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RECORDATION REQUESTED BY:

Bridgeview Bank and Trust
7940 S. Harlem Ave.
Bridgeview, IL 60455

WHEN RECORDED MAIL TO:

Bridgeview Bank and Trust
7940 S. Harlem Ave.
Bridgeview, IL 60455



Eugene "Gene" Moore Fee: \$30.50
Cook County Recorder of Deeds
Date: 05/30/2003 11:08 AM Pg: 1 of 4

SEND TAX NOTICES TO:

Bridgeview Bank and Trust
7940 S. Harlem Ave.
Bridgeview, IL 60455

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:

Bridgeview Bank and Trust
7940 South Harlem Avenue
Bridgeview, IL 60455

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated April 5, 2003, is made and executed between 1633 North Milwaukee Avenue, L.L.C. (referred to below as "Grantor") and Bridgeview Bank and Trust, whose address is 7940 S. Harlem Ave., Bridgeview, IL 60455 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated December 8, 2000 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Mortgage recorded on 12-29-2000 as Document Number 0001021327 in the office of the Recorder of Deeds for Cook County, Illinois.

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

LOTS 29, 60, 61, 62, AND 63 IN MATHER AND TAFT'S ADDITION TO CHICAGO, SAID ADDITION BEING A SUBDIVISION OF THAT PART OF THE SOUTH HALF OF THE SOUTH HALF OF THE SOUTH WEST QUARTER LYING NORTH AND EAST OF MILWAUKEE AVENUE OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

The Real Property or its address is commonly known as 1633-39 N. Milwaukee Avenue / 2024 W. Concord, Chicago, IL 60647. The Real Property tax identification number is 14-31-332-032-0000, 14-31-332-010-0000, 14-31-332-011-0000

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

Change the loan's monthly principal and interest payment amount from \$6,287.59 to \$8,269.30.

Lower the loan's interest rate from 7.0% to 6.50%, fixed.

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

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MODIFICATION OF MORTGAGE (Continued)

Loan No: 61524


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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 APRIL 5, 2003.

GRANTOR:


1633 NORTH MILWAUKEE AVENUE, L.L.C.

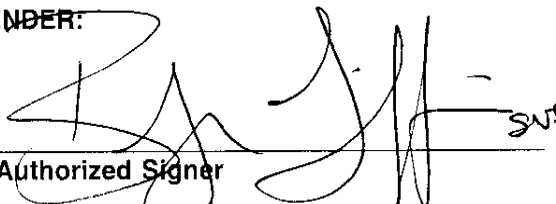
By: 
Colin M. Kihnke, Member of 1633 North Milwaukee Avenue,
L.L.C.

YAN YAN PROPERTIES, INC., MANAGER, Member of 1633 North Milwaukee Avenue, L.L.C.

By: 
Thaddeus J.R. Wong, President of Yan Yan Properties, Inc.,
Manager

JB 202 PROPERTY INVESTMENTS, INC., MANAGER, Member of 1633 North Milwaukee Avenue, L.L.C.

By: 
Michael Golden, President of JB 202 Property Investments,
Inc., Manager

LENDER:
X  SNP
Authorized Signer

Property of Cook County Clerk's Office

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MODIFICATION OF MORTGAGE (Continued)

Loan No: 61524

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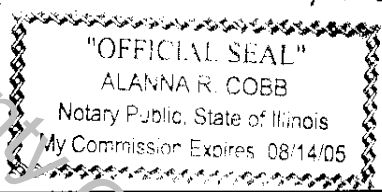
LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF Illinois)
) SS
 COUNTY OF Cook)

On this 5th day of April, 2003 before me, the undersigned Notary Public, personally appeared **Colin M. Kihnke, Member of 1633 North Milwaukee Avenue, L.L.C. and Thaddeus J.R. Wong, President of Yan Yan Properties, Inc., Manager and Michael Golden, President of JB 202 Property Investments, Inc. Manager**, and known to me to be members or designated agents of the limited liability company that executed the Modification of Mortgage and acknowledged the Modification to be the free and voluntary act and deed of the limited liability company, by authority of statute, its articles of organization or its operating agreement, for the uses and purposes therein mentioned, and on oath stated that they are authorized to execute this Modification and in fact executed the Modification on behalf of the limited liability company.

BRIDGEVIEW BANK
 Residing at 1970 N. HALSTED ST.
CHICAGO, IL 60614

By Alanna R Cobb
 Notary Public in and for the State of Illinois
 My commission expires 8-14-05



Clerk's Office

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MODIFICATION OF MORTGAGE (Continued)

Loan No: 61524

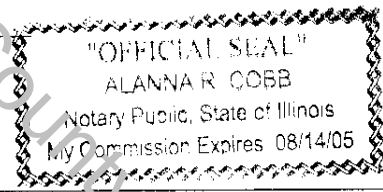
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LENDER ACKNOWLEDGMENT

STATE OF Illinois)
) SS
 COUNTY OF Cook)

On this 5th day of April, 2003 before me, the undersigned Notary Public, personally appeared Kim Stepha and known to me to be the Commercial Loan Officer, 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 Alanna R Cobb Residing at **BRIDGEVIEW BANK**
1970 N. HALSTED ST.
 Notary Public in and for the State of Illinois **CHICAGO, IL 60614**
 My commission expires 8-14-05



Clerk's Office