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1814341131

RECORDATION REQUESTED BY:
BRICKYARD BANK
6676 N. LINCOLN AVENUE
LINCOLNWOOD, IL
60712-3631

Doc# 1814341131 Fee \$44.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 05/23/2018 03:35 PM PG: 1 OF 4

WHEN RECORDED MAIL TO:
BRICKYARD BANK
6676 N. LINCOLN AVENUE
LINCOLNWOOD, IL
60712-3631

SEND TAX NOTICES TO:
BRICKYARD BANK
6676 N. LINCOLN AVENUE
LINCOLNWOOD, IL
60712-3631

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:
BRICKYARD BANK
6676 N. LINCOLN AVENUE
LINCOLNWOOD, IL 60712-3631

First American Title

Order # 1472270A

SPS
SC
INT

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated December 27, 2017, is made and executed between 7746-48 S. YATES, LLC., whose address is 6900 S. STONY ISLAND, CHICAGO, IL 60649 (referred to below as "Grantor") and BRICKYARD BANK, whose address is 6676 N. LINCOLN AVENUE, LINCOLNWOOD, IL 60712-3631 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated September 27, 2007 (the "Mortgage") which has been recorded in COOK County, State of Illinois, as follows:

MORTGAGE DATED SEPTEMBER 27, 2007 AND RECORDED AS DOCUMENT NUMBER 0727705138 FROM 7746-48 S. YATES, LLC TO BRICKYARD BANK IN THE AMOUNT OF \$742,100.00.

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

LOT 7 AND 8 IN B.F. GEORGE'S SUBDIVISION OF THE SOUTH HALF OF BLOCK 5 IN CIRCUIT COURT PARTITION OF THE EAST HALF OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 25, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

The Real Property or its address is commonly known as 7746-48 S. YATES, CHICAGO, IL 60649. The Real Property tax identification number is 20-25-423-032-0000 Vol. 263.

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

EXTEND MATURITY DATE TO DECEMBER 27, 2018. THIS MODIFICATION IS EVIDENCED BY A PROMISSORY NOTE DATED DECEMBER 27, 2017 IN THE AMOUNT OF \$257,900.80.

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 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.

WAIVER OF RIGHT OF REDEMPTION. NOTWITHSTANDING ANY OF THE PROVISIONS TO THE CONTRARY CONTAINED IN THIS MORTGAGE, GRANTOR HEREBY WAIVES, TO THE EXTENT PERMITTED UNDER 735 ILCS 5/15-1601(b) OR ANY SIMILAR LAW EXISTING AFTER THE DATE OF THIS MORTGAGE, ANY AND ALL RIGHTS OF REDEMPTION ON GRANTOR'S BEHALF AND ON BEHALF OF ANY OTHER PERSONS PERMITTED TO REDEEM THE PROPERTY.

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 27, 2017.

GRANTOR:

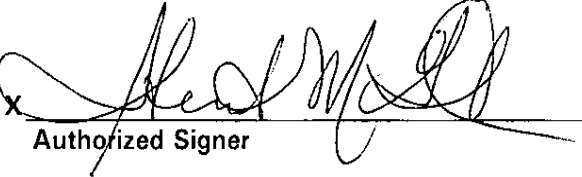
7746-48 S. YATES, LLC.

By: 

DENNIS a/k/a ANIS ELAHI

LENDER:

BRICKYARD BANK



Authorized Signer

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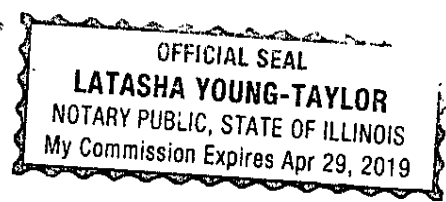
MODIFICATION OF MORTGAGE

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LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF Illinois

COUNTY OF Cook



On this 27th day of March, 2018 before me, the undersigned Notary Public, personally appeared **DENNIS a/k/a ANIS ELAHI**, Manager of **7746-48 S. YATES, 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 Edwards Street 60201

Notary Public in and for the State of Illinois

My commission expires 4/29/19

Cook County Clerk's Office

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MODIFICATION OF MORTGAGE

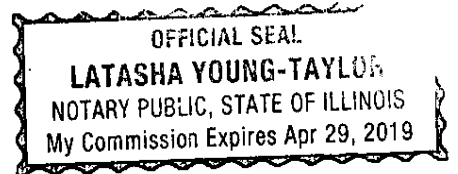
(Continued)

LENDER ACKNOWLEDGMENT

STATE OF Illinois

COUNTY OF Cook

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) SS
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On this 27th day of March, 2018 before me, the undersigned Notary Public, personally appeared Stamatia McGehee and known to me to be the AVP, authorized agent for **BRICKYARD BANK** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **BRICKYARD BANK**, duly authorized by **BRICKYARD 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 **BRICKYARD BANK**.

By [Signature] Residing at Waukegan

Notary Public in and for the State of Illinois

My commission expires 4/29/19

CLERK'S OFFICE OF COOK COUNTY