

Sales Listing Report
DeKalb County
1/1/2024 - 12/31/2024

Township: Shabbona

Document Number	Sale	Sale Type	Valid Sale	Sale Date	Dept. Study	Selling Price	Grantor Name	Curr. Sales	Grantee Name	Legal Description
Parcel Number	Year	Acres	Property Type	Prop. Class	Built Year	Square Ft.	Lot Size	Ratio	Site Address	
2024-000709	2024	Trustee's Deed	Y	01/25/2024	Y	\$205,000.00	DONNA HODGE	LIVING TRUST	D CARLOS DIONICIO GRADO	
HEL, HE & HEPD OMITTED ON PTAX									513 W CHEROKEE AVE	
									SHABBONA, IL 605509775	
13-15-303-003		.00		0040	1984	1,416	80 X 150	36.78%	513 W CHEROKEE AV	LOT 7 - BLK 2 - MULLINS
Neighborhood:									SHABBONA, IL	ADDITION - AREA 2
									60550 -0375	
2024-000950	2024	Warranty Deed	Y	01/24/2024	N	\$124,020.00	KYLE HART		JULIE WRIGHT	
NOT ADVERTISED							KELSY HART		708 W COMANCHE AVE	
									SHABBONA, IL 605509788	
									CHUCK WRIGHT	
									708 W COMANCHE AVE	
									SHABBONA, IL 605500000	
13-15-301-004		.29	ngle Family Residen	0040	1940	770	150 X 125	28.26%	708 W COMANCHE AV	PT SW 1/4 - SEC 15 - T38N R3E
Neighborhood:									SHABBONA, IL	
									60550 -0550	
13-15-326-008		.00	Vacant Lot	0030	0	0	60 X 83.60	28.26%	US HWY 30	PT SW 1/4 - SEC 15 - T38N R3E
Neighborhood:									SHABBONA, IL	
									60550 -	

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2024-001066	2024	Trustee's Deed	Y	11/15/2023	N	\$587,844.00	OLD SECOND NATIONAL BANK, /		LISA J FLEMING 9805 TOWER RD LEE, IL 605303011 GREG S FLEMING 9805 TOWER RD LEE, IL 605300000	
FARM; AUCTION SALE; SALE DATE DIF THAN RCRD YR										
13-18-200-001		41.25		0021	0	0	*****	5.32%	WEST COUNTY LINE RD	PT N 1/2 - FRAC SEC 18 - T38N
Neighborhood:									LEE, IL 60530 -	R3E
2024-001743	2024	Trustee's Deed	N	02/28/2024	N	\$180,000.00	DELLA L BEND, AS TRUSTEE OF		RONALD R BEND 5810 GOBLE RD EARLVILLE, IL 605185045 PAULA A BEND 5810 GOBLE RD EARLVILLE, IL 605180000	
NOT ADVERTISED; FARM; SALE BTWN RELATED PARTIES; SAME SURNAME										
13-25-300-013		15.00		0021	0	0	IRREGULAR	3.06%	JOHNSON RD SHABBONA, IL 60550 -	PT LOTS 7 & 25 - SUBDIVISION OF SW 1/4 - SEC 25 - T38N R3E
Neighborhood:										
2024-002059	2024	Warranty Deed	Y	03/28/2024	N	\$15,000.00	NORMA AYALA		JOSHUA S SNYDER 104 W COMANCHE AVE SHABBONA, IL 6055000000	
NOT ADVERTISED										
13-15-405-010		.00		0060	1920	2,088	25 X 80	21.41%	103 W COMANCHE AV SHABBONA, IL 60550 -0267	N 80FT OF W 1/2 OF LOT 1 - BLK 19 - SHABBONA (ORIGINAL VILLAGE)
Neighborhood:										

