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Doc#: 1412517005 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/05/2014 09:59 AM Pg: 1 of 5

LOAN NUMBER: 9990056556

(Space Above This Line For Recording Data)

MODIFICATION AGREEMENT - MORTGAGE

THIS MODIFICATION AGREEMENT ("Agreement") is effective as of April 16, 2014, between Hope Evangelical Lutheran Church of Park Forest, Illinois a/k/a Hope Evangelical Lutheran Church of Park Forest a/k/a Hope Evangelical Lutheran Church d/b/a Celebration Ministries, a Illinois Corporation, whose address is 424 Indianwood Blvd., Park Forest, Illinois 60466-2249 ("Mortgagor"), and Lutheran Church Extension Fund - Missouri Synod whose address is 10733 Sunset Office Drive, Suite 300, Saint Louis, Missouri 63127 ("Lender").

Lutheran Church Extension Fund - Missouri Synod and Mortgagor entered into a Mortgage dated November 16, 2010 and December 2, 2010 as Document No. 1033612532, records of County of Cook, State of Illinois ("Mortgage"). The Mortgage covers the following described real property:

Address: 424 Indianwood Blvd., Park Forest, Illinois 60466-2249

Legal Description: See Attached Exhibit "A"

Parcel ID/Sidwell Number: 31-35-420-023-0000; 31-35-420-024-0000

It is the express intent of the Mortgagor and Lender to modify the terms and provisions set forth in the Mortgage. Mortgagor and Lender hereby agree to modify the Mortgage as follows:

- The Note is hereby modified to reflect a revised principal balance of \$150,000.00 and to provide for repayment over an extended length of time at a fixed rate of interest, which is acknowledged by Borrower as of the date of this Agreement.

Mortgagor and Lender agree that the Mortgage including such changes, modifications, and amendments as set forth herein, shall remain in full force and effect with respect to each and every term and condition thereof and nothing herein contained shall in any manner affect the lien of the Mortgage on the Property. Nothing contained herein shall in any way impair the Mortgage or the security now held for the indebtedness thereunder, or alter, waive, annul, vary, or affect any provision, term, condition, or covenant therein, except as herein provided, nor affect or impair any rights, powers, privileges, duties, or remedies under the Mortgage it being the intent of Mortgagor and Lender that the terms and provisions thereof shall continue in full force and effect, except as specifically modified herein. Nothing in this Agreement shall constitute a satisfaction of the promissory note or notes, or other credit agreement or agreements secured by the Mortgage.

Lender's consent to this Agreement does not waive Lender's right to require strict performance of the Mortgage modified above, nor obligate Lender to make any future modifications. Any guarantor or cosigner shall not be released by virtue of this Agreement.

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If any Mortgagor who signed the original Mortgage does not sign this Agreement, then all Mortgagors signing below acknowledge that this Agreement is given conditionally, based on the representation to Lender that the non-signing person consents to the changes and provisions of this Agreement 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.

This Agreement shall be binding upon the heirs, successors, and assigns with respect to parties hereto. Whenever used, the singular shall include the plural, the plural, the singular, and the use of any gender shall be applicable to all genders.

ORAL AGREEMENTS DISCLAIMER. Pursuant to Section 432.047 of the Missouri Statutes, as amended from time to time, oral or unexecuted agreements or commitments to loan money, extend credit or to forbear from enforcing repayment of a debt including promises to extend or renew such debt are not enforceable, regardless of the legal theory upon which it is based that is in any way related to the credit agreement. To protect you (borrower(s)) and us (creditor) from misunderstanding or disappointment, any agreements we reach covering such matters are contained in this writing, which is the complete and exclusive statement of the agreement between us, except as we may later agree in writing to modify it.

By signing below, Mortgagor and Lender acknowledge that they have read all the provisions contained in this Agreement, and that they accept and agree to its terms.

Hope Evangelical Lutheran Church of Park Forest, Illinois a/k/a Hope Evangelical Lutheran Church of Park Forest a/k/a Hope Evangelical Lutheran Church d/b/a Celebration Ministries

By: Robert Sit
Its: President

Date

By: William E. Erdmann
Its: Secretary

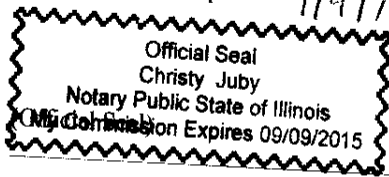
Date

BUSINESS ACKNOWLEDGMENT

STATE OF ILLINOIS)
)
COUNTY OF)

This instrument was acknowledged on the _____, by Robert Sit, President on behalf of Hope Evangelical Lutheran Church of Park Forest, Illinois a/k/a Hope Evangelical Lutheran Church of Park Forest a/k/a Hope Evangelical Lutheran Church d/b/a Celebration Ministries, a Illinois Corporation who personally appeared before me. In witness whereof, I hereunto set my hand and official seal.

