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RECORDATION REQUESTED BY:

Metrobank
Main Branch
3322 S. Oak Park Avenue
Berwyn, IL 60402

Doc#: 1309249015 Fee: \$46.00
RHSP Fee:\$10.00 Affidavit Fee:
Karen A.Yarbrough
Cook County Recorder of Deeds
Date: 04/02/2013 09:32 AM Pg: 1 of 5

WHEN RECORDED MAIL TO:

Central Loan Documentation
C/O North Community Bank
2701 Algonquin Rd.
Rolling Meadows, IL 60008

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:

Central Loan Documentation
C/O North Community Bank
2701 Algonquin Rd.
Rolling Meadows, IL 60008

#11549857

FTC (671106)

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated January 11, 2013, is made and executed between Chicago Title Land Trust Company Successor Trustee to North Star Trust Company, not personally but as Trustee under Trust Agreement dated September 23, 1960 and known as Trust No. 10214 (referred to below as "Grantor") and Metrobank, whose address is 3322 S. Oak Park Avenue, Berwyn, IL 60402 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated November 26, 2008 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Recorded as Document #0909049132 as modified from time to time.

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 3170-3250 S. Archer Ave. , Chicago, IL 60608. The Real Property tax identification number is 17-31-204-013; 17-31-204-014; 17-31-204-015; 17-31-204-016; 17-31-204-017; 17-31-204-018; 17-31-204-019; 17-31-204-020; 17-31-204-021; 17-31-204-022; 17-31-204-023; 17-31-204-024; 17-31-204-025; 17-31-204-026; 17-31-204-027; 17-31-204-028; 17-31-204-038; 17-31-204-039; 17-31-204-048; 17-31-204-053.

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

An additional amount of \$125,000.00 has been advanced under the Note.

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

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UNOFFICIAL COPY**MODIFICATION OF MORTGAGE
(Continued)**

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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.

GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED JANUARY 11, 2013.

GRANTOR:

**CHICAGO TITLE LAND TRUST COMPANY SUCCESSOR TRUSTEE TO
NORTH STAR TRUST COMPANY, NOT PERSONALLY, BUT AS TRUSTEE
UNDER TRUST AGREEMENT DATED SEPTEMBER 23, 1960 AND KNOWN
AS TRUST #10214**

By: *Margaret O'Donnell* **ASST. VICE PRESIDENT**
Authorized Signer for Chicago Title Land Trust Company
Successor Trustee to North Star Trust Company, not
Personally, but as Trustee under Trust Agreement dated
September 23, 1960 and known as Trust #10214

LENDER:

METROBANK

[Signature]
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 personally 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.

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MODIFICATION OF MORTGAGE (Continued)

TRUST ACKNOWLEDGMENT

STATE OF IL)

) SS

COUNTY OF Cook)

On this 17th day of January, 2013 before me, the undersigned Notary Public, personally appeared MARGARET O'DONNELL, ASST. VICE PRESIDENT of Chicago Title Land Trust Company, Successor Trustee to North Star Trust Company, not Personally, but as Trustee under Trust Agreement dated September 23, 1960 and known as Trust #10214, 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 [Signature]

Residing at 1100 Lake St, Ste 165
Cook Park, IL 60301

Notary Public in and for the State of IL

My commission expires _____



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MODIFICATION OF MORTGAGE (Continued)

LENDER ACKNOWLEDGMENT

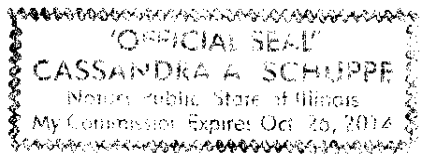
STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

On this 21st day of JANUARY, 2013 before me, the undersigned Notary Public, personally appeared JAMES MAILLIS and known to me to be the Vice President, authorized agent for **Metrobank** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **Metrobank**, duly authorized by **Metrobank** 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 **Metrobank**.

By Cassandra A Schuppe Residing at Berry

Notary Public in and for the State of ILLINOIS

My commission expires 10/26/14



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EXHIBIT "A"

PARCEL 1:
 LOTS 8, 9, 10, AND 11 IN JUNKER'S SUBDIVISION OF OUT-LOT 8 IN THE CANAL TRUSTEE'S SUBDIVISION OF THE EAST 1/2 OF SECTION 31, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS AND THE SOUTHERLY 1/2 OF THAT PART OF VACATED ALLEY LYING NORTHERLY AND ADJOINING LOTS 8, 9, AND 10, SAID VACATION RECORDED FEBRUARY 6, 1975 AS DOCUMENT 22990012.

