

Elevated radon concentrations (above EPA or IEMA recommended Radon Action Level) (a) are known to be present within the dwelling. (Explain).

(b) (c) X

- Seller has provided the purchaser with the most current records and reports pertaining to elevated radon concentrations within the dwelling.
- Seller either has no knowledge of elevated radon concentrations in the dwelling or prior elevated radon concentrations have been mitigated or remediated.
- Seller has no records or reports pertaining to elevated radon concentrations within the dwelling.

Purchaser's Acknowledgment (initial each of the following which applies)

(e)

(f)

- Purchaser has received copies of all information listed above.

Purchaser has received the IEMA approved Radon Disclosure Pamphlet.

Agent's Acknowledgement (initial IF APPLICABLE)

EK (g) Agent has informed the seller of the seller's obligations under Illinois law.

#### Certification of Accuracy

The following parties have reviewed the information above and each party certifies, to the best of his or her knowledge, that the information he or she has provided is true and accurate.

Seller Church M. M. (PDA)	Date_1/8/23
Seller	Date
Purchaser	Date
Purchaser	Date
Agent 001/4	Date 11/8/23
Agent	Date
Property Address: 861 W W	rater st
City, State, Zip Code: _ Fairfield, I	62837

## RESIDENTIAL REAL PROPERTY DISCLOSURE REPORT

NOTICE: THE PURPOSE OF THIS REPORT IS TO PROVIDE PROSPECTIVE BUYERS WITH INFORMATION ABOUT MATERIAL DEFECTS IN THE RESIDENTIAL REAL PROPERTY BEFORE THE SIGNING OF A CONTRACT. THIS REPORT DOES NOT LIMIT THE PARTIES' RIGHT TO CONTRACT FOR THE SALE OF RESIDENTIAL REAL PROPERTY IN "AS IS" CONDITION. UNDER COMMON LAW, SELLERS WHO DISCLOSE MATERIAL DEFECTS MAY BE UNDER A CONTINUING OBLIGATION TO ADVISE THE PROSPECTIVE BUYERS ABOUT THE CONDITION OF THE RESIDENTIAL REAL PROPERTY EVEN AFTER THE REPORT IS DELIVERED TO THE PROSPECTIVE BUYER. COMPLETION OF THIS REPORT BY THE SELLER CREATES LEGAL OBLIGATIONS ON THE SELLER; THEREFORE, THE SELLER MAY WISH TO CONSULT AN ATTORNEY PRIOR TO COMPLETION OF THIS REPORT.

Property Address:	861	W	hater	57	
City, State, Zip:	Fairf	ild	IL	62837	
Seller's Name:					

This report is a disclosure of certain conditions of the residential real property listed above in compliance with the Residential Real

11/8/23 . The disclosures herein shall not be deemed Property Disclosure Act. This information is provided as of warranties of any kind by the seller or any person representing any party in this transaction.

In this form, "aware" means to have actual notice or actual knowledge without any specific investigation or inquiry. In this form, "material defect" means a condition that would have a substantial adverse effect on the value of the residential real property or that would significantly impair the health or safety of future occupants of the residential real property unless the seller reasonably believes that the condition has been corrected.

The seller discloses the following information with the knowledge that, even though the statements herein are not deemed to be warranties, prospective buyers may choose to rely on this information in deciding whether or not and on what terms to purchase the residential real property.

The seller represents that, to the best of his or her actual knowledge, the following statements have been accurately noted as "yes" (correct), "no" (incorrect), or "not applicable" to the property being sold. If the seller indicates that the response to any statement, except number 1, is yes or not applicable, the seller shall provide an explanation in the additional information area of this form.

	YI	ES	NO	N/A
1. Seller has occupied the property within the last 12 months. (If "no," please identify capacity or relationship to property.)	explain	X	Ø	
2. I currently have flood insurance on the property.				
3. I am aware of flooding or recurring leakage problems in the crawlspace or basement				
4. I am aware that the property is located in a flood plain				
5. I am aware of material defects in the basement or foundation (including cracks and bulges)				
6. I am aware of leaks or material defects in the roof, ceilings, or chimney.				
7. I am aware of material defects in the walls, windows, doors, or floors				
8. I am aware of material defects in the electrical system				
<ol> <li>I am aware of material defects in the plumbing system (includes such things as water heater, s water treatment system, sprinkler system, and swimming pool).</li> </ol>				
10. I am aware of material defects in the well or well equipment.				
11. I am aware of unsafe conditions in the drinking water,			M	
12. I am aware of material defects in the heating, air conditioning, or ventilating systems.			M	
13. I am aware of material defects in the fireplace or wood burning stove.				
14. I am aware of material defects in the septic, sanitary sewer, or other disposal system	C	3	T	
15. I am aware of unsafe concentrations of radon on the premises			Z	
16. I am aware of unsafe concentrations of or unsafe conditions relating to asbestos on the premise	es			
17. I am aware of unsafe concentrations of or unsafe conditions relating to lead paint, lead water p plumbing pipes, or lead in the soil on the premises.	ines lead	]	6	

