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**BANCO POPULAR NORTH
AMERICA**

Rosemont Headquarters
9600 W. Bryn Mawr
Rosemont, IL 60018



Doc#: 0808409053 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/24/2008 02:14 PM Pg: 1 of 3

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**BANCO POPULAR NORTH
AMERICA**

Rosemont Headquarters
9600 W. Bryn Mawr
Rosemont, IL 60018

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**BANCO POPULAR NORTH
AMERICA**

Rosemont Headquarters
9600 W. Bryn Mawr
Rosemont, IL 60018

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:

Brian Dittman, LN # XXX1XX11904-1900

BANCO POPULAR NORTH AMERICA

9600 W. Bryn Mawr
Rosemont, IL 60018

NCS
224035
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MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated February 15, 2008, is made and executed between Fernando M. Munoz, a married man, whose address is 9232 S. Keeler, Oak Lawn, IL 60453 (referred to below as "Grantor") and BANCO POPULAR NORTH AMERICA, whose address is 9600 W. Bryn Mawr, Rosemont, IL 60018 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated December 27, 2007 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Mortgage dated December 27, 2007 and recorded in the office of the Cook County Recorder on January 2, 2008 as Document Number 0800218074.

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

PARCEL 1:

LOTS 3 AND 4 IN BURLINGTON SECOND SUBDIVISION, BEING A SUBDIVISION IN THE NORTHEAST QUARTER OF SECTION 26, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, RECORDED AUGUST 5, 1907 AS DOCUMENT NO. 4076638, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

LOTS 19 THROUGH 22, BOTH INCLUSIVE, IN BLOCK 5 OF KEDZIE AVENUE LAND ASSOCIATION SUBDIVISION, BEING A SUBDIVISION THE NORTHEAST QUARTER OF SECTION 26, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, RECORDED OCTOBER 3, 1892 AS DOCUMENT NO. 1743592, IN COOK COUNTY, ILLINOIS.

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

Loan No: 19001

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The Real Property or its address is commonly known as 3344 W. 26th St., Chicago, IL 60623. The Real Property tax identification number is 16-26-228-043-0000, 16-26-228-041-0000 and 16-26-228-042-0000.

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

Effective February 15, 2008, the outstanding indebtedness on the existing Mortgage is increased from \$299,456.38 to \$800,000.00. Therefore, all references in the loan documents to \$300,000.00 are hereby deleted and inserted in lieu thereof are corresponding references to \$800,000.00. 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 FEBRUARY 15, 2008.

GRANTOR:

x



 Fernando M. Munoz

LENDER:

BANCO POPULAR NORTH AMERICA

x



 Authorized Signer

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MODIFICATION OF MORTGAGE (Continued)

Loan No: 19001

INDIVIDUAL ACKNOWLEDGMENT

STATE OF IL)
)
) SS
)
 COUNTY OF Cook)

On this day before me, the undersigned Notary Public, personally appeared **Fernando M. Munoz**, to me known to be the individual described in and who executed the Modification of Mortgage, and acknowledged that he or she signed the Modification as his or her free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 15th day of Feb, 2008.

By Sharon M Scesniak Residing at Rosemont

Notary Public in and for the State of IL

My commission expires 11-18-08



LENDER ACKNOWLEDGMENT

STATE OF IL)
)
) SS
)
 COUNTY OF Cook)

On this 15th day of Feb, 2008 before me the undersigned Notary Public, personally appeared VP ROBERT C. LEE and known to me to be the VP authorized agent for **BANCO POPULAR NORTH AMERICA** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **BANCO POPULAR NORTH AMERICA**, duly authorized by **BANCO POPULAR NORTH AMERICA** 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 **BANCO POPULAR NORTH AMERICA**.

By Sharon M Scesniak Residing at Rosemont

Notary Public in and for the State of IL

My commission expires 11-18-08