My commission expires: 9/9/15



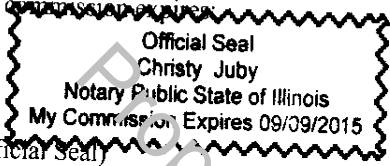
Christy Juby
Notary Public
Identification Number

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BUSINESS ACKNOWLEDGMENT

STATE OF ILLINOIS)
COUNTY OF Kankakee)

This instrument was acknowledged on the _____, by William E. Erdmann, Secretary on behalf of Hope Evangelical Lutheran Church of Park Forest, Illinois a/k/a Hope Evangelical Lutheran Church of Park Forest a/k/a Hope Evangelical Lutheran Church d/b/a Celebration Ministries, a Illinois Corporation, who personally appeared before me. In witness whereof, I hereunto set my hand and official seal.

My commission expires: _____

(Official Seal)

Christy Jubry
Notary Public
Identification Number _____

LENDER: Lutheran Church Extension Fund - Missouri Synod

Cynthia Y. Revelle 4/20/14
By: Cynthia Y. Revelle Date
Is: Loan Specialist

BUSINESS ACKNOWLEDGMENT

STATE OF MISSOURI)
COUNTY OF St. Louis)

On this the 4-22-14, before me, Keri Angell, a Notary Public, personally appeared Cynthia Y. Revelle, Loan Specialist on behalf of Lutheran Church Extension Fund - Missouri Synod, a(n) Missouri nonprofit corporation, to me personally known or who having proved to me on the basis of satisfactory evidence to be the person whose name is subscribed within this instrument and who acknowledged that he/she holds the position set forth and that he/she being authorized to do so, executed the foregoing instrument for the purposes therein contained, by signing the name of the Lender by himself/herself as Loan Specialist of Lutheran Church Extension Fund - Missouri Synod, and that the foregoing instrument is the voluntary act and deed of the Lender.

In witness whereof, I hereunto set my hand and official seal.

My commission expires: April 19, 2017

Keri Angell
Notary Public

(Official Seal)



THIS INSTRUMENT PREPARED BY:
Lutheran Church Extension Fund - Missouri Synod
10733 Sunset Office Drive
Suite 300
Saint Louis, MO 63127-1020

AFTER RECORDING RETURN TO:
Lutheran Church Extension Fund - Missouri Synod
Cynthia Y. Revelle, Loan Specialist
10733 Sunset Office Drive
Suite 300
Saint Louis, MO 63127-1020

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EXHIBIT A

LEGAL DESCRIPTION

Legal Description: Parcel 1:

Outlots 'E' and 'G' in Block 77, in the Village of Park Forest Area No. 8, being a subdivision of all that part of the Southeast 1/4 of Section 35, Township 35 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2:

Lots 12 through 17, both inclusive, in Block 17, in Village of Park Forest, Area No. 9, being a subdivision of part of the Northeast 1/4 of Section 2, in Township 34 North, and in Range 13 East of the Third Principal Meridian, according to the plat thereof recorded October 2, 1957, in Plat Book 28, Page 10, as document 736444, in Will County, Illinois.

Permanent Index #'s: 31-35-420-023-0000 (Vol. 180) and 31-35-420-024-0000 (Vol. 180) and 14-02-201-019

Property Address: 424 Indianwood Blvd, Park Forest, Illinois 60466

Property of Cook County Clerk's Office

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Illinois Anti-Predatory Lending Database Program

Certificate of Exemption

Report Mortgage Fraud
800-532-8785

The property identified as: **PIN:** 31-35-420-023-0000

Address:

Street: 424 Indianwood Boulevard

Street line 2:

City: Park Forest

State: IL

ZIP Code: 60466

Lender: Lutheran Church Extension Fund - Missouri Synod

Borrower: Hope Evangelical Lutheran Church of Park Forest, Illinois a.k.a Hope Evangelical Lutheran Church d/b/a Celebration Ministries, a Illinois Corporation

Loan / Mortgage Amount: \$150,000.00

This property is located within the program area and is exempt from the requirements of 765 ILCS 77/70 et seq. because it is commercial property.

Certificate number: 74800B4C-B02A-4995-906B-1B4145EB1C86

Execution date: 04/16/2014