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2000-01-12 09:24:41
Cook County Recorder 25.50

American Chartered Bank
1199 E. Higgins Rd.
Schaumburg IL 60173
847-517-5400 (Lender)



MR 2010468

MODIFICATION AND
EXTENSION OF MORTGAGE

GRANTOR		BORROWER	
MARVIN ULLMAN JAN GAIL KRAFSUR		MARVIN ULLMAN JAN GAIL KRAFSUR	
ADDRESS		ADDRESS	
2232 N. DAYTON CHICAGO, IL 60614		2232 N. DAYTON CHICAGO, IL 60614	
TELEPHONE NO.	IDENTIFICATION NO.	TELEPHONE NO.	IDENTIFICATION NO.
773-871-4192	481-52-6569	773-871-4192	481-52-6569

3M

THIS MODIFICATION AND EXTENSION OF MORTGAGE, dated the 30TH day of NOVEMBER, 1999, is executed by and between the parties indicated below and Lender.

A. On MAY 30, 1997, Lender made a loan ("Loan") to Borrower evidenced by Borrower's promissory note ("Note") payable to Lender in the original principal amount of FIVE HUNDRED THOUSAND AND NO/100 Dollars (\$ 500,000.00), which Note was secured by a Mortgage ("Mortgage") executed by Grantor for the benefit of Lender covering the real property described on Schedule A below ("Property") and recorded in Book _____ at Page _____ Filing date JUNE 4, 1997 as Document No. 97-396788 in the records of the Recorder's (Registrar's) Office of COOK County, Illinois. The Note and Mortgage and any other related documents including, but not limited to, a Guaranty dated n/a executed by Guarantor for the benefit of Lender are hereafter cumulatively referred to as the "Loan Documents".

B. The parties have agreed to modify and extend the maturity date of the Note, and it is necessary to provide for a similar modification and extension of the Mortgage. The parties agree as follows:

- (1) The maturity date of the Note is extended to MAY 30, 2000, at which time all outstanding sums due to Lender under the Note shall be paid in full, and the Mortgage is modified accordingly.
- (2) The parties acknowledge and agree that, as of NOVEMBER 30, 1999, the unpaid principal balance due under the Note was \$ 500,000.00, and the accrued and unpaid interest on that date was \$ n/a.
- (3) Grantor represents and warrants that Grantor owns the property free and clear of any liens or encumbrances other than the liens described on Schedule B below.
- (4) Except as expressly modified herein, all terms and conditions of the Loan Documents shall remain in full force and effect. The parties hereby adopt, ratify and confirm these terms and conditions as modified.
- (5) Borrower, Grantor and Guarantor agree to execute any additional documents which may be required by Lender to carry out the intention of this Agreement. As of the date of this Agreement, there are no claims, defenses, setoffs or counterclaims of any nature which may be asserted against Lender by any of the undersigned.
- (6) The Mortgage is further modified as follows:

THIS IS TO EXTEND THE TERM OF THE NOTE AND THE MORTGAGE FOR SIX MONTHS, FROM 11/30/99 THROUGH 05/30/00.

[Handwritten Signature]
JKK

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SCHEDULE A

LOT 45 IN SUB-BLOCK 3 IN SUBDIVISION OF THE SOUTH 1/2 OF BLOCK 3 IN SHEFFIELD'S ADDITION TO CHICAGO IN SECTION 32, TOWNSHIP 40-NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

00030103

Address of Real Property: 2232 N. DAYTON
CHICAGO, IL 60614

Permanent Index No.(s): 14-32-214-022-0000

SCHEDULE B

GRANTOR: MARVIN ULLMAN

MARVIN ULLMAN
TENANTS IN ENTIRETY

GRANTOR:

GRANTOR:

GRANTOR:

GRANTOR JAN GAIL KRAFSUR

JAN GAIL KRAFSUR
HIS WIFE, TENANTS IN ENTIRETY

GRANTOR:

GRANTOR:

GRANTOR:

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BORROWER:

BORROWER:

MARVIN ULLMAN

JAN GAIL KRAPSUR

BORROWER:

BORROWER:

BORROWER:

BORROWER:

BORROWER:

BORROWER:

GUARANTOR:

GUARANTOR:

GUARANTOR:

GUARANTOR:

LENDER: American Chartered Bank

MICHAEL F. BURG
SENIOR VICE PRESIDENT

State of _____)
County of _____) ss.

State of _____)
County of _____) ss.

I, _____ a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that _____ personally known to me to be the same person _____ whose name _____ subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that _____ he _____ signed, sealed and delivered the said instrument as _____ free and voluntary act, for the uses and purposes herein set forth.

The foregoing instrument was acknowledged before me this _____ by _____ as _____ on behalf of the _____

Given under my hand and official seal, this _____ day of _____

Given under my hand and official seal, this _____ day of _____

Notary Public

Notary Public

Commission expires: _____

Commission expires: _____

Prepared by and return to: American Chartered Bank

JGB