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RECORDATION REQUESTED BY:

Bridgeview Bank Group
7940 S. Harlem Ave.
Bridgeview, IL 60455



WHEN RECORDED MAIL TO:

Bridgeview Bank Group
7940 S. Harlem Ave.
Bridgeview, IL 60455

Doc#: 0431547216
Eugene "Gene" Moore Fee: \$30.00
Cook County Recorder of Deeds
Date: 11/10/2004 11:58 AM Pg: 1 of 4

SEND TAX NOTICES TO:

Bridgeview Bank Group
7940 S. Harlem Ave.
Bridgeview, IL 60455

FOR RECORDER'S USE ONLY

4335-104 1/1

This Modification of Mortgage prepared by:

Bridgeview Bank Group
7940 S. Harlem Ave.
Bridgeview, IL 60455

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated February 19, 2004, is made and executed between Dominic Irpino, whose address is 4362 N. Kenmore, Unit 2, Chicago, IL 60613 (referred to below as "Grantor") and Bridgeview Bank Group, 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 November 27, 2002 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Mortgage and Assignment of Rents recorded on 1/23/03 in the Office of the Recorder of Deeds for Cook County, Illinois as Document Numbers 0030105725 and 0030105726, respectively.

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

THE EAST 27.8 FEET OF LOT 1 IN BLOCK 5 IN CENTRAL PARK ADDITION TO CHICAGO, BEING THAT PART OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 14, TOWNSHIP 30 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

The Real Property or its address is commonly known as 3401 W. Adams, Chicago, IL 60624. The Real Property tax identification number is 16-14-209-022-0000

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

The purpose of this Modification of Mortgage is to increase the principal amount secured from \$152,000.00 to \$260,000.00; to increase the maximum lien amount from \$304,000.00 to \$520,000.00 as evidenced by Promissory Note dated February 19, 2004. All other terms and conditions of the original Mortgage shall remain in full force and effect.

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

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MODIFICATION OF MORTGAGE (Continued)

Loan No: 63977

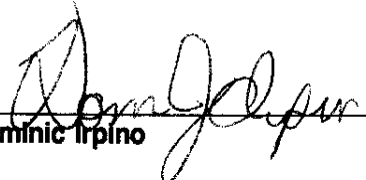
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in this Modification shall constitute a satisfaction of the promissory note or other credit agreement secured by the Mortgage (the "Note"). It is the intention of Lender to retain as liable all parties to the Mortgage and all parties, makers and endorsers 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.

WAIVER OF RIGHT OF REDEMPTION. NOTWITHSTANDING ANY OF THE PROVISIONS TO THE CONTRARY CONTAINED IN THIS MORTGAGE, GRANTOR HEREBY WAIVES, TO THE EXTENT PERMITTED UNDER 73 ILCS 5/15-1601 (b) OR ANY SIMILAR LAW EXISTING AFTER THE DATE OF THIS MORTGAGE, ANY AND ALL RIGHTS OF REDEMPTION ON GRANTOR'S BEHALF AND ON BEHALF OF ANY OTHER PERSONS PERMITTED TO REDEEM THE PROPERTY.

GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED FEBRUARY 19, 2004.

GRANTOR:

X 

Dominic Irpino

LENDER:

BRIDGEVIEW BANK GROUP

X 

Authorized Signer

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MODIFICATION OF MORTGAGE

(Continued)

Loan No: 63977

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INDIVIDUAL ACKNOWLEDGMENT

STATE OF Illinois)
)
) SS
 COUNTY OF Cook)

On this day before me, the undersigned Notary Public, personally appeared **Dominic Iripino**, to me known to be the individual described in and who executed the Modification of Mortgage, and acknowledged that he or she signed the Modification as his or her free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 19th day of February, 2004

By [Signature] Residing at Chicago

Notary Public in and for the State of Illinois

My commission expires 4-10-2004

LENDER ACKNOWLEDGMENT

STATE OF Illinois)
)
) SS
 COUNTY OF Cook)

On this 19th day of February, 2004 before me, the undersigned Notary Public, personally appeared Ryan Cooley and known to me to be the AVP, 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.

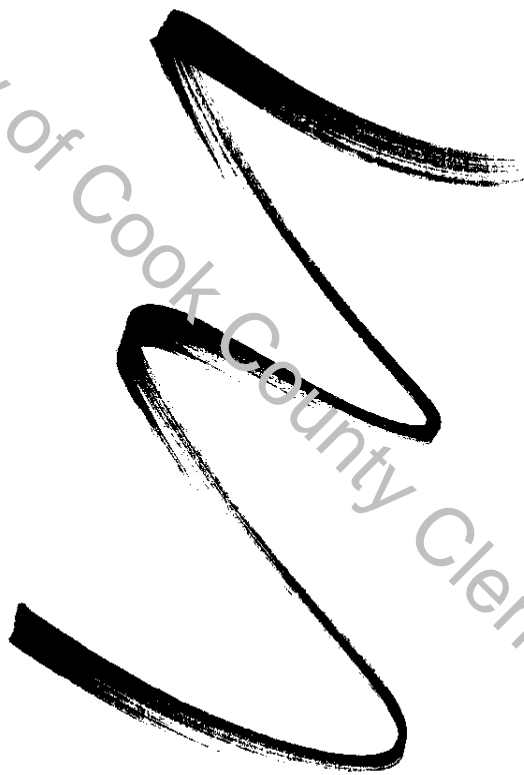
By [Signature] Residing at Chicago

Notary Public in and for the State of _____

My commission expires 4-10-2004

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Loan No: 63977

**MODIFICATION OF MORTGAGE
(Continued)**

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