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KAREN A. YARBROUGH
COOK COUNTY RECORDER OF DEEDS
DATE: 01/24/2017 02:04 PM PG: 1 OF 7

Merchants & Manufacturers Bank
One Mid America Plaza Suite 140
Oakbrook Terrace, IL 60181

For Recorder's Use Only

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE, made as of May 6, 2014, by and among MANATEE PROPERTY, LTD., a Illinois corporation ("Manatee Ltd"); ALE B. LELIS REVOCABLE TRUST, DATED DECEMBER 21, 2001 ("Ale Trust," collectively, with Manatee Ltd, collectively, "Original Mortgagor"); PARADISE PROPERTIES OF LEMONT, LLC, an Illinois limited liability company ("New Mortgagor," together with Original Mortgagor, collectively, "Mortgagor"), both having an address of 1019 Salim Place, Lemont, IL 60439, and MERCHANTS AND MANUFACTURERS BANK ("Mortgagee"), having an address of 601 E. Cass Street, Joliet, Illinois 60432.

WITNESSETH:

THAT WHEREAS, on or about January 1, 2006, Mortgagee provided a loan (the "Loan") to Original Mortgagor in the amount of THREE HUNDRED THOUSAND AND NO/100 DOLLARS (\$300,000.00) to refinance the acquisition of the Property (as hereinafter defined); and

WHEREAS, the Loan was secured by, inter alia, that certain Mortgage, dated January 6, 2006 (the "Mortgage"), by Original Mortgagor in favor of Mortgagee encumbering that certain property legally described on Exhibit A (the "Property"), recorded with the Cook County Recorder of Deeds on February 8, 2006 as Document No. 0603920095; and

WHEREAS, Original Mortgagor has transferred the Property in favor of New Mortgagor; and

WHEREAS, Mortgagee and Mortgagor, inter alia, have entered into that certain Modification Agreement, of even date herewith (the "Modification Agreement"), whereby, inter alia, Mortgagee consents to the transfer of the Property in favor of New Mortgagor provided New Mortgagor becomes primarily liable for all obligations pursuant to the Loan; and

WHEREAS, to ensure that New Mortgagor is bound by the terms of the Mortgage, Mortgagee and Mortgagor have agreed to modify the Mortgage, as more specifically set forth herein.

NOW THEREFORE, in consideration of good and valuable consideration, the receipt and legal sufficiency of which is hereby acknowledged, the parties agree as follows:

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1. Modification of Mortgage: New Mortgagor shall be jointly, severally and primarily liable for all obligations of "Grantor" as detailed in the Mortgage
2. Incorporation of the Modification Agreement: The terms of the Modification Agreement are incorporated herein by reference.
3. Continuing Validity of Mortgage. Except as expressly modified above, the terms of 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 Mortgagee to this Modification of Mortgage does not waive Mortgagee's right to require strict performance of the Mortgage as changed above nor obligate Mortgagee to make any future modifications. Furthermore, the execution and recordation of this Modification of Mortgage shall in no way affect the priority of the Mortgage.

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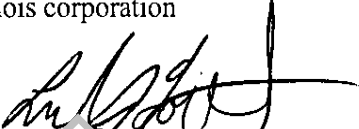
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IN WITNESS WHEREOF, Mortgagor and Mortgagee have caused this Modification of Mortgage to be executed as of the day and year first above written.

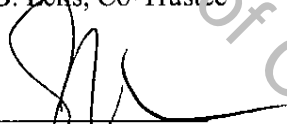
MORTGAGOR:

MANATEE PROPERTY, LTD.,
an Illinois corporation

By: 
SAMUEL J. FORZLEY, President

ALE B. LELIS REVOCABLE TRUST DATED DECEMBER 21, 2001

By: 
Ale B. Lelis, Co-Trustee

By: 
Eligijus P. Lelis, Co-Trustee

PARADISE PROPERTIES OF LEMONT, LLC,
an Illinois limited liability company

By: 
ELIGIJUS P. LELIS, Manager

By: 
SAMUEL J. FORZLEY, Manager

MORTGAGEE:

MERCHANTS AND MANUFACTURERS BANK

By: 
Its: Senior Vice President

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ACKNOWLEDGEMENT

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that Samuel J. Forzley, as the President of **Manatee Property, Ltd., an Illinois corporation**, personally known to me to be the President as aforesaid, and is the same person whose name is subscribed to the foregoing instrument as such President appeared before me this day in person and acknowledged to me that (s)he signed and delivered the said instrument as his(her) own free and voluntary act and the free and voluntary act of said entity for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 19th day of July, 2014



[Signature]
NOTARY PUBLIC

My Commission Expires:
Dec 3 2017

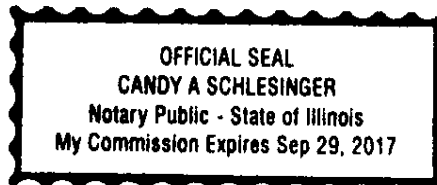
STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that Ale B. Lelis and Eligijus P. Lelis, as Co-Trustees of the **Ale B. Lelis Revocable Trust dated December 21, 2001**, personally known to me to be the same persons whose names are subscribed to the foregoing instrument appeared before me this day in person and acknowledged to me that they signed and delivered the said instrument as their own free and voluntary act and the free and voluntary act of said Trust for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 17th day of July, 2014

[Signature: Candy A. Schlesinger]
NOTARY PUBLIC

My Commission Expires:
September 29, 2017



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STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that ELIGIJUS P. LELIS, as the Manager of **Paradise Properties of Lemont, LLC, an Illinois limited liability company**, personally known to me to be the same person whose name is subscribed to the foregoing instrument appeared before me this day in person and acknowledged to me that (s)he signed and delivered the said instrument as his(her) own free and voluntary act and the free and voluntary act of said entity for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 17th day of July, 2014

Candy A. Schlesinger
NOTARY PUBLIC



My Commission Expires:

September 29, 2017

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that SAMUEL J. FORZLEY, as the Manager of **Paradise Properties of Lemont, LLC, an Illinois limited liability company**, personally known to me to be the same person whose name is subscribed to the foregoing instrument appeared before me this day in person and acknowledged to me that (s)he signed and delivered the said instrument as his(her) own free and voluntary act and the free and voluntary act of said entity for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 19th day of July, 2014

Matthew Johnson
NOTARY PUBLIC



My Commission Expires:

Dec 3 2017

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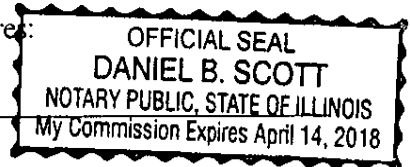
STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that Brad Baker, the Vice President of **Merchants and Manufacturers Bank**, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged to me that he signed and delivered the said instrument as his own free and voluntary act and for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 25 day of July, 2014.

Daniel Scott
NOTARY PUBLIC

My Commission Expires:



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EXHIBIT A

PROPERTY -- LEGAL DESCRIPTION

LOT 77 IN ALPINE ESTATES SUBDIVISION, A SUBDIVISION OF THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 (EXCEPT THE EAST 810.00 FEET OF THE NORTH 325.0 FEET THEREOF) AND THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 (EXCEPT THE WEST 139.00 FEET OF THE SOUTH 934.0 FEET THEREOF) ALL IN SECTION 29, TOWNSHIP 37 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALL IN COOK COUNTY, ILLINOIS

The Real Property or its address is commonly known as 13 WEST 127TH ST, LEMONT, IL 60439. The Real Property tax identification number is 22-29-318-017-0000 VOL. 0062.

Property of Cook County Clerk's Office