



Doc#: 1117539027 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 06/24/2011 09:24 AM Pg: 1 of 3

This instrument prepared by: CHANNON MOORMAN  
PNC Mortgage, a division of PNC Bank, NA  
3232 Newmark Drive  
Miamisburg, OH 45342

After Recording Return to:  
Old Republic Title  
ATTN: Post Closing  
530 S Main St., Suite 1031  
Akron, OH 44311

01-11132905-02R

Servicer Loan Number 0005764016

**BALLOON LOAN MODIFICATION**  
(Pursuant to the Terms of the Balloon Note Addendum and Balloon Rider)

TWO ORIGINAL BALLOON LOAN MODIFICATIONS MUST BE EXECUTED BY THE BORROWER: ONE ORIGINAL IS TO BE FILED WITH THE BALLOON NOTE AND ONE ORIGINAL IS TO BE RECORDED IN THE LAND RECORDS WHERE THE SECURITY INSTRUMENT IS RECORDED.

This Balloon Loan Modification ("Modification"), entered into effective as of the 25th day of April, 2011 between MICHAEL J VERHULST and CHERYL VERHULST, Husband and Wife ("Borrower(s)") and PNC Mortgage, a division of PNC Bank, NA as successor by merger to National City Mortgage ("Lender"), amends and supplements (1) the Mortgage, Deed of Trust or Deed to Secure Debt (the "Security Instrument"), dated May 13, 2004, securing the original principal sum of U.S., \$650,000.00, and recorded in Instrument/Document No. 0414905095, of the Records of Cook County, Illinois and (2) the Balloon Note bearing the same date as, and secured by, the Security Instrument ("Note") which covers the real and personal Property described in the Security Instrument and defined in the Security Instrument as the "Property", located at 1536 N VAIL, ARLINGTON HEIGHTS, IL 60004, the real property described being set forth as follows:

**LOT 4 IN BLOCK 6 IN ARLINGTON KNOLLS, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 19 AND PART OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 20, TOWNSHIP 42 NORTH RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 12, 1948 AS DOCUMENT NO. 14441700 IN COOK COUNTY, ILLINOIS.**

P.I.N.#: 03201020130000

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 and follows (notwithstanding anything to the contrary contained in the Note or Security Instrument):

1. The Borrower is owner and occupant of the Property.

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2. As of June 01, 2011, the amount payable under the Note and Security Instrument (the "Unpaid Principal Balance") is U.S. \$566,620.42.

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 a yearly rate of 5.250% beginning June 01, 2011. The Borrower promises to make monthly payments of principal and interest of U.S. \$3,540.02, beginning on July 01, 2011, and continuing thereafter on the same day of each succeeding month until principal and interest are paid in full. If on June 01, 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 PNC Mortgage, P.O. Box 533510, Atlanta, GA 30353-3510, 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 Rider are forever canceled, 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 the 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 by all Borrowers, endorsers, guarantors, sureties, and other parties signing the Balloon Note.)

BORROWERS

  
 MICHAEL J. VERHULST

  
 CHERYL VERHULST

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By Individuals-  
State of IL  
County of Lake

On this the 6<sup>th</sup> day of May, 2011, before me the undersigned Notary Public, personally appeared MICHAEL J VERHULST, CHERYL VERHULST, proven to me on the basis of satisfactory evidence to be the person(s) whose name(s) was/were subscribed to the written instrument, and acknowledgment that he/she/they executed it. In witness whereof, I hereunto set my hand and official seal.



Cherie Aykroid  
Notary Public,  
11-16-2013  
My commission expires

**LENDER/CORPORATION**

Dianna L Faulk  
Dianna L Faulk  
Manager/Assistant Vice President

Teresa Thomas  
Teresa Thomas  
Manager/Assistant Vice President

Corporation-  
State of Ohio  
County of Montgomery

On this 18<sup>th</sup> day of May, 2011, before me, the undersigned Notary Public, personally appeared and Dianna L. Faulk and Teresa Thomas who acknowledged themselves to be the Manager/Assistant Vice Presidents/Authorized Signers, of PNC Mortgage, a division of PNC Bank, NA, a corporation, and that they are such Manager/Assistant Vice Presidents/Authorized Signers, being authorized to do so, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by themselves as Manager/Assistant Vice President and Supervisor/Authorized Signer. In witness whereof, I hereunto set my hand and official seal.

Channon Moorman  
Channon Moorman, Notary Public



CHANNON M. MOORMAN, Notary Public  
In and for the State of Ohio  
My Commission Expires July 2, 2011

7-2-11  
My commission expires