



Doc#: 1116117034 Fee: \$38.00  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 06/10/2011 03:02 PM Pg: 1 of 2

Return To:  
Guaranty Bank  
4000 West Brown Deer Road  
Brown Deer, WI 53209  
Prepared By: Maggie Aviles

Freddie Mac Loan Number: 199868565  
Servicer Loan Number: 10252484  
MIN: 100016500003497962

## BALLOON LOAN MODIFICATION

(Pursuant to the Terms of the Balloon Note Addendum and Balloon Rider)

This Balloon Loan Modification ("Modification"), entered into effective as of the 1<sup>st</sup> day of June, 2011, between **Piotr Biel, A Single Person, Beata Kaczmarczyk - Biel, A Single Person**, ("Borrower") and **MERS (Mortgage Electronic Registration Systems, Inc.)**, as nominee for **GN Mortgage, LLC**, a Wisconsin Limited Liability Company ("Lender"), amends and supplements (1) the Mortgage, Deed of Trust, or Deed to Secure Debt (the "Security Instrument"), dated **June 3, 2004**, securing the original principal sum of U.S. **\$295,000.00**, and recorded on **June 23, 2004**, as **Document 0417505228**, in the Cook County Recorder of Deeds, and (2) the Balloon Note bearing the same date as, and secured by the Security Instrument, (the "Note") which covers the real and personal property described in the Security Instrument and defined in the Security Instrument as the "Property," located at: **6011 W. Berenice, Chicago, Illinois, 60634**, the real property described being set forth as follows:

LOT 4 IN BLOCK 4 IN ALBERT J SCHORSCH IRVING PARK BOULEVARD GARDENS, IN THE NORTHWEST 1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT FILED IN THE OFFICE OF THE REGISTRAR OF TITLES ON FEBRUARY 14, 1917, AS DOCUMENT 69920, IN COOK COUNTY, ILLINOIS.  
13-20-112-017-0000

To evidence the election by the Borrower of the [Conditional Right to Refinance] [Conditional Modification and Extension of Loan Terms] as provided in the Balloon Note Addendum and Balloon Rider and to modify the terms of the Note and Security Instrument in accordance with such election, Borrower and Lender agree as follows (notwithstanding anything to the contrary contained in the Note or Security Instrument):

1. The Borrower is the owner and occupant of the Property.
2. As of **June 1, 2011**, the amount payable under the Note and Security Instrument (the "Unpaid Principal Balance") is U.S. **\$261,225.16**.
3. The Borrower promises to pay the Unpaid Principal Balance, plus interest, to the order of the Lender. Interest will be charged on the Unpaid Principal Balance at the yearly rate of **5.125%** beginning **June 1, 2011**. The Borrower promises to make monthly payments of principal and interest of U.S. **\$1613.23** beginning on the 1<sup>st</sup> day of **July 1, 2011**, and continuing thereafter on the same day of each succeeding month until principal and interest are paid in full. If on **June 1, 2034**, (the "Modified Maturity Date"), the Borrower still owes amounts under the Note and the Security Instrument, as amended by this Modification, the Borrower will pay these amounts in full on the Modified Maturity Date. The Borrower will make such payments at Guaranty Bank, 4000 West Brown Deer Road, Brown Deer, Wisconsin, 53209 or at such other place as the Lender may require.
4. The Borrower will comply with all other covenants, agreements, and requirements of the Note and the Security Instrument, including without limitation, the Borrower's covenants and agreements to make all payments of taxes, insurance premiums, assessments, escrow items, impounds, and all other payments that the Borrower is obligated to make under the Security Instrument; however, all the terms and provisions of the Balloon Note Addendum and Balloon

S	✓
P	2
S	N
M	N
SC	✓
E	✓
INT	CE

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Rider are forever cancelled, null and void, as of the maturity date of the Note.

5. Nothing in this Modification shall be understood or construed to be a satisfaction or release in whole or in part of the Note and Security Instrument. Except as otherwise specifically provided in this Modification, the Note and Security Instrument will remain unchanged and in full effect, and the Borrower and Lender will be bound by, and comply with, all of the terms and provisions thereof, as amended by this Modification.

[To be signed and dated by all borrowers, endorsers, guarantors, sureties, and other parties signing the Balloon Note and Security Instrument.]

Nancy Schloemer  
Nancy Schloemer  
AVP, Guaranty Bank

Piotr Biel  
Piotr Bal - Borrower

Beata Kaczmarczyk - Biel  
Beata Kaczmarczyk - Borrower

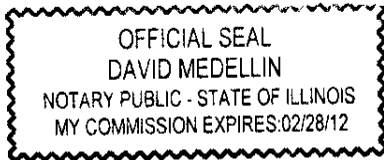
STATE OF IL  
COUNTY OF COOK }SS.

I, David Medellin, a Notary Public in and for said county and state, do hereby certify that **Piotr Bal and Beata Kaczmarczyk**, personally known to me to be the same person(s) whose name(s) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 28 day of April, 2011.

My Commission Expires: 2/28/11

[Signature]  
Notary Public



STATE OF WISCONSIN  
COUNTY OF MILWAUKEE }SS.

I, Kathleen Liberto, a Notary Public in and for said county and state, do hereby certify that **Nancy Schloemer, AVP of Guaranty Bank**, personally known to me to be the same person(s) whose name(s) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 27<sup>TH</sup> day of May, 2011.

My Commission Expires: 5-4-2014

Kathleen Liberto  
Notary Public

