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Doc#: 0717731049 Fee: \$34.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 06/26/2007 10:40 AM Pg: 1 of 6

Property of COOK COUNTY Clerk's Office

Document Type: Mortgage Extension Agreement

Grantor: Foster Bank

Grantee: Jin Kyu Park, Soon Hee Park, and Ho Sung Park

Box 334

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THIS DOCUMENT PREPARED BY:

Foster Bank  
5225 N. Kedzie Avenue  
Chicago, IL 60625

AFTER RECORDING MAIL TO:

FOSTER BANK / DONG WOOK KIM  
LOAN DEPARTMENT  
5225 N. KEDZIE AVENUE  
CHICAGO, ILLINOIS 60625

Loan# 1232800-1

**MORTGAGE EXTENSION AGREEMENT**

This Indenture, made this 29<sup>th</sup> day of March, 2007, by and between **FOSTER BANK**, an Illinois Banking Corporation, 5225 North Kedzie Avenue, Chicago, Illinois 60625, the owner of the mortgage hereinafter described, and **JINKYU PAK, SOON HEE PAK AND HO SUNG PAK** representing themselves to be the owners of the real estate hereinafter and in said deed described ("Owner"),

**W I T N E S S E T H:**

1. The parties hereby agree to modify the amount of the Note and extend the time of payment of the indebtedness evidenced by the principal promissory note or notes of **JINKYU PAK AND SOON HEE PAK, HUSBAND AND WIFE, AND HO SUNG PAK, ALL AS JOINT TENANTS** dated January 30, 2002 and secured by a mortgage recorded February 6, 2002, in the office of the Recorder of Cook County, Illinois, as document number **0020152119** conveying to **FOSTER BANK**, an Illinois banking corporation certain real estate in Cook County, Illinois described as follows:

**LOTS 1, 2, 3, 4, 5, 6, 7 AND 8 IN BLOCK 1 IN MAIN STREET AND LINCOLN AVENUE "L" SUBDIVISION OF PART OF THE WEST ½ OF SECTION 21, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR'S OFFICE ON JUNE 11, 1925 AS DOCUMENT LR 249780 IN COOK COUNTY, ILLINOIS.**

**COMMONLY KNOWN AS: 5313-27 West Lincoln Avenue, Skokie, IL 60077**

**PERMANENT INDEX NO.: 10-21-132-009-0000, 10-21-132-010-0000,**

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10-21-132-011-0000, 10-21-132-012-0000,  
10-21-132-013-0000, 10-21-132-014-0000,  
10-21-132-015-0000, 10-21-132-016-0000

2. The amount remaining unpaid on the indebtedness is **THREE HUNDRED SIXTY TWO THOUSAND ONE HUNDRED EIGHTY TWO AND 61/100 UNITED STATES DOLLARS (\$362,182.61)**

3. The new interest rate of the loan will be **6.875% fixed.**


4. Said indebtedness of **\$362,182.61** shall be paid on or before **April 1, 2010** as provided in the Promissory note or notes, copies of which is attached hereto as **Exhibit A.**

5. If any part of said indebtedness or interest thereon be not paid at the maturity thereof as provided in the promissory note or notes, or if default in the performance of any other covenant of the Owner shall continue after written notice thereof, the entire principal sum secured by said mortgage, together with the then accrued interest thereon, shall, without notice, at the option of the holder or holders of said principal note or notes, become due and payable, in the same manner as if said extension had not been granted.

6. This Extension Agreement is supplementary to said mortgage. All the provisions thereof and of the principal note or notes, including the right to declare principal and accrued interest due for any cause specified in said mortgage or notes, but not including any prepayment privileges unless herein expressly provided for, shall remain in full force and effect except as herein expressly modified. The Owner agrees to perform all the covenants of the grantor or grantors in said mortgage. The provisions of this indenture shall inure to the benefit of any holder of said principal note or notes and interest notes and shall bind the heirs, personal representatives and assigns of the Owner. The Owner hereby waives and releases all rights and benefits under and by virtue of the Homestead Exemption Laws of the State of Illinois with respect to said real estate. If the Owner consists of two or more persons, their liability hereunder shall be joint and several.

