

# UNOFFICIAL COPY



**RECORDATION REQUESTED BY:**

Broadway Bank  
5960 N Broadway  
Chicago, IL 60660

Doc#: 0326240004  
Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 09/19/2003 08:23 AM Pg: 1 of 3

**WHEN RECORDED MAIL TO:**

Broadway Bank  
5960 N Broadway  
Chicago, IL 60660

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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 R1038124  
545

## MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated July 31, 2003, is made and executed between MIRZA A. BAIG (SSN:361-68-5386), WHOSE ADDRESS IS 3139 PEAKNESS DRIVE, AURORA, IL 60504, whose address is 3139 PREAKNESS DRIVE, AURORA, IL 60504 and JAWAID A. SIDDIQI (SSN:361-66-5589), WHOSE ADDRESS IS 3129 PEAKNESS DR., AURORA, IL 60504, whose address is 3129 PREAKNESS DR., AURORA, IL 60504 (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 April 3, 2001 (the "Mortgage") which has been recorded in COOK County, State of Illinois, as follows:

RECORDED ON APRIL 4, 2001 IN THE OFFICE OF COOK COUNTY RECORDERS OFFICE AS DOCUMENT #0010277273, FURTHER MODIFIED ON DECEMBER 29, 2001, RECORDED ON JANUARY 14, 2002 AS DOCUMENT NUMBER 0020055713 IN THE OFFICE OF COOK COUNTY RECORDERS OFFICE, FURTHER MODIFIED ON JANUARY 31, 2003, RECORDED ON FEBRUARY 11, 2003 AS DOCUMENT #0030206807.

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

THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF FRACTIONAL SECTION 14, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND THE NORTH INDIAN BOUNDARY LINE, (EXCEPT THE NORTH 80 FEET OF THE WEST 183 FEET AND EXCEPT THE EAST 150 FEET THEREOF, AND EXCEPT THE NORTH 120 FEET OF THE SOUTH 153 FEET OF THE WEST 183 FEET EXCEPT THAT PORTION TAKEN FOR HIGHWAY PURPOSES BY DEED FILED AS DOCUMENT NO.2384615), IN COOK COUNTY, ILLINOIS.

The Real Property or its address is commonly known as 15969 CRAWFORD AVE./PULASKI AVE., MARKHAM, IL 60426. The Real Property tax identification number is 28-14-309-019-0000, 28-14-309-026-0000

**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

# UNOFFICIAL COPY

Property of Cook County Clerk's Office

X \_\_\_\_\_  
Authorized Signer  
(Seal)

X \_\_\_\_\_  
LENDER  
JAWAID A. SIDDIQI (SSN:661-66-5589), Individually  
(Seal)

X \_\_\_\_\_  
MIRZA A. BAIG (SSN:361-68-5386), Individually  
(Seal)

GRANTOR:

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

actions.

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

THE FOLLOWING MORTGAGE HAS BEEN MODIFIED AS FOLLOWS: 1.) THE MATURITY DATE HAS BEEN EXTENDED TO JULY 31, 2004. 2.) THE TERM OF THE LOAN HAS BEEN CHANGED FROM A SIX (6) MONTH LINE OF CREDIT TO A ONE (1) YEAR LINE OF CREDIT. 3.) THE INTEREST RATE HAS BEEN CHANGED FROM VARIABLE RATE OF PRIME PLUS 2.00 PERCENT WITH A FLOOR RATE OF 10.50 PERCENT TO A VARIABLE RATE OF PRIME PLUS 2.00 PERCENT WITH A FLOOR RATE OF 9.75 PERCENT. 4.) ALL OTHER TERMS AND CONDITIONS REMAIN THE SAME.

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## MODIFICATION OF MORTGAGE

Loan No: 308065

(Continued)

Page 3

### INDIVIDUAL ACKNOWLEDGMENT

STATE OF ILLINOIS )  
 )  
 COUNTY OF Cook County ) SS  
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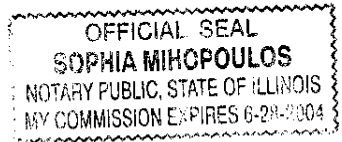
On this day before me, the undersigned Notary Public, personally appeared **MIRZA A. BAIG (SSN:361-68-5386)** and **JAWAID A. SIDDIQI (SSN:361-66-5589)**, to me known to be the individuals described in and who executed the Modification of Mortgage, and acknowledged that they signed the Modification as their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 31ST day of July, 20 03

By Sophia Mihopoulos Residing at 5960 N. BROADWAY

Notary Public in and for the State of ILLINOIS

My commission expires 6/22/04



### LENDER ACKNOWLEDGMENT

STATE OF ILLINOIS )  
 )  
 COUNTY OF Cook County ) SS  
 )



On this 31ST day of July, 2003 before me, the undersigned Notary Public, personally appeared SOPHIA MIHOPOULOS and known to me to be the 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 Marina Pratikakis Residing at 5960 N. BROADWAY

Notary Public in and for the State of ILLINOIS

My commission expires 7/14/05