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KAREN A. YARBROUGH

COOK COUNTY CLERK'S OFFICE

Date 3/26/2024 4:28 PM Pg: 1 of 2

WARRANTY DEED ILLINOIS STATUTORY

Dec ID 20240301660845

ST/Co Stamp 1-571-989-040 ST Tax \$327.00 CO Tax \$163.50

City Stamp 0-592-160-304 City Tax \$3,433.50

THE GRANTOR, Park Row Holding LLC - Series A, an Illinois limited liability company, for and in consideration of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration, CONVEYS and WARRANTS to GRANTEE Xin Lao Liu, *AN UNMARRIED MAN*

in fee simple, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

PARCEL 1: UNIT NO. 703 AND GARAGE UNIT NO. GU-39, TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN THE RIVER VILLAGE LOFTS CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0021128852, IN SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF STORAGE SPACE NO. S-40, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION, AFORESAID, RECORDED AS DOCUMENT NO. 0021128852.

PARCEL 3: NON-EXCLUSIVE EASEMENTS FOR THE BENEFIT OF PARCEL 1, AS CREATED BY THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS AND OPERATING AGREEMENT RECORDED MARCH 12, 2001 AS DOCUMENT NO. 0010192877, AND AS AMENDED AND RESTATED BY INSTRUMENT RECORDED OCTOBER 15, 2002 AS DOCUMENT NO. 0021128849.

Property Index Numbers: 17-04-300-048-1136 and 17-04-300-048-1039

Property Address: 1000 N. Kingsbury Street #703, Chicago, IL 60610

SUBJECT TO: Covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; homeowners or condominium association declaration and bylaws, if any; and general real estate taxes not yet due and payable at the time of Closing.

