

# UNOFFICIAL COPY

Doc#: 1602857070 Fee: \$54.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 01/28/2016 12:59 PM Pg: 1 of 4

**RECORDATION REQUESTED BY:**

Bridgeview Bank Group  
7940 S. Harlem Ave.  
Bridgeview, IL 60455

**WHEN RECORDED MAIL TO:**

Bridgeview Bank Group  
ATTN: Loan Operations  
4753 N Broadway  
Chicago, IL 60640

**SEND TAX NOTICES TO:**

Parkland III LLC  
3217 W. Potomac Avenue  
Chicago, IL 60651

FOR RECORDER'S USE ONLY

**This Modification of Mortgage prepared by:**

Bridgeview Bank Group  
4753 N Broadway  
Chicago, IL 60640

## MODIFICATION OF MORTGAGE



\*000621642800-1030107401027201501\*

**THIS MODIFICATION OF MORTGAGE** dated October 27, 2015, is made and executed between Parkland III LLC, an Illinois limited liability company, whose address is 3217 W. Potomac Avenue, Chicago, IL 60651 (referred to below as "Grantor") and Bridgeview Bank Group, whose address is 7940 S. Harlem Ave., Bridgeview, IL 60455 (referred to below as "Lender").

**MORTGAGE.** Lender and Grantor have entered into a Mortgage dated April 24, 2012 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Recorded May 3, 2012 as document 1212434010 made by Parkland III LLC to Lender to secure a Note for \$104,000.00.

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

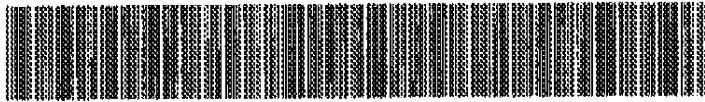
LOT 31 IN BLOCK 1 IN J.S. HAIR'S SUBDIVISION OF THE SOUTH 1/2 OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 2, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE RAILROAD), IN COOK COUNTY, ILLINOIS.

The Real Property or its address is commonly known as 3438 W Potomac Ave, Chicago, IL 60651. The Real Property tax identification number is 16-02-221-021-0000.

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

This is to clarify that the mortgage secures a replacement note dated October 27, 2015 with a maturity date of October 27, 2020 .

# UNOFFICIAL COPY



\*000621642800-1030107401027201502\*

## MODIFICATION OF MORTGAGE (Continued)

Loan No: 621642800-10301

Page 2

**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 OCTOBER 27, 2015.**

**GRANTOR:**

**PARKLAND III LLC**

By: \_\_\_\_\_

Glenn M. Brettnier, Manager of Parkland III LLC

**LENDER:**

**BRIDGEVIEW BANK GROUP**

X \_\_\_\_\_

Authorized Signer

County Clerk's Office

# UNOFFICIAL COPY



\*000621642800-1030107401027201503\*

## MODIFICATION OF MORTGAGE

(Continued)

Loan No: 621642800-10301

Page 3

### LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF Illinois

)

) SS

COUNTY OF Cook

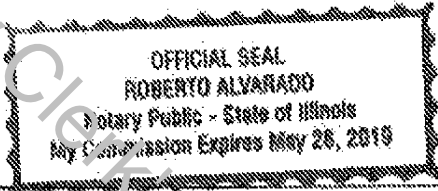
)

On this 20 day of November, 2015 before me, the undersigned Notary Public, personally appeared Glenn M. Brettnier, Manager of Parkland III 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 [Signature] Residing at 3101 W Cermak Rd Chicago IL 60623

Notary Public in and for the State of Illinois

My commission expires May 28, 2019



Property of Cook County Clerk's Office

# UNOFFICIAL COPY



\*000621642800-1030107401027201504\*

## MODIFICATION OF MORTGAGE (Continued)

Loan No: 621642800-10301

Page 4

### LENDER ACKNOWLEDGMENT

STATE OF FL )  
 ) SS  
 COUNTY OF COOK )

On this 20th day of November, before me, the undersigned Notary Public, personally appeared [Signature] and known to me to be the Vice President, authorized agent for Bridgeview Bank Group that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of Bridgeview Bank Group, duly authorized by Bridgeview Bank Group 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 Bridgeview Bank Group.

By [Signature] Residing at 17650 W. Lakeshore Blvd  
W. Lakeshore, FL  
 Notary Public in and for the State of IL  
 My commission expires 9/14/2018

