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Doc#: 2024401014 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 08/31/2020 11:36 AM Pg: 1 of 5

WHEN RECORDED MAIL TO:

First National Bank of
Brookfield
9136 Washington Avenue
Brookfield, IL 60513

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:

Amy Burokas, Senior Credit Administrator
First National Bank of Brookfield
9136 Washington Avenue
Brookfield, IL 60513



First National BANK OF BROOKFIELD

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated June 19, 2020, is made and executed between Hometown Properties of Illinois, L.L.C. (referred to below as "Grantor") and First National Bank of Brookfield, whose address is 9136 Washington Avenue, Brookfield, IL 60513 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated March 20, 2013 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Recorded in the Office of the Cook County Recorder on June 6, 2013 as document number 1315745034.

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

PARCEL 1: LOT 18 (EXCEPT THE SOUTH 12.50 FEET THEREOF) AND LOT 19 (EXCEPT THE NORTH 12.50 FEET THEREOF) IN PREROST EDGEWOOD HOMES SECOND ADDITION, BEING A SUBDIVISION OF BLOCK 29 (EXCEPT THE EAST 375 FEET THEREOF) IN CIRCUIT COURT PARTITION IN SECTION 6, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 6, 1959 AS DOCUMENT 17530729, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE NORTH 12.50 FEET OF LOT 19 AND ALL OF LOT 20 IN PREROST EDGEWOOD HOMES SECOND ADDITION, BEING A SUBDIVISION OF BLOCK 29 (EXCEPT THE EAST 375 FEET THEREOF) IN CIRCUIT COURT PARTITION IN SECTION 6, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 6, 1959 AS DOCUMENT 17530729, IN COOK COUNTY, ILLINOIS.

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PARCEL 3: EASEMENTS AS SET FORTH IN THE DECLARATION OF EASEMENTS AND EXHIBIT "A" THERETO ATTACHED MADE BY CHICAGO TITLE AND TRUST COMPANY, AN ILLINOIS CORPORATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED JULY 3, 1957 AND KNOWN AS TRUST NUMBER 39367, DATED AND RECORDED SEPTEMBER 11, 1959 AS DOCUMENT 17655504; AND AS CREATED BY THE DEED FROM CHICAGO TITLE AND TRUST COMPANY, AN ILLINOIS CORPORATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED JULY 3, 1957 AND KNOWN AS TRUST NUMBER 39367, TO ANDREW PREROST BUILDERS, INCORPORATED, AN ILLINOIS CORPORATION, DATED JULY 30, 1960 AND RECORDED AUGUST 9, 1960 AS DOCUMENT 17931246 FOR THE BENEFIT OF PARCELS 1 AND 2 AFORESAID FOR INGRESS AND EGRESS FOR VEHICULAR AND PEDESTRIAN USE OVER, UNDER, AND ACROSS THE EAST 12 FEET, AS MEASURED AT RIGHT ANGLES TO THE EAST LINE OF LOTS 17 TO 32 BOTH INCLUSIVE, IN PREROST EDGEWOOD HOMES SECOND ADDITION AFORESAID, (EXCEPT THEREFROM THAT PART THEREOF FALLING IN PARCELS 1 AND 2 AFORESAID), ALL IN COOK COUNTY, ILLINOIS.

The Real Property or its address is commonly known as 4319-4321 S. Harlem Avenue, Stickney, IL 60402. The Real Property tax identification number is 19-06-300-040-0000 & 19-06-300-041-0000.

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

Under Definitions paragraph, the Note is hereby modified as follows: The maturity date of the Note is extended to June 19, 2025 and the Payment schedule changed to 59 @ \$2,411.94 and 1 @ \$290,053.23

The maturity date, if any, of the Mortgage is removed

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.

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GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED JUNE 19, 2020.

GRANTOR:

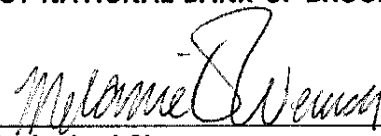
HOMETOWN PROPERTIES OF ILLINOIS, L.L.C.

GARY M. TARR REVOCABLE TRUST DATED OCTOBER 3, 1988,
Managing Member of Hometown Properties of Illinois, L.L.C.

By: 
Gary M. Tarr, Trustee of Gary M. Tarr Revocable Trust Dated
October 3, 1988

LENDER:

FIRST NATIONAL BANK OF BROOKFIELD

X 
Authorized Signer

Property of Cook County Clerk's Office

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LIMITED LIABILITY COMPANY ACKNOWLEDGEMENT

STATE OF Wisconsin)
) SS
 COUNTY OF Washburn)

On this 13th day of July, 2020 before me, the undersigned Notary Public, personally appeared Gary M Tarv and known to me to be the Trustee 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 F. Conner Residing at Wisconsin, Washburn

Notary Public in and for the State of Wisconsin

My commission expires 11-7-2023

<p>F. CONNER Notary Public State of Wisconsin</p>

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LENDER ACKNOWLEDGMENT

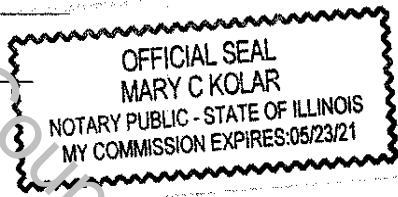
STATE OF Illinois)
)
) SS
 COUNTY OF Cook)

On this 15th day of July, 2020 before me, the undersigned Notary Public, personally appeared Melanie Weirich and known to me to be the Vice President, authorized agent for **First National Bank of Brookfield** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **First National Bank of Brookfield**, duly authorized by **First National Bank of Brookfield** 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 National Bank of Brookfield**.

By [Signature] Residing at _____

Notary Public in and for the State of Illinois

My commission expires 5/23/21



COUNTY OF COOK
 Clerk's Office