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2000-01-18 12:30:28
Cook County Recorder 25.50



RECORDATION REQUESTED BY:

Manufacturers Bank
3232 West Peterson
Chicago, IL 60659

WHEN RECORDED MAIL TO:

Manufacturers Bank
3232 West Peterson
Chicago, IL 60659

FOR RECORDER'S USE ONLY

RE/TITLE SERVICES # R810070

This Modification of Mortgage prepared by: MFB - Peterson Banking Center
3232 W. Peterson Avenue
Chicago, IL 60659

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE IS DATED DECEMBER 28, 1999, BETWEEN Sung S. Choi, married to Yong S. Choi, (referred to below as "Grantor"), whose address is 5418 N. California Avenue, Chicago, IL 60625; and Manufacturers Bank (referred to below as "Lender"), whose address is 3232 West Peterson, Chicago, IL 60659.

MORTGAGE. Grantor and Lender have entered into a mortgage dated May 11, 1998 (the "Mortgage") recorded in Cook County, State of Illinois as follows:

Mortgage dated 5/11/98 and recorded 8/10/98 as document number 98700812

REAL PROPERTY DESCRIPTION. The Mortgage covers the following described real property (the "Real Property") located in Cook County, State of Illinois:

LOT 1357 (EXCEPT THE NORTH 12 FEET THEREOF), ALL OF LOT 1358 AND THE NORTH 6 FEET OF LOT 1359 IN WILLIAM H. BRITIGAN'S BUDLONG WOODS GOLF CLUB ADDITION NO. 4, BEING A SUBDIVISION OF THAT PART OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 12, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN LYING EAST OF THE NORTHEASTERLY RIGHT OF WAY LINE OF THE SANITARY DISTRICT OF CHICAGO, EXCEPT THE NORTH 33 FEET TAKEN FOR BRYN MAWR AVENUE, IN COOK COUNTY, ILLINOIS

The Real Property or its address is commonly known as 5418 N. California Avenue, Chicago, IL 60625. The Real Property tax identification number is 13-12-111-053-0000.

MODIFICATION. Grantor and Lender hereby modify the Mortgage as follows:

The Note amount of \$30,000.00 is hereby increased to \$50,000.00. The Interest Rate of Prime as published in the Wall Street Journal is hereby changed to the Prime as published in the Wall Street Journal minus one quarter percent (WSJ-.250%). All other terms and provisions of the loan documents remain in full force and effect.

CONTINUING VALIDITY. Except as expressly modified above, the terms of the original Mortgage shall remain unchanged and in full force and effect. Consent by Lender to this Modification does not waive Lender's right to require strict performance of the Mortgage as changed above nor obligate Lender to make any future modifications. Nothing in this Modification shall constitute a satisfaction of the promissory note or other credit agreement secured by the Mortgage (the "Note"). It is the intention of Lender to retain as liable all parties to the Mortgage and all parties, makers and endorsers to the Note, including accommodation parties, unless a party is expressly released by Lender in writing. Any maker or endorser, including accommodation makers, shall not be released by virtue of this Modification. If any person who signed the original Mortgage does not sign this Modification, then all persons signing below acknowledge that this Modification is given conditionally, based on the representation to Lender that the non-signing person consents to the changes and provisions of this Modification or otherwise will not be released by it. This waiver applies not only to any initial extension or modification, but also

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MODIFICATION OF MORTGAGE (Continued)

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to all such subsequent actions.

EACH GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE, AND EACH GRANTOR AGREES TO ITS TERMS.

GRANTOR:

X *Sung S. Choi*
Sung S. Choi

LENDER:

Manufacturers Bank

By: *Charles M. W.*
Authorized Officer *S.R. O.P.*

INDIVIDUAL ACKNOWLEDGMENT

STATE OF ILLINOIS
COUNTY OF Cook) ss

On this day before me, the undersigned Notary Public, personally appeared **Sung S. Choi**, married to Yong S. Choi, to me known to be the individual described in and who executed the Modification of Mortgage, and acknowledged that he or she signed the Modification as his or her free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 28th day of December, 1999.

By *[Signature]* Residing at _____

Notary Public in and for the State of _____

My commission expires _____



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LENDER ACKNOWLEDGMENT

STATE OF Illinois)

) ss

COUNTY OF Cook)

On this 28th day of December, 1999, before me, the undersigned Notary Public, personally appeared Charles K. Oh and known to me to be the Sy. Vice President, authorized agent for the Lender that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of the said Lender, duly authorized by the Lender through its board of directors or otherwise, for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute this said instrument and that the seal affixed is the corporate seal of said Lender.

By [Signature] Residing at _____

Notary Public in and for the State of _____

My commission expires _____



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