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**THIS INSTRUMENT WAS
PREPARED BY:**

Patrick Tang
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Chicago, Illinois 60640

AFTER RECORDING MAIL TO:

Justin Zheng
2830 S. Princeton
Chicago, IL, 60616

Doc#: 2422102093 Fee: \$107.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 8/8/2024 12:36 PM Pg: 1 of 3

Dec ID 20240701655030

ST/Co Stamp 1-557-722-928 ST Tax \$305.00 CO Tax \$152.50

City Stamp 0-797-030-192 City Tax \$3,202.50

Above Space for Recorder's Use Only

410813406 1/2 **GIT**

WARRANTY DEED

For and in consideration of Ten and no/100 (\$10.00) Dollars, and other good and valuable consideration, VICTOR C. CHOW, a married person, of City of New York, County of New York ("Grantor"), joined by his spouse, SARA NG, to waive homestead only, CONVEY AND WARRANT to JUSTIN ZHENG* in fee simple, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit: *** A SINGLE MAN**

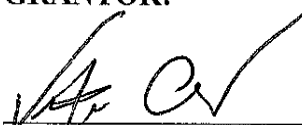
UNIT 1202 AND P-152 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN LAKESIDE TOWER CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0614634066, AS AMENDED, IN THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Address: 1600 South Indiana Avenue, Chicago, IL 60616
Unit 1202
Parking P-152

PINs: • 17-22-302-107-1072; and
• 17-22-302-107-1295

SUBJECT TO: (a) covenants, conditions, and restrictions of record; (b) public and utility easements; and (c) general real estate taxes for the year 2024 and subsequent years that are not yet due and payable.

GRANTOR:

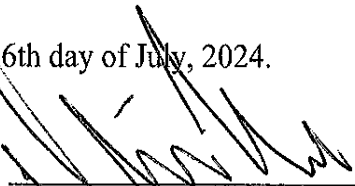
X 
VICTOR C. CHOW

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STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that VICTOR C. CHOW, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.


Given under my hand and official seal this 16th day of July, 2024.





Notary Public

My Commission Expires: 6/28/2025



REAL ESTATE TRANSFER TAX		07-Aug-2024
	CHICAGO	2,287.50
	CTA	915.00
	TOTAL:	3,202.50 *

17-22-302-107-1072 | 20240701655030 | 0-797-030-192
* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		07-Aug-2024
	COUNTY:	152.50
	ILLINOIS:	305.00
	TOTAL:	457.50

17-22-302-107-1072 | 20240701655030 | 1-557-722-928