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2024-002321	2024	Warranty Deed	N	03/26/2024	N	\$1,500.00	SUSAN M LIPPMAN		EARL MAIER 407 W CHEROKEE AVE SHABBONA, IL 605505167	
SPLIT; NOT ADVERTISED; BUYER IS ADJCNT PROP OWNER										
13-15-328-021		.00		0040	1925	702	64 X 150	2674.67%	407 W CHEROKEE AV SHABBONA, IL 60550 -	LOT 7 & W 10FT LOT 6 - BLK 3 - SHERWOODS ADDITION
Neighborhood:										
2024-002495	2024	Quit Claim Deed	N	03/25/2024	N	\$200,000.00	ROGER WISTED NANCY WISTED GONZALEZ THOMAS WISTED		THOMAS WISTED LIVING TRUST 202 S SHABBONA RD SHABBONA, IL 605505194	
QCDINT USED; #6 & #7 UNMARKED ON PTAX; SALE BTWN RELATED PARTIES; XFR < 100%										
13-15-406-001		.00		0040	1956	1,640	107 X 110	36.99%	202 S SHABBONA RD SHABBONA, IL 60550 -0282	N 110FT LOTS 9 & 10 - BLK 27 - SHABBONA (ORIGINAL VILLAGE)
Neighborhood:										
2024-003140	2024	Warranty Deed	Y	04/24/2024	Y	\$153,300.00	MILDRED M DOYLE		BRIAN BOHANNON 208 N POKONOKA ST SHABBONA, IL 6055000000	
13-15-252-002		.00		0040	1935	731	50 X 144	23.05%	208 N POKANOKA ST SHABBONA, IL 60550 -	LOT 12 - BLK 7 - SHABBONA (ORIGINAL VILLAGE)
Neighborhood:										
2024-003163	2024	Warranty Deed	Y	04/25/2024	Y	\$170,000.00	ANGEL L HERNANDEZ MARIA HERNANDEZ		KAYLA ANN CLIFTON 304 E NAVAHO AVE SHABBONA, IL 6055000000	
HEL & HE OMITTED ON PTAX										
13-15-280-005		.00	ngle Family Residen	0040	1960	99	75 X 132	29.52%	304 E NAVAHO ST SHABBONA, IL 60550 -9794	LOT 8 & E 1/2 LOT 9 - BLK 2 - SHABBONA (ORIGINAL VILLAGE)
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2024-003963	2024	Warranty Deed	Y	05/14/2024	Y	\$145,000.00	GAVIN J WHITLEY KAILEE L WHITLEY FKA KAILEE		FAITH BATEMAN 220 E KIRKE GATE LEE, IL 605309645 CRISTIAN GIROLAMO 220 E KIRKE GATE LEE, IL 605300000	
13-06-335-003		.00		0040	1920	1,119	60 X 150	18.40%	220 E KIRKE GATE LEE, IL 60530	LOT 5 - BLK 3 - HINCKLEY & BOYLES FIRST ADDITION
Neighborhood:										
2024-005168	2024	Warranty Deed	Y	07/11/2024	N	\$6,000.00	SCOTT A JESSEMAN AS MANAG		VILLAGE OF SHABBONA, AN ILLINOIS MUNICI	
NOT ADVERTISED; BUYER IS A GOVT AGENCY - NOT MARKED									PO BOX 263 SHABBONA, IL 605500263	
13-15-402-010		.00	Vacant Lot	0030	0	0	20 X 50	30.92%	W COMANCHE AV SHABBONA, IL 60550 -	E 20 FT LOT 5 (EX N 30 FT) - BLK 15 - SHABBONA (ORIGINAL VILLAGE)
Neighborhood:										
2024-005619	2024	Warranty Deed	Y	07/26/2024	N	\$30,000.00	BARRIE GREENWELL JAMES GREENWELL BOYD GREENWELL NICOLE WALLACE		VILLAGE OF SHABBONA PO BOX 263 SHABBONA, IL 605500263	
BUYER IS GOVT AGENCY; BUYER IS ADJCT PROP OWNR; NOT ADVERTISED										
13-15-402-009		.00		0060	1950	1,011	40 X 60 X 10 X 20 X 30 X 80	30.22%	W COMANCHE AV SHABBONA, IL 60550 -	ORIGINAL VILLAGE OF SHABBONA-BLOCK 15 -N 1/2 LOT 4 & E 20 FT OF N 30 FT LOT 5
Neighborhood:										

