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2001-10-30 11:42:48

Cook County Recorder 25.50

RECORDATION REQUESTED BY:

Cole Taylor Bank
Jackson/Retail Banking
850 W. Jackson Blvd.
Chicago, IL 60607



WHEN RECORDED MAIL TO:

Cole Taylor Bank
Loan Services
P.O. Box 88452, Dept A
Chicago, IL 60609-8452

SEND TAX NOTICES TO:

Joel Nickson
Julie Sitkin a/k/a Julie
Sitkin-Nickson
1318 N. Maplewood
Chicago, IL 60622

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:

Cole Taylor Bank
P.O. Box 88452 - Dept. A
Chicago, IL 60690

LT-25317 MTK

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated October 2, 2001, is made and executed between Joel Nickson and Julie Sitkin a/k/a Julie Sitkin-Nickson, husband and wife, as tenants by the entirety (referred to below as "Grantor") and Cole Taylor Bank, whose address is 850 W. Jackson Blvd., Chicago, IL 60607 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated March 12, 1999 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Recorded in the Cook County Recorder's Office on March 24, 1999 as Document Number 99283563 and Assignment of Rents recorded on March 24, 1999 as Document Number 99283564.

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

LOTS 16 AND 17 IN BLOCK 4 IN WINSLOW AND JACOBSON'S SUBDIVISION OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

The Real Property or its address is commonly known as 1318 N. Maplewood, Chicago, IL 60622. The Real Property tax identification number is 16-01-218-036 and 16-01-218-037.

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

The principal balance of the "Promissory Note" secured by the aforesaid Mortgage and Assignment of Rents has been increased the date of this Modification of Mortgage from \$15,000.00 to \$23,000.00.

The interest rate to be applied to the outstanding principal balance from time to time shall be at a rate of 6.5% per annum.

CONTINUING VALIDITY. Except as expressly modified above, the terms of the original Mortgage shall remain

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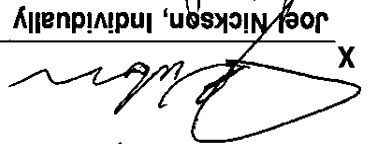
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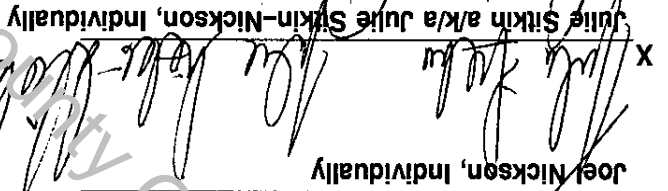
Property of Cook County Clerk's Office

unchanged and in full force and effect and are legally valid, binding, and enforceable in accordance with their respective terms. 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 endorses 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 to all such subsequent actions.

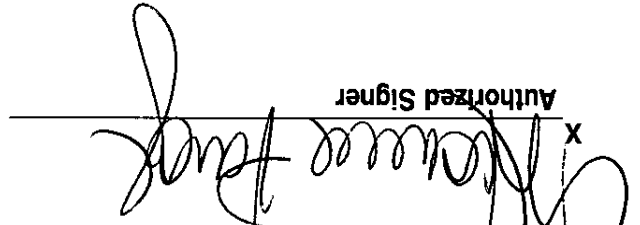
GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED OCTOBER 2, 2001.

GRANTOR:

X

 Joel Nickson, Individually

X

 Julie Sitkin a/k/a Julie Sitkin-Nickson, Individually

LENDER:

X

 Andrew Fung
 Authorized Signer

INDIVIDUAL ACKNOWLEDGMENT

STATE OF Illinois
COUNTY OF COOK

)
) SS
)



On this day before me, the undersigned Notary Public, personally appeared **Joel Nickson and Julie Sitkin a/k/a Julie Sitkin-Nickson**, to me known to be the individuals described in and who executed the Modification of Mortgage, and acknowledged that they signed the Modification as their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 2 day of October, 2007

By Michelle Paige-Russell Residing at Chicago

Notary Public in and for the State of Illinois

My commission expires 11/17/03

LENDER ACKNOWLEDGMENT

STATE OF ILLINOIS
COUNTY OF COOK

Brokers Title Insurance Co.
1111 W. 22nd Street
Suite C-10
Oakbrook, IL 60523

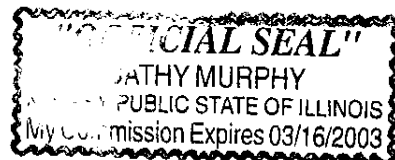
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On this 10TH day of OCTOBER, 2007 before me, the undersigned Notary Public, personally appeared MICHELLE DAIGE and known to me to be the SALES REPRESENTATIVE, authorized agent for the Lender that executed the within and foregoing instrument and acknowledged 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 BURBANK IL 60459

Notary Public in and for the State of ILLINOIS

My commission expires _____



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Loan No: 30276

**MODIFICATION OF MORTGAGE
(Continued)**

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