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Cook County Recorder 31.00

TCF NATIONAL BANK
FIRST MORTGAGE
MODIFICATION AGREEMENT

H21007158 \$
H210071630



This First Mortgage Modification Agreement is dated as of January 10, 2001 and is between Marquette National Bank, Successor Trustee to TCF National Bank Illinois, as successor trustee by merger to Bank of Chicago, not personally but as Trustee under Trust Agreement dated December 29, 1995 and known as Trust Number 95-12-5, whose address is 6155 South Pulaski Road, Chicago, Illinois 60629 ("Marquette") and George Hronopoulos and Eleni Hronopoulos, his wife, whose address is 2717 North 75th Court, Elmwood Park, IL 60635 ("Hronopoulos"; Marquette and Hronopoulos are collectively referred to herein as "Mortgagor") and TCF National Bank, a national banking association, successor by merger to Bank of Chicago, ("Mortgagee"), with an office located at 6353 West 55th Street, Chicago, Illinois 60638.

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L. Hronopoulos

UNDERSTANDINGS

A. Marquette executed a Mortgage in favor of Mortgagee dated as of January 10, 1996 and recorded January 16, 1996, with the Cook County, Illinois Recorder of Deeds as Document No. 96058788, encumbering the real estate described as PARCEL 1 on Exhibit A, attached hereto and made a part hereof (the "Marquette Mortgage"); Hronopoulos executed a Mortgage in favor of Mortgagee dated as of January 10, 1996 and recorded January 18, 1996, with the Cook County, Illinois Recorder of Deeds as Document No. 96-047358, (the "Hronopoulos Mortgage"); encumbering the real estate described as PARCEL 2 on Exhibit A, attached hereto and made a part hereof. The Marquette Mortgage and the Hronopoulos Mortgage are collectively referred to as the "Mortgages".

B. The Marquette Mortgage and the Hronopoulos Mortgage, jointly and severally, secure the indebtedness, obligations and liabilities of Mortgagor pursuant to a promissory note in the original principal amount of \$125,000.00 dated January 10, 1996, payable to Mortgagee and executed jointly and severally by Mortgagor ("Note").

C. The principal balance of the Note is due and payable on January 10, 2001. As of the date hereof, the outstanding principal balance due is \$108,601.11.

D. Mortgagor wishes to amend the terms of the Note and Mortgages, and Mortgagee is willing to do so.

NOW, THEREFORE, in consideration of the Understandings set forth above, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Mortgagor and Mortgagee agree as follows:

The Maturity date as described in the Mortgages is hereby extended from January 10, 2000 to June 1, 2001. All references in the mortgage to the phrase "January 10, 2000" shall be deleted and replaced with the phrase "June 1, 2001".

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In all other respects, the Mortgages shall remain unchanged and in full force and effect.

SIGNED AND DELIVERED IN Chicago, Illinois by the parties hereto as of the day and year written above.

MORTGAGOR:

This instrument is executed by the Marquette National Bank, not personally, but only as Trustee, and no personal liability is assumed by or shall be enforced against said Marquette National Bank because of or on account of the making of this instrument.

MORTGAGEE:

AS TO PARCEL 1:

TCF NATIONAL BANK

Marquette National Bank, Successor Trustee to TCF National Bank Illinois, as successor trustee by merger to Bank of Chicago, not personally but as Trustee u/t/a dated December 29, 1995 and known as Trust Number 22-175

By: Brightle S. Olson
Its: Assistant Vice President

By: [Signature]
Its: Land Trust Officer

By: Thomas R. Bantz
Its: Commercial Closing Officer

By: Diana Katsikoulas
Its:

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AS TO PARCEL 2:

TCF NATIONAL BANK

George Hronopoulos
George Hronopoulos

By: Brightle S. Olson
Its: Assistant Vice President

Eleni Hronopoulos
Eleni Hronopoulos

By: Thomas R. Bantz
Its: Commercial Closing Officer

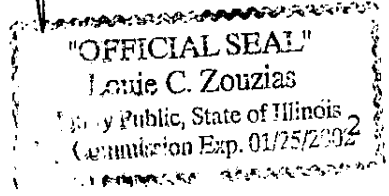
STATE OF ILLINOIS

COUNTY OF COOK

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that the above named officers of Marquette National Bank, a national banking association, as trustee, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such title as designated above, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act and as the free and voluntary act of said Bank for the purposes therein set forth, pursuant to authority given by the Board of Directors of said Bank.

