

# UNOFFICIAL COPY

**RECORDATION REQUESTED BY:**  
**INTEGRA BANK NATIONAL ASSOCIATION**  
**CHICAGO COMMERCIAL REAL ESTATE**  
**7661 S HARLEM AVENUE**  
**BRIDGEVIEW, IL 60455**



Doc#: 0926545101 Fee: \$42.00  
 Eugene "Gene" Moore RHSP Fee: \$10.00  
 Cook County Recorder of Deeds  
 Date: 09/22/2009 02:36 PM Pg: 1 of 4

**WHEN RECORDED MAIL TO:**  
**INTEGRA BANK NATIONAL ASSOCIATION**  
**CHICAGO COMMERCIAL REAL ESTATE**  
**7661 S HARLEM AVENUE**  
**BRIDGEVIEW, IL 60455**

**SEND TAX NOTICES TO:**  
**3439-45 SOUTH INDIANA, L.L.C.**  
**1446 W. BERTEAU**  
**CHICAGO, IL 60613**

**FOR RECORDER'S USE ONLY**

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This Modification of Mortgage prepared by:  
**MONICA GRAY, VICE PRESIDENT FOR**  
**INTEGRA BANK NATIONAL ASSOCIATION**  
**7661 S HARLEM AVENUE**  
**BRIDGEVIEW, IL 60455**

## MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated March 13, 2009, is made and executed between 3439-45 SOUTH INDIANA, L.L.C., AN ILLINOIS LIMITED LIABILITY COMPANY, whose address is 1446 W. BERTEAU, CHICAGO, IL 60613 (referred to below as "Grantor") and INTEGRA BANK NATIONAL ASSOCIATION, whose address is 7661 S HARLEM AVENUE, BRIDGEVIEW, IL 60455 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated June 15, 2006 (the "Mortgage") which has been recorded in COOK County, State of Illinois, as follows:

**CONSTRUCTION MORTGAGE RECORDED JULY 12, 2006 AS DOCUMENT NO. 0619340228**

**MODIFICATION OF MORTGAGE RECORDED AUGUST 13, 2007 AS DOCUMENT NO. 0722546113.**

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

LOTS 26, 27, 28 AND 29 IN HARRIET FARLIN'S SUBDIVISION OF LOTS 8, 9, AND 10 IN BLOCK 1 IN DYER AND DAVISSON'S SUBDIVISION OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 34, 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 3439-45 S. INDIANA, CHICAGO, IL, 60616. The Real Property tax identification number is 17-34-120-(037 & 38)-0000.

**MODIFICATION.** Lender and Grantor hereby modify the Mortgage as follows:  
**MODIFIED TO REFLECT CORRECT TOTAL INDEBTEDNESS**

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## MODIFICATION OF MORTGAGE

(Continued)

Loan No: CL 383038001

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### ADVANCE OF NEW MONEY.

**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.


**TITLE POLICY.** Simultaneously with the execution of this Agreement, Lender shall obtain, at Borrowers sole cost and expense, a Date Down Endorsement to Loan Policy No. H25082851 issued by CHICAGO TITLE INSURANCE COMPANY (the Loan Policy), increasing the aggregate coverage of the Loan Policy to \$2,450,412.08, extending the coverage of the Loan Policy through and including the recording of this Agreement, and showing no new exceptions on Schedule B of said Loan Policy.

**GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED MARCH 13, 2009.**

GRANTOR:


3439-45 SOUTH INDIANA, L.L.C.

By:   
JOHN J. KEANEY, MANAGER of 3439-45 SOUTH INDIANA, L.L.C.

By:   
PAUL D. BROWN, MANAGER of 3439-45 SOUTH INDIANA, L.L.C.

LENDER:

INTEGRA BANK NATIONAL ASSOCIATION

x   
Authorized Signer

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## MODIFICATION OF MORTGAGE

(Continued)

Loan No: CL 383088001

### LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF Illinois )

) SS

COUNTY OF Cook )

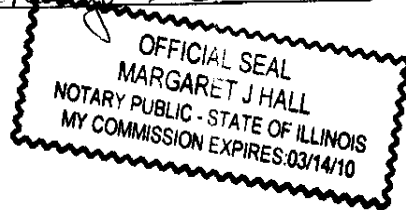
On this 2nd day of September, 2009 before me, the undersigned Notary Public, personally appeared **JOHN J. KEANEY, MANAGER of 3439-45 SOUTH INDIANA, L.L.C.** and **PAUL D. BROWN, MANAGER of 3439-45 SOUTH INDIANA, L.L.C.**, and known to me to be members or designated agents of the limited liability company that executed the Modification of Mortgage and acknowledged the Modification to be the free and voluntary act and deed of the limited liability company, by authority of statute, its articles of organization or its operating agreement, for the uses and purposes therein mentioned, and on oath stated that they are authorized to execute this Modification and in fact executed the Modification on behalf of the limited liability company.

By Margaret J Hall

Residing at Chicago IL 60615

Notary Public in and for the State of Illinois

My commission expires 3/14/10



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## MODIFICATION OF MORTGAGE (Continued)

Loan No: CL 383088001

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### LENDER ACKNOWLEDGMENT

STATE OF Illinois )  
 ) SS  
 COUNTY OF Cook )

On this 2nd day of September, 2009 before me, the undersigned Notary Public, personally appeared Monica J Gray and known to me to be the Vice President, authorized agent for **INTEGRA BANK/NATIONAL ASSOCIATION** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **INTEGRA BANK NATIONAL ASSOCIATION**, duly authorized by **INTEGRA BANK NATIONAL ASSOCIATION** 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 **INTEGRA BANK NATIONAL ASSOCIATION**.

By Constance M. Kearney Residing at Oak Lawn  
 Notary Public in and for the State of Illinois

My commission expires August 3, 2010

