



Doc#: 1434950057 Fee: \$60.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/15/2014 02:14 PM Pg: 1 of 12

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MORTGAGE EXTENSION AND MODIFICATION AGREEMENT

This MORTGAGE EXTENSION AND MODIFICATION AGREEMENT (this "Agreement") is made effective as of the 31 day of October 2014, between Roberto Guido, Vanessa Guido and Maria L. Gonzalez, (the "Borrowers") and Hiran Rodriguez, (the "Lender"). Borrowers' address is 1830 South Harvey, Berwyn, IL 60402 and Lender's address is 2627 North Melvina, Chicago, IL 60639.

AGREEMENT

Borrowers covenant and agree with Lender as follows:

1. **Assumption or Ratification of Obligations Under Existing Note and Existing Mortgage.**
Borrowers assume or ratify, as applicable, all of the obligations and agreements under the note or notes that have been previously consolidated (the "Existing Note") and the mortgage or mortgages that have been previously consolidated (the "Existing Mortgage"). The Existing Note evidences the principal indebtedness and the Existing Mortgage is a lien on the Property securing the Existing Note.

Borrowers also assume or ratify, as applicable, all of the obligations in all agreements, whether or not listed on Exhibit B, which modify or extend the Existing Note and Existing Mortgage, as modified by this Agreement. Borrowers agree that it will keep the agreements and perform the obligations in the Existing Note and the Existing Mortgage and under all other agreements, as modified by this Agreement.
2. **Agreement to Modify the Existing Mortgage.**
Borrowers agree that this Agreement modifies the rights and obligations under the Existing Mortgage recorded April 6, 2006 (and under all other agreements which modified or extended rights and obligations under the Existing Mortgage).

EXHIBIT

A

Page 1

UNOFFICIAL COPY**3. Terms of the Modified Mortgage.**

Borrowers and Lender agree that the terms of the Existing Mortgage are restated to be the terms of the mortgage set forth in Exhibit B to this Agreement (the "Modified Mortgage").

The maximum principal amount that is or under any contingency may be secured by this Modified Mortgage is Twenty-Five Thousand Two Hundred Ninety Eight and 17/100 Dollars (\$25,298.17)


For purposes of this Modified Mortgage, the Borrowers' and Lender's addresses will be the addresses for each party set forth above.

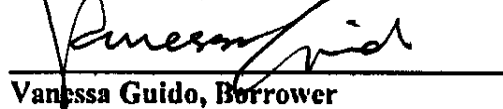
4. In the event that payments are not received by Lender within ten days of the due date, there shall be a Thirty Five Dollar (\$35.00) late charged assessed to the Borrowers.
5. The first payment of \$350.00 shall be due November 1, 2014 and the 1st of each month thereafter through April 1, 2022 when the final outstanding balance shall be due and payable in full (see schedule B).
6. Borrowers may prepay this loan without penalty before the final due date of April 1, 2022.
7. **Termination; Changes; Amendments.**
This Agreement may not be terminated, changed or amended except by a written agreement signed by Borrowers and Lender.
8. **Incorporation of Exhibits.**
The following Exhibits, if checked below, are incorporated into and made a part of this Agreement by this provision:

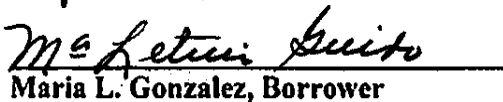
- ☒ Exhibit A Legal Description of the Property (required)
☒ Exhibit B Terms of Modified Mortgage (required)

IN WITNESS WHEREOF, Borrowers and Lender have executed this Agreement or caused this Agreement to be executed by their duly authorized representatives as of the date set forth above.


Hiran Rodriguez, Lender


Roberto Guido, Borrower


Vanessa Guido, Borrower


Maria L. Gonzalez, Borrower

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EX-41837 A 4

"LOT 8 IN BLOCK 2 IN WILLIAM A BOND AND COMPANY'S DOUGLAS PARK "L" ADDITION, BEING A SUBDIVISION OF LOT 5 IN THE CIRCUIT COURT PARTITIONS OF THE WEST ½ OF THE SOUTHWEST 1/4 AND THE WEST ½ OF THE NORTHWEST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS."

Parcel ID# 16-20-310-025-0000

which has the address of 1830 South Harvey, Berwyn, Illinois 60402

Property of Cook County Clerk's Office

UNOFFICIAL COPY**BALLOON NOTE****BERWYN****ILLINOIS****1830 SOUTH HARVEY, BERWYN, IL 60402****1. BORROWER'S PROMISE TO PAY**

In return for a loan that I have received, I promise to pay U.S. \$25,298.17 (this amount is called "principal"), plus interest, to the Order of the Lender. The Lender is Hiran Rodriguez of 2627 North Melvina, Chicago, IL 60639.

