

# UNOFFICIAL COPY



RECORDATION REQUESTED BY:  
CHICAGO COMMUNITY BANK  
1110 WEST 35TH STREET  
CHICAGO, IL 60609

Doc#: 0902755024 Fee: \$40.00  
Eugene "Gene" Moore RHP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 01/27/2009 02:10 PM Pg: 1 of 3

WHEN RECORDED MAIL TO:  
CHICAGO COMMUNITY BANK  
1110 WEST 35TH STREET  
CHICAGO, IL 60609

SEND TAX NOTICES TO:  
CHICAGO COMMUNITY BANK  
1110 WEST 35TH STREET  
CHICAGO, IL 60609

FOR RECORDER'S USE ONLY

FREEDOM TITLE CORP.

This Modification of Mortgage prepared by:

FTC 6710008

## MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated January 2, 2009, is made and executed between Denise Szaflarski and Brittany Szaflarski, as tenants in common (referred to below as "Grantor") and CHICAGO COMMUNITY BANK, whose address is 1110 WEST 35TH STREET, CHICAGO, IL 60609 (referred to below as "Lender").

**MORTGAGE.** Lender and Grantor have entered into a Mortgage dated January 2, 2009 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Mortgage dated October 25, 2007 and recorded November 21, 2007 with the Cook County Recorder as document no. 0732555000. And modified on May 5, 2008 as document no. 0813455030. And modified again on August 4, 2008 as document no. 0823249008.

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

LOT 1 AND THE NORTH 15 FEET OF LOT 2 IN M.L. PIERCE'S SUBDIVISION OF THE SOUTH 120 FEET OF LOTS 17 AND 18 IN BLOCK 5 OF THE UNITED STATES BANK ADDITION TO CHICAGO A SUBDIVISION OF THE SOUTHEAST QUARTER OF SECTION 28, 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 2812 S. Shields Ave., Chicago, IL 60616. The Real Property tax identification number is 17-28-415-027-0000.

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

Increase mortgage to \$100,000.00.

**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,

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Property of Cook County Clerk's Office

X Steve Sklar  
Authorized Signer

CHICAGO COMMUNITY BANK

LENDER:

X Brittany Szafarski  
Brittany Szafarski

X Denise Szafarski  
Denise Szafarski

GRANTOR:

GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED JANUARY 2, 2009.

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.

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## MODIFICATION OF MORTGAGE

Loan No: 90115-4425-7

(Continued)

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### INDIVIDUAL ACKNOWLEDGMENT

STATE OF IL )  
 )  
 ) SS  
 COUNTY OF Cook )

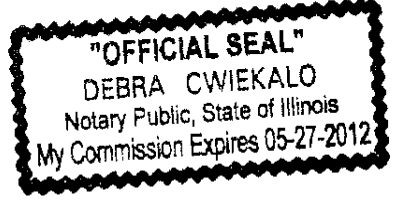
On this day before me, the undersigned Notary Public, personally appeared **Denise Szaflarski and Brittany Szaflarski**, to me known to be the individuals described in and who executed the Modification of Mortgage, and acknowledged that they signed the Modification as their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 2nd day of Jan, 20 09

By Debra Cwiekal Residing at 1110 W. 35th St.

Notary Public in and for the State of IL

My commission expires 05/27/12



### LENDER ACKNOWLEDGMENT

STATE OF IL )  
 )  
 ) SS  
 COUNTY OF Cook )

On this 2nd day of January, 2009 before me, the undersigned Notary Public, personally appeared Steve Stephanos and known to me to be the Vice President, authorized agent for **CHICAGO COMMUNITY BANK** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **CHICAGO COMMUNITY BANK**, duly authorized by **CHICAGO COMMUNITY BANK** 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 **CHICAGO COMMUNITY BANK**.

By Debra Cwiekal Residing at 1110 W. 35th St.

Notary Public in and for the State of IL

My commission expires 05/27/12