FOR USE IN: IL Page 1 of 3

	YES	NO	N/A
<ol> <li>I am aware of mine subsistence, underground pits, settlement, sliding, upheaval, or other earth stability defects on the premises.</li> </ol>		Ø	
19. I am aware of current infestations of termites or other wood boring insects		B	
20. I am aware of a structural defect by previous infestations of termites or other wood boring insects		R	
21. I am aware of underground fuel storage tanks on the property			
22. I am aware of boundary or lot line disputes.		Ø	
23. I have received notice of violation of local, state, or federal laws or regulations relating to this property, which violation has not been corrected.			
24. I am aware that this property has been used for the manufacture of methamphetamine as defined in Section 10 of the Methamphetamine Control and Community Protection Act.		X	

Note: These disclosures are not intended to cover the common elements of a condominium, but only the actual residential real property, including limited common elements allocated to the exclusive use thereof that form an integral part of the condominium unit.

Note: These disclosures are intended to reflect the current condition of the premises and do not include previous problems, if any, that the seller reasonably believes have been corrected.

If any of the above are marked "not applicable" or "yes," please explain here or use additional pages, if necessary:

# Port has bad not occupied the home but answered to the bat ability.

Check here if additional pages used. Seller certifies that seller has prepared this report and certifies that the information provided is based on the actual notice or actual knowledge of the seller without any specific investigation or inquiry on the part of the seller. The seller hereby authorizes any person representing any principal in this transaction to provide a copy of this report, and to disclose any information in the report to any person in connection with any actual or anticipated sale of the property. THE SELLER ACKNOWLEDGES THAT THE SELLER IS REQUIRED TO PROVIDE THIS DISCLOSURE REPORT TO THE PROSPECTIVE BUYER BEFORE THE SIGNING OF THE CONTRACT AND HAS A CONTINUING OBLIGATION, PURSUANT TO SECTION 30 OF THE RESIDENTIAL REAL PROPERTY DISCLOSURE ACT, TO SUPPLEMENT THIS DISCLOSURE PRIOR TO CLOSING.

s Signature Seller's Signature Date Date

THE PROSPECTIVE BUYER IS AWARE THAT THE PARTIES MAY CHOOSE TO NEGOTIATE AN AGREEMENT FOR THE SALE OF THE PROPERTY SUBJECT TO ANY OR ALL MATERIAL DEFECTS DISCLOSED IN THIS REPORT ("AS IS"). THIS DISCLOSURE IS NOT A SUBSTITUTE FOR ANY INSPECTIONS OR WARRANTIES THAT THE PROSPECTIVE BUYER OR SELLER MAY WISH TO OBTAIN OR NEGOTIATE. THE FACT THAT THE SELLER IS NOT AWARE OF A PARTICULAR CONDITION OR PROBLEM IS NO GUARANTEE THAT IT DOES NOT EXIST. THE PROSPECTIVE BUYER IS AWARE THAT THE PROSPECTIVE BUYER MAY REQUEST AN INSPECTION OF THE PREMISES PERFORMED BY A QUALIFIED PROFESSIONAL.

Prospective	Buyer's Signature	Prospective Buyer's Signature				
Date	Time	Date	Time			

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#### ILLINOIS RESIDENTIAL REAL PROPERTY DISCLOSURE ACT ARTICLE 2 DISCLOSURES - 765 ILCS 77/5 et seq.

Section 5. Definitions. As used in this Act, unless the context otherwise requires the following terms have the meaning given in this Section: "Residential real property" means real property improved with not less than one nor more than 4 residential dwelling units; units in residential cooperatives; or, condominium units, including the limited common elements allocated to the exclusive use thereof that form an integral part of the condominium unit. The term includes a manufactured home as defined in subdivision (53) of Section 9-102 of the Uniform Commercial Code that is real property as defined in the Conveyance and Encumbrance of Manufactured Homes as Real Property and Severance Act.

- "Seller" means every person or entity who: is a beneficiary of an Illinois land trust; or (1)
  - has an interest, legal or equitable, in residential property as: (2)
    - (i) an owner;
    - (ii) a beneficiary of a trust;
    - (iii) a beneficiary pursuant to testate disposition, intestate succession, or a transfer on death instrument; or
    - (iv) a contract purchaser or lessee of a ground lease.

