

# UNOFFICIAL COPY



Doc#: 0816533002 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 08/13/2008 08:11 AM Pg: 1 of 4

Loan # 3800136899

After recording return to:

THE NORTHERN TRUST COMPANY  
50 S. LASALLE STREET  
CHICAGO IL 60603  
ATTN: COMMUNITY LENDING B-A

## MORTGAGE MODIFICATION AGREEMENT AND AMENDMENT TO AGREEMENT AND DISCLOSURE STATEMENT (Reduced Credit Limit, Modified Interest Rate)

This Mortgage Modification Agreement and Amendment to Agreement and Disclosure Statement ("this Amendment"), is made and entered into as of June 20, 2008, by and between Sarware J. Tiwana And Nazar H. Tiwana (hereinafter, whether one or more, the "Borrower") and THE NORTHERN TRUST COMPANY, an Illinois banking corporation (the "Bank").

WHEREAS, the Borrower has entered into The Northern Trust Company Credit Line Agreement and Disclosure Statement (the "Agreement") dated August 28, 2006, pursuant to which the Borrower may from time to time borrow from the Bank amounts not to exceed the aggregate outstanding principal balance of \$100,000.00 (the "Credit Limit");

WHEREAS, the Borrower as Mortgagor has executed and delivered to the Bank as Mortgagee a Mortgage (the "Mortgage") dated August 28, 2006, pursuant to which the Borrower did mortgage, grant, warrant, and convey to the Bank the property located in the County of Cook, State of Illinois, legally described in Exhibit A attached hereto and incorporated herein by reference, which has a street address of 2620 West Pratt Blvd Chicago Illinois 60645, which Mortgage was recorded on October 18, 2006, as Document No. 0629145038 by the office of the Recorder of Deeds of such county;

WHEREAS, the Bank is the current holder of the Agreement and the Mortgage, and the Borrower has requested that the Credit Limit be decreased from \$100,000.00 to \$25,000.00, and the Bank is willing so to do provided the Borrower executes this Amendment and any further documents as the Bank may require, and subject to the terms, provisions and conditions hereinafter contained.

BOX 333-CT

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Now, therefore, in consideration of the foregoing and of the mutual covenants herein contained, the parties hereto hereby agree as follows:

1. Amendment to Mortgage. The first paragraph on the first page of the Mortgage (the "Maximum Lien" clause) is hereby amended by substituting "\$25,000.00" [new Credit Limit] for "\$100,000.00" [original Credit Limit].
2. Amendment to Agreement. The Agreement is amended by substituting "\$25,000.00" [new Credit Limit] for "\$100,000.00" [original Credit Limit].
3. Interest Rate Change. The Agreement is amended by changing the interest rate from Prime -1.00% to Prime + 1% effective July 16, 2008. The **ANNUAL PERCENTAGE RATE**, as of May 1, 2008, is 6.00% and the Monthly Periodic Rate is 0.500000%.
4. Effective Date. This Amendment is effective as of June 26, 2008.
5. References. Wherever in the Mortgage, the Agreement or any other instrument evidencing, securing or guaranteeing the loans made pursuant to the Agreement reference is made to the Mortgage or the Agreement, such reference shall from and after the date hereof be deemed a reference to the Mortgage or the Agreement as hereby modified and amended. From and after the date hereof the Mortgage shall secure loans up to the amended Maximum Credit Amount, with interest thereon, plus any other sums and obligations stated therein to be secured thereby.
6. No Implied Amendments. Except as expressly modified hereby, all of the terms and conditions of the Mortgage and the Agreement shall stand and remain unchanged and in full force and effect.
7. Miscellaneous. This amendment shall extend to and be binding upon the parties hereto and their heirs, personal representatives, executors, successors and assigns.


IN WITNESS WHEREOF, the parties hereto have duly executed this Amendment.

BORROWERS:

x   
Sarware J. Tiwana

x   
Nazar H. Tiwana

THE NORTHERN TRUST COMPANY

By:   
Nadine Czeka  
Its: Second Vice President

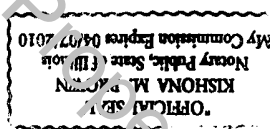
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STATE OF ILLINOIS)

COUNTY OF COOK)

I, Therese J. Anderson, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Sar Wake J & Nazan H Tuma personally appeared before me and acknowledged that \_\_\_\_\_ executed and delivered the foregoing instrument as their free and voluntary act for the use and purposes therein set forth.

Given under my hand and notarial seal this

3 day of June 2008.

Notary Public

My Commission Expires: \_\_\_\_\_

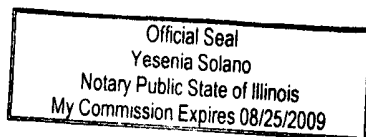
STATE OF ILLINOIS)

COUNTY OF COOK)

I, Yesenia Solano, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Nadine Czekaj, Second Vice President of THE NORTHERN TRUST COMPANY, who is personally known to me to be the person whose name is subscribed to the foregoing instrument as such Second Vice President and is personally known to me to be such Second Vice President, appeared before me this day in person and acknowledged that he/she signed and delivered and attested the said instrument as his/her free and voluntary act as such Second Vice President, as aforesaid, and as the free and voluntary act of THE NORTHERN TRUST COMPANY for the uses and purposes therein set forth.

Given under my hand and notarial seal this

20th day of June, 2008.



Notary Public

My Commission Expires: 8/25/2009

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## EXHIBIT A

### LEGAL DESCRIPTION:

LOT NUMBER 3, AS DELINEATED ON PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS PARCEL): LOTS 37, 38, 39, 40, 41, AND 42 IN BLOCK 9 IN NATIONAL CITY REALTY CO'S 2<sup>ND</sup> ADDITION TO ROGERS PARK MANOR, A SUBDIVISION OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 36, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, NORTH AND SOUTH OF THE INDIAN BOUNDARY LINE, IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT 'A' TO DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, COVENANTS AND RESTRICTIONS FOR THE PRATT CONDOMINIUM MADE BY THE COSMOPOLITAN NATIONAL BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 16, 1969 KNOWN AS TRUST NUMBER 18551, IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 21115597, AND FILED WITH THE REGISTRAR OF TITLE OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 2495725, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DELINEATED AND SET FORTH IN SAID DECLARATION AND PLAT OF SURVEY), IN COOK COUNTY, ILLINOIS.

P.I.N. 10-36-228-054-1003