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RECORDATION REQUESTED BY:

Fifth Third Bank, National
Association
Attn: Post Closing Exceptions,
MD ROPS56
1850 East Paris Avenue SE
Grand Rapids, MI 49546

Doc#: 2032306059 Fee: \$98.00

Edward M. Moody

Cook County Recorder of Deeds

Date: 11/18/2020 09:56 AM Pg: 1 of 4

WHEN RECORDED MAIL TO:

Fifth Third Bank, National
Association
Attn: Post Closing Exceptions,
MD ROPS56
1850 East Paris Avenue SE
Grand Rapids, MI 49546

SEND TAX NOTICES TO:

Fifth Third Bank, National
Association
Attn: Escrow Processing,
MD1MOCB7
5050 Kingsley Drive
Cincinnati, OH 45227

FOR RECORDER'S USE ONLY**This Modification of Mortgage prepared by:**

S Heckl
Fifth Third Bank, National Association
222 South Riverside Plaza
Chicago, IL 60606

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated September 13, 2020, is made and executed between Daria Szymanski, an unmarried woman (referred to below as "Grantor") and Fifth Third Bank National Association, whose address is 222 South Riverside Plaza, Chicago, IL 60606 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated November 13, 2009 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Mortgage (the "Initial Mortgage") dated as of November 13, 2009, recorded on December 8, 2009, as Document No. 0934257115, and Assignment of Rents of even date therewith executed by Grantor for the benefit of Lender, recorded on December 8, 2009, as Document No. 0934257116.

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

PARCEL 1:

UNIT NUMBERS 312 AND P46 IN THE 27 QUENTIN ROAD CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

THE NORTH 300 FEET OF THE SOUTH 765.15 FEET OF THE WEST 239.24 FEET (EXCEPT THE WEST 50 FEET TAKEN FOR ROADWAY) AND (EXCEPT THE EAST 60 FEET THEREOF) OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 15, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO

UNOFFICIAL COPY**MODIFICATION OF MORTGAGE****(Continued)****Page 2**

THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS FOR 27 QUENTIN ROAD CONDOMINIUM ASSOCIATION RECORDED ON DECEMBER 7, 2006 AS DOCUMENT NUMBER 0634115022; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF STORAGE LOCKER S44, AS LIMITED COMMON ELEMENT(S) AS SET FORTH IN THE DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, RECORDED ON DECEMBER 7, 2006 AS DOCUMENT NUMBER 0634115022.

The Real Property or its address is commonly known as 77 N. Quentin Rd., Unit 312, Palatine, IL 60067. The Real Property tax identification number is 02-15-302-009-1026 and 02-15-302-009-1087.

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

The definition of "Note" set forth in the Mortgage is hereby amended and restated in its entirety as follows: The word "Note" means that certain Promissory Note dated September 13, 2020 in the current principal amount of \$169,144.23 executed by Borrower payable to the order of Lender, as amended, supplemented, modified or replaced from time to time.

Grantor. The word ("Grantor") as set forth in the original Mortgage is hereby amended from Wieslaw Szymanski and Lucyna Szymanski, husband and wife, as joint tenants, to Daria Szymanski, an unmarried woman.

Successor in Interest. MB Financial Bank, N.A. successor in interest to American Chartered Bank merged with and into Fifth Third Bank, National Association