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RECORDATION REQUESTED BY:

**FIRST BANK OF HIGHLAND
PARK
NORTHBROOK OFFICE
633 SKOKIE BLVD
NORTHBROOK, IL 60062**



Doc#: 1307255088 Fee: \$46.00
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/13/2013 04:17 PM Pg: 1 of 5

WHEN RECORDED MAIL TO:

**First Bank of Highland Park
Attn: Loan Operations
633 Skokie Blvd, Suite 320
Northbrook, IL 60062**

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:
**FIRST BANK OF HIGHLAND PARK
1835 First Street
Highland Park, IL 60035**

FIDELITY NATIONAL TITLE

53709193

1 day

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated February 1, 2013, is made and executed between GOLF-DEE LAND COMPANY, an Illinois Corporation, whose address is 3201 West Golf Road, Des Plaines, IL 60016 (referred to below as "Grantor") and FIRST BANK OF HIGHLAND PARK, whose address is 633 SKOKIE BLVD, NORTHBROOK, IL 60062 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated October 12, 2004 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Recorded October 28, 2004 as Document No. 0430234109.

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

PARCEL 1: THE EAST 308 FEET OF THE NORTH 325.12 FEET OF THE EAST 1/2 OF THE NORTHEAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 15, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

EXCEPT FOR THE FOLLOWING DESCRIBED PROPERTY;

BEGINNING AT THE SOUTHEAST CORNER OF SAID PREMISES; THENCE NORTH ALONG THE EAST LINE OF SAID PREMISES 135.08 FEET TO A POINT 140.00 FEET SOUTH OF THE SOUTH LINE OF GOLF ROAD; THENCE WEST ALONG A LINE PARALLEL WITH THE SOUTH LINE OF GOLF ROAD 158.00 FEET; THENCE NORTH ALONG A LINE PARALLEL WITH THE EAST LINE OF SAID PREMISES 140.00 FEET; TO THE SOUTH LINE OF GOLF ROAD; THENCE WEST ALONG THE SOUTH LINE OF GOLF ROAD 150.00 FEET; THENCE SOUTH ALONG A LINE PARALLEL WITH THE EAST LINE OF SAID PREMISES 275.08 FEET TO THE SOUTH LINE OF SAID PREMISES; THENCE EAST ALONG THE SOUTH LINE OF SAID PREMISES 308.00 FEET TO THE POINT OF BEGINNING.

ALSO EXCEPTING THAT PART OF THE PROPERTY FALLING WITHIN EITHER GOLF ROAD OR DEE ROAD.

PARCEL 2: THAT PART OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF

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MODIFICATION OF MORTGAGE (Continued)

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SECTION 15, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF A LINE 325.12 FEET SOUTH OF (MEASURED ALONG THE WEST LINE) AND PARALLEL WITH THE NORTH LINE OF SAID EAST 1/2 OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 15, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID LAND; THENCE NORTH ALONG THE EAST LINE OF SAID LAND 135.08 FEET TO A POINT 140.00 FEET SOUTH OF THE SOUTH LINE OF GOLF ROAD; THENCE WEST ALONG A LINE PARALLEL WITH THE SOUTH LINE OF GOLF ROAD 158.00 FEET; THENCE NORTH ALONG A LINE PARALLEL WITH THE EAST LINE OF SAID LAND 140 FEET TO THE SOUTH LINE OF GOLF ROAD; THENCE WEST ALONG THE SOUTH LINE OF GOLF ROAD 150.00 FEET; THENCE SOUTH ALONG A LINE PARALLEL WITH THE EAST LINE OF SAID LAND 275.08 FEET TO THE SOUTH LINE OF SAID LAND; THENCE EAST ALONG THE SOUTH LINE OF SAID LAND 308.00 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS

The Real Property or its address is commonly known as 9201 and 9225 W. Golf Road, Des Plaines, IL 60016. The Real Property tax identification number is 09-15-100-016-0000 and 09-15-100-021-0000.

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

The section titled "Note" is amended to read: The word "Note" means the promissory note dated October 12, 2004, in the original principal amount of \$1,700,000.00 from Grantor to Lender, together with all renewals of, extensions of, modifications of, refinancings of, consolidations of, and substitutions for the promissory note or agreement. The current principal balance as of the date of this Modification is \$1,248,454.46. The interest rate on the Note is now 4.500% based on a year of 360 days. Payments on the Note are now to be made in accordance with the following payment schedule: in 59 regular payments of \$8,485.22 each and one irregular last payment estimated at \$1,005,569.22. Grantor's first payment is due March 1, 2013, and all subsequent payments are due on the same day of each month after that. Grantor's final payment will be due on February 1, 2018, and will be for all principal and all accrued interest not yet paid. Payments include principal and interest. The maturity date of the Note is February 1, 2018.

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 endorser 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.

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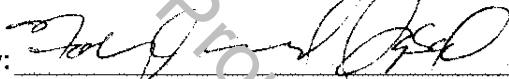
MODIFICATION OF MORTGAGE

(Continued)

GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED FEBRUARY 1, 2013.

GRANTOR:

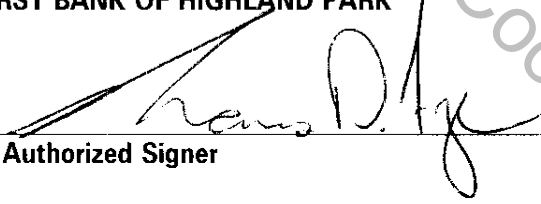
GOLF-DEE LAND COMPANY, AN ILLINOIS CORPORATION

By: 

Mohammed Iqbal, President of GOLF-DEE LAND COMPANY,
an Illinois Corporation

LENDER:

FIRST BANK OF HIGHLAND PARK

X 

Authorized Signer

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MODIFICATION OF MORTGAGE (Continued)

CORPORATE ACKNOWLEDGMENT

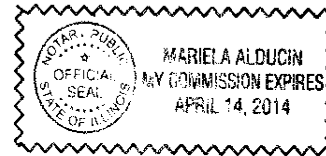
STATE OF Illinois)
) SS
 COUNTY OF Lake)

On this 28th day of February, 2013 before me, the undersigned Notary Public, personally appeared **Mohammed Iqbal, President of GOLF-DEE LAND COMPANY, an Illinois Corporation**, and known to me to be an authorized agent of the corporation that executed the Modification of Mortgage and acknowledged the Modification to be the free and voluntary act and deed of the corporation, by authority of its Bylaws or by resolution of its board of directors, 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 corporation.

By Mariela Alducin Residing at Highwood IL 60240

Notary Public in and for the State of Illinois

My commission expires 4/14/14



PROPERTY OF COOK COUNTY CLERK'S OFFICE

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MODIFICATION OF MORTGAGE

(Continued)

LENDER ACKNOWLEDGMENT

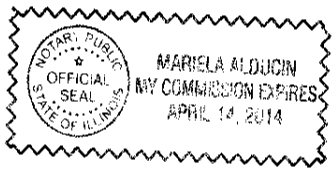
STATE OF Illinois)
) SS
 COUNTY OF Lake)

On this 31st day of February, 2013 before me, the undersigned Notary Public, personally appeared Marcus D. Trice and known to me to be the Vice President, authorized agent for **FIRST BANK OF HIGHLAND PARK** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **FIRST BANK OF HIGHLAND PARK**, duly authorized by **FIRST BANK OF HIGHLAND PARK** 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 **FIRST BANK OF HIGHLAND PARK**.

By Mariela Alducin Residing at Highwood, IL 60046

Notary Public in and for the State of Illinois

My commission expires 4/14/14



Notary Public of Cook County Clerk's Office