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2024-006183	2024	Warranty Deed	N	07/30/2024	N	\$184,225.00	RONALD R BEND PAULA A BEND		BRIAN PAYNE 125 N BIRCH ST WATERMAN, IL 605560000 EMMA FOX 125 N BIRCH ST WATERMAN, IL 605560000	
SWD USED; NOT ADVERTISED										
13-25-300-013		15.00		0021	0	0	IRREGULAR	2.99%	JOHNSON RD SHABBONA, IL 60550 -	PT LOTS 7 & 25 - SUBDIVISION OF SW 1/4 - SEC 25 - T38N R3E
Neighborhood:										
2024-006385	2024	Warranty Deed	Y	08/09/2024	Y	\$90,000.00	STUART BUTTS		PAMELA G KASPER 107 E NISSEN STIGEN LEE, IL 605309100	
13-06-332-005		.00	ngle Family Residen	0040	1967	580	54.50 X 75	31.33%	107 E NISSEN STIGEN LEE, IL 60530 -	S 75 FT (EX E 5 1/2FT) LOT 4 - BLK 8 - LEE (ORIGINAL TOWN)
Neighborhood:										
2024-006440	2024	Warranty Deed	Y	08/22/2024	Y	\$250,000.00	TODD W LENKE AMY L LENKE		MICHAEL A KRAUSS 514 W CHEROKEE AVE SHABBONA, IL 605509774	
HEL & HE OMITTED ON PTAX										
13-15-302-010		.00		0040	1984	1,440	80 X 150	24.98%	514 W CHEROKEE AV SHABBONA, IL 60550 -	LOT 7 - BLK 1 - MULLINS ADDITION - AREA 2
Neighborhood:										

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2024-006449	2024	Warranty Deed	Y	08/20/2024	Y	\$360,000.00	BRIAN R OEST REBECCA L OEST		PRAIRIE BAND POTAWATOMI NATION 16281 Q RD MAYETTA, KS 665098970	
13-23-127-004		.00		0040	1974	1,130	133.71 X 78.45 X 230 X 151.15 X 139	25.15%	8933 TOMAHAWK TRL SHABBONA, IL 60550 -4148	INDIAN OAKS ESTATES 2ND ADD-LOT 9
Neighborhood:										
2024-006914	2024	Executor's Deed	N	09/20/2024	N	\$240,000.00	LAWRENCE BUEHLER, AS INDEF		CLAUDIA CASTELLANOS DOMINGUEZ 303 S SHABBONA RD SHABBONA, IL 605509782 LEONARDO ALBA 303 S SHABBONA RD SHABBONA, IL 605500000	
EXEC DEED USED										
13-15-376-003		.00		0040	1940	945	100 X 150	27.39%	303 S SHABBONA RD SHABBONA, IL 60550 -	LOT 3, S 1/2 LOT 2 & N 1/2 LOT 4 - BLK 4 - SHERWOODS ADDITION
Neighborhood:										
2024-007001	2024	Warranty Deed	Y	09/12/2024	N	\$292,500.00	HUGH J CONNOR CHARLES D CREGIER		ZACHARY NELSON 7375 JOHNSON RD SHABBONA, IL 605504111 KAYLYN NEHRING 7375 JOHNSON RD SHABBONA, IL 605500000	
NOT ADVERTISED										
13-25-300-015		2.00		0040	1982	864	341.13 X 195 X 301.89 X 391	27.49%	7375 JOHNSON RD SHABBONA, IL 60550 -4111	PT SW 1/4 - SEC 25 - T38N R3E
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2024-007113	2024	Warranty Deed	Y	09/19/2024	Y	\$240,000.00	MICHAEL J KNIFFIN		MATTHEW W TRIPP 106 E APACHE AVE SHABBONA, IL 605500000	
13-15-432-012		.00	Single Family Residen	0040	2006	1,603	75 X 120	24.35%	106 E APACHE AV SHABBONA, IL 60550 -	LOT 2 - GAINES SUBDIVISION
Neighborhood:										
2024-007133	2024	Warranty Deed	Y	09/16/2024	Y	\$162,350.00	CHRISTINA COBB FKA DAMASK		DREW C GATES 341 E KIRKE GATE LEE, IL 605309647	
13-06-331-007		.00		0040	1990	1,050	60 X 150	33.07%	341 E KIRKE GATE LEE, IL 60530 -	HINCKLEY & BOYLES ADD- (AKA VILLAGE OF LEE 1ST ADD)-BLK 1 LOT 12
Neighborhood:										
2024-008399	2024	Sheriff's Sale	N	01/26/2023	N	\$31,947.00	DEKALB COUNTY SHERIFF - ANI		PATRICK HERRMANN 14995 WATERMAN RD DEKALB, IL 601158937	
SHERIFF DEED; SALE DATE DIF THAN RCRD YR; COURT ORDERED SALE; SALE IN LIEU OF FORECLOSURE										
13-15-431-003		.00		0040	1937	944	50 X 150	55.85%	106 S BLACKHAWK ST SHABBONA, IL 60550 -	LOT 4 - BLK 23 - SHABBONA (ORIGINAL VILLAGE)
Neighborhood:										

