UNOFFICIAL COPY

RECORDATION REQUESTED BY:

Community Bank of Oak Park River Forest Main Office 1001 Lake St Oak Park, IL 60301

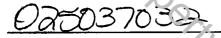


Doc#: 0605943115 Fee: \$30.00 Eugene "Gene" Moore RHSP Fee: \$10.00

Cook County Recorder of Deeds Date: 02/28/2006 08:33 AM Pg: 1 of 4

WHEN RECORDED MAIL TO:

Community Bank of Oak Park River Forest Main Office 1001 Lake St Oak Park, IL 60301



FOR RECORDER'S USE ONLY

CTIC-HE

This Modification of Mortgage prepared by.
Claude E. L'Heureux, Sr. Vice President
Community Bank Oak Park River Forest
1001 Lake Street
Oak Park, IL 60301

40

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated January 9, 2006, is reade and executed between Jeffrey S. Fort, Jr. Married to Sara M. Fort and Whose Address is 1868 N Bissell Street, Chicago, IL 60614 (referred to below as "Grantor") and Community Bank of Oak Park River Forest, whose address is 1001 Lake St, Oak Park, IL 60301 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated March 17, 2005 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Recorder of Deeds, of Cook County, Illinois, on March 31, 2005, as Document Number 0509005042.

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

The North 24 1/4 Feet of the South 48 1/2 Feet of Lot 25 (Except the West 65 Feet Thereof) of Subdivision Block 4 of Block 5 in Sheffield's Addition to Chicago in the East 1/2 of the Southeast 1/4 of Section 32, 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 1868 N Bissell Street, Chicago, IL 60614. The Real Property tax identification number is 14-32-411-054-0000.

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

Increase Rate from Prime to Prime Plus 1.000%; and Increase Equity Line Principal from \$133,000.00 to \$190,000.00.

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

BOX 334 CTI

MODIFICATION OF MORTGAGE

Page 2

(Continued)

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

GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED JANUARY 9, 2006.

Ounty Clark's Office

Modification or otherwise will not be released by it. This waiver applies not only to any initial extension or

GRANTOR:

Loan No: 105102470

LENDER:

COMMUNITY BANK OF OAK PARK RIVER FOREST

modification, but also to all such subsequent actions.

Authorized Signer

0605943115 Page: 3 of 4

MODIFICATION OF MORTGAGE (Continued)

Lean NC 105102470

Page 3

	(001111100)	· ugo o
IN	NDIVIDUAL ACKNOWLEDGMENT	
STATE OF)	
COUNTY OF LOOK) SS)	
be the individual described in and w she signed the Modification as his o mentioned.	ned Notary Public, personally appeared Jeffrey S . tho executed the Modification of Mortgage, and r her free and voluntary act and deed, for the L	acknowledged that he or uses and purposes therein
Given under my hand and otricial seal		<u>CY</u> , 20 <u>06</u> :
By Marey 6. C	Residing at <u>CALL</u>	PALU IL
Notary Public in and for the State of		
My commission expires	09-17-2007 NO My	OFFICIAL SEAL MARY B. TOWEY TARY PUBLIC, STATE OF ILLING Commission Expires Sept. 17, 20
	LENDER ACKNOWLEDGMENT	
STATE OF /WNOL	S) ss Q	
Public personally appeared LAC ACC PECDOM authorized age acknowledged said instrument to be the Lender through its board of directions.	and known that for the Lender that executed the within and the free and voluntary act and deed of the said Letors or otherwise, for the uses and purposes the prized to execute this said instrument and the	ender, duly authorized by herein mentioned, and on at the seal affixed is the
By Maley 6 Cour	Residing at OAU.	PACK IC
Notary Public in and for the State of	/ ILLINON	
My commission expires	NOTARY P	OFFICIAL SEA: ARY B. TOWEY PUBLIC, STATE OF LEIN 1 ission Expires Sept. 17, 2007

UNOFFICIAL COPY

MORTGAGE (Continued)

Loan No: 105102470	(Continue	ed)	Page 4
· · · · · · · · · · · · · · · · · · ·	VAIVER OF HOMESTE	AD EXEMPTION	
I am signing this Waiver of Home and benefits of the homestead ex I understand that I have no liabilit	cemption laws of the State	of Illinois as to all debi	ts secured by this Mortgage.
x <u>Sara Mi, Fera</u> Sara M Fort	<u> </u>	a a see see see see see see see see see	e angles of the first of the second of the s
9	INDIVIDUAL ACKNO	WLEDGMENT	
STATE OF Illinois)) SS)	
On this day before me, the under individual described in and who she signed the Waiver of Homest purposes therein mentioned. Given under my hand and official By	executed the Waiver of Horead Exemption as his or he seal this	omestued Exemption, a	and acknowledged that he or it and deed, for the uses and $(2000)^{1/2}$, $(200)^{1/2}$.
Notary Public in and for the State My commission expires	of <u>FUNUIS</u> 2-08	" O F F I C I A I VALERIE \ NOTARY PUBLIC, ST MY COMMISSION EX	ARNEY ATE OF ILLINOIS

LASER PRO Lending, Var. 5.29.00.002 Copr. Harland Financial Solutions, Inc. 1997, 2008. All Rights Reserved. - IL F:\BANK2001\CFI\LPL\GO3.FC TR-1882 PR-6