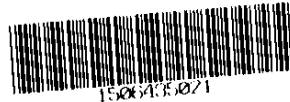


UNOFFICIAL COPY

RECORDATION REQUESTED BY:

MB Financial Bank, N.A.
Retail Banking - Western
Avenue
936 North Western Avenue
Chicago, IL 60622



Doc#: 1506435021 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/05/2015 09:33 AM Pg: 1 of 5

WHEN RECORDED MAIL TO:

MB Financial Bank, N.A.
Loan Documentation
6111 N. River Rd.
Rosemont, IL 60018

Adcom. 8977177-Tms (4145)

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:

C. Aguilar Barbosa Loan Documentation Officer, Deal 286635 Loan 409238
MB Financial Bank, N.A.
936 North Western Avenue
Chicago, IL 60622

MODIFICATION OF MORTGAGE



0740

THIS MODIFICATION OF MORTGAGE dated February 26, 2015, is made and executed between MARIA ROSARIO GONZALEZ AND ISIDRO GONZALEZ JOINT TRUST, DATED FEBRUARY 21, 2014, whose address is 4147 W. NORTH AVE., CHICAGO, IL 60639-5221 (referred to below as "Grantor") and MB Financial Bank, N.A., whose address is 936 North Western Avenue, Chicago, IL 60622 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated April 29, 2003 (the "Mortgage") which has been recorded in COOK County, State of Illinois, as follows:

Mortgage dated as of April 29, 2003 executed by Isidro Gonzalez and Maria Rosario Gonzalez ("Grantor") for the benefit of 1st Security Federal Savings Bank now known as MB Financial Bank, N.A. ("Lender"), recorded on August 12, 2003 as document no. 0322435183, and Assignment of Rents of even date therewith executed by Grantor for the benefit of Lender, recorded on August 12, 2003 as document no. 0322435184, modified by Modification of Mortgage recorded May 27, 2014 as document no. 1414722095 and further modified by Modification of Mortgage dated July 5, 2014 and recorded July 16, 2014 as document no. 1419745001.

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

LOT 28 IN DAVENPORT, A SUBDIVISION IN THE NORTHEAST 1/4 OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

The Real Property or its address is commonly known as 4147 W. NORTH AVE., CHICAGO, IL 60639. The

Box 400

RECORDER'S OFFICE
MAR 2 2015

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

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Real Property tax identification number is 16-03-206-005-0000.

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

The definition of "Note" set forth in the Mortgage is hereby amended and restated in its entirety as follows: The word "Note" means individually and collectively, (i) that certain Promissory Note dated February 26, 2015 in the original principal amount of \$730,045.00 executed by Borrower payable to the order of Lender, (ii) that certain Promissory Note dated October 5, 2014 in the original principal amount of \$45,800.00 executed by Borrower payable to the order of Lender, (iii) that certain Promissory Note dated April 15, 2014 in the original principal amount of \$278,147.07 executed by Borrower, payable to the order of Lender, (iv) that certain Promissory Note dated April 5, 2011 in the original principal amount of \$340,893.41 executed by Borrower, payable to the order of Lender, (v) that certain Promissory Note dated September 27, 2010 in the original principal amount of \$358,845.41 executed by Borrower payable to the order of Lender, and (vi) that certain Promissory Note dated April 29, 2003 in the original principal amount of \$90,000.00 executed by Borrower payable to the order of Lender, all as amended, supplemented, modified or replaced from time to time

The paragraph titled "Maximum Lien/Maximum Indebtedness" set forth in the Mortgage secures the entire principal amount of the Loans, interest accrued thereon and all other Obligations. Under no circumstances, however, shall the aggregate principal indebtedness exceed an amount equal to two (2) times the original principal amount of the Notes, together with moneys advanced by the Mortgagee to protect and preserve the lien of this Mortgage.

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 remain 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.

