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Doc#: 141139071 Fee: \$46.25
RHSP Fee:\$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/21/2014 02:05 PM Pg: 1 of 4

WHEN RECORDED MAIL TO:
First National Bank of
Brookfield
9136 Washington Avenue
Brookfield, IL 60513

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:
Amy Burokas, Loan Processor
First National Bank of Brookfield
9136 Washington Avenue
Brookfield, IL 60513



First National BANK OF BROOKFIELD

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated April 4, 2014, is made and executed between MT Group, LLC (referred to below as "Grantor") and First National Bank of Brookfield, whose address is 9136 Washington Avenue, Brookfield, IL 60513 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated May 25, 2012 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Recorded in the Office of the Cook County Recorder on 05-31-2012 as document number 1215247028.

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

LOT 3 AND THE EAST 15 FEET OF LOT 4 IN MARES AND WHITE'S MAPLEWOOD SUBDIVISION NO. 2, A SUBDIVISION OF BLOCKS 5 AND 6 (EXCEPT THE NORTH 115 FEET THEREOF) AND BLOCK 15 (EXCEPT THE NORTH 93 FEET THEREOF) AND THAT PART OF BLOCK 24 LYING SOUTH OF LINE MIDWAY BETWEEN THE NORTH LINE AND SOUTH LINES OF SAID BLOCK ALL IN KIMBARK'S AND HUBBARD'S SUBDIVISION OF THE SOUTH 1/2 OF SECTION 26, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

The Real Property or its address is commonly known as 8016-8018 Edgewater Road, North Riverside, IL 60546. The Real Property tax identification number is 15-26-417-013.

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

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UNOFFICIAL COPY**MODIFICATION OF MORTGAGE**

(Continued)

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Loan No: 2453-9002

Extended Maturity Date to 03-21-2021

Rate Increased to 4.50%

Payment schedule changed to 83 @ \$3,731.72 and 1 @ \$552,622.93.

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 APRIL 4, 2014.

GRANTOR:

MT GROUP, LLC

By: 

Ted Palarczyk, Member of MT Group, LLC

By: 

Margaret Babicz, Member of MT Group, LLC

LENDER:

FIRST NATIONAL BANK OF BROOKFIELD

X 

Authorized Signer

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MODIFICATION OF MORTGAGE

(Continued)

Loan No: 2453-9002

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LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF Illinois)
) SS
 COUNTY OF Cook)

On this 4th day of April, 2014 before me, the undersigned Notary Public, personally appeared **Ted Palarczyk, Member of MT Group, LLC and Margaret Babicz, Member of MT Group, LLC**, and known to me to be members or designated agents of the limited liability company that executed the Modification of Mortgage and acknowledged the Modification to be the free and voluntary act and deed of the limited liability company, by authority of statute, its articles of organization or its operating agreement, for the uses and purposes therein mentioned, and on oath stated that they are authorized to execute this Modification and in fact executed the Modification on behalf of the limited liability company.

By Katie Hickey Residing at _____

Notary Public in and for the State of Illinois

My commission expires 08/13/17



Cook County Clerk's Office

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MODIFICATION OF MORTGAGE

(Continued)

Loan No: 2453-9002

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LENDER ACKNOWLEDGMENT

STATE OF Illinois)
) SS
 COUNTY OF Cook)

On this 4th day of April, 2014 before me, the undersigned Notary Public, personally appeared Travis E. McGowan and known to me to be the Vice President, authorized agent for **First National Bank of Brookfield** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **First National Bank of Brookfield**, duly authorized by **First National Bank of Brookfield** 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 National Bank of Brookfield**.

By Katie Hickey Residing at _____

Notary Public in and for the State of Illinois

My commission expires 08/13/17



Cook County Clerk's Office