

# UNOFFICIAL COPY



Doc#: 0812049056 Fee: \$42.50  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 04/29/2008 10:23 AM Pg: 1 of 4

WHEN RECORDED MAIL TO:  
Village Bank & Trust  
234 West Northwest Highway  
Arlington Heights, IL 60004

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:  
K. Ganjani, Loan Admin  
Village Bank & Trust  
234 West Northwest Highway  
Arlington Heights, IL 60004

## MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated April 1, 2008, is made and executed between AMS Properties, Inc. (referred to below as "Grantor") and Village Bank & Trust, whose address is 234 West Northwest Highway, Arlington Heights, IL 60004 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated April 28, 2003 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Mortgage dated June 30, 1998 and recorded on July 8, 1998 as document number 98694338.

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

LOT 13 AND 14 IN BLOCK 12 IN R. A. CEPEK'S ARLINGTON RIDGE, BEING A SUBDIVISION OF THAT PART OF THE WEST 1/2 (EXCEPT 33 FEET THEREOF) OF THE NORTHEAST 1/4 AND OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 30, IN TOWNS 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE NORTHEASTERLY LINE OF NORTHWEST HIGHWAY, SAID NORTHEASTERLY LINE OF HIGHWAY BEING 66 FEET NORTHEASTERLY OF AND PARALLEL TO THE NORTHEASTERLY LINE OF CHICAGO AND NORTH WESTERN RAILWAY RIGHT OF WAY, IN COOK COUNTY, ILLINOIS.

The Real Property or its address is commonly known as 1020 W. Northwest Highway, Arlington Heights, IL 60004. The Real Property tax identification number is 03-30-116-015 (Affects Lot 14), 03-30-116-016 (Affects Lot 13).

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

Extended maturity date to April 1, 2025, and decrease interest rate from 6.75% fixed to 6.25% fixed.

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

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## MODIFICATION OF MORTGAGE (Continued)

Loan No: 61073

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 APRIL 1, 2008.**

GRANTOR:

AMS PROPERTIES, INC.

By: 

Mitchell A. Fields, President of AMS Properties, Inc.

LENDER:

VILLAGE BANK & TRUST

X 

Authorized Signer

Property of Cook County Clerk's Office

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## MODIFICATION OF MORTGAGE (Continued)

Loan No: 61073

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### CORPORATE ACKNOWLEDGMENT

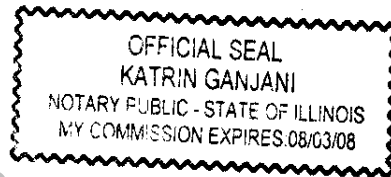
STATE OF Illinois )  
 ) SS  
 COUNTY OF Cook )

On this 15<sup>th</sup> day of April, 2008 before me, the undersigned Notary Public, personally appeared **Mitchell A. Fields, President of AMS Properties, 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 *Katrin Ganjani* Residing at Arlington HTS, IL

Notary Public in and for the State of Illinois

My commission expires \_\_\_\_\_



PROPERTY OF COOK COUNTY CLERK'S OFFICE

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## MODIFICATION OF MORTGAGE (Continued)

Loan No: 61073

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### LENDER ACKNOWLEDGMENT

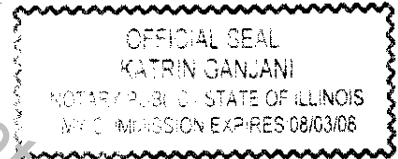
STATE OF Illinois )  
 ) SS  
 COUNTY OF Cook )

On this 1st day of April, 2008 before me, the undersigned Notary Public, personally appeared Todd W. Bueh and known to me to be the Vice President, authorized agent for **Village Bank & Trust** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **Village Bank & Trust**, duly authorized by **Village 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 **Village Bank & Trust**.

By [Signature] Residing at Arlington Hts, IL

Notary Public in and for the State of Illinois

My commission expires \_\_\_\_\_



PROPERTY OF COOK COUNTY CLERK'S OFFICE