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Doc#: 1715739047 Fee: \$54.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/06/2017 10:43 AM Pg: 1 of 4

RECORDATION REQUESTED BY:
FIRST NATIONS BANK
7757 W. DEVON AVENUE
CHICAGO, IL 60631-1509

WHEN RECORDED MAIL TO:
FIRST NATIONS BANK
7757 W. DEVON AVENUE
CHICAGO, IL 60631-1509

SEND TAX NOTICES TO:
FIRST NATIONS BANK
7757 W. DEVON AVENUE
CHICAGO, IL 60631-1509

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:
SA - BAHAGWAKAR, 11051935-1
FIRST NATIONS BANK
7757 W. DEVON AVENUE
CHICAGO, IL 60631-1509

A-53017 3/12

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated March 1, 2017, is made and executed between EUCLID PLAZA, L.L.C., whose address is 401-427 E EUCLID, MOUNT PROSPECT, IL 60056 (referred to below as "Grantor") and FIRST NATIONS BANK, whose address is 7757 W. DEVON AVENUE, CHICAGO, IL 60631-1509 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated November 15, 2013 (the "Mortgage") which has been recorded in COOK County, State of Illinois, as follows:

RECORDED IN COOK COUNTY ON JANUARY 9, 2014 USING RECORDING NUMBERS 1400919065 & 1400919066 .

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

LOT 2 IN EUCLID AVENUE SHOPPING MALL RESUBDIVISION OF LOTS 1030, 1031, 1032, AND OUTLOT B IN BRICKMAN MANOR, FIRST ADDITION, UNIT NUMBER 6, BEING A SUBDIVISION OF PART OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 27, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF RECORDED IN THE OFFICE OF THE RECORDER OF DEED OF COOK COUNTY, ILLINOIS, AS DOCUMENT 24462708 IN COOK COUNTY, ILLINOIS.

The Real Property or its address is commonly known as 402-427 E EUCLID, MOUNT PROSPECT, IL 60056. The Real Property tax identification number is 03-27-401-067-0000.

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

EXTEND MATURITY DATE BY THREE YEARS UNTIL MARCH 1, 2020. INCREASE THE INTEREST RATE FROM 5.00% FIXED TO 5.25% FIXED. ALL OTHER TERMS AND CONDITIONS REMAIN THE SAME.

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

UNOFFICIAL COPY**MODIFICATION OF MORTGAGE**

(Continued)

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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 MARCH 1, 2017.

GRANTOR:

EUCLID PLAZA, L.L.C.

By:

Dhitendra N Bhagwakar
DHITENDRA N BHAGWAKAR, Manager of EUCLID PLAZA,
L.L.C.

By:

Dharmesh N. Bhagwakar
DHARMESH N. BHAGWAKAR, Manager of EUCLID PLAZA,
L.L.C.

By:

Ashwin Bhagwakar
ASHWIN BHAGWAKAR, Manager of EUCLID PLAZA, L.L.C.

LENDER:

FIRST NATIONS BANK

x

Susie Pardell Ln. Ops.
Authorized Signer

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MODIFICATION OF MORTGAGE

(Continued)

LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF IL)
) SS
 COUNTY OF COOK)

On this 1st day of MARCH, 2017 before me, the undersigned Notary Public, personally appeared **DHITENDRA N BHAGWAKAR, Manager of EUCLID PLAZA, L.L.C.; DHARMESH N. BHAGWAKAR, Manager of EUCLID PLAZA, L.L.C.; and ASHWIN BHAGWAKAR, Manager of EUCLID PLAZA, L.L.C.**, and known to me to be members or designated agents 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 they are authorized to execute this Modification and in fact executed the Modification on behalf of the limited liability company.

By *sl Ala* Residing at NORRIDGE, IL

Notary Public in and for the State of IL

My commission expires 11/16/20



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MODIFICATION OF MORTGAGE

(Continued)

LENDER ACKNOWLEDGMENT

STATE OF IL)
) SS
 COUNTY OF COOK)

On this 1 day of MARCH, 2017 before me, the undersigned Notary Public, personally appeared SUSIE PARDELL and known to me to be the LOAN OPERATIONS, authorized agent for **FIRST NATIONS BANK** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **FIRST NATIONS BANK**, duly authorized by **FIRST NATIONS BANK** 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 **FIRST NATIONS BANK**.

By [Signature] Residing at MORRIDGE, IL

Notary Public in and for the State of IL

My commission expires 11/16/20



Notary Public of Cook County Clerk's Office