I understand that the Lender may transfer this Note. The Lender or anyone who takes this Note by transfer and who is entitled to receive payments under this Note is called the "Note Holder".

2. INTEREST

Interest will be charged on unpaid principal until the full amount of principal has been paid. I will pay interest at a yearly rate of 6.5%.

The interest rate required by this Section 2 in the rate I will pay both before and after any default described in Section 6(b) of this Note.

3. PAYMENTS**(A) Time and Place of Payments**

I will make my monthly payments in the amount of Three Hundred Fifty and 00/100 Dollars (\$350.00) on the 1st day of each month beginning on November 1, 2014.

My payments will be applied to interest before principal. If on April 1, 2022 I still owe amounts under this Note, I will pay those amounts in full on that date, which is called the "maturity date".

I will make my monthly payments at 2627 North Melvina, Chicago, IL 60639, or at a different place if required by the Note Holder.

4. BORROWER'S RIGHT TO PREPAY

I have the right to make payments of principal at any time before they are due. A payment of principal only is known as a "prepayment". When I make a prepayment, I will tell the Note Holder in writing that I am doing so.

I may make a full prepayment or partial prepayment without paying any prepayment charge. The Note Holder will use all of my prepayments to reduce the amount of principal that I owe under this Note. If I make a partial prepayment, there will be no charges in the due date or in the amount of my monthly payment unless the Note Holder agrees in writing to those changes.

5. LOAN CHARGES

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If a law, which applied to this loan and which sets maximum loan charges, is finally interpreted so that the interest or other loan charges collected or to be collected in connection with this loan exceed the permitted limits, then: (i) any such loan charge shall be reduced by the amount necessary to reduce the charge to the permitted limit; and (ii) any sums already collected from me which exceeded permitted limits will be refunded to me. The Note Holder may choose to make this refund by reducing the principal I owe under this Note or by making a direct payment to me. If a refund reduces principal, the reduction will be treated as a partial prepayment.

6. BORROWER'S FAILURE TO PAY AS REQUIRED

(A) Late Charge for Overdue Payments

If the Note Holder has not received the full amount of any monthly payment by the end of the 15th calendar days after the due date, I will pay a late charge to the Note Holder. The amount of the charge will be \$35.00 of my overdue payment of principal and interest. I will pay this late charge promptly but only once on each late payment.

(B) Default

If I do not pay the full amount of each monthly payment on the date it is due, I will be in default.

(C) Notice of Default

If I am in default, the Note Holder may send me a written notice telling me that if I do not pay the overdue amount by a certain date, the Note Holder may require me to pay immediately the full amount of principal which has not been paid and all the interest that I owe on that amount. That date must be at least 30 days after the date on which the notice is delivered or mailed to me.

D. No Waiver By Note Holder

Even if, at a time when I am in default, the Note Holder does not require me to pay immediately in full as described above, the Note Holder will still have the right to do so if I am in default at a later time.

E. Payment of Note Holder's Costs and Expenses

If the Note Holder has required me to pay immediately in full as described above, the Note Holder will have the right to be paid back by me for all its costs and expenses in enforcing this Note to the extent not prohibited by applicable law. Those expenses include, for example, reasonable attorneys' fees.

7. GIVING OF NOTICES

Unless applicable law required a different method, any notice that must be given to me under this Note will be given by delivering it or by mailing it by first class mail to me at the Property Address above or at a different address if I give the Note Holder a notice of my different address.

Any notice that must be given to the Note Holder under this Note will be given by mailing it by first class mail to the Note Holder at the address stated in Section 3(A) above or at a different address if I am given a notice of that different address.

8. OBLIGATIONS OF PERSONS UNDER THIS NOTE

If more than one person signs this Note, each person is fully and personally obligated to keep all of the promises made in this Note, including the promise to pay the full amount owed.

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Any person who is a guarantor, surety or endorser of this Note is also obligated to do these things. Any person who takes over these obligations, including the obligations of a guarantor, surety or endorser of this Note, is also obligated to keep all of the promises made in this Note. The Note Holder may enforce its rights under this Note against each person individually or against all of us together. This means that any one of us may be required to pay all of the amounts owed under this Note.

9. WAIVERS

I and any other person who has obligations under this Note waive the rights of presentment and notice of dishonor. "Presentment" means the right to require the Note Holder to demand payment of amounts due. "Notice of dishonor" means the right to require the Note Holder to give notice to other persons that amounts due have not been paid.