PARCEL 2:
 LOTS 14 TO 24 INCLUSIVE AND THE NORTHEAST 1/2 OF LOT 39 AND THE SOUTHWEST 1/2 OF LOT 39 IN STINSON'S RESUBDIVISION OF THE SOUTHWESTERLY 1/2 OF LOT 37 AND ALL LOTS 38, 39, AND LOTS 45 TO 47 INCLUSIVE IN STINSON'S SUBDIVISION OF BLOCKS 1, 2, AND 10 IN THE CANAL TRUSTEES' SUBDIVISION OF THE EAST 1/2 OF SECTION 31, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

ALSO
 A STRIP OF LAND 30 FEET WIDE NORTHERLY OF AND ADJOINING LOTS 14 TO 28 BOTH INCLUSIVE IN THE RESUBDIVISION OF THE SOUTHWEST 1/2 OF LOT 37 AND ALL OF LOTS 38, 39, AND LOTS 45 TO 47 BOTH INCLUSIVE, ALL IN STINSON'S SUBDIVISION OF BLOCKS 1, 2, AND 10 IN CANAL TRUSTEES' SUBDIVISION OF THE EAST 1/2 OF SECTION 31, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, EXCEPT THAT PART TAKEN BY CONDEMNATION PROCEEDING FILED DECEMBER 4, 1987 AS 87L51399

ALSO
 THE SOUTHWESTERLY 1/2 OF LOTS 36, ALL LOT 37 AND THE NORTHEASTERLY 1/2 OF LOT 38 IN STINSON'S SUBDIVISION OF BLOCKS 1, 2, AND 10 IN CANAL TRUSTEES' SUBDIVISION OF THE EAST 1/2 OF SECTION 31, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3:
 A PART OF LOTS 1 THRU 7 IN JUNKER'S SUBDIVISION OF OUT-LOT 8 IN THE CANAL TRUSTEE'S SUBDIVISION OF THE EAST 1/2 OF SECTION 31, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH PART OF SAID LOT IS DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SOUTH WOOD STREET AND SOUTH ARCHER AVENUE, BEING ALSO THE SOUTHWEST CORNER OF SAID LOT 7 AND RUNNING THENCE NORTH ALONG THE EAST LINE OF SOUTH WOOD STREET, BEING ALSO THE WEST LINE OF SAID LOT 1, A DISTANCE OF 120.79 FEET TO ITS INTERSECTION WITH THE SOUTH FACE OF A BRICK BUILDING; THENCE EAST ALONG THE LINE OF THE SOUTH FACE OF SAID BRICK BUILDING (THE LINE OF WHICH SOUTH FACE, IF EXTENDED EAST, WILL INTERSECT THE EAST LINE OF SAID LOT 7 AT A POINT 13.21 FEET NORTH FROM THE SOUTHEAST CORNER OF LOT 7) A DISTANCE OF 39.10 FEET TO THE SOUTHEAST CORNER OF SAID BRICK BUILDING; THENCE NORTH, PARALLEL WITH THE WEST LINE OF SAID LOT 1, ALONG

THE EAST FACE OF SAID BRICK BUILDING, A DISTANCE OF 19.70 FEET TO THE NORTH FACE OF A BRICK BUILDING; THENCE EAST ALONG WITH LINE OF THE NORTH FACE OF THE LAST MENTIONED BRICK BUILDING AND ALONG AN EASTWARD EXTENSION OF SAID LINE A DISTANCE OF 98.34 FEET, TO A POINT ON THE EAST LINE OF SAID LOT 7 WHICH IS 33.70 FEET NORTH FROM THE SOUTHEAST CORNER OF LOT 7; THENCE SOUTH ALONG THE EAST LINE OF SAID LOT 7 A DISTANCE OF 33.70 FEET TO THE SOUTHEAST CORNER OF LOT 7, BEING ON THE NORTHWESTERLY LINE OF SOUTH ARCHER AVENUE, AND THENCE SOUTHWESTWARDLY ALONG SAID NORTHWESTERLY LINE OF SOUTH ARCHER AVENUE A DISTANCE OF 175 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS.

ALSO
 LOTS 25 THRU 28 IN RESUBDIVISION OF SOUTHWEST 1/2 OF LOT 37 AND LOTS 38 AND 39 AND OF LOTS 45 TO 47 BOTH INCLUSIVE, ALL IN STINSON'S SUBDIVISION OF BLOCKS 1, 2, AND 10 IN CANAL TRUSTEES' SUBDIVISION OF THE EAST 1/2 OF SECTION 31, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

ALSO
 LOTS 40 THRU 44 IN STINSON'S SUBDIVISION OF BLOCKS 1, 2, AND 10 IN CANAL TRUSTEES' SUBDIVISION OF THE EAST 1/2 OF SECTION 31, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 4:
 AN EASEMENT FOR THE BENEFIT OF PARCEL 3 FOR PASSAGE UPON AND OVER THE LAND AS CONTAINED IN RESERVATION OF EASEMENT, WHICH IS CONTAINED IN TRUST RECORDED FEBRUARY 26, 1985 AS DOCUMENT 27454089, AND RECORDED DECEMBER 12, 1985 AS DOCUMENT 85321257, AND IN DEED IN TRUST RECORDED FEBRUARY 8, 1993 AS DOCUMENT 93102357.