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FIRST NORTHWEST BANK
234 WEST NORTHWEST HWY
ARLINGTON HTS., IL 60004
847-670-1000 (Lender)



Eugene "Gene" Moore Fee: \$28.50
Cook County Recorder of Deeds
Date: 07/22/2003 07:58 AM Pg: 1 of 3

MODIFICATION AND EXTENSION OF MORTGAGE

GRANTOR FRANK TING	BORROWER FRANK TING
ADDRESS 1405 S. ELMHURST ROAD DES PLAINES, IL 60016	ADDRESS 1405 S. ELMHURST ROAD DES PLAINES, IL 60016
TELEPHONE NO.	TELEPHONE NO.
IDENTIFICATION NO. 483-90-3168	IDENTIFICATION NO. 483-90-3168

THIS MODIFICATION AND EXTENSION OF MORTGAGE, dated the 13TH day of JUNE, 2003 is executed by and between the parties indicated below and Lender.

A. On NOVEMBER 6, 2002 Lender made a loan ("Loan") to Borrower evidenced by Borrower's promissory note ("Note") payable to Lender in the original principal amount of SEVEN HUNDRED TEN THOUSAND AND NO/100 Dollars (\$ 710,000.00), which

Note was secured by a Mortgage ("Mortgage") executed by Grantor for the benefit of Lender covering the real property described on Schedule A below ("Property") and recorded in Book _____ at Page _____ Filing date JANUARY 23, 2003 as Document No. 0030108393 in the records of the Recorder's (Registrar's) Office of COOK County, Illinois. The Note and Mortgage and any other related documents including, but not limited to, a Guaranty dated n/a executed by Guarantor for the benefit of Lender are hereinafter cumulatively referred to as the "Loan Documents".

B. The parties have agreed to modify and extend the maturity date of the Note, and it is necessary to provide for a similar modification and extension of the Mortgage. The parties agree as follows:

- (1) The maturity date of the Note is extended to NOVEMBER 6, 2003, at which time all outstanding sums due to Lender under the Note shall be paid in full, and the Mortgage is modified accordingly.
- (2) The parties acknowledge and agree that, as of JUNE 13, 2003, the unpaid principal balance due under the Note was \$ 755,000.00, and the accrued and unpaid interest on that date was \$ n/a.
- (3) Grantor represents and warrants that Grantor owns the property free and clear of any liens or encumbrances other than the liens described on Schedule B below.
- (4) Except as expressly modified herein, all terms and conditions of the Loan Documents shall remain in full force and effect. The parties hereby adopt, ratify and confirm these terms and conditions as modified.
- (5) Borrower, Grantor and Guarantor agree to execute any additional documents which may be required by Lender to carry out the intention of this Agreement. As of the date of this Agreement, there are no claims, defenses, setoffs or counterclaims of any nature which may be asserted against Lender by any of the undersigned.
- (6) The Mortgage is further modified as follows:

THIS MODIFICATION AND EXTENSION OF MORTGAGE SECURES A NOTE IN THE AMOUNT OF \$755,000.00 DATED 6/13/03 (INCLUDING A SECURITY INTEREST IN AN OPEN-END ACCOUNT BY \$88,000.00).

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BORROWER: <u>Frank Ting</u>	BORROWER: _____
FRANK TING	BORROWER: _____
BORROWER: _____	BORROWER: _____
GUARANTOR: _____	GUARANTOR: _____
GUARANTOR: _____	GUARANTOR: _____

LENDER: FIRST NORTHWEST BANK
Todd M. Birch
TODD M. BIRCH
VICE PRESIDENT

State of Illinois)
County of Cook) ss.
I, undesigned a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Frank Ting personally known to me to be the same person whose name subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as free and voluntary act, for the uses and purposes herein set forth.

The foregoing instrument was acknowledged before me this 6-13-03 by Todd H. Birch as Vice President on behalf of the First Northwest Bank.

Given under my hand and official seal, this 13TH day of June 2003
Katrin Ganjani
Notary Public, State of Illinois
My Commission Expires 08/03/04

Given under my hand and official seal, this 13TH day of June 2003
Katrin Ganjani
Notary Public, State of Illinois
My Commission Expires 08/03/04

Prepared by and return to: FIRST NORTHWEST BANK-234 W NW HWY, ARLINGTON HTS, IL 60004/K. GANJANI

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SCHEDULE A
LOTS 8 AND 9 IN LAWNDALE GARDENS, UNIT NO. 2, A SUBDIVISION OF THE NORTH
297.31 FEET OF THE SOUTH 107.51 FEET (EXCEPT THE EAST 196.83 FEET
THEREOF) OF THE SOUTHWEST 1/4 OF SECTION 34, TOWNSHIP 11 NORTH, RANGE 11,
EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Address of Real Property: 1405 S. ELMHURST ROAD
DES PLAINES, IL 60016

Permanent Index No.(s): 08-24-302-021 AND 022

SCHEDULE B

GRANTOR: FRANK TING	GRANTOR:
FRANK TING	
GRANTOR:	GRANTOR:
GRANTOR:	GRANTOR:
GRANTOR:	GRANTOR:

Property of Cook County Clerk's Office