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2024-008572	2024	Special Warranty	Y	11/14/2024		\$1,200,000.00	MULLINS GRAIN CO		VAUGHN BOEHNE 13236 SHABBONA RD SHABBONA, IL 605504158 AUDRA BOEHNE 13236 SHABBONA RD SHABBONA, IL 605500000 BERKELEY B BOEHNE 13236 SHABBONA RD SHABBONA, IL 605500000	
SWD USED; NOT ADVERTISED										
13-06-328-004	.72			0060	1974	1,040	****	17.56%	121 E KIRKE GATE LEE, IL 60530 -	VILLAGE OF LEE-LOTS 2,3,4,5,6, PT 1 BLK 5 & ALSO 20 STRIP ADJ W LINE OF BLK
Neighborhood:										
13-06-333-005	.87			0060	1994	420	****	17.56%	145 1/2 S KORN GATE LEE, IL 60530 -	VILLAGE OF LEE-LOTS 8, 9, 10 11, 12, PT LOT 7 BLK 5 & PT VACATED ROW & 20 STRIP ADJ W LINE OF BLK
Neighborhood:										
13-06-338-005	.00			0050	2008	653	150 X 87.20 X 160+/- X 138.20	17.56%	S TROLLS STIGEN LEE, IL 60530	LEE ORIGINAL TOWN -LOTS 2,3 & 4 BLK 13
Neighborhood:										
13-06-338-006	.73			0060	1975	392	****	17.56%	S KORN GATE LEE, IL 60530 -	ORIGINAL TOWN LEE-LOT1 BLK 13 & 20FT STRIP ADJ W LINE OF BLK
Neighborhood:										

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2024-008659	2024	Warranty Deed	N	10/24/2024	N	\$2,205,000.00	MARY KAY BURRIS		FLEMING FARMS PARTNERSHIP, AN ILLINOIS 1193 COUNTY LINE RD LEE, IL 605303036	
13-18-400-007	119.10			0021	0	0		5.76%	US HWY 30 LEE, IL 60530 -	PT SE 1/4 – SEC 18 – T38N R3E
Neighborhood:										
13-19-200-004	58.38			0021	0	0	*****	5.76%		W 1/2 NE 1/4 SEC 19
Neighborhood:										
2024-008661	2024	Warranty Deed	N	10/24/2024	N	\$507,000.00	MARY KAY BURRIS		RYAN FLEMING 301 GRANDVIEW DR LE ROY, IL 617521286 ANDREA FLEMING 301 GRANDVIEW DR LE ROY, IL 617520000	
13-18-400-006	36.54			0021	0	0		5.27%	US HWY 30 LEE, IL 60530 -	SW 1/4 SE 1/4 – SEC 18 – T38N R3E
Neighborhood:										
2024-009020	2024	Trustee's Deed	N	11/27/2024	N	\$180,000.00	KRISTINE A KLOPTEK, AS TRUS		JEFFREY KLOPOTEK 207 N SHABBONA RD SHABBONA, IL 605505189 THERESA KLOPOTEK 207 N SHABBONA RD SHABBONA, IL 605500000	
13-15-176-027	.82			0040	1971	2,140	82.50 X 433	30.36%	207 N SHABBONA RD SHABBONA, IL 60550 -9600	S 5 RODS N 10 RODS E 32 RODS (E W 95FT) S 1/2 S 1/2 NW 1/4 - SEC 15 - T 38N 3E
Neighborhood:										

