

# UNOFFICIAL COPY

**RECORDATION REQUESTED BY:**

Wheaton Bank & Trust  
Company  
100 N. Wheaton Avenue  
Wheaton, IL 60187



Doc#: 1602634042 Fee: \$46.25  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 01/26/2016 09:11 AM Pg: 1 of 4

**WHEN RECORDED MAIL TO:**

Wheaton Bank & Trust  
Company  
100 N. Wheaton Avenue  
Wheaton, IL 60187

**SEND TAX NOTICES TO:**

GCD Properties, LLC - Laffin  
769 W. Bartlett Road  
Bartlett, IL 60103

**FOR RECORDER'S USE ONLY**

**This Modification of Mortgage prepared by:**

Christa Eastman, Loan Operations  
Wheaton Bank & Trust Company  
100 N. Wheaton Avenue  
Wheaton, IL 60187

## MODIFICATION OF MORTGAGE

**THIS MODIFICATION OF MORTGAGE** dated November 9, 2015, is made and executed between GCD Properties, LLC - Laffin, a Series of an Illinois Limited Liability Company (referred to below as "Grantor") and Wheaton Bank & Trust Company, whose address is 100 N. Wheaton Avenue, Wheaton, IL 60187 (referred to below as "Lender").

**MORTGAGE.** Lender and Grantor have entered into a Mortgage dated May 20, 2010 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Recorded on 06/04/2010 in Cook County as Document Number 1015526117.

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

Lot 34 in Subdivision of the West 1/2 of the Southeast 1/4 of the Northwest 1/4 of the Southwest 1/4 of Section 17, Township 38 North, Range 14, East of the Third Principal Meridian, (except the East 33 feet, West 33 feet and South 33 feet thereof), In Cook County, Illinois.

The Real Property or its address is commonly known as 6021 S. Laffin Street, Chicago, IL 60636. The Real Property tax identification number is 20-17-310-008-0000.

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

This Modification of Mortgage reflects: (1) that the word "Lender" shall now mean Wheaton Bank & Trust Company ("Lender"), as successor-in-interest by merger to Community Bank-Wheaton/Glen Ellyn ("CBWGE") pursuant to a Merger Agreement between Lender and CBWGE; (2) that the word "Note" shall now mean the promissory note dated November 9, 2015 in the original principal amount of \$778,780.93 from Grantor to Lender together with all renewals of, extensions of, modifications of, refinancings of, consolidations of, and substitutions for the promissory note or agreement; and (3) the maximum principal amount of Indebtedness secured by the Mortgage is now \$1,557,561.86

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(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 NOVEMBER 9, 2015.**

GRANTOR:

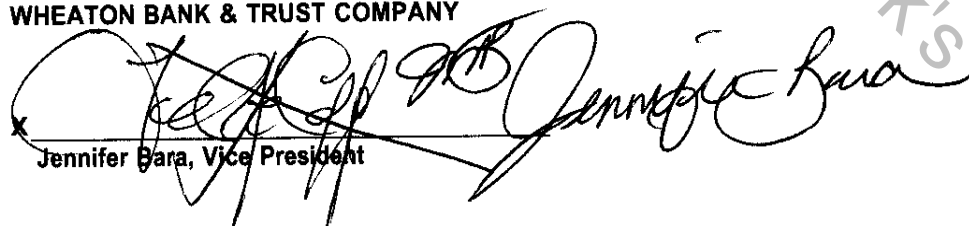
GCD PROPERTIES, LLC - LAFLIN

By: 

Thomas W. McCaffer, Manager of GCD Properties, LLC - Laflin

LENDER:

WHEATON BANK &amp; TRUST COMPANY


  
Jennifer Bara, Vice President

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## MODIFICATION OF MORTGAGE (Continued)

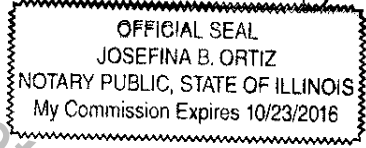
### LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF Illinois )  
 COUNTY OF DuPage ) SS  
 )

On this 27th day of November, 2015 before me, the undersigned Notary Public, personally appeared **Thomas W. McCaffer, Manager of GCD Properties, LLC - Laffin**, 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 Josefa B. Ortiz Residing at 357 Roosevelt Rd.  
Illinois Glen Ellyn, IL 60137

Notary Public in and for the State of Illinois  
 My commission expires 10/23/2016



County Clerk's Office

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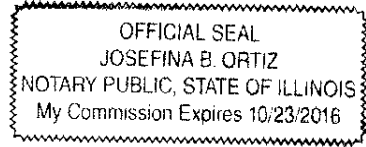
## MODIFICATION OF MORTGAGE (Continued)

### LENDER ACKNOWLEDGMENT

STATE OF Illinois )  
 COUNTY OF DuPage ) SS  
 )

On this 27th day of November, 2015 before me, the undersigned Notary Public, personally appeared **Jennifer Bara** and known to me to be the **Vice President**, authorized agent for **Wheaton Bank & Trust Company** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **Wheaton Bank & Trust Company**, duly authorized by **Wheaton Bank & 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 **Wheaton Bank & Trust Company**.

By Josef B. Ortiz Residing at 357 Roosevelt Rd.  
Glen Ellyn, IL 60137  
 Notary Public in and for the State of Illinois  
 My commission expires 10/23/2016



DuPage County Clerk's Office