

# UNOFFICIAL COPY

## WARRANTY DEED Illinois Statutory

Doc#. 2223001075 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 08/18/2022 10:35 AM Pg: 1 of 3

Dec ID 20220801602360  
ST/CO Stamp 0-075-543-120 ST Tax \$30.00 CO Tax \$15.00

BW22063342

THE GRANTOR(S) Larhonda Shumpert Demontrond, a married woman of 13707 South Stewart Avenue, Unit A3W Riverdale, IL 60827, for and in consideration of ten dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to NuWhirl Enterprises, Inc., an Illinois Corporation whose principal place of business is 24151 S. Plum Valley Drive, Crete, Illinois 60417, all interest in the following described Real Estate situated in the County of Cook in the State of IL, to wit:

UNIT A3W IN RIVERWOOD CONDOMINIUM, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, AS DEFINED AND DELINEATED IN THE DECLARATION OF CONDOMINIUM RECORDED ON OCTOBER 25, 1999 AS DOCUMENT NUMBER 09000846, AS AMENDED FROM TIME TO TIME, OF SECTION 33, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions and restrictions of record, Building lines and easements; General real estate taxes not yet due and payable.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 25-33-316-012-1048

Address(es) of Real Estate: 13707 South Stewart Avenue, Unit A3W, Riverdale, IL 60827

### REAL ESTATE TRANSFER TAX

16-Aug-2022



COUNTY:	15.00
ILLINOIS:	30.00
TOTAL:	45.00

25-33-316-012-1048

| 20220801602360 | 0-075-543-120



# UNOFFICIAL COPY

Dated this 2 day of August, 2022

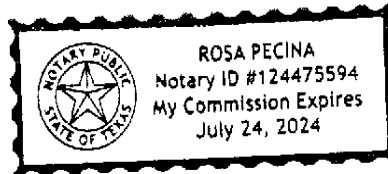
By Larhonda Shumpert Demontrond  
Larhonda Shumpert Demontrond

STATE of Texas, COUNTY of Harris ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Larhonda Shumpert Demontrond personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal this 2 Day of August 2022.

Rosa Pecina  
Notary Public



Prepared by:  
Georgette Reynolds  
Georgette Reynolds, Attorney at Law, LLC  
1507 E. 53rd Street, #690  
Chicago, IL 60615

Mail to:  
Nikolaos Maniakouras  
Niko Law, LLC  
7808 W. College Dr., Ste 4SW  
Palos Heights, IL 60463

Name and Address of Taxpayer:  
Shawn Whirl  
13707 South Stewart Avenue, Unit A3W  
Riverdale, IL 60827

Property of Cook County Clerk's Office

**UNOFFICIAL COPY**

Dated this 5<sup>TH</sup> day of AUGUST, 2022

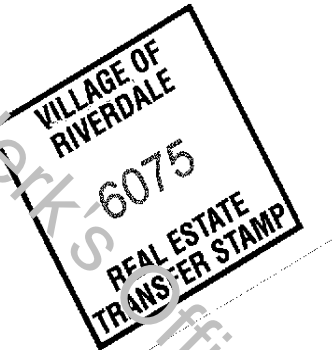
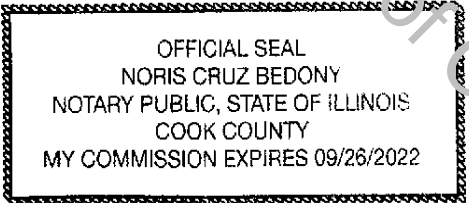
By [Signature]  
James Gordon, husband of LaRhonda Shumbert Demontrond  
For the sole purpose of waiving homestead rights

STATE of Illinois, COUNTY of Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that James Gordon personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal this 5 Day of August 2022.

[Signature]  
Notary Public



Property of Cook County Clerk's Office