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Doc#: 1520555458 Fee: \$54.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/24/2015 01:35 PM Pg: 1 of 4

RECORDATION REQUESTED BY:

Beverly Bank & Trust
Company, National
Association
10258 S. Western Avenue
Chicago, IL 60643

WHEN RECORDED MAIL TO:

BEVERLY BANK & TRUST
COMPANY N.A.
ATTN: LOAN OPERATIONS
10258 S. WESTERN AVENUE,
SUITE 202
CHICAGO, IL 60643

40005727-DDI

non agency 2/2

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:

Tammy Biros, Loan Administrator
Beverly Bank & Trust Company, National Association
10258 S. Western Avenue
Chicago, IL 60643

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated July 17, 2015, is made and executed between 26 STREET LLC whose address is 2033 N. Milwaukee, Suite 133, Riverwoods, IL 60015 (referred to below as "Grantor") and Beverly Bank & Trust Company, National Association, whose address is 10258 S. Western Avenue, Chicago, IL 60643 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated February 8, 2013 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Recorded in the Cook County Recorder's office on February 13, 2013 as document number 1304447019.

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

THE SOUTH 10 FEET OF LOT 44, ALL OF LOTS 45, 46, 47 AND 48 (EXCEPT THE WEST 74 FEET OF ALL THE ABOVE DESCRIBED PREMISES) IN BLOCK 1 IN MILLARD AND DECKER'S SUBDIVISION OF THE EAST 1/2 OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 26, 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 3600 W. 26th Street, Chicago, IL 60623. The Real Property tax identification number is 16-26-125-023-0000.

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

Note. The word "Note" means the promissory note dated July 17, 2015, in the original principal amount of \$1,425,000.00 from Grantor to Lender, together with all renewals of, extensions of, modifications of, refinancing of, consolidations of, and substitutions for the promissory note or agreement.

CONTINUING VALIDITY. Except as expressly modified above, the terms of the original Mortgage shall remain

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

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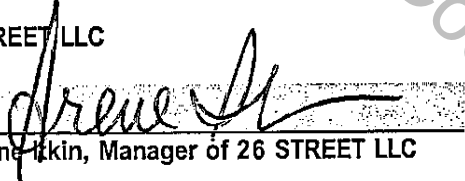
unchanged and in full force and effect and are legally valid, binding, and enforceable in accordance with their respective terms. Consent by Lender to this Modification does not waive Lender's right to require strict performance of the Mortgage as changed above nor obligate Lender to make any future 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 JULY 17, 2015.

GRANTOR:

26 STREET LLC

By:

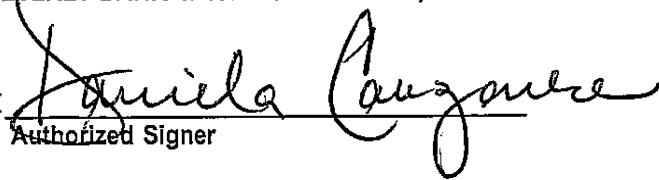


Irene Harkin, Manager of 26 STREET LLC

LENDER:

BEVERLY BANK & TRUST COMPANY, NATIONAL ASSOCIATION

x



Authorized Signer

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MODIFICATION OF MORTGAGE (Continued)

LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF ILLINOIS)
)
) SS
 COUNTY OF COOK)

On this 20 day of July, 2015 before me, the undersigned Notary Public, personally appeared Irene Itkin, Manager of 26 STREET LLC, and known to me to be a member or designated agent 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 he or she is authorized to execute this Modification and in fact executed the Modification on behalf of the limited liability company.

By Margaret A O'Connell Residing at 10258 S. Western Ave

Notary Public in and for the State of ILLINOIS

My commission expires 12/06/15



PROPRIETARY OF COOK COUNTY CLERK'S OFFICE

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MODIFICATION OF MORTGAGE (Continued)

LENDER ACKNOWLEDGMENT

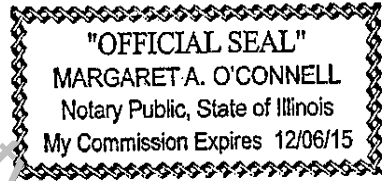
STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

On this 20 day of July, 2015 before me, the undersigned Notary Public, personally appeared DANIELA CANZONER and known to me to be the NVP, authorized agent for Beverly Bank & Trust Company, National Association that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of Beverly Bank & Trust Company, National Association, duly authorized by Beverly Bank & Trust Company, National Association 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 Beverly Bank & Trust Company, National Association.

By Margaret O'Connell Residing at 10258 S. Western Ave

Notary Public in and for the State of ILLINOIS

My commission expires 12/6/15



County Clerk's Office