

UNOFFICIAL COPY

RECORDATION REQUESTED BY:

Forest Park National Bank &
Trust Co
Madison Street
7348 West Madison Street
Forest Park, IL 60130

Doc#: 2030107548 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 10/27/2020 04:52 PM Pg: 1 of 3

WHEN RECORDED MAIL TO:

Forest Park National Bank &
Trust Co
Madison Street
7348 West Madison Street
Forest Park, IL 60130

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:
Kathryn Kendall, Loan Processor
Forest Park National Bank & Trust Co
7348 West Madison Street
Forest Park, IL 60130

2020223-19

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated May 31, 2020, is made and executed between Timothy Stefl and Ruth Ann Stefl, as Joint Tenants (referred to below as "Grantor") and Forest Park National Bank & Trust Co, whose address is 7348 West Madison Street, Forest Park, IL 60130 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated May 29, 2018 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Mortgage to Lender dated May 29, 2018 on real property located at 1015 Troost Ave, Forest Park, IL 60130 and recorded with the Cook County Recorder of Deeds on June 5, 2018 as Document Number 1815619060, as amended, modified, renewed, restated or replaced from time to time.

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

LOT 2 IN KISTENBROKER AND HAASE'S SUBDIVISION OF BLOCK 16 IN DUNLOPS ADDITION TO OAK PARK IN SECTION 14, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

The Real Property or its address is commonly known as 1015 Troost Ave, Forest Park, IL 60130. The Real Property tax identification number is 15-13-308-005-0000.

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

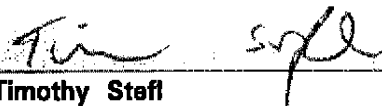
The definition of "Note" is amended to mean the Promissory Note dated May 31, 2020, in the original principal amount of \$200,000.00 from Grantor and/or Borrower to Lender, together with all renewals of, extensions of, modifications of, change in terms of, refinancings of, consolidations of and substitutions for the Promissory Note or agreement.


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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 MAY 31, 2020.

GRANTOR:

x 
Timothy Steff

x 
Ruth Ann Steff

LENDER:**FOREST PARK NATIONAL BANK & TRUST CO**

x 
Authorized Signer

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MODIFICATION OF MORTGAGE (Continued)

INDIVIDUAL ACKNOWLEDGMENT

STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

On this day before me the undersigned Notary Public, personally appeared **Timothy Stefl and Ruth Ann Stefl**, to me known to be the individuals described in and who executed the Modification of Mortgage, and acknowledged that they signed the Modification as their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 25th day of June, 2020.

By Abigail Stefl *Abigail Stefl* Residing at 1333 Fillmore St, Forest Park, IL
60130

Notary Public in and for the State of ILLINOIS

My commission expires 12/15/2022



LENDER ACKNOWLEDGMENT

STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

On this 25th day of June, 2020 before me, the undersigned Notary Public, personally appeared Eric Spalding and known to me to be the Sub-Lending, authorized agent for **Forest Park National Bank & Trust Co** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **Forest Park National Bank & Trust Co**, duly authorized by **Forest Park National Bank & 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 **Forest Park National Bank & Trust Co**.

By *[Signature]* Residing at Forest Park IL

Notary Public in and for the State of IL

My commission expires 5/11/2024