"Seller" does not include a party to a transfer that is exempt under Section 15. "Prospective buyer" means any person or entity negotiating or offering to become an owner or lesses of a ground lease of residential real property by means of a transfer for value to which this Act applies. "Contract" means a written agreement by the seller and prospective buyer that would, subject to the satisfaction of any negotiated contingencies, require the prospective buyer to accept a transfer of the residential real property. (765 ILCS 77/5) (Source: P.A. 98-749, eff. 7-16-14; 99-78, eff. 7-20-15; 102-765, eff. 5-13-22.)

Sec. 10. Except as provided in Section 15, this Act applies to any transfer by sale, exchange, installment land sale contract, assignment of beneficial interest, lease with an option to purchase, ground lease, or assignment of ground lease of residential real property. (765 ILCS 77/10) (Source: P.A. 88-111.)

Sec. 15. Seller Exemptions. A seller in any of the following transfers is exempt from this Act, regardless of whether a disclosure report is delivered:

- Transfers pursuant to court order, including, but not limited to, transfers ordered by a probate court in administration of an estate, transfers between spouses resulting from a judgment of dissolution of marriage or legal separation, transfers pursuant to an order of possession, transfers by a trustee in bankruptcy, transfers by eminent domain, and transfers resulting from a decree for specific performance. (1)
- Transfers from a mortgager to a mortgage by deed in lieu of foreclosure or consent judgment, transfer by judicial deed issued pursuant to a foreclosure sale to the successful bidder or the assignee of a certificate of sale, transfer by a collateral assignment of a beneficial interest of a land trust, or a transfer by a mortgagee or a successor in interest to the mortgage is secured position or a beneficiary under a deed in trust who has acquired the real property by deed in lieu of foreclosure, consent judgment or judicial deed issued pursuant to a foreclosure sale. (2)
- Transfers by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust. As used in this paragraph, "trust" includes an Illinois land trust. (3)
- (4) Transfers from one co-owner to one or more other co-owners.
- Transfers from a decedent pursuant to testate disposition, intestate succession, or a transfer on death instrument. (5)
- Transfers made to a spouse, or to a person or persons in the lineal line of consanguinity of one or more of the sellers. (6)
- Transfers from an entity that has taken title to residential real property from a seller for the purpose of assisting in the relocation of the seller, so long as the entity makes available to all prospective buyers a copy of the disclosure report furnished to the entity by the seller. (7)
- (8) Transfers to or from any governmental entity.
- Transfers of newly constructed residential real property that has never been occupied. This does not include rehabilitation of existing residential real property. (765 ILCS 77/15) (Source: P.A. 88-111; 102-765, eff. 5-13-22.) (9)

Sec. 20. Disclosure report requirements. A seller of residential real property shall complete all items in the disclosure report described in Section 35. The seller shall deliver to the prospective buyer the written disclosure report required by this Act before the signing of a contract. (765 ILCS 77/20) (Source: P.A. 88-111; 102-765, eff. 5-13-22.) Sec. 25. Liability of seller.

- The seller is not liable for any error, inaccuracy, or omission of any information delivered pursuant to this Act if (i) the seller had no knowledge of the error, inaccuracy, or omission, was based on a reasonable belief that a material defect or other matter not disclosed had been corrected, or (iii) the error, inaccuracy, or omission was based on a reasonable belief that a material defect or other matter not disclosed had been corrected, or (iii) the error, inaccuracy, or omission was based on a reasonable belief that a material defect or other matter not disclosed had been corrected, or (iii) the error, inaccuracy, or omission was based on a reasonable belief that a material defect or other matter not disclosed had been corrected, or (iii) the error, inaccuracy, or omission was based on an information provided by a public agency or by a licensed engineer, land surveyor, structural pest control operator, or by a contractor about matters within the scope of the contractor's occupation and the seller had no knowledge of the error, inaccuracy, or omission. (a)
- (b)
- The seller is not obligated by this Act to make any specific investigation or inquiry in an effort to complete the disclosure statement. (765 ILCS 77/25) (Source: P.A. 90-383, eff. 1-1-98.) (c)

Sec. 30. Disclosure report supplement. If, prior to closing, any seller becomes aware of an error, inaccuracy, or omission in any prior disclosure report or supplement after delivery of that disclosure report or supplement to a prospective buyer, that seller shall supplement the prior disclosure report or supplement with a written supplemental disclosure, delivered by any method set forth in Section 50. (765 ILCS 77/30) (Source: P.A. 90-383, eff. 1-1-98; 91-357, eff. 7-29-99; 102-765, eff. 5-13-22.)

Sec. 35. Disclosure report form. The disclosures required of a seller by this Act shall be made in the following form: [See preceding pages] (765 ILCS 77/35) (Source: P.A. 98-754, eff. 1-1-15; 102-765, eff. 5-13-22.)

