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Doc#: 0735417025 Fee: \$30.50
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 12/20/2007 09:29 AM Pg: 1 of 4

RECORDATION REQUESTED BY:
OXFORD BANK & TRUST
Corporate Office
1111 W. 22nd Street, Suite
800
Oak Brook, IL 60523

WHEN RECORDED MAIL TO:
OXFORD BANK & TRUST
Corporate Office
1111 W. 22nd Street, Suite
800
Oak Brook, IL 60523

SEND TAX NOTICES TO:
Coronet Construction, Inc.
205 Gerri Lane
Addison, IL 60101

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:
Thomas E. Stalb, Vice President
OXFORD BANK & TRUST
1111 W. 22nd Street, Suite 800
Oak Brook, IL 60523

ORIGINAL

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated October 1, 2007, is made and executed between Coronet Construction, Inc., an Illinois Corporation, whose address is 205 Gerri Lane, Addison, IL 60101 (referred to below as "Grantor") and OXFORD BANK & TRUST, whose address is 1111 W. 22nd Street, Suite 800, Oak Brook, IL 60523 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated March 20, 2006 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

AS RECORDED ON 3-30-2006 AS DOCUMENT #0608934008.

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

PARCEL 1:

NORTH 30 FEET OF LOT 31 IN JOHN W. THOMPSON AND COMPANY'S 2ND ADDITION TO ELMWOOD PARK GARDENS, BEING A SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMON ADDRESS: 3029 N. OLEANDER
CHICAGO, IL 60707

PARCEL 2:

LOT 31 (EXCEPT THE NORTH 30 FEET AND EXCEPT THE SOUTH 40 FEET THEREOF) IN JOHN W. THOMPSON AND COMPANY'S 2ND ADDITION TO ELMWOOD PARK GARDENS, BEING A SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

S-y
P-4
M-y
MAP

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(Continued)**

Loan No: 7548780-4

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COMMON ADDRESS: 3027 N. OLEANDER
CHICAGO, IL 60707

The Real Property or its address is commonly known as 3027 and 3029 N. Oleander, Chicago, IL 60707. The Real Property tax identification number is 12-25-209-037-0000.

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

THE PRINCIPAL AMOUNT OF THE LOAN HAS BEEN DECREASED FROM \$800,000.00 TO \$370,000.00. THE MATURITY DATE HAS BEEN EXTENDED FROM OCTOBER 1, 2007 TO OCTOBER 1, 2008. THE LOAN HAS BEEN CHANGED FROM A NON-REVOLVING CONSTRUCTION LINE OF CREDIT TO A NON-REVOLVING LINE OF CREDIT. ALL OTHER TERMS AND CONDITIONS REMAIN THE SAME.

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 endorser 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 OCTOBER 1, 2007.

GRANTOR:

CORONET CONSTRUCTION, INC.

By: 

Grzegorz Urbanek, President of Coronet Construction, Inc.

LENDER:

OXFORD BANK & TRUST

X 

Authorized Signer

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MODIFICATION OF MORTGAGE

(Continued)

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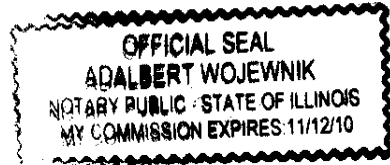
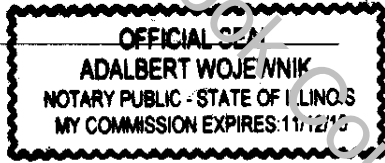
CORPORATE ACKNOWLEDGMENT

STATE OF Illinois)
) SS
 COUNTY OF Cook)

On this 10th day of December, before me, the undersigned Notary Public, personally appeared **Grzegorz Urbanek, President of Coronet Construction, Inc.**, and known to me to be an authorized agent of the corporation that executed the Modification of Mortgage and acknowledged the Modification to be the free and voluntary act and deed of the corporation, by authority of its Bylaws or by resolution of its board of directors, 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 corporation.

By [Signature] Residing at Park Ridge
 Notary Public in and for the State of Illinois

My commission expires _____



LENDER ACKNOWLEDGMENT

STATE OF Illinois)
) SS
 COUNTY OF DuPage)

On this 11th day of December, 2007, before me, the undersigned Notary Public, personally appeared Thomas E Staib and known to me to be the VP, authorized agent for **OXFORD BANK & TRUST** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **OXFORD BANK & TRUST**, duly authorized by **OXFORD BANK & TRUST** 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 in fact executed this said instrument on behalf of **OXFORD BANK & TRUST**.

By [Signature] Residing at _____
 Notary Public in and for the State of Illinois

My commission expires 6-19-11



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MODIFICATION OF MORTGAGE (Continued)

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