WAIVER. GRANTOR HEREBY EXPRESSLY AND UNCONDITIONALLY WAIVES AND RELINQUISHES:

EACH OF GRANTOR AND, BY ITS ACCEPTANCE HEREOF, LENDER HEREBY EXPRESSLY AND UNCONDITIONALLY WAIVES AND RELINQUISHES: ANY RIGHT TO TRIAL BY JURY IN ANY ACTION OR PROCEEDING (i) TO ENFORCE OR DEFEND ANY RIGHTS UNDER OR IN CONNECTION WITH THIS AGREEMENT OR ANY AMENDMENT, INSTRUMENT, DOCUMENT OR AGREEMENT DELIVERED OR WHICH MAY BE DELIVERED RELATED TO THIS AGREEMENT OR (ii) ARISING FROM ANY DISPUTE OR CONTROVERSY IN CONNECTION WITH, IN FURTHERANCE OF, OR RELATED TO THIS AGREEMENT OR ANY AMENDMENT, INSTRUMENT, DOCUMENT OR AGREEMENT RELATED THERETO, AND AGREES THAT ANY SUCH ACTION OR PROCEEDING SHALL BE TRIED BEFORE A JUDGE AND NOT A JURY.

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MODIFICATION OF MORTGAGE (Continued)


Loan No: 409238

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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 26, 2015.

GRANTOR:

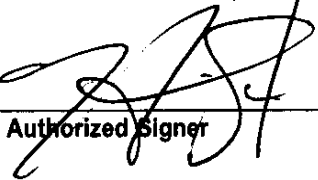
MARIA ROSARIO GONZALEZ AND ISIDRO GONZALEZ JOINT TRUST,
DATED FEBRUARY 21, 2014

By: 
MARIA ROSARIO GONZALEZ, Trustee of MARIA ROSARIO
GONZALEZ AND ISIDRO GONZALEZ JOINT TRUST, DATED
FEBRUARY 21, 2014

By: 
ISIDRO GONZALEZ, Trustee of MARIA ROSARIO GONZALEZ
AND ISIDRO GONZALEZ JOINT TRUST, DATED FEBRUARY
21, 2014

LENDER:

MB FINANCIAL BANK, N.A.

X 
Authorized Signer

PROPERTY of Cook County Clerk's Office

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MODIFICATION OF MORTGAGE (Continued)

Loan No: 409238

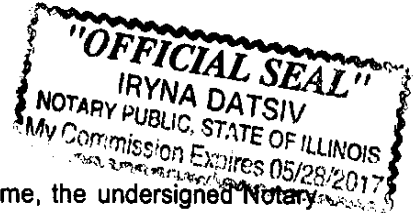
Page 4

TRUST ACKNOWLEDGMENT

STATE OF Illinois

COUNTY OF Cook

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) SS
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On this 25 day of February, 2015 before me, the undersigned Notary Public, personally appeared **MARIA ROSARIO GONZALEZ**, Trustee of **MARIA ROSARIO GONZALEZ AND ISIDRO GONZALEZ JOINT TRUST, DATED FEBRUARY 21, 2014** and **ISIDRO GONZALEZ**, Trustee of **MARIA ROSARIO GONZALEZ AND ISIDRO GONZALEZ JOINT TRUST, DATED FEBRUARY 21, 2014**, and known to me to be authorized trustees or agents of the trust that executed the Modification of Mortgage and acknowledged the Modification to be the free and voluntary act and deed of the trust, by authority set forth in the trust documents or, by authority of statute, 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 trust.

By [Signature] Residing at _____

Notary Public in and for the State of Illinois

My commission expires 5/28/2017

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
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On this 25 day of February, 2015 before me, the undersigned Notary Public, personally appeared Heriberto Soto and known to me to be the Small Bus Credit Specialist authorized agent for **MB Financial Bank, N.A.** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **MB Financial Bank, N.A.**, duly authorized by **MB Financial Bank, N.A.** 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 **MB Financial Bank, N.A.**

By Christine A Brouillette Residing at 6111 N River Rd
Rosemont IL 60018
 Notary Public in and for the State of Illinois
 My commission expires 3-31-17

Cook County Clerk's Office