

# UNOFFICIAL COPY



**RECORDATION REQUESTED BY:**

BBCN Bank - Illinois  
Kedzie Office  
5005 Newport Dr.  
Rolling Meadows, IL 60008

Doc#: 1333810031 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 12/04/2013 11:14 AM Pg: 1 of 3

**WHEN RECORDED MAIL TO:**

BBCN Bank (Attn: Loan  
Servicing Dept.)  
3731 WILSHIRE BLVD., STE.  
420  
LOS ANGELES, CA 90010

**SEND TAX NOTICES TO:**

BBCN Bank - Illinois  
Kedzie Office  
5005 Newport Dr.  
Rolling Meadows, IL 60008

**FOR RECORDER'S USE ONLY**

**This Modification of Mortgage prepared by:**

Loan Operation Department  
BBCN Bank - Illinois  
5005 Newport Dr.  
Rolling Meadows, IL 60008

## MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated November 18, 2013, is made and executed between KYONG C. SIN ALSO KNOWN AS KYONG CHUL SIN AND SONHWA SIN, AS JOINT TENANTS (referred to below as "Grantor") and BBCN Bank - Illinois, whose address is 5005 Newport Dr., Rolling Meadows, IL 60008 (referred to below as "Lender").

**MORTGAGE.** Lender and Grantor have entered into a Mortgage dated May 15, 2008 (the "Mortgage") which has been recorded in COOK County, State of Illinois, as follows:

as Document No. 0825326144 recorded on September 9, 2008.

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

LOTS 22 IN BLOCK 3 IN NORTHWEST LAND ASSOCIATION SUBDIVISION OF SOUTH 365.6 FEET OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 14, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

The Real Property or its address is commonly known as 3316-3328 WEST MONTROSE AVE., CHICAGO, IL 60618. The Real Property tax identification number is 13-14-226-031-0000.

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

For good and valuable consideration, Mortgagor declares that said Commercial Mortgage shall continue to be security for the payment of the indebtedness of KYONG CHUL SIN and SONHWA SIN to Lender (BBCN Bank fka Foster Bank) evidenced by a Commercial Mortgage Balloon Note dated May 15, 2008 in the original principal amount of \$730,000.00 ("Note"). The Commercial Mortgage Balloon Note has been modified by two (2) sets of Amendment/Extension to Commercial Mortgage Balloon Note dated July 25, 2013, dated September 27, 2013, to change the maturity date, and a Change in Terms Agreement dated

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CPI  
JAB

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## MODIFICATION OF MORTGAGE (Continued)

Loan No: 100297700001

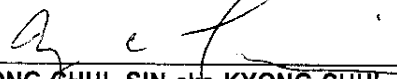
Page 2

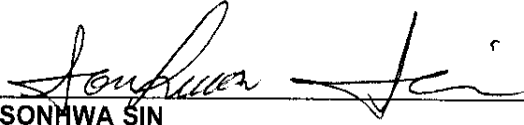
November 18, 2013, to change the maturity date, and change the interest rate.

**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 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 ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED NOVEMBER 18, 2013.**

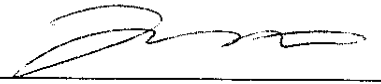
GRANTOR:

X   
KYONG CHUL SIN aka KYONG CHUL SHIN

X   
SONHWA SIN

LENDER:

BBCN BANK - ILLINOIS

X   
Authorized Signer

County of Cook County Clerk's Office

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## MODIFICATION OF MORTGAGE (Continued)

Loan No: 100297700001

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### INDIVIDUAL ACKNOWLEDGMENT

STATE OF Illinois )  
 ) SS  
 COUNTY OF Cook )

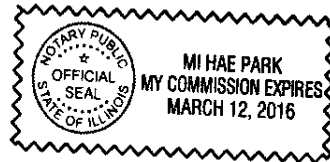
On this day before me, the undersigned Notary Public, personally appeared **KYONG CHUL SIN** aka **KYONG CHUL SHIN** and **SONHWA SIN**, to me known to be the individuals described in and who executed the Modification of Mortgage, and acknowledged that they signed the Modification as their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_.

By [Signature] Residing at Mt Prospect

Notary Public in and for the State of Illinois

My commission expires 3/12/16



### LENDER ACKNOWLEDGMENT

STATE OF Illinois )  
 ) SS  
 COUNTY OF Cook )

On this 27<sup>th</sup> day of November, 2013 before me, the undersigned Notary Public, personally appeared Sean Kwon and known to me to be the Loan Officer, authorized agent for **BBCN Bank - Illinois** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **BBCN Bank - Illinois**, duly authorized by **BBCN Bank - Illinois** 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 **BBCN Bank - Illinois**.

By [Signature] Residing at Hoffman Estates, IL

Notary Public in and for the State of Illinois

My commission expires 06/22/2016