Given under my hand and Notarial Seal this 27th day of March, 2001
[Signature]
Notary Public

My Commission Expires: _____



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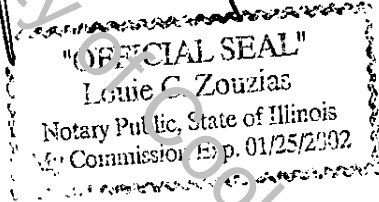
STATE OF ILLINOIS
COUNTY OF COOK

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that George Hronopoulos and Eleni Hronopoulos, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged to me that they signed and delivered said instruments their own free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 8th day of APRIL, 2001

[Handwritten signature]

[Handwritten signature]
Notary Public



STATE OF ILLINOIS
COUNTY OF COOK

10321634

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that Brigette S. Dobson and Thomas R. Barth, as Assistant Vice President and Commercial Closing Officer of TCF National Bank, a national banking association, subscribed to the foregoing instrument, appeared before me this day in person and acknowledged to me that they being thereunto duly authorized, signed and delivered said instrument as their own free and voluntary act and as the free and voluntary act of said corporation, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 8th day of MARCH, 2001

[Handwritten signature]
Notary Public

My Commission Expires: _____

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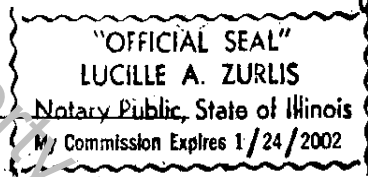
STATE OF ILLINOIS

COUNTY OF COOK

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that the above named officers of Marquette National Bank, a national banking association, as trustee, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such title as designated above, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act and as the free and voluntary act of said Bank for the purposes therein set forth, pursuant to authority given by the Board of Directors of said Bank.

Given under my hand and Notarial Seal this 6~~th~~ day of April, 2001.

My Commission Expires: _____



Lucille A. Zurlis
Notary Public

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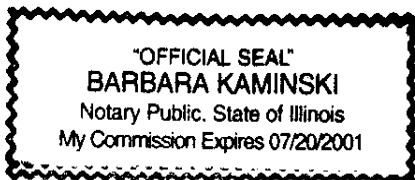
STATE OF ILLINOIS

COUNTY OF COOK

I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify that Brigette S. Dobson and Thomas R. Barth, as Assistant Vice President and Commercial Closing Officer of TCF National Bank, a national banking association, subscribed to the foregoing instrument, appeared before me this day in person and acknowledged to me that they being thereunto duly authorized, signed and delivered said instrument as their own free and voluntary act and as the free and voluntary act of said corporation for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 30th day of MARCH, 2001.

My Commission Expires: _____



Barbara Kaminski
Notary Public

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EXHIBIT A
TO FIRST MORTGAGE MODIFICATION AGREEMENT
DATED AS OF JANUARY 10, 2001
BETWEEN MARQUETTE NATIONAL BANK, SUCCESSOR TRUSTEE TO TCF NATIONAL BANK
ILLINOIS, AS SUCCESSOR TRUSTEE BY MERGER TO BANK OF CHICAGO, NOT PERSONALLY BUT
AS TRUSTEE U/T/A DATED 12/29/95 AND KNOWN AS TRUST #95-12-5, AS TO PARCEL 1;
AND GEORGE HRONOPOULOS AND ELENI HRONOPOULOS, AS TO PARCEL 2 AS MORTGAGOR
AND TCF NATIONAL BANK AS MORTGAGEE

Legal Description of Real Estate

PARCEL 1:

LOT 3 AND 4 IN WILLIAM H. ELDRED'S MONTROSE BOULEVARD SUBDIVISION OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 6009 West Montrose, Chicago, Illinois 60630

P.I.N. 13-17-307-040-0000

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PARCEL 2:

THE NORTH 7 FEET OF LOT 30 ALL OF LOT 31 AND THE SOUTH 3 FEET OF LOT 32 IN BLOCK 3 IN ELLSWORTH IN THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 2717 North 75th Court, Elmwood Park, Illinois 60635

P.I.N. 12-25-401-049-0000

This document was prepared by and
after recording return to:

Barbara Kaminski
Commercial Loan Department
TCF National Bank
800 Burr Ridge Parkway
Burr Ridge, Illinois 60521
773/838-1300