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IN TESTIMONY WHEREOF, the parties hereto have signed, sealed and delivered this indenture the day and year first above written.

  
\_\_\_\_\_  
HO SUNG PAK

  
\_\_\_\_\_  
JINKYU PAK

  
\_\_\_\_\_  
SOON HEE PAK

Property of Cook County Clerk's Office

Address for notices:

3931 West Chase Avenue  
Lincolnwood, IL 60712

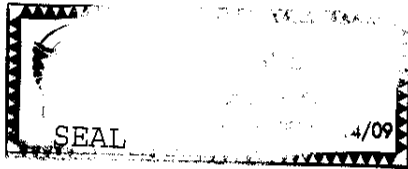
STATE OF ILLINOIS )

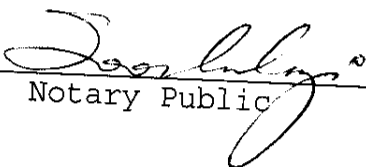
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for the County and the State aforesaid, DO HEREBY CERTIFY that, **JINKYU PAK AND SOON HEE PAK,\*** personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that they signed and delivered the said instrument as theirs free and voluntary act for the uses and purposes therein set forth.

\* AND HO SUNG PAK

GIVEN under my hand and Notarial, seal this 29<sup>th</sup> day of March, 2007.



  
\_\_\_\_\_  
Notary Public

My Commission Expires:



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EXHIBIT A

1232800-1

**AMENDMENT/EXTENSION  
TO  
ADJUSTABLE RATE BALLOON INSTALLMENT NOTE**

Date of Note: January 30, 2002

Amount of Note: \$402,500.00

Interest Rate: Prime Rate

Amortized Period: 300 Months

Maturity Date: February 1, 2007

Borrower/Mortgagor: Jinkyu Pak and Soon Hee Pak

Lender/Mortgagee: Foster Bank, an Illinois Banking Corporation

In consideration of Ten Dollars and other good valuable consideration, the receipt and sufficiency of which is hereby acknowledged by all parties, the Borrower and Lender do hereby agree to amend the above identified Note as follows:

New amount of Note: **THREE HUNDRED SIXTY TWO THOUSAND ONE HUNDRED EIGHTY TWO AND 61/100 UNITED STATES DOLLARS (\$362,182.61)**

New Interest Rate: 6.875% Fixed

New Monthly Payment: \$2,780.89

New Amortization Period: 240 Months

New Maturity Date: April 1, 2010

**Prepayment Penalty:** If the Lender receives a prepayment on or before the first anniversary of the date of the first payment due date of the Note, the prepayment Penalty shall be equal to **THREE PERCENT (3%)** of the remaining Principal balance of the Note. If the Lender receives a prepayment after the first anniversary but on or before the second anniversary of the date of the first payment due date of the Note, the Prepayment Penalty shall be equal to **TWO PERCENT (2%)** of the remaining Principal balance of the Note. If the Lender receives a prepayment after the second anniversary of the date of the first payment due date of the Note,

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EXHIBIT A

1232800-1

but before the due date of the Note, the Prepayment Penalty shall be equal to ONE PERCENT (1%) of the remaining Principal balance of the Note.

All other terms and conditions of the Note shall remain the same.

Dated this 29<sup>th</sup> day of March, 2007

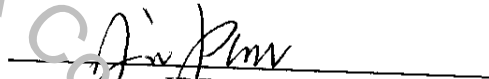
Lender/Mortgagee:

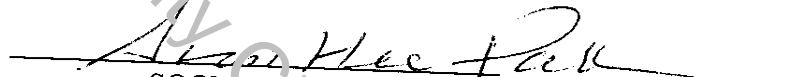
FOSTER BANK, an Illinois banking corporation

BY: \_\_\_\_\_

TITLE: Loan Officer

Borrower: Jinkyu Pak and Soon Hee Pak

  
\_\_\_\_\_  
JINKYU PAK

  
\_\_\_\_\_  
SOON HEE PAK

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