

# UNOFFICIAL COPY

**RECORDATION REQUESTED BY:**  
**UNION NATIONAL BANK**  
**101 E. CHICAGO ST.**  
**ELGIN, IL 60120**

Doc#: 1802915062 Fee: \$54.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 01/29/2018 11:11 AM Pg: 1 of 4

**WHEN RECORDED MAIL TO:**  
**UNION NATIONAL BANK**  
**101 E. CHICAGO ST.**  
**ELGIN, IL 60120**

**FOR RECORDER'S USE ONLY**

This Modification of Mortgage prepared by:  
**UNION NATIONAL BANK**  
**101 E. CHICAGO ST.**  
**ELGIN, IL 60120**

## MODIFICATION OF MORTGAGE

**THIS MODIFICATION OF MORTGAGE** dated December 7, 2017, is made and executed between MIF 17005 S. Wallace (South Holland), LLC, an Illinois Limited Liability Company (referred to below as "Grantor") and UNION NATIONAL BANK, whose address is 101 E. CHICAGO ST., ELGIN, IL 60120 (referred to below as "Lender").

**MORTGAGE.** Lender and Grantor have entered into a Mortgage dated December 10, 2013 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

**Mortgage recorded December 31, 2013 as document #1336529005, in Cook County, Illinois.**

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

LOT 2 IN SOUTH HOLLAND INDUSTRIAL PARK, BEING A SUBDIVISION OF A PART OF THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 36 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 7, 1969 AS DOCUMENT NUMBER 20751871, IN COOK COUNTY, ILLINOIS.

The Real Property or its address is commonly known as 17005 - 17045 Wallace Street, South Holland, IL 60473. The Real Property tax identification number is 29-28-105-001-0000.

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

**Increase principal by \$350,000.00.**

**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

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## MODIFICATION OF MORTGAGE

(Continued)

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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.

**COUNTERPART AND FACSIMILE SIGNATURES.** This document and all Related Documents may be executed in any number of separate counterparts, each of which shall, collectively and separately, constitute one agreement. In addition, a party's signature transmitted to Lender via facsimile shall be deemed an original signature for all purposes.

**GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED DECEMBER 1, 2017.**

GRANTOR:

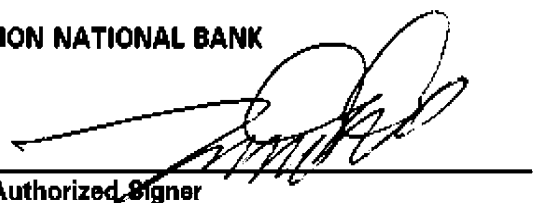
MIF 17005 S. WALLACE (SOUTH HOLLAND), LLC, AN ILLINOIS LIMITED LIABILITY COMPANY

By:   
Michael J. Androwich, Manager of MIF 17005 S. Wallace (South Holland), LLC, an Illinois Limited Liability Company

By:   
Justin P. Fierz, Manager of MIF 17005 S. Wallace (South Holland), LLC, an Illinois Limited Liability Company

LENDER:

UNION NATIONAL BANK

X   
Authorized Signer

Property of Cook County Clerk's Office

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## MODIFICATION OF MORTGAGE

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### LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF Illinois )  
 )  
 ) SS  
 COUNTY OF Cook )

On this 19<sup>th</sup> day of January, 2018 before me, the undersigned Notary Public, personally appeared Michael J. Androwich, Manager of MIF 17005 S. Wallace (South Holland), LLC, an Illinois Limited Liability Company and Justin P. Fierz, Manager of MIF 17005 S. Wallace (South Holland), LLC, an Illinois Limited Liability Company, 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 Christine Stoeckig Residing at 10630 Ridgeland, Chgo Ridge 60415  
 Notary Public in and for the State of Illinois

My commission expires 5-14-18



Clerk's Office

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## MODIFICATION OF MORTGAGE

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### LENDER ACKNOWLEDGMENT

STATE OF Illinois )

) SS

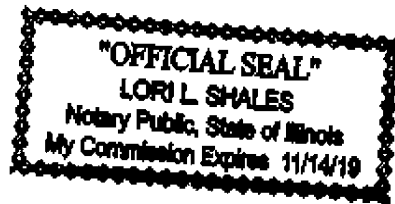
COUNTY OF Kane )

On this 22nd day of January, 2018 before me, the undersigned Notary Public, personally appeared Jay D. Deits and known to me to be the Senior V.P., authorized agent for **UNION NATIONAL BANK** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **UNION NATIONAL BANK**, duly authorized by **UNION NATIONAL 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 **UNION NATIONAL BANK**.

By Lori L. Shales Residing at Elgin, IL

Notary Public in and for the State of Illinois

My commission expires 11-14-19



CLERK'S OFFICE OF COOK COUNTY