

UNOFFICIAL COPY

RECORDATION REQUESTED BY:
CHICAGO COMMUNITY BANK
1110 WEST 35TH STREET
CHICAGO, IL 60609



Doc#: 0435226206
Eugene "Gene" Moore Fee: \$30.00
Cook County Recorder of Deeds
Date: 12/17/2004 04:18 PM Pg: 1 of 4

WHEN RECORDED MAIL TO:
CHICAGO COMMUNITY BANK
1110 WEST 35TH STREET
CHICAGO, IL 60609

FOR RECORDER'S USE ONLY

Real Estate Index R1132943

This Modification of Mortgage prepared by:



SUSAN RALPH
CHICAGO COMMUNITY BANK
1110 WEST 35TH STREET
CHICAGO, IL 60609

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated November 15, 2004, is made and executed between Logan Properties LLC (referred to below as "Grantor") and CHICAGO COMMUNITY BANK, whose address is 1110 WEST 35TH STREET, CHICAGO, IL 60609 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated November 1, 2004 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Recorded in Cook County Recorders Office.

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

LOT 14 IN S.S. WHITE SUBDIVISION OF BLOCK 8 OF JOHNSTON AND LEE SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

The Real Property or its address is commonly known as 1832 S. Racine Avenue, Chicago, IL 60608. The Real Property tax identification number is 17-20-316-034

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

Increase the Mortgage and Assignment of Rents amount from \$220,000 to \$260,000.

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

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MODIFICATION OF MORTGAGE (Continued)

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Loan No: 115-2980-2

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 NOVEMBER 15, 2004.

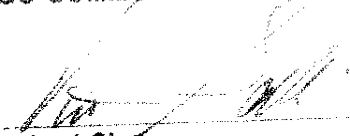
GRANTOR:

LOGAN PROPERTIES, LLC

By: 
Brendan F. Whelton, Member of Logan Properties, LLC

LENDER:

CHICAGO COMMUNITY BANK

x 
Authorized Signer

Property of Cook County Clerk's Office

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MODIFICATION OF MORTGAGE (Continued)

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LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

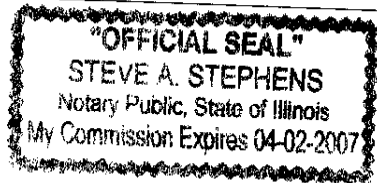
STATE OF Illinois)
 COUNTY OF Cook) SS
)

On this 28th day of December, 2004 before me, the undersigned Notary Public, personally appeared **Brendan F. Whelton, Member of Logan Properties, LLC**, and known to me to be a member or designated agent 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 he or she is authorized to execute this Modification and in fact executed the Modification on behalf of the limited liability company.

By Steve A Stephens Residing at 1110 W. 35th St.

Notary Public in and for the State of Illinois

My commission expires 04-02-07



Cook County Clerk's Office

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MODIFICATION OF MORTGAGE (Continued)

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Loan No: 115-2980-2

LENDER ACKNOWLEDGMENT

STATE OF Illinois

)
) SS

COUNTY OF Cook

On this 2nd day of December, 2004 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 Steve A. Stephens Residing at 1110 W. 35th St.

Notary Public in and for the State of Illinois

My commission expires 04-02-07

