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Doc#: 1427622007 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 10/03/2014 08:37 AM Pg: 1 of 5

RECORDATION REQUESTED BY:

BBCN Bank - Illinois
Arlington Heights Office
83 West Golf Rd.
Arlington Heights, IL 60005

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

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:

Loan Operations Dept.
BBCN Bank - Illinois
83 West Golf Rd.
Arlington Heights, IL 60005

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated September 26, 2014, is made and executed between BEECO, LLC, A WYOMING LIMITED LIABILITY COMPANY (referred to below as "Grantor") and BBCN Bank - Illinois, whose address is 83 West Golf Rd., Arlington Heights, IL 60005 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated January 20, 2009 (the "Mortgage") which has been recorded in COOK County, State of Illinois, as follows:

Recorded on January 23, 2009, As Document No. 0902333003.

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 607 NORTH WELLS STREET, CHICAGO, IL 60654. The Real Property tax identification number is 17-09-231-004-0000 and 17-09-231-005-0000.

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

For good and valuable consideration, Grantor declares that said Mortgage shall continue to be security for the payment of the indebtedness of BEECO, LLC, A WYOMING LIMITED LIABILITY COMPANY to BBCN Bank formerly known as Foster Bank evidenced by a COMMERCIAL MORTGAGE BALLOON NOTE dated January 20, 2009 in the original principal amount of \$1,500,000.00 ("Note").

The Note has been modified by Change in Terms Agreement dated June 2, 2014, dated February 20, 2014, to extend the maturity date and dated September 26, 2014, to increase the outstanding principal

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

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balance from \$1,336,692.27 by \$313,307.73, for new principal amount of \$1,650,000.00, to extend the maturity date, and to 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 SEPTEMBER 26, 2014.

GRANTOR:

BEECO, LLC, A WYOMING LIMITED LIABILITY COMPANY

By: 

JIANN WEN BEE, Member & Manager of BEECO, LLC, A
WYOMING LIMITED LIABILITY COMPANY

By: 

LENA BEE, Member & Manager of BEECO, LLC, A WYOMING
LIMITED LIABILITY COMPANY

LENDER:

BBCN BANK - ILLINOIS

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Authorized Signer

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MODIFICATION OF MORTGAGE (Continued)

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LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF Illinois)
) SS
 COUNTY OF COOK)

On this 20th day of Sept, 2014 before me, the undersigned Notary Public, personally appeared **JIANN WEN BEE, Member & Manager of BEECO, LLC, A WYOMING LIMITED LIABILITY COMPANY** and **LENA BEE, Member & Manager of BEECO, LLC, A WYOMING LIMITED LIABILITY COMPANY**, 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 [Signature] Residing at Palatine IL

Notary Public in and for the State of Illinois

My commission expires 8/24/17



Palatine County Clerk's Office

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MODIFICATION OF MORTGAGE (Continued)

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LENDER ACKNOWLEDGMENT

STATE OF Illinois)
)
 COUNTY OF Cook) SS
)

On this 20th day of Sept, 2014 before me, the undersigned Notary Public, personally appeared Doy Hyun Kim and known to me to be the AMP 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 Palatine IL

Notary Public in and for the State of Illinois

My commission expires 8/24/17



PROVIDER COUNTY CLERK'S OFFICE

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Exhibit A

LOTS 2 AND 3 IN BLOCK 5 IN NEWBERRY'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE EAST ½ OF THE WEST ½ OF THE NORTHEAST ¼ OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 607 NORTH WELLS STREET, CHICAGO, ILLINOIS

PERMANENT INDEX NO.: 17-09-231-004-0000 AND 17-09-231-005-0000

Property of Cook County Clerk's Office