



Illinois Anti-Predatory Lending Database Program

Certificate of Exemption

Doc#: 0921615009 Fee: \$46.25
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 08/04/2009 08:55 AM Pg: 1 of 5

Report Mortgage Fraud
800-532-8785

The property identified as: PIN: 14-31-213-002-0000

Address:

Street: 1957 W. Dickens

Street line 2:

City: Chicago

State: IL

ZIP Code: 60614

Lender: BRIDGEVIEW BANK GROUP

Borrower: 1957 W. Dickens, LLC

Loan / Mortgage Amount: \$56,095.91

This property is located within Cook County and the transaction is exempt from the requirements of 765 ILCS 77/70 et seq. because the application was taken by an exempt entity.

Certificate number: 2050646A-1A10-423E-9404-2A982108100D

Execution date: 07/05/2009

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M-1
P-5
JW

UNOFFICIAL COPY**RECORDATION REQUESTED BY:**

Bridgeview Bank Group
7940 S. Harlem Ave.
Bridgeview, IL 60455

WHEN RECORDED MAIL TO:

Bridgeview Bank Group
ATTN: Loan Operations
4753 N Broadway
Chicago, IL 60640

SEND TAX NOTICES TO:

Bridgeview Bank Group
ATTN: Loan Operations
4753 N Broadway
Chicago, IL 60640

FOR RECORDER'S USE ONLY**This Modification of Mortgage prepared by:**

Bridgeview Bank Group
4753 N. Broadway
Chicago, IL 60640

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated July 5, 2009, is made and executed between 1957 W. Dickens, Inc., an Illinois Corporation, whose address is c/o Image Investments, 2035 N. Western, Chicago, IL 60647 (referred to below as "Grantor") and Bridgeview Bank Group, whose address is 7940 S. Harlem Ave., Bridgeview, IL 60455 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated June 17, 2005 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Mortgage and Assignment of Rents recorded on June 29, 2005 as Document Number 0518002204 and 0518002205; respectively. Modification of Mortgage recorded on 04/03/08 as Document Number 0809405158.

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

LOT 21 IN BLOCK 40 IN SHEFFIELDS ADDITION TO CHICAGO IN THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

The Real Property or its address is commonly known as 1957 W. Dickens, Chicago, IL 60614. The Real Property tax identification number is 14-31-213-002-0000.

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

Amend the interest rate from 1.250%, Fixed to 1.750%, Fixed as evidenced by Change in Terms Agreement dated July 5, 2009. All other terms and conditions of the original Mortgage shall remain in full force and effect.

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

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MODIFICATION OF MORTGAGE (Continued)

Loan No: 615245800-11501

Page 2

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 5, 2009.

GRANTOR:

1957 W. DICKENS, INC.

By: _____

Edward H. Gobbo, President of 1957 W. Dickens, Inc.

LENDER:

BRIDGEVIEW BANK GROUP

X _____

Authorized Signer

Property of Cook County Clerk's Office

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MODIFICATION OF MORTGAGE

Loan No: 615245800-11501

(Continued)

Page 3

CORPORATE ACKNOWLEDGMENT

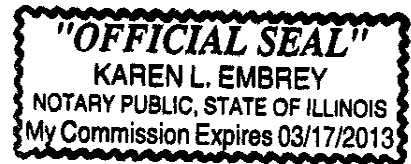
STATE OF IL)
)
) SS
 COUNTY OF Cook)

On this 5th day of July, 2009 before me, the undersigned Notary Public, personally appeared **Edward H. Gobbo, President of 1957 W. Dickens, 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 1970 N Halsted, Chicago IL

Notary Public in and for the State of _____

My commission expires 3/17/13



PROVIDED BY Cook County Clerk's Office

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MODIFICATION OF MORTGAGE

Loan No: 615245800-11501

(Continued)

Page 4

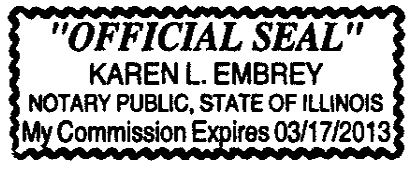
LENDER ACKNOWLEDGMENT

STATE OF IL)
) SS
 COUNTY OF Cook)

On this 5th day of July, 2009 before me, the undersigned Notary Public, personally appeared Bryan Griffin and known to me to be the SVP, authorized agent for Bridgeview Bank Group that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of Bridgeview Bank Group, duly authorized by Bridgeview Bank Group 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 Bridgeview Bank Group.

By [Signature] Residing at 1970 N Halsted, Chicago, IL
 Notary Public in and for the State of IL

My commission expires 3/17/13



PROPOSED COOK COUNTY CLERK'S OFFICE