### Sec. 40. Material defect.

- If a seller discloses a material defect in the Residential Real Property Disclosure Report, including a response to any statement that is answered "yes," except numbers 1 and 2, and, in violation of Section 20, it is delivered to the prospective buyer after all parties have signed a contract, the prospective buyer, within 5 business days after receipt of that report, may terminate the contract or other agreement with the return of all earnest money deposits or down payments paid by the prospective buyer in the transaction without any liability to or recourse by the seller. (a)(b)
- If a seller discloses a material defect in a supplement to this disclosure report, the prospective buyer shall not have a right to terminate unless: (i)
  - the material defect results from an error, inaccuracy, or omission of which the seller had actual knowledge at the time the prior disclosure was completed and signed (iii)
    - the material defect is not repairable prior to closing; or
  - (iii) the material defect is repairable prior to closing, but within 5 business days after the delivery of the supplemental disclosure, the seller declines, or otherwise fails to agree in writing, to repair the material defect.
- The right to terminate the contract, however, shall no longer exist after the conveyance of the residential real property. For purposes of this Act the termination shall be deemed to be made when written notice of termination is delivered to at least one of the sellers by any method set forth in Section 50, at the contract information provided by any seller or indicated in the contract or other agreement. Nothing in subsection (a) or (b) shall limit the remedies available under the contract or Section 55. (765 ILCS 77.40) (Source: P.A. 90-383, eff. 1-1-98; 102-765, eff. 5-13-22.) (c)

Sec. 45. Other law. This Act is not intended to limit remedies or modify any obligation to disclose created by any other statute or that may exist in common law in order to avoid fraud, misrepresentation, or deceit in the transaction. (765 ILCS 77/45) (Source: P.A. 88-111; 102-765, eff. 5-13-22.) Sec. 50. Delivery of disclosure report. Delivery of the Residential Real Property Disclosure Report provided by this Act shall be by:

- personal delivery or facsimile, email, or other electronic delivery to the prospective buyer at the contact information provided by the prospective buyer or indicated in the contract or other agreement; (2)
- depositing the report with the United States Postal Service, postage prepaid, first class mail, addressed to the prospective buyer at the address provided by the prospective buyer or indicated on the contract or other agreement; or

(3) depositing the report with an alternative delivery service such as Federal Express or UPS, delivery charges prepaid, addressed to the prospective buyer at the address provided by the prospective buyer or indicated on the contract or other agreement.
For purposes of this Act, delivery to one prospective buyer is deemed delivery to all prospective buyers. Delivery to an authorized individual acting on behalf of a prospective buyer constitutes delivery to all prospective buyer. Belivery to all prospective buyers. Delivery to an authorized individual acting on behalf of a prospective buyer constitutes delivery to all prospective buyers. Delivery to an authorized individual acting on behalf of a prospective buyer constitutes delivery to all prospective buyer. Belivery to all prospective buyer. Receipt may be acknowledged on the report, acknowledged in an agreement for the conveyance of the residential real property, or shown in any other verifiable manner. (765 LICS 77750) (Source: P.A. 91-357, eff. 7-29.)
See 55 Violations and the property of the residential real property. The prospective buyer of the residential real property.

99:102-765, etc. 5-13-22.)
Sec, 55. Violations and damages. If the seller fails or refuses to provide the disclosure report prior to the conveyance of the residential real property, the prospective buyer shall have the right to terminate the contract. A seller who knowingly violates or fails to perform any duty prescribed by any provision of this Act or who discloses any information on the Residential Real Property Disclosure Report that the seller knows to be false shall be liable in the amount of actual damages and court costs, and the court may award reasonable attorney's fees incurred by the prevailing party. (765 ILCS 77/55) (Source: P.A. 90-383, eff. 1-1-98; 102-765, eff. 5-13-22.)

Sec. 60. No action for violation of this Act may be commenced later than one year from the earlier of the date of possession, date of occupancy, or date of recording of an instrument of conveyance of the residential real property. (765 ILCS 77/60) (Source: P.A. 88-111.) Sec. 65. A copy of Sections 5 through 65 of Article 2 of this Act, excluding Section 35, must be printed on or as a part of the Residential Real Property Disclosure Report form. (765 ILCS 77/65) (Source: P.A. 88-111; 102-765, eff. 5-13-22.)

## **PROVIDER PREFERENCE**

DATE:	11-8-2	3						
SELLER:	Wilburn	Vaugha	n					
Regardin	g Property loo	cated at: _	801	W	hate	57	Fini-field	_

In connection with the property described above, the undersigned wishes to have the following services provided by the indicated Provider.

Pest Inspection Esmon Prst Deed Preparation \_ Fyie & Rice

Title Company \_\_\_\_ Wayne County Abstract

Juzele M. Jack POM Name

11/8/23

Name

Date