

UNOFFICIAL COPY

Doc#: 1906425000 Fee: \$52.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 03/05/2019 09:57 AM Pg: 1 of 3

RECORDATION REQUESTED BY:

Village Bank & Trust
234 West Northwest Highway
Arlington Heights, IL 60004

WHEN RECORDED MAIL TO:

Village Bank & Trust
9801 W Higgins Suite 400
Rosemont, IL 60108

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:

Loan Operations, Loan Operations Administrator
Village Bank & Trust
234 West Northwest Highway
Arlington Heights, IL 60004

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated January 28, 2019, is made and executed between Phillip Ahn, whose address is 238 Dulles Road, Des Plaines, IL 60016 (referred to below as "Grantor") and Village Bank & Trust, whose address is 234 West Northwest Highway, Arlington Heights, IL 60004 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated January 28, 1999 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Recorded February 16, 1999 in the Office of the Cook County Recorder as document number 99150447.

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

THE SOUTH 108 FEET OF THE NORTH 158 FEET OF THAT PART OF THE NORTHEAST QUARTER OF THE FRACTIONAL NORTHEAST QUARTER OF SECTION 16, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING EAST OF A LINE 25 FEET WEST OF THE EAST LINE OF FOSTER AVENUE AS EXTENDED SOUTH IN COOK COUNTY, ILLINOIS.

The Real Property or its address is commonly known as 9603-9611 West Lawrence Avenue, Schiller Park, IL 60176. The Real Property tax identification number is 12-16-206-004-0000.

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

Effective the date of this Modification, all references to a maturity date are deleted.

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

UNOFFICIAL COPY

MODIFICATION OF MORTGAGE (Continued)

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 JANUARY 28, 2019.

GRANTOR:

X *Phillip Ahn*
Phillip Ahn

LENDER:

VILLAGE BANK & TRUST

Stephanie Molster
Authorized Signer

INDIVIDUAL ACKNOWLEDGMENT

STATE OF *Illinois*)
) SS
COUNTY OF *Cook*)

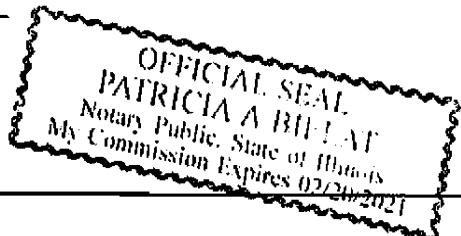
On this day before me, the undersigned Notary Public, personally appeared **Phillip Ahn**, to me known to be the individual described in and who executed the Modification of Mortgage, and acknowledged that he or she signed the Modification as his or her free and voluntary act and deed, for the uses and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

Given under my hand and official seal this *19th* day of *Feb*, 20*19*.

By *Patricia A. Biel* Residing at *Greenwood Hills, IL 60004*

Notary Public in and for the State of *Ill*

My commission expires *2/20/21*



UNOFFICIAL COPY

MODIFICATION OF MORTGAGE (Continued)

LENDER ACKNOWLEDGMENT

STATE OF Illinois)
) SS
 COUNTY OF Cook)

On this 19th day of Feb, 2019 before me, the undersigned Notary Public, personally appeared Stephanie Mosler and known to me to be the VP, authorized agent for **Village Bank & Trust** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **Village Bank & Trust**, duly authorized by **Village Bank & Trust** 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 **Village Bank & Trust**.

By Carissa Breen Residing at Carleington Hill

Notary Public in and for the State of Ill

My commission expires 2/20/21



County Clerk's Office