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RECORDATION REQUESTED BY:

BBCN Bank - Illinois
MW Commercial Lending
5005 Newport Dr.
Rolling Meadows, IL 60008



Doc#: 1505522029 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/24/2015 09:40 AM Pg: 1 of 5

WHEN RECORDED MAIL TO:

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

1505522029

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
5005 Newport Dr.
Rolling Meadows, IL 60008

MODIFICATION OF MORTGAGE

MW

THIS MODIFICATION OF MORTGAGE dated February 18, 2015, is made and executed between **WON BAE KIM AND MARIA A. KIM, HUSBAND AND WIFE AS JOINT TENANTS** (referred to below as "Grantor") and **BBCN Bank - Illinois**, whose address is 5005 Newport Dr., Rolling Meadows, IL 60008 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated December 16, 2009 (the "Mortgage") which has been recorded in COOK County, State of Illinois, as follows:

as Instrument No. 1001247001 recorded on January 12, 2010.

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 1216 E. LONG VALLEY DRIVE, PALATINE, IL 60074. The Real Property tax identification number is 02-12-211-009-0000.

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 **WON BAE KIM and MARIA ANTONIETA KIM** to Lender (BBCN Bank fka Foster Bank) evidenced by a Promissory Note dated December 16, 2009 in the original principal amount of \$258,500.00 ("Note"). The Promissory Note is modified by a Change in Terms Agreement dated February 18, 2015, to change the maturity date, and change the interest rate.

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MODIFICATION OF MORTGAGE (Continued)

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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 FEBRUARY 18, 2015.

GRANTOR:

X Won Bae Kim
WON BAE KIM

X Maria Antonieta Kim
MARIA ANTONIETA KIM

LENDER:

BBCN BANK - ILLINOIS

X [Signature]
Authorized Signer

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MODIFICATION OF MORTGAGE (Continued)

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INDIVIDUAL ACKNOWLEDGMENT

STATE OF Illinois)
) SS
 COUNTY OF COOK)

On this day before me, the undersigned Notary Public, personally appeared **WON BAE KIM** and **MARIA ANTONIETA KIM**, to me known to be the individuals described in and who executed the Modification of Mortgage, and acknowledged that they signed the Modification as their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 18th day of FEB, 2015.

By [Signature] Residing at Palatine IL

Notary Public in and for the State of Illinois

My commission expires 8/24/2019



LENDER ACKNOWLEDGMENT

STATE OF Illinois)
) SS
 COUNTY OF COOK)

On this 18th day of Feb, 2015 before me, the undersigned Notary Public, personally appeared SUNG BAE JUN and known to me to be the 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 8/24/2019



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MODIFICATION OF MORTGAGE (Continued)

Loan No: 100403400001

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EXHIBIT "A" Legal Description

Parcel 1: Lot 4 as shown on Plat of survey recorded June 18, 1971 as document 21517004 and re-recorded July 16, 1971 as document 21548086 in Section 12, Township 42 North, Range 10 East of the Third Principal Meridian, in Cook County, Illinois

Parcel 2: Easements appurtenant to and for the benefit of parcel 1 as set forth in Declaration of Covenants and Easements dated July 20, 1971 and recorded July 20, 1971 as document 21553054 and re-recorded August 2, 1971 as document 21567452 and as created by deed from American National Bank and Trust Company of Chicago as Trustee Under Trust Agreement dated April 3, 1970 known as trust number 29628 to Marolyn N. Hutchings dated December 20, 1971 and recorded January 3, 1972 as document 21765154 for Ingress and Egress also described as:

Parcel 1: That part of the South East 1/4 of the Northeast 1/4 of Section 12, Township 42 North, Range 10 East of the Third Principal Meridian described as follows:
Commencing at a point on the South Line of said South East 1/4 of the northeast 1/4, 300.0 feet west of the southeast corner thereof; Thence West along said South line 633.20 feet to center of Rand Road (U. S. Route 12); thence northwesterly along the center of said Road 180.00 feet more or less, to a point which is 93.40 feet north of the south line and 1073.40 feet west of the East Line of said South East 1/4 of the Northeast 1/4; thence North 30 degrees 30 minutes 00 seconds east 595.70 feet to the point of beginning; thence continuing North 30 degrees 30 minutes 00 seconds east, 60.0 feet; thence North 55 degrees 05 minutes 00 seconds east 122.0 feet to a point which is 727.0 feet north from said South Line; Thence North 89 degrees 53 minutes 00 seconds east parallel to said South Line, 18.40 feet; thence South 0 degrees 00 minutes 00 seconds East, 45.0 feet; thence North 59 degrees 53 minutes 00 seconds east, 32.0 feet; thence South 0 degrees 00 minutes 00 seconds East, 85.07 feet; thence North 89 degrees 53 minutes 00 seconds east, 6.0 feet; thence South 0 degrees 00 minutes 00 seconds east 70.0; thence south 42 degrees 18 minutes 17 seconds west 6.78 feet; thence north 59 degrees 30 minutes 00 seconds West, 134.53 feet; thence South 30 degrees 30 minutes 00 seconds West, 26.60 feet; thence north 59 degrees 30 minutes 00 seconds west, 65.0 feet to the point of beginning in Cook County, Illinois also parcel 2: easements appurtenant to and for the benefit of parcel 1 as set forth in Declaration of Covenants and easements dated July 20, 1971 and recorded July 20, 1971 as document 21553054 and re-recorded August 2, 1971 as document 21567452 and as created by the deed from American National Bank and Trust Company of Chicago, a National Banking Association, as Trustee Under Trust Agreement dated April 3, 1970 known as trust number 29628 to Marolyn N. Hutchings dated December 20, 1971 and recorded January 3, 1972 as document 21765154 for ingress and egress