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**RECORDATION REQUESTED BY:**  
BLUELEAF LENDING, LLC  
1101 W. LAKE STREET 1<sup>ST</sup> FLOOR  
CHICAGO, ILLINOIS 60607



Doc#: 1023804048 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 08/28/2010 10:43 AM Pg: 1 of 3

**WHEN RECORDED MAIL TO:**  
BLUELEAF LENDING, LLC  
1101 W. LAKE STREET 1<sup>ST</sup> FLOOR  
CHICAGO, ILLINOIS 60607

## FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:  
BLUELEAF LENDING, LLC  
1101 W. LAKE STREET 1<sup>ST</sup> FLOOR  
CHICAGO, ILLINOIS 60607

**RETURN TO:**  
SECURITY FIRST TITLE CO.  
205 W. STEPHENSON  
FREEPORT, IL 61032  
2009-50280K

## MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated August 11, 2010, is made and executed between PJM Real Estate Inc., an Illinois Corporation, whose address is 1122 West Catalpa Avenue, #414, Chicago, IL 60640 (referred to below as "Grantor"), and Blueleaf Lending, LLC, whose address is 1101 W. Lake Street, 1<sup>st</sup> Floor, Chicago, Illinois 60607 (referred to below as "Lender").

**MORTGAGE.** Lender and Grantor have entered into a Mortgage dated October 20, 2009 and Recorded November 12, 2009 as Document 0931640037

**REAL PROPERTY DESCRIPTION.** The Real Property or its address is commonly known as 5026 South Michigan Avenue, Unit 2A, Chicago, IL 60609 and 5028 South Michigan Avenue, Unit 2B, Chicago, IL 60609. The Real Property tax identification number is 20-10-119-026-1003 and 20-10-119-028-1004

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

The Mortgage is modified to secure advances made on the Note(s) associated with this mortgage for the Change in Terms Agreements dated: February 3, 2010, June 15, 2010, July 1, 2010 and August 11, 2010

**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 and Loan Agreement"). 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 hereby ratifies and affirms that Grantor's liability shall continue in full force and effect through and including the Note's now extended maturity date and that Grantor has no defenses, setoffs, or other claims against Lender arising out this credit facility. If it is determined that any other person or entity other than Lender shall have a lien, encumbrance, or claim of any type which has

S Yes  
P 3  
S N  
M N  
SC yes  
E yes  
INT sw

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a legal priority over any term of this Modification, the original terms of the Note and Loan Agreement and Mortgage shall be severable from this Modification and separately enforceable from the terms thereof as modified hereby in accordance with their original terms, and Lender shall maintain all legal or equitable priorities which were in existence before the date of execution of this Modification. It is understood by and is the intention of the parties hereto that any legal or equitable priorities of Lender over any party which were in existence before the date of execution of this Modification shall remain in effect after the execution of this Modification.

**GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED August 11, 2010.**

GRANTOR:

PJM Real Estate, Inc.

By: \_\_\_\_\_

Patrick Maliszewski, President of PJM Real Estate Inc.

### CORPORATION ACKNOWLEDGEMENT

STATE OF Illinois

COUNTY OF Cook

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) SS  
)

On this 11<sup>TH</sup> day of August 2010, before me, the undersigned Notary Public, personally appeared Patrick Maliszewski President of PJM Real Estate Inc., and known to me to be an authorized agent(s) of the corporation that executed the Modification of Mortgage and acknowledged the Modification of Mortgage 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 of Mortgage and in fact executed the Modification on behalf of the limited liability company.

By \_\_\_\_\_

*Tracy Moore*

Residing at \_\_\_\_\_

Notary Public in and for the State of \_\_\_\_\_

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



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Old Republic National Title Insurance Company

**SECURITY FIRST TITLE CO.  
205 WEST STEPHENSON STREET FREEPORT, IL 61032**

Commitment Number: 2009-5028CK

## **SCHEDULE C PROPERTY DESCRIPTION**

The land referred to in this Commitment is described as follows:

Unit 2A together with its undivided percentage interests in the Common Elements in 5026-28 South Michigan Avenue Condominium as delineated and defined in the Declaration recorded as Document No. 25295687, in the Northwest Quarter of Section 10, Township 38 North, Range 14, East of the Third Principal Meridian; situated in Cook County in the State of Illinois.

Property of Cook County Clerk's Office