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RECORDATION REQUESTED BY:

Seaway Bank and Trust
Company
Main Branch
645 East 87th Street
Chicago, IL 60619



Doc#: 1503657029 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/05/2015 10:49 AM Pg: 1 of 4

WHEN RECORDED MAIL TO:

Seaway Bank and Trust
Company
Main Branch
645 East 87th Street
Chicago, IL 60619

SEND TAX NOTICES TO:

Seaway Bank and Trust
Company
Main Branch
645 East 87th Street
Chicago, IL 60619

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:

Seaway Bank and Trust Company
645 East 87th Street
Chicago, IL 60619

MODIFICATION OF MORTGAGE



000000075725240-41074009272008

THIS MODIFICATION OF MORTGAGE dated September 27, 2008, is made and executed between Maranatha Baptist Church, an Illinois not-for-profit corporation, whose address is 101 Pulaski Road, Calumet City, IL 60409 (referred to below as "Grantor") and Seaway Bank and Trust Company, whose address is 645 East 87th Street, Chicago, IL 60619 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated August 15, 2007 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Recorded August 17, 2007 as Document No. 0722902055 in Cook County Recorder of Deeds.

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

LOT 1,2 AND 3 IN BLOCK 2 IN WEST HAMMOND, A SUBDIVISION OF THE NORTH 1896.00 FEET OF FRAC TIONAL SECTION 17, TOWNSHIP 36 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

The Real Property or its address is commonly known as 101 Pulaski Road, Calumet City, IL 60409. The Real Property tax identification number is 30-17-200-049-0000.

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MODIFICATION OF MORTGAGE

Loan No: 75725240-41

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

The Modification amended the Note in the Construction Mortgage dated August 15, 2007 in the original principal amount of \$83,000.00, decreases the principal amount to 78,389.50, extends the maturity date to October 1, 2013, decreases the interest rate from Prime Rate of 8.250%, plus 2.000% to 5 year Federal Home Loan Bank Rate of 4.610%, plus a margin of 2.50 basis points currently at 7.110%. Borrower will pay this loan in accordance with the following payment schedule: 300 monthly consecutive principal and interest payments, beginning November 1, 2008. Payments of principal and interest payments will be due on the first day of each month, with interest calculated on the unpaid principal balance, and then all subsequent payments principal and interest shall be based on the current Federal Home Loan Bank Rate, plus a margin of 2.50 basis points. Beginning with the first Change Date, interest will be based on an Index. The "Index" is the weekly average yield on Federal Home Loan Bank Rate adjusted to a constant maturity of five years, as made available by the Federal Reserve Board. The most recent Index figure available as of the date 45 days before each Change Date is called the "Current Index." Unless otherwise agreed, or required by applicable law, payments will be applied, payment will be applied first to any unpaid collection cost; then to any late charges; then to any accrued unpaid interest; and then to principal. The annual interest rate for this Note is computed on a 30/360 basis; that is, by applying the ratio of the annual interest rate over a year of 360 days, multiplied by the outstanding principal balance, multiplied by the actual number of days the principal balance is outstanding. Borrower will pay Lender at Lender's at Lender's address shown above.

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 endorser 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 27, 2008.

GRANTOR:

MARANATHA BAPTIST CHURCH, AN ILLINOIS NOT-FOR-PROFIT CORPORATION

By: Eugene Patterson
 Eugene Patterson, President of Maranatha Baptist Church, an
 Illinois not-for-profit corporation

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MODIFICATION OF MORTGAGE

Loan No: 75725240-41

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LENDER:

SEAWAY BANK AND TRUST COMPANY



Ron Branch, Loan Officer

CORPORATE ACKNOWLEDGMENT

STATE OF Illinois)

COUNTY OF Cook)

) SS

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On this 27th day of September, 2008 before me, the undersigned Notary Public, personally appeared **Eugene Patterson, President of Maranatha Baptist Church, an Illinois not-for-profit corporation**, and known to me to be an authorized agent of the corporation that executed the Modification of Mortgage and acknowledged the Modification to be the free and voluntary act and deed of the corporation, by authority of its Bylaws or by resolution of its board of directors for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute this Modification and in fact executed the Modification on behalf of the corporation.

By Loretta Futrell

Residing at 6245 East 87th Street

Notary Public in and for the State of Illinois

My commission expires 08/07/09



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MODIFICATION OF MORTGAGE (Continued)

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LENDER ACKNOWLEDGMENT

STATE OF Illinois)
)
 COUNTY OF Cook) SS
)

On this 27th day of September, 2008 before me, the undersigned Notary Public, personally appeared **Ron Branch** and known to me to be the **Loan Officer**, authorized agent for **Seaway Bank and Trust Company** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **Seaway Bank and Trust Company**, duly authorized by **Seaway Bank and Trust Company** 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 **Seaway Bank and Trust Company**.

By Loretta Futrell Residing at 645 E. 87th Street

Notary Public in and for the State of Illinois

My commission expires 08/07/09



Notary Public, State of Illinois
Clerk's Office