

UNOFFICIAL COPY

RECORDATION REQUESTED BY:

RAVENSWOOD BANK
2300 WEST LAWRENCE
AVENUE
CHICAGO, IL 60625-1914



WHEN RECORDED MAIL TO:

RAVENSWOOD BANK
2300 WEST LAWRENCE
AVENUE
CHICAGO, IL 60625-1914

Doc#: 0634933001 Fee: \$32.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 12/15/2006 07:01 AM Pg: 1 of 5

SEND TAX NOTICES TO:

RAVENSWOOD BANK
2300 WEST LAWRENCE
AVENUE
CHICAGO, IL 60625-1914

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:
DZENITA KRVAVAC, LOAN SPECIALIST
RAVENSWOOD BANK
2300 WEST LAWRENCE AVENUE
CHICAGO, IL 60625-1914

0315852
111

MODIFICATION OF MORTGAGE

56C

THIS MODIFICATION OF MORTGAGE dated November 28, 2006, is made and executed between Chicago Title Land Trust Company as Successor Trustee to LaSalle Bank National Association, as Trustee under Trust Agreement dated August 5, 1997 known as Trust Number 00254-00, whose address is 8707 N. Skokie Blvd., Suite #302, Skokie, IL 60077 (referred to below as "Grantor") and RAVENSWOOD BANK, whose address is 2300 WEST LAWRENCE AVENUE, CHICAGO, IL 60625-1914 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated November 28, 2005 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Recorded in the Office of Recorder of Deeds on January 23, 2006 as Document Number 0602304057 together with a certain Assignment of Rents dated November 28, 2005 recorded in the Office of Recorder of Deeds on January 23, 2006 as Document Number 0602304058.

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

See the exhibit or other description document which is attached to this Modification and made a part of this Modification as if fully set forth herein.

The Real Property or its address is commonly known as 1785 Rogers Avenue, Glenview, IL 60025; 1820 Jefferson Avenue, Glenview, IL 60025; and 1816 Jefferson Avenue, Glenview, IL 60025. The Real Property tax identification number is 04-26-101-041-0000; 04-26-101-052-0000; and 04-26-101-067-0000.

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

I. The principal amount of \$855,000.00 in the original Promissory Note dated November 28, 2005 is hereby increased to \$910,000.00 to reflect changes of the Change in Terms Agreement of even date, together with all renewals, extensions, modifications, refinancings, consolidations, and substitutions of the Promissory Note or agreements. The outstanding principal balance under the Promissory Note as

BOX 334 CTI

UNOFFICIAL COPY

MODIFICATION OF MORTGAGE

(Continued)

of the date of this agreement is \$554,732.18.

II. All reference in the Mortgage to the principal amount of \$855,000.00 is hereby deleted and substituted in lieu thereof is a corresponding reference to the principal amount of \$910,000.00.

III. All reference in the Mortgage to the Maximum Lien is hereby deleted and substituted in lieu thereof is the following:

At no time shall the principal amount of Indebtedness secured by the Mortgage, not including sums advanced to protect the security interest of Mortgage, exceed \$1,820,000.00.

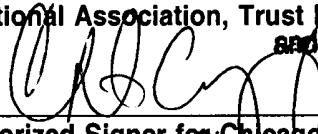
CONTINUING VALIDITY. Except as expressly modified above, the terms of the original Mortgage shall remain unchanged and in full force and effect and are legally valid, binding, and enforceable in accordance with their respective terms. Consent by Lender to this Modification does not waive Lender's right to require strict performance of the Mortgage as changed above nor obligate Lender to make any future modifications. Nothing 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.

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 28, 2006.

GRANTOR:

CHICAGO TITLE LAND TRUST COMPANY AS SUCCESSOR TRUSTEE TO LASALLE BANK NATIONAL ASSOCIATION, TRUST NUMBER 600254-00

CHICAGO TITLE LAND TRUST COMPANY, not personally but as Trustee under that certain trust agreement dated 08-05-1997 and known as Chicago Title Land Trust Company as Successor Trustee to LaSalle Bank National Association, Trust Number 600254-00.

By: 
Authorized Signer for Chicago Title Land Trust Company
Christine C. Young

LENDER:

RAVENSWOOD BANK

X 
Authorized Signer

is expressly understood and agreed by and between the parties hereto, anything to the contrary notwithstanding, that each and all of the warranties, indemnities, representations, covenants, undertakings and agreements herein made on the part of the Trustee while in form purporting to be the warranties, indemnities, representations, covenants, undertakings and agreements of said Trustee are nevertheless each and every one of them, made and intended not as personal warranties, indemnities, representations, covenants, undertakings and agreements by the Trustee or for the purpose or with the intention of binding said Trustee personally but are made and intended for the purpose of binding said Trustee not in its own right, but solely in the exercise of the powers conferred upon it as such Trustee; and that no personal liability or personal responsibility is assumed by nor shall at any time be asserted or enforceable against the undersigned land trustee, on account of this instrument or on account of any warranty, indemnity, representation, covenant or agreement of the said Trustee in this instrument contained, either expressed or implied, or such personal liability, if any, being expressly waived and released.

UNOFFICIAL COPY

MODIFICATION OF MORTGAGE

(Continued)

TRUST ACKNOWLEDGMENT

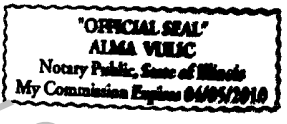
STATE OF Illinois)
) SS
 COUNTY OF Cook)

On this 6th day of DECEMBER, 2006 before me, the undersigned Notary Public, personally appeared Christine G. Young ~~Trust Officer~~

, and known to me to be (an) authorized trustee(s) or agent(s) of the trust that executed the Modification of Mortgage and acknowledged the Modification to be the free and voluntary act and deed of the trust, by authority set forth in the trust documents or, by authority of statute, for the uses and purposes therein mentioned, and on oath stated that he or she/they is/are authorized to execute this Modification and in fact executed the Modification on behalf of the trust.

By Alma Vulac Residing at 5215 OLD ORCHARD RD
Skokie, IL 60077
 Notary Public in and for the State of Illinois

My commission expires _____



Property of Cook County Clerk's Office

UNOFFICIAL COPY

Legal Description Exhibit "A"

PARCEL 1: THE SOUTH 150 FEET OF THE NORTH 510 FEET OF LOT 29 IN GLENVIEW ACRES, BEING A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 WEST OF THE WAUKEGAN ROAD, AND A PART OF THE EAST 60 RODS OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 26, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF FILED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS ON APRIL 28, 1922 AS DOCUMENT NO. LR152787.

PARCEL 2: THE WEST 1/2 OF LOT 30 (EXCEPT THE NORTH 300 FEET THEREOF) IN GLENVIEW ACRES A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4, WEST OF WAUKEGAN ROAD AND A PART OF THE EAST 60 RODS OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 26, TOWNSHIP 42 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF FILED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS ON APRIL 28, 1922 AS DOCUMENT NO. LR152787, (EXCEPT THAT PART TAKEN FOR STREET) IN COOK COUNTY, ILLINOIS.

PARCEL 3: THE EAST 1/2 (EXCEPT THE NORTH 360 FEET THEREOF) OF LOT 30 OF GLENVIEW ACRES, BEING A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 WEST OF WAUKEGAN ROAD AND PART OF THE EAST 60 RODS OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 26, TOWNSHIP 42 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF FILED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS ON APRIL 28, 1922 AS DOCUMENT NO. LR152787