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1831734055

Doc# 1831734055 Fee \$44.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/13/2018 11:51 AM PG: 1 OF 4

WHEN RECORDED MAIL TO:

LAKESIDE BANK
Loan Operations
1055 W ROOSEVELT RD
CHICAGO, IL 60608

SEND TAX NOTICES TO:

LAKESIDE BANK
UIC/NEAR WEST
1055 W ROOSEVELT RD
CHICAGO, IL 60608

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:

Ramona Khachi, Paralegal
LAKESIDE BANK
1055 W ROOSEVELT RD
CHICAGO, IL 60608

MODIFICATION OF MORTGAGE



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THIS MODIFICATION OF MORTGAGE dated April 23, 2018, is made and executed between MARK FALANGA, LLC 2905 LOGAN BOULEVARD LLC, whose address is 2436 West Blooringale Avenue, Chicago, IL 60647 (referred to below as "Grantor") and LAKESIDE BANK, whose address is 1055 W ROOSEVELT RD, CHICAGO, IL 60608 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated April 7, 2016 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Recorded at the Cook County Recorder of Deeds Office on April 18, 2016 as Document Number 1610947209.

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

THE EAST 1/2 OF LOT 9 AND THE WEST 16 1/2 FEET OF LOT 10 IN GEORGE A. SEAVERN'S RESUBDIVISION OF THE NORTH PART OF BLOCKS 1, 2 AND 3 IN GEORGE A SEAVERN'S SUBDIVISION OF THE SOUTHEAST 1/4 OF THE SOUTH WEST 1/4 OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

The Real Property or its address is commonly known as 2905 W. Logan Blvd., Chicago, IL 60647. The Real Property tax identification number is 13-25-317-007-0000.

GCRD REVIEW

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MODIFICATION OF MORTGAGE (Continued)

Loan No: 60917693

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

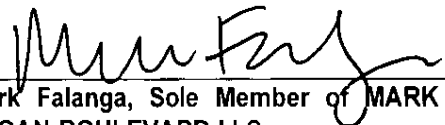
(A) The maturity date of the loan is hereby extended to April 23, 2021, (B) the Interest Rate is amended to 4.750% fixed, per annum, (C) Principal Amount of the loan is increased to \$750,000.00. All other terms and conditions of the loan documents shall remain the same, in full force and effect.

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 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 APRIL 23, 2018.

GRANTOR:

MARK FALANGA,LLC 2905 LOGAN BOULEVARD LLC

By: 
Mark Falanga, Sole Member of MARK FALANGA,LLC 2905
LOGAN BOULEVARD LLC

LENDER:

LAKESIDE BANK

X 
Authorized Signer

Cook County Clerk's Office

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MODIFICATION OF MORTGAGE (Continued)

Loan No: 60917693

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LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

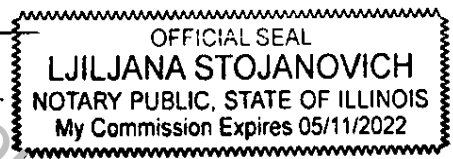
STATE OF IL)
)
) SS
 COUNTY OF COOK)

On this 7th day of November, 2018 before me, the undersigned Notary Public, personally appeared **Mark Falanga, Sole Member of MARK FALANGA, LLC 2905 LOGAN BOULEVARD 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 _____

Notary Public in and for the State of IL

My commission expires 05/11/22



NOTARY PUBLIC OF COOK County Clerk's Office

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MODIFICATION OF MORTGAGE (Continued)

Loan No: 60917693

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LENDER ACKNOWLEDGMENT

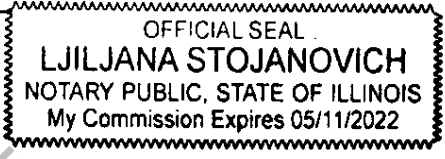
STATE OF IL)
)
 COUNTY OF Cook) SS
)

On this 7th day of November, 2018 before me, the undersigned Notary Public, personally appeared VAN KOSIN and known to me to be the _____, authorized agent for **LAKESIDE BANK** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **LAKESIDE BANK**, duly authorized by **LAKESIDE 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 **LAKESIDE BANK**.

By [Signature] Residing at _____

Notary Public in and for the State of IL

My commission expires 05/11/22



Cook County Clerk's Office