

# UNOFFICIAL COPY

## Illinois Anti-Predatory Lending Database Program

### Certificate of Exemption

**Report Mortgage Fraud**  
**800-532-8785**



**Doc#:** 1017954042 **Fee:** \$46.00  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 06/28/2010 02:26 PM Pg: 1 of 6

The property identified as: **PIN:** 17-04-206-009-0000

**Address:**

**Street:** 1555-1565 N LaSalle St

**Street line 2:** 121-29 W North Ave

**City:** Chicago

**State:** IL

**ZIP Code:** 60610

**Lender:** Winfield Community Bank

**Borrower:** Chicago Title Land Trust Company U/T/A #1092556 dtd 1/3/1989

**Loan / Mortgage Amount:** \$1,500,000.00

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:** 16955415-6613-4D0E-8290-996C54871CD8

**Execution date:** 06/22/2010

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**RECORDATION REQUESTED BY:**  
**WINFIELD COMMUNITY BANK**  
**27W111 GENEVA RD.**  
**WINFIELD, IL 60190**

**WHEN RECORDED MAIL TO:**  
**WINFIELD COMMUNITY BANK**  
**27W111 GENEVA RD.**  
**WINFIELD, IL 60190**

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**FOR RECORDER'S USE ONLY**

**This Modification of Mortgage prepared by:**  
**WINFIELD COMMUNITY BANK**  
**27W111 GENEVA RD.**  
**WINFIELD, IL 60190**

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**MODIFICATION OF MORTGAGE**

**THIS MODIFICATION OF MORTGAGE** dated June 22, 2010, is made and executed between **CHICAGO TITLE LAND TRUST COMPANY, NOT INDIVIDUALLY BUT US TRUSTEE UNDER TRUST AGREEMENT NO. 1092556 DATED JANUARY 5, 1989** (referred to below as "Grantor") and **WINFIELD COMMUNITY BANK**, whose address is **27W111 GENEVA RD., WINFIELD, IL 60190** (referred to below as "Lender").

**MORTGAGE.** Lender and Grantor have entered into a Mortgage dated August 28, 2001 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

**Recorded 09-06-2001 as document no. 0010826414.**

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

See Exhibit "A", which is attached to this Modification and made a part of this Modification as if fully set forth herein.

The Real Property or its address is commonly known as 1555-1565 N. LaSalle Street & 121-29 W. North Avenue, Chicago, IL 60610. The Real Property tax identification number is 17-04-206-009.

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

**Extend maturity date until such time as released by Winfield Community Bank.**

**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

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## MODIFICATION OF MORTGAGE (Continued)

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 JUNE 22, 2010.**

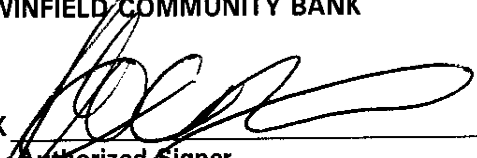
**GRANTOR:**

CHICAGO TITLE LAND TRUST COMPANY, NOT INDIVIDUALLY BUT AS TRUSTEE UNDER TRUST AGREEMENT NO. 1092556 DATED JANUARY 5, 1989

By:   
AUTHORIZED SIGNER **MAUREEN PAIGE** Trust Officer

**LENDER:**

WINFIELD COMMUNITY BANK

X   
Authorized Signer

This instrument is executed by the undersigned Land Trustee, not personally but solely as Trustee in the exercise of the power and authority conferred upon and vested in it as such Trustee. It is expressly understood and agreed that all the warranties, indemnities, representations, covenants, undertakings and agreements herein made on the part of the Trustee are undertaken by it solely in its capacity as Trustee and are not personal. No personal liability or personal responsibility is assumed by or shall at any time be asserted or enforceable against the Trustee on account of any warranty, indemnity, representation, covenant, undertaking or agreement of the Trustee in this instrument.

Property of COOK COUNTY Clerk's Office

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## MODIFICATION OF MORTGAGE (Continued)

### TRUST ACKNOWLEDGMENT

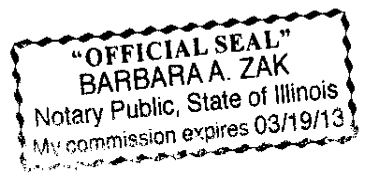
STATE OF ILLINOIS )  
 ) SS  
 COUNTY OF DUPAGE )

On this 20th day of June, 2010 before me, the undersigned Notary Public, personally appeared **AUTHORIZED SIGNER**, \_\_\_\_\_ of **CHICAGO TITLE LAND TRUST COMPANY NOT INDIVIDUALLY BUT AS TRUSTEE UNDER TRUST AGREEMENT NO. 1092556 DATED JANUARY 5, 1989**, and known to me to be an authorized trustee or agent of the trust that executed the Modification of Mortgage and acknowledged the Modification to be the free and voluntary act and deed of the trust, by authority set forth in the trust documents or, by authority of statute, 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 trust.

By Barbara A. Zak Residing at \_\_\_\_\_

Notary Public in and for the State of ILLINOIS

My commission expires 3.19.13



Cook County Clerk's Office

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## MODIFICATION OF MORTGAGE (Continued)

### LENDER ACKNOWLEDGMENT

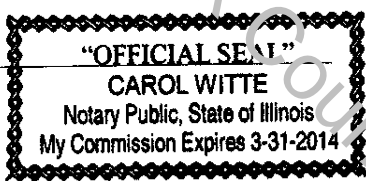
STATE OF ILLINOIS )  
 ) SS  
 COUNTY OF DUPAGE )

On this 28 day of JUNE, 2010 before me, the undersigned Notary Public, personally appeared STEVEN C BROWN and known to me to be the LOAN OFFICER, authorized agent for **WINFIELD COMMUNITY BANK** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **WINFIELD COMMUNITY BANK**, duly authorized by **WINFIELD 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 **WINFIELD COMMUNITY BANK**.

By Carol Witte Residing at COOK CO ILLINOIS

Notary Public in and for the State of ILLINOIS

My commission expires \_\_\_\_\_



County Clerk's Office

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## EXHIBIT A

### LEGAL DESCRIPTION

THE NORTH 85.05 FEET OF LOT 1 (EXCEPT THE EAST 30 FEET THEREOF) IN CHICAGO LAND CLEARANCE COMMISSION NO. BEING A CONSOLIDATION OF LOTS AND PARTS OF LOTS AND VACATED ALLEYS IN BRONSON'S ADDITION TO CHICAGO AND CERTAIN RESUBDIVISIONS, ALL IN THE NORTHEAST  $\frac{1}{4}$  OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

ALSO

THE NORTH 17 FEET OF LOT 1 (EXCEPT THE WEST 14 FEET AND THE EAST 30 FEET THEREOF) IN THE SUBDIVISION OF LOT 108 (EXCEPT THE SOUTH 120 FEET THEREOF) IN BRONSON'S ADDITION, AFORESAID, IN COOK COUNTY, ILLINOIS.

Property commonly known as: 1555-1565 N. LaSalle Street  
121-129 W. North Avenue  
Chicago, Illinois 60610

Permanent Index No. 17-04-206-009