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1819313062

PREPARED BY:

Karyn R. Vanderwarren
120 E. Ogden Avenue, Suite 124
Hinsdale, Illinois 60521

Doc# 1819313062 Fee \$46.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 07/12/2018 02:56 PM PG: 1 OF 5

UPON

RECORDING, MAIL TO:

Belcorp Financial Services, Inc.
120 E. Ogden Avenue, Suite 124
Hinsdale, Illinois 60521

PREMISES:

10854 S. Eggleston Avenue
Chicago, Illinois 60628
PIN: 25-16-314-034-0000

MORTGAGE MODIFICATION AGREEMENT

JW 1892481 2018

THIS MORTGAGE MODIFICATION AGREEMENT (this "Agreement") is made effective as of July 11, 2018, by JEBB FOOD SERVICES, INC., an Illinois corporation ("Mortgagor" or "Borrower") with a business office located at 920 Curtis Street, Unit 666, Downers Grove, Illinois, regarding the above-referenced property, in favor of BELCORP FINANCIAL SERVICES, INC., an Illinois corporation ("Mortgagee" or "Lender").

1. Line of Credit. On or about November 10, 2014, Borrower entered into a Business Loan Agreement (as defined in the Business Loan Agreement), as amended, and under such Business Loan Agreement (the terms of which are incorporated herein by reference), executed a Revolving Credit Note in favor of Mortgagee for a loan in the maximum principal amount of \$350,000.00 ("Note"). On or about March 29, 2018, Borrower executed that certain Tenth Amendment to Business Loan Agreement and Revolving Credit Note, under which Lender and Borrower agreed that maximum principal amount of the note would be increased from \$350,000.00 to \$500,000.00;

2. Mortgage. Borrower executed a mortgage dated June 8, 2018, and recorded on June 21, 2018, as Document No. 1817249033 in the Cook County Recorder's Office. Said Mortgage secures Borrower's obligations under the Revolving Credit Note, Business Loan Agreement and related documents, dated June 8, 2018 ("Loan Documents").

3. Legal Description of Property. The legal description of the property covered by the Mortgage is set forth on Exhibit A attached hereto and made a part hereof.

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4. Modification. Lender and Grantor hereby modify the Mortgage as follows:

The terms of the Business Loan Agreement, Promissory Note, and related documents secured by the Mortgage have been modified by a Thirteenth Amendment to Business Loan Agreement and Revolving Credit Note dated July 11, 2018 ("Thirteenth Amendment"). The terms of the Thirteenth Amendment provide that Lender would increase the line of credit under the Business Loan Agreement and Revolving Credit Note an additional \$100,000.00. Therefore, Borrower agrees that the mortgage is hereby modified to provide that the maximum principle credit line amount under the Revolving Credit Note is \$600,000.00.

5. 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 Agreement 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 Agreement shall be construed as a satisfaction of amounts due under the Note or any other credit agreement secured by the Mortgage. It is the intention of Lender to retain as liable all parties to the Mortgage and all parties, makers and endorsers of the Note, including accommodation parties, unless expressly released by Lender in writing. Any maker or endorser, including accommodation makers, shall not be released by virtue of this Agreement. If any person who signed the original Mortgage does not sign this Agreement, then all persons signing below acknowledge that this Agreement is given conditionally, based on the representation to Lender that the non-signing person consents to the changes and provisions of this Agreement or otherwise will not be released by it.

MORTGAGOR ACKNOWLEDGES HAVING READ ALL OF THE PROVISIONS OF THIS MORTGAGE MODIFICATION AGREEMENT AND MORTGAGOR AGREES TO ITS TERMS.

[SIGNATURE PAGE FOLLOWS]

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IN WITNESS WHEREOF, this Agreement is executed and effective as of the date first set forth above.

MORTGAGOR:

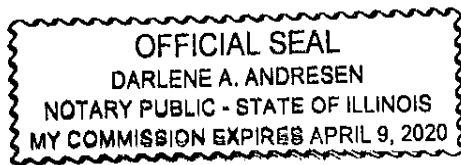
JEBB FOOD SERVICES, INC.

By: 
Demetrio Cardone, President

STATE OF ILLINOIS)
) ss.
COUNTY OF DU PAGE)

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that **Demetrio Cardone**, personally known to me to be the same person whose name is subscribed to the foregoing instrument as President of **JEBB FOOD SERVICES, INC.**, an Illinois corporation (or having produced sufficient identification), appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his free and voluntary act in such capacity, and as the free and voluntary act of such corporation, for the uses and purposes therein set forth.

Given under my hand and Notary Seal this 11th day of July, 2018.




Notary Public

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EXHIBIT A
LEGAL DESCRIPTION

COOK COUNTY
RECORDER OF DEEDS

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LEGAL DESCRIPTION

Lot 19 and the South 10 feet of Lot 18 in Block 4 in Teninga Brothers and Company's 2nd Belleview Addition to Roseland in the Southwest quarter of Section 16, Township 37 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Address: 10854 S. Eggleston Ave., Chicago, Illinois 60628

Property of Cook County Clerk's Office