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Doc#: 2021740003 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 08/04/2020 09:25 AM Pg: 1 of 4

RECORDATION REQUESTED BY:
FIRST NATIONS BANK
7757 W. DEVON AVENUE
CHICAGO, IL 60631-1509

WHEN RECORDED MAIL TO:
FIRST NATIONS BANK
7757 W. DEVON AVENUE
CHICAGO, IL 60631-1509

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:
SA - BV SCATTERED SITES LLC, 11061868-3
FIRST NATIONS BANK
7757 W. DEVON AVENUE
CHICAGO, IL 60631-1509

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated April 20, 2020, is made and executed between BV SCATTERED SITES, LLC, whose address is 832 CUSTER AVE, EVANSTON, IL 60202 (referred to below as "Grantor") and FIRST NATIONS BANK, whose address is 7757 W. DEVON AVENUE, CHICAGO, IL 60631-1509 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated July 22, 2011 (the "Mortgage") which has been recorded in COOK County, State of Illinois, as follows:

RECORDED ON AUGUST 26, 2011 IN COOK COUNTY WITH THE DOCUMENT NUMBERS 1123803066 AND 1123803067

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

Real Property located at 3028 W FLOURNOY ST, CHICAGO, IL 60612; 16-13-301-027-0000
LOT 37 IN BLOCK 2 IN FRAZIER'S SUBDIVISION OF PART OF THE NORTHEAST 1/4 OF THE
NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 13, TOWNSHIP 39 NORTH, RANGE 13, EAST
OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

The Real Property or its address is commonly known as 3028 W FLOURNOY ST, CHICAGO, IL. The Real Property tax identification number is 16-13-301-027-0000 (FLOURNOY).

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

THE SUBJECT LOAN WAS APPROVED FOR THE COVID-19 LOAN MODIFICATION IN ADDITION TO A LOAN RENEWAL FOR 36 MONTHS. THE MODIFICATION TERMS ARE FOR THE NEXT 90 DAYS ONLY, EACH MONTHLY PAYMENT WILL BE INTEREST ONLY STARTING WITH THE APRIL 22, 2020 PAYMENT. EFFECTIVE JULY 22, 2020 THE MONTHLY PAYMENTS OF PRINCIPAL, INTEREST AND ESCROW WILL RESUME. THE MATURITY DATE IS EXTENDED TO MAY 22, 2023 PURSUANT TO THE LOAN RENEWAL TERMS. ALL OTHER TERMS AND CONDITIONS WILL REMAIN THE SAME.

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MODIFICATION OF MORTGAGE (Continued)

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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 20, 2020.

GRANTOR:

BV SCATTERED SITES, LLC

By: 

ALBERT BELMONTE, Manager of BV SCATTERED SITES, LLC

LENDER:

FIRST NATIONS BANK

x 

Authorized Signer

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MODIFICATION OF MORTGAGE (Continued)

LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF IL)
) SS
 COUNTY OF COOK)

On this 20 day of APRIL, 2020 before me, the undersigned Notary Public, personally appeared **ALBERT BELMONTE, Manager of BV SCATTERED SITES, 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 Sal Belmonte Residing at NORRIDGE, IL

Notary Public in and for the State of IL

My commission expires 11/16/20



NOTARY PUBLIC OF COOK COUNTY Clerk's Office

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MODIFICATION OF MORTGAGE (Continued)

LENDER ACKNOWLEDGMENT

STATE OF IL)
) SS
 COUNTY OF COOK)

On this 20 day of APRIL, 2020 before me, the undersigned Notary Public, personally appeared JOSE BUANDA and known to me to be the VP, authorized agent for FIRST NATIONS BANK that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of FIRST NATIONS BANK, duly authorized by FIRST NATIONS 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 FIRST NATIONS BANK.

By Sal A Residing at WARRINGTON

Notary Public in and for the State of IL

My commission expires 11/16/20



PROPERTY OF COOK COUNTY CLERK'S OFFICE