

RECORDATION REQUESTED BY:
Broadway Bank
5960 N Broadway
Chicago, IL 60660

WHEN RECORDED MAIL TO:
Broadway Bank
5960 N Broadway
Chicago, IL 60660



SEND TAX NOTICES TO:
Broadway Bank
5960 N Broadway
Chicago, IL 60660

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:



Broadway Bank
5960 N Broadway
Chicago, IL 60660

Real Estate Index R975263

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MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated January 31, 2003, is made and executed between , not personally but as Trustee on behalf of CHICAGO TITLE AND TRUST COMPANY, AS TRUSTEE U/T/A DATED 08/31/97 AND ALSO KNOWN AS TRUST #1104685., whose address is 171 N. CLARK ST., CHICAGO, IL 60601 (referred to below as "Grantor") and Broadway Bank, whose address is 5960 N Broadway, Chicago, IL 60660 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated March 28, 2002 (the "Mortgage") which has been recorded in COOK COUNTY County, State of Illinois, as follows:

RECORDED ON APRIL 25, 2001 AS DOCUMENT NUMBER 001033648 IN THE OFFICE OF COOK COUNTY RECORDERS OFFICE, FURTHER MODIFIED ON DECEMBER 29, 2001 RECORDED ON MARCH 28, 2002 AS DOCUMENT NUMBER 0020355463 IN THE OFFICE OF COOK COUNTY TREASURER.

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

LOTS 1 & 2 IN BLOCK 8 IN H.W. ELMORE'S KEDZIE AVENUE RIDGE, BEING A SUBDIVISION OF THE NORTHEAST 1/4 AND THE SOUTHEAST 1/4 OF SECTION 23, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

The Real Property or its address is commonly known as 3553 W. 159TH ST., MARKHAM, IL 60426. The Real Property tax identification number is 28-23-200-034-0000

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

INDEBTEDNESS (MAXIMUM LEAN AMOUNT:) AT NO TIME SHALL THE PRINCIPAL AMOUNT OF INDEBTEDNESS SECURED BY THIS MORGAGE, NOT INCLUDING SUMS ADVANCED TO PROTECT THE SECURITY OF THE MORGAGE, EXCEED THE NOTE AMOUNT OF \$200,000.00.

THE FOLLOWING MORTGAGE HAS BEEN MODIFIED AS FOLLOWS: 1.) THE MATURITY DATE HAS BEEN EXTENDED TO JUNE 28, 2003. 2.) THE MONTHLY DUE DATE HAS BEEN CHANGED FROM THE 29TH OF EVERY MONTH TO THE 28TH OF EVERY MONTH. 3.) THE TERM OF THE LOAN HAS BEEN CHANGED FROM A ONE (1) YEAR LINE OF CREDIT TO A SIX (6) MONTH LOAN TERM. 5.) ALL OTHER TERMS AND

Authorized Signer

(Seal)

LENDER:

By: Authorized Signer for CHICAGO TITLE LAND TRUST COMPANY, AS TRUSTEE U/T/A DATED 08/31/97 AND ALSO KNOWN AS TRUST #1104685.

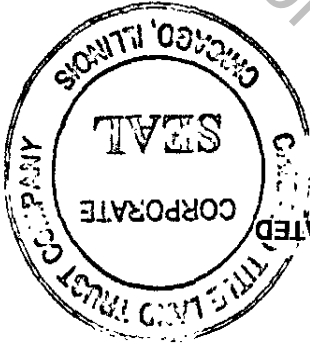
(Seal) pursuant to corporate by-laws.

Attestation not required

By: Authorized Signer for CHICAGO TITLE LAND TRUST COMPANY, AS TRUSTEE U/T/A DATED 08/31/97 AND ALSO KNOWN AS TRUST #1104685.

(Seal)

CHICAGO TITLE LAND TRUST COMPANY, AS TRUSTEE U/T/A DATED 08/31/97 AND ALSO KNOWN AS TRUST #1104685.



GRANTOR:

THIS MODIFICATION IS GIVEN UNDER SEAL AND IT IS INTENDED THAT THIS MODIFICATION IS AND SHALL CONSTITUTE AND HAVE THE EFFECT OF A SEALED INSTRUMENT ACCORDING TO LAW.

GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED JANUARY 31, 2003.

CONTINUING VALIDITY. Except as expressly modified above, the terms of the original Mortgage shall remain 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 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 to all such subsequent actions.

CONDITIONS REMAIN THE SAME.

TRUST ACKNOWLEDGMENT

STATE OF IL)

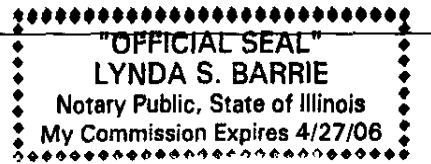
COUNTY OF COOK) SS)

On this 5th day of February, 2003 before me, the undersigned Notary Public, personally appeared LINDA MARRICA ASST VICE PRESIDENT CHICAGO TITLE LAND TRUST COMPANY

, and known to me to be (an) authorized trustee(s) or agent(s) of the trust that executed the and acknowledged the to be the free and voluntary act and deed of the trust, by authority set forth in the trust documents or, by authority of statute, for the uses and purposes therein mentioned, and on oath stated that he or she/they is/are authorized to execute this and in fact executed the on behalf of the trust.

By Lynda S. Barrie Residing at _____
Notary Public in and for the State of _____

My commission expires _____



COOK County Clerk's Office

Property of Cook County Clerk's Office

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On this _____ day of _____, _____, before me, the undersigned Notary Public, personally appeared _____ and known to me to be the _____ 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 _____ Residing at _____

Notary Public in and for the State of _____

My commission expires _____

STATE OF _____)
)
) SS)
)
 COUNTY OF _____)

LENDER ACKNOWLEDGMENT