10. UNIFORM SECURED NOTE

This Note is a uniform instrument with limited variations in some jurisdictions. In addition to the protections given to the Note Holder under this Note, a Mortgage, Deed of Trust, or Security Deed (the "Security Instrument"), dated the same date as this Note, protects the Note Holder from possible losses which might result if I do not keep the promises which I make in this Note. That Security Instrument describes how and under what conditions I may be required to make immediate payment in full of all amounts I owe under this Note. Some of those conditions are described as follows:

Transfer of the Property or a Beneficial Interest in Borrower. If all or any part of the Property or any interest in it is sold or transferred (or if a beneficial interest in Borrower is sold or transferred and Borrower is not a natural person) without Lender's prior written consent, Lender may, at its option, require immediate payment in full of all sums secured by this Security Instrument. However, this option shall not be exercised by Lender if exercise is prohibited by federal law as of the date of this Security Instrument.

If Lender exercises this option, Lender shall give Borrower notice of acceleration. The notice shall provide a period of not less than 30 days from the date the notice is delivered or mailed within which Borrower must pay all sums secured by this Security Instrument. If Borrower fails to pay these sums prior to the expiration of this period, Lender may invoke any remedies permitted by this Security Instrument without further notice or demand on Borrower.

WITNESS THE HAND(S) AND SEAL(S) OF THE UNDERSIGNED.

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BY:

Roberto Guido (Seal)
Roberto Guido

Vanessa Guido (Seal)
Vanessa Guido

Maria L. Gonzalez (Seal)
Maria L. Gonzalez

Property of Cook County Clerk's Office

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10-09-14

1830 S Harvey Berwyn Il 60402

Loan Amount: \$ 25,298.17

Term of Loan: 360

Amortization Method: Normal, 360 D/Y

Loan Date: 10-01-2014

Annual Interest Rate: 6.500 %

Interest Compounded: Monthly

PMT	Due Date	Payment Amount	Interest	Principal	Balance
1	11-01-14	350.00	126.49	223.51	25,074.66
2	12-01-14	350.00	125.37	224.63	24,850.03
2014 totals		700.00	251.86	448.14	
3	01-01-15	350.00	124.25	225.75	24,624.28
4	02-01-15	350.00	123.12	226.88	24,397.40
5	03-01-15	350.00	121.99	228.01	24,169.39
6	04-01-15	350.00	120.85	229.15	23,940.24
7	05-01-15	350.00	119.70	230.30	23,709.94
8	06-01-15	350.00	118.55	231.45	23,478.49
9	07-01-15	350.00	117.39	232.61	23,245.88
10	08-01-15	350.00	116.23	233.77	23,012.11
11	09-01-15	350.00	115.06	234.94	22,777.17
12	10-01-15	350.00	113.89	236.11	22,541.06
13	11-01-15	350.00	112.71	237.29	22,303.77
14	12-01-15	350.00	111.52	238.48	22,065.29
2015 totals		4,200.00	1,415.26	2,784.74	
15	01-01-16	350.00	110.33	239.67	21,825.62
16	02-01-16	350.00	109.13	240.87	21,584.75
17	03-01-16	350.00	107.92	242.08	21,342.67
18	04-01-16	350.00	106.71	243.29	21,099.38
19	05-01-16	350.00	105.50	244.50	20,854.88
20	06-01-16	350.00	104.27	245.73	20,609.15
21	07-01-16	350.00	103.05	246.95	20,362.20
22	08-01-16	350.00	101.81	248.19	20,114.01
23	09-01-16	350.00	100.57	249.43	19,864.58
24	10-01-16	350.00	99.32	250.68	19,613.90
25	11-01-16	350.00	98.07	251.93	19,361.97
26	12-01-16	350.00	96.81	253.19	19,108.78
2016 totals		4,200.00	1,243.49	2,956.51	
27	01-01-17	350.00	95.54	254.46	18,854.32
28	02-01-17	350.00	94.27	255.73	18,598.59
29	03-01-17	350.00	92.99	257.01	18,341.58
30	04-01-17	350.00	91.71	258.29	18,083.29
31	05-01-17	350.00	90.42	259.58	17,823.71
32	06-01-17	350.00	89.12	260.88	17,562.83
33	07-01-17	350.00	87.81	262.19	17,300.64
34	08-01-17	350.00	86.50	263.50	17,037.14
35	09-01-17	350.00	85.19	264.81	16,772.33

