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RECORDATION REQUESTED BY:
COMMUNITY BANK OF OAK
PARK RIVER FOREST
1001 LAKE STREET
OAK PARK, IL 60301



Doc#: 0823316028 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/20/2008 10:56 AM Pg: 1 of 4

WHEN RECORDED MAIL TO:
COMMUNITY BANK OF OAK
PARK RIVER FOREST
1001 LAKE STREET
OAK PARK, IL 60301

SEND TAX NOTICES TO:
COMMUNITY BANK OF OAK
PARK RIVER FOREST
1001 LAKE STREET
OAK PARK, IL 60301

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:
Elizabeth Torres
COMMUNITY BANK OF OAK PARK RIVER FOREST
1001 LAKE STREET
OAK PARK, IL 60301

First American Title
Order # ALC0000

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated July 24, 2008, is made and executed between Hubbard Adventures, Inc, whose address is 209 W. Ohio Street, Chicago, IL 60611 (referred to below as "Grantor") and COMMUNITY BANK OF OAK PARK RIVER FOREST, whose address is 1001 LAKE STREET, OAK PARK, IL 60301 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated October 22, 2007 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Recorded on October 24, 2007 as document Number 0729735356.

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

Parcel 1: Lots 6 to 10 and Lots 21 to 25 in Block 2, in Steele and Cochran's Subdivision of Block 32 of Canal Trustees' Subdivision in the South East 1/4 of the North East 1/4 of Section 7, Township 39 North, Range 14, East of the Third Principal Meridian, also a strip of land lying South and adjoining the South Line of said Lots 21 to 25 in Block 2, as laid out aforesaid, and North and adjoining the North Line of Hubbard Street as now located, in Cook County, Illinois.

Parcel 2: The North 28 Feet of Lots 12 through 15 in Block 2 of J.W. Cochran's Subdivision of Lot 32 of Canal Trustees' Subdivision of Section 7, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 3: Lot 11 and the South 24 Feet of Lots 12, 13, 14 and 15 in Block 2 in J.W. Cochran's Subdivision of Lot 32 in Canal Trustee's Subdivision of Section 7, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

The Real Property or its address is commonly known as 1640 W. Hubbard St, Chicago, IL 60622. The Real Property tax identification number is 17-07-233-001-0000, 17-07-233-004-0000, 17-07-233-005-0000,

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MODIFICATION OF MORTGAGE (Continued)

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Loan No: 803014655

17-07-233-045-0000.

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

Increase Note amount to \$3,650,000.00.

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 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 JULY 24, 2008.

GRANTOR:

HUBBARD ADVENTURES, INC

By: 

Alexander Pearsall, President of Hubbard Adventures, Inc

LENDER:

COMMUNITY BANK OF OAK PARK RIVER FOREST

x 

Authorized Signer

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MODIFICATION OF MORTGAGE (Continued)

Loan No: 803014655

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CORPORATE ACKNOWLEDGMENT

STATE OF ILLINOIS)

) SS

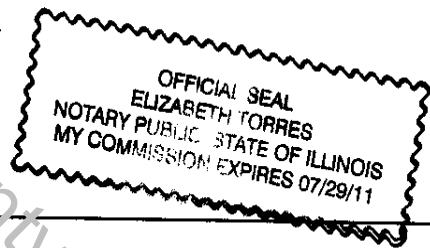
COUNTY OF COOK)

On this 24th day of July, 2008 before me, the undersigned Notary Public, personally appeared **Alexander Pearsall, President of Hubbard Adventures, 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 *[Address]*

Notary Public in and for the State of ILLINOIS

My commission expires 7/29/2011



Seal of Cook County Clerk's Office

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MODIFICATION OF MORTGAGE (Continued)

Loan No: 803014655

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LENDER ACKNOWLEDGMENT

STATE OF Illinois)
) SS
COUNTY OF COOK)

On this 29 day of July, 2008 before me, the undersigned Notary Public, personally appeared Robert Bransch and known to me to be the Commercial Loan Officer, authorized agent for **COMMUNITY BANK OF OAK PARK RIVER FOREST** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **COMMUNITY BANK OF OAK PARK RIVER FOREST**, duly authorized by **COMMUNITY BANK OF OAK PARK RIVER FOREST** 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 **COMMUNITY BANK OF OAK PARK RIVER FOREST**.

By [Signature] Residing at Bridgeway

Notary Public in and for the State of Illinois

My commission expires 7/29/2011