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2024-009059	2024	Warranty Deed	Y	11/13/2024	Y	\$157,000.00	RALPH M SPROWLS ARDITH V SPROWLS		ROBERT E WORKMAN 4646 MAIN ST SHABBONA, IL 605504151	
13-35-206-009		.00		0040	1977	720	****	17.81%	4646 MAIN ST SHABBONA, IL 60550 -9801	SHABBONA GROVE SUBDIVISION - RAILROAD ADDITION - BLK 4- LOTS 1,2,3,4 & PT VAC ALLEY & PT VACATED MAIN ST
Neighborhood:										
2024-009061	2024	Warranty Deed	Y	11/08/2024	Y	\$127,000.00	GARY A TABER		RAYMOND T RAGAN 300 S VIKING VIE LEE, IL 605309642	
13-06-376-001		.00		0040	1930	1,655	70 X 180	35.89%	300 S VIKING VIE LEE, IL 60530	ORIGINAL TOWN OF LEE - N 70 FT LOTS 5,6, & 7 - BLOCK 14
Neighborhood:										
2024-009236	2024	Warranty Deed	Y	12/05/2024	Y	\$215,000.00	YUYING HU		KATHRYN FIORELLI 507 S SHABBONA RD SHABBONA, IL 605509771 SEAN HOLLAND 507 S SHABBBONA RD SHABBONA, IL 605500000	
13-15-376-015		.00		0040	1950	1,293	116.70 X 140	30.83%	507 S SHABBONA RD SHABBONA, IL 60550	LOT 8 - C P OKANE SUBDIVISION
Neighborhood:										

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2024-009408	2024	Warranty Deed	Y	12/02/2024	Y	\$110,000.00	JAMES W SEELING		AMJAD GHAFOR 1184 GOLDEN OAKS PKWY AURORA, IL 605066371	
13-02-300-003		2.40		0040	1992	1,472	335 X 312	54.65%	4361 LEE RD SHABBONA, IL 60550 -9801	W 335FT S 312FT E 964.04FT SW 1/4 - SEC 2 - T38N R3E
Neighborhood:										
2024-009426	2024	Warranty Deed	Y	11/18/2024	Y	\$245,000.00	ALBERT A ESTREMER		TEIGAN CARLSON 206 N SHABBONA RD SHABBONA, IL 605509603 TREVOR MALY 206 N SHABBONA RD SHABBONA, IL 605500000	
13-15-251-003		.00	ngle Family Residen	0040	1940	804	75 X 102 X 30 X 55 X 45 X 156.10	20.33%	206 N SHABBONA RD SHABBONA, IL 60550 -	S 1/2 LOT 3 (EX E 55 FT) & LOT 4 (EX PIECE 5 FT X 55 FT IN NE CORNER) - BLK 8 - SHABBONA (ORIGINAL TOWN)
Neighborhood:										
2024-009655	2024	Warranty Deed	Y	12/20/2024	Y	\$92,700.00	JOHN T FALK JR AND DONALD V		AMBER CURENS 314 N ILLINI ST SHABBONA, IL 605500000	
13-15-276-002		.00		0040	1958	1,248	75 X 144	53.65%	314 N ILLINI ST SHABBONA, IL 60550 -0550	LOT 2 - BLK 1 - FREDERICK G CHALLANDS ADDITION
Neighborhood:										
Totals for Township: Shabbona				36 Parcels		\$8,707,386.00				