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10-09-14

PMT	Due Date	Payment Amount	Interest	Principal	Balance
36	10-01-17	350.00	83.86	266.14	16,506.19
37	11-01-17	350.00	82.53	267.47	16,238.72
38	12-01-17	350.00	81.19	268.81	15,969.91
2017 totals		4,200.00	1,061.13	3,138.87	
39	01-01-18	350.00	79.85	270.15	15,699.76
40	02-01-18	350.00	78.50	271.50	15,428.26
41	03-01-18	350.00	77.14	272.86	15,155.40
42	04-01-18	350.00	75.78	274.22	14,881.18
43	05-01-18	350.00	74.41	275.59	14,605.59
44	06-01-18	350.00	73.03	276.97	14,328.62
45	07-01-18	350.00	71.64	278.36	14,050.26
46	08-01-18	350.00	70.25	279.75	13,770.51
47	09-01-18	350.00	68.85	281.15	13,489.36
48	10-01-18	350.00	67.45	282.55	13,206.81
49	11-01-18	350.00	66.03	283.97	12,922.84
50	12-01-18	350.00	64.61	285.39	12,637.45
2018 totals		4,200.00	867.54	3,332.46	
51	01-01-19	350.00	63.19	286.81	12,350.64
52	02-01-19	350.00	61.75	288.25	12,062.39
53	03-01-19	350.00	60.31	289.69	11,772.70
54	04-01-19	350.00	58.86	291.14	11,481.56
55	05-01-19	350.00	57.41	292.59	11,188.97
56	06-01-19	350.00	55.94	294.06	10,894.91
57	07-01-19	350.00	54.47	295.53	10,599.38
58	08-01-19	350.00	53.00	297.00	10,302.38
59	09-01-19	350.00	51.51	298.49	10,003.89
60	10-01-19	350.00	50.02	299.98	9,703.91
61	11-01-19	350.00	48.52	301.48	9,402.43
62	12-01-19	350.00	47.01	302.99	9,099.44
2019 totals		4,200.00	661.99	3,538.01	
63	01-01-20	350.00	45.50	304.50	8,794.94
64	02-01-20	350.00	43.97	306.03	8,488.91
65	03-01-20	350.00	42.44	307.56	8,181.35
66	04-01-20	350.00	40.91	309.09	7,872.26
67	05-01-20	350.00	39.36	310.64	7,561.62
68	06-01-20	350.00	37.81	312.19	7,249.43
69	07-01-20	350.00	36.25	313.75	6,935.68
70	08-01-20	350.00	34.68	315.32	6,620.36
71	09-01-20	350.00	33.10	316.90	6,303.46
72	10-01-20	350.00	31.52	318.48	5,984.98
73	11-01-20	350.00	29.92	320.08	5,664.90
74	12-01-20	350.00	28.32	321.68	5,343.22
2020 totals		4,200.00	443.78	3,756.22	
75	01-01-21	350.00	26.72	323.28	5,019.94

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10-09-14

PMT	Due Date	Payment Amount	Interest	Principal	Balance
76	02-01-21	350.00	25.10	324.90	4,695.04
77	03-01-21	350.00	23.48	326.52	4,368.52
78	04-01-21	350.00	21.84	328.16	4,040.36
79	05-01-21	350.00	20.20	329.80	3,710.56
80	06-01-21	350.00	18.55	331.45	3,379.11
81	07-01-21	350.00	16.90	333.10	3,046.01
82	08-01-21	350.00	15.23	334.77	2,711.24
83	09-01-21	350.00	13.56	336.44	2,374.80
84	10-01-21	350.00	11.87	338.13	2,036.67
85	11-01-21	350.00	10.18	339.82	1,696.85
86	12-01-21	350.00	8.48	341.52	1,355.33
2021 totals		4,200.00	212.11	3,987.89	
87	01-01-22	350.00	6.78	343.22	1,012.11
88	02-01-22	350.00	5.06	344.94	667.17
89	03-01-22	350.00	3.34	346.66	320.51
90	04-01-22	322.11	1.60	320.51	0.00
2022 totals		1,322.11	16.78	1,355.33	
Grand totals		\$ 31,472.11	\$ 6,173.94	\$ 25,298.17	

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JUN. 23. 2009 3:29PM

LAW OFFICES

EXHIBIT A

NO. 2411 P. 5

ATTORNEYS' TITLE GUARANTY FUND, INC.**LEGAL DESCRIPTION****Legal Description:**

LOT 8 IN BLOCK 2 IN WILLIAM A. BOND AND COMPANY'S DOUGLAS PARK "L" ADDITION, BEING A SUBDIVISION OF LOT 5 IN THE CIRCUIT COURT PARTITIONS OF THE WEST 1/2 OF THE SOUTHWEST 1/4 AND THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number:

Property ID: 16-20-310-025-0000

Property Address:

1830 S. Harvey
Berwyn, IL 60402

PREFERRA BY

E. MAIL TO

JOSHUA LATTIN

7246 W. TOLSON AVE

CHT1160 SC 60681