

# UNOFFICIAL COPY

**RECORDATION REQUESTED BY:**

TOWN CENTER BANK  
1938 E Lincoln Hwy  
Suite 101  
New Lenox, IL 60451

**WHEN RECORDED MAIL TO:**

TOWN CENTER BANK  
1938 E Lincoln Hwy  
Suite 101  
New Lenox, IL 60451

**SEND TAX NOTICES TO:**

TOWN CENTER BANK  
1938 E Lincoln Hwy  
Suite 101  
New Lenox, IL 60451



Doc# 1819744068 Fee \$46.25

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 07/16/2018 04:26 PM PG: 1 OF 4

**FOR RECORDER'S USE ONLY**

**This Modification of Mortgage prepared by:**

TOWN CENTER BANK  
1938 E Lincoln Hwy  
New Lenox, IL 60451

## MODIFICATION OF MORTGAGE

**THIS MODIFICATION OF MORTGAGE** dated 06052018, is made and executed between Kirk W Zehme and Nicholene Zehme, whose address is 16445 Stuart Avenue, Orland Park, IL 60467 (referred to below as "Grantor") and TOWN CENTER BANK, whose address is 1938 E Lincoln Hwy, Suite 101, New Lenox, IL 60451 (referred to below as "Lender").

**MORTGAGE.** Lender and Grantor have entered into a Mortgage dated June 4, 2018 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

A mortgage dated July 13, 2015 and recorded on July 28, 2015 as Document No. 1520945008 by Kirk W. Zehme and Nicholene Zehme to Town Center Bank on property commonly known as 16445 Stuart Avenue, in Orland Park, Illinois, in the County of Cook and in the State of Illinois.

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

LOT 25 TO 27 IN BLOCK 14 IN ALPINE HEIGHTS, A SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 20, TOWNSHIP 36 NORTH RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

The Real Property or its address is commonly known as 16445 Stuart Avenue, Orland Park, IL 60467. The Real Property tax identification number is 27-20-308-061-0000.

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

To increase the amount of the mortgage from \$150,000.00 to \$249,000.00 and to extend the maturity date.

**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

S Y  
P Y  
S N  
M Y  
SC Y  
E N  
INT YHC  
D 7/1/18

**UNOFFICIAL COPY****MODIFICATION OF MORTGAGE  
(Continued)**

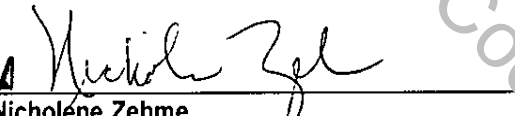
Page 2

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.

**GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED 06052018.**

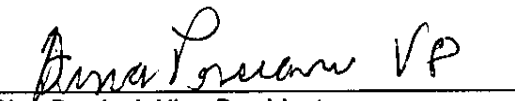
GRANTOR:

x   
Kirk W Zehme

x   
Nicholene Zehme

LENDER:

TOWN CENTER BANK

x   
Gina Persiani, Vice President

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## MODIFICATION OF MORTGAGE (Continued)

### INDIVIDUAL ACKNOWLEDGMENT

STATE OF IL )  
 )  
 ) SS  
 COUNTY OF Will )  
 )

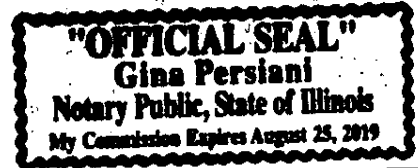
On this day before me, the undersigned Notary Public, personally appeared Kirk W Zehme and Nicholene Zehme, to me known to be the individuals described in and who executed the Modification of Mortgage, and acknowledged that they signed the Modification as their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 5th day of June, 2018.

By Gina Persiani Residing at 22106 Princeton Circle  
Frankfort IL 60423

Notary Public in and for the State of IL

My commission expires 8-25-2019



### LENDER ACKNOWLEDGMENT

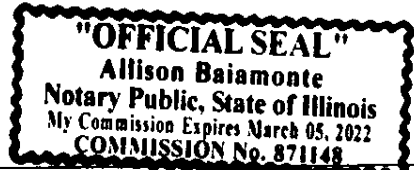
STATE OF IL )  
 ) SS  
 COUNTY OF Will )  
 )

On this 5th day of June, 2018 before me, the undersigned Notary Public, personally appeared Gina Persiani and known to me to be the Vice President, authorized agent for **TOWN CENTER BANK** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **TOWN CENTER BANK**, duly authorized by **TOWN CENTER 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 **TOWN CENTER BANK**.

By Allison Baiamonte Residing at 20181 S. LaGrange Rd,  
Frankfort, IL 60423

Notary Public in and for the State of IL

My commission expires March 5, 2022



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## MODIFICATION OF MORTGAGE (Continued)

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RECORDER OF DEEDS

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