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RECORDATION REQUESTED BY:

Premier Bank
1210 Central Ave.
Wilmette, IL 60091



Doc#: 0707460002 Fee: \$30.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/15/2007 08:30 AM Pg: 1 of 4

WHEN RECORDED MAIL TO:

Premier Bank
1210 Central Ave.
Wilmette, IL 60091

2/2

SEND TAX NOTICES TO:

Premier Bank
1210 Central Ave.
Wilmette, IL 60091

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:

Gena Henry, Loan Processor
Premier Bank
1210 Central Ave.
Wilmette, IL 60091

WTB 20990

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated January 13, 2007, is made and executed between Albert H Lee, whose address is 8304 Trumbull Ave, Skokie, IL 60076 and Rita R. Lysoowan, whose address is 8304 Trumbull Ave, Skokie, IL 60076 (referred to below as "Grantor") and Premier Bank, whose address is 1210 Central Ave., Wilmette, IL 60091 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated September 30, 2005 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Recorded 10/19/05 as Document No. 0529241037.

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

THE SOUTH 5 FEET OF LOT 32, ALL OF LOTS 33 AND 34 AND THE NORTH 5 FEET OF LOT 35, IN BLOCK 1 IN ROTH AND GORDON'S TERMINAL SUBDIVISION NO. 3, BEING A SUBDIVISION OF THE WEST 5 ACRES OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 15, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD MERIDIAN, IN COOK COUNTY, ILLINOS.

The Real Property or its address is commonly known as 9234 Lowell Ave., Skokie, IL 60076. The Real Property tax identification number is 10-15-223-049.

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

The lien of this mortgage is being increased to \$1,780,000.00 being twice the amount of the two promissory notes secured by this mortgage, to wit: that certain promissory note dated 9-30-06 in the original principal amount of \$290,000.00 and that certain promissory note dated 1-13-07 in the original principal amount of \$600,000.00.

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

4 pgs

UNOFFICIAL COPY**MODIFICATION OF MORTGAGE****(Continued)**

Loan No: 38139002

Page 2

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 JANUARY 13, 2007.

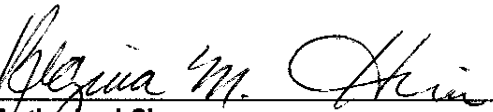
GRANTOR:

X 
Albert H Lee

X 
Rita R. Lysoowan

LENDER:

PREMIER BANK

X 
Authorized Signer

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MODIFICATION OF MORTGAGE

(Continued)

Loan No: 38139002

Page 3

INDIVIDUAL ACKNOWLEDGMENT

STATE OF Illinois)

COUNTY OF Cook)



On this day before me, the undersigned Notary Public, personally appeared **Albert H Lee and Rita R. Lysoowan**, 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 13th day of January, 2007.

By [Signature] Residing at _____

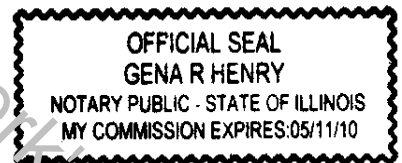
Notary Public in and for the State of Illinois

My commission expires 5-11-10

LENDER ACKNOWLEDGMENT

STATE OF Illinois)

COUNTY OF Cook)



On this 13th day of January, 2007 before me, the undersigned Notary Public, personally appeared Regina Hino and known to me to be the Vice Pres. debt, 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 _____

Notary Public in and for the State of Illinois

My commission expires 5-11-10

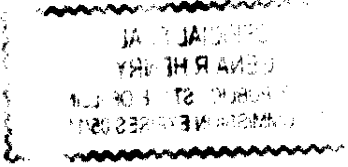
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MODIFICATION OF MORTGAGE (Continued)

Loan No: 38139002

Page 4

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