

# UNOFFICIAL COPY

**RECORDATION REQUESTED BY:**

First Secure Bank and Trust  
Co.  
10360 South Roberts Road  
Palos Hills, IL 60465

Doc#: 1831847099 Fee: \$54.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 11/14/2018 11:46 AM Pg: 1 of 4

**WHEN RECORDED MAIL TO:**

First Secure Bank and Trust  
Co.  
10360 South Roberts Road  
Palos Hills, IL 60465

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FOR RECORDER'S USE ONLY

**This Modification of Mortgage prepared by:**

Mario Aparicio, Loan Documentation Specialist  
First Secure Bank and Trust Co.  
10360 South Roberts Road  
Palos Hills, IL 60465

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## MODIFICATION OF MORTGAGE

**THIS MODIFICATION OF MORTGAGE** dated October 29, 2018, is made and executed between **KENNETH C WONG**, whose address is 2847 S BROAD STREET, CHICAGO, IL 60608 (referred to below as "Grantor") and First Secure Bank and Trust Co., whose address is 10360 South Roberts Road, Palos Hills, IL 60465 (referred to below as "Lender").

**MORTGAGE.** Lender and Grantor have entered into a Mortgage dated November 5, 2018 (the "Mortgage") which has been recorded in COOK County, State of Illinois, as follows:

First Mortgage and AOR on 6525 W Archer Ave., Chicago, IL., both dated October 29, 2017 and Recorded as No's. 1727934101 through 1727934102 respectively.

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

LOT 10 IN BLOCK 51 IN THE RESUBDIVISION OF G.H. BARTLETT'S 4TH ADDITION TO BARTLETT'S HIGHLANDS, BEING A SUBDIVISION OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 18, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS (6525 W ARCHER AVE CHICAGO)

The Real Property or its address is commonly known as 6525 W ARCHER AVE, CHICAGO, IL 60638. The Real Property tax identification number is 19-18-205-001-0000.

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

- 1.- Increase the loan amount to \$698,331.00. the current balance is \$393,017.07.
- 2.- Change the repayment to; 12 months interest only at 5.50% fixed.
- 3.- Followed by a 4 year amortizing period P&I at 5.50% fixed.
- 4.- Followed by a 5 year amortizing period of P&I at 3.50 above the then most recently available 5-year

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## MODIFICATION OF MORTGAGE

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Loan No: 11657513

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U.S. Treasury constant maturity index. The current index is 2.94% with a floor of 5.25% and a ceiling of 8.50.

**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.

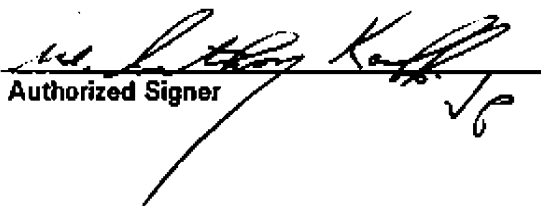
**GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED OCTOBER 29, 2018.**

GRANTOR:

x   
KENNETH C WONG

LENDER:

FIRST SECURE BANK AND TRUST CO.

x   
Authorized Signer

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## MODIFICATION OF MORTGAGE

Loan No: 11657513

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### INDIVIDUAL ACKNOWLEDGMENT

STATE OF ILLINOIS )

) SS

COUNTY OF COOK )

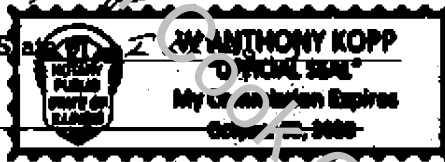
On this day before me, the undersigned Notary Public, personally appeared **KENNETH C WONG**, to me known to be the individual described in and who executed the Modification of Mortgage, and acknowledged that he or she signed the Modification as his or her free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 10<sup>th</sup> day of November, 2018.

By W. Anthony Kopp Residing at 1036 S. ROBERTS Rd

Notary Public in and for the State of Illinois

My commission expires \_\_\_\_\_



Palms Hills, IL

### LENDER ACKNOWLEDGMENT

STATE OF Illinois )

) SS

COUNTY OF Cook )

On this 10<sup>th</sup> day of November, 2018 before me, the undersigned Notary Public, personally appeared W. Anthony Kopp and known to me to be the VP/CEO, authorized agent for **First Secure Bank and Trust Co.**, that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **First Secure Bank and Trust Co.**, duly authorized by **First Secure Bank and Trust Co.** 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 **First Secure Bank and Trust Co.**.

By Diana M. Pasch Residing at Palms Hills, IL

Notary Public in and for the State of Illinois

My commission expires 7-12-21



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## MODIFICATION OF MORTGAGE

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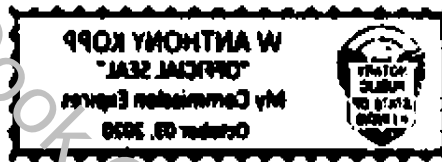
Loan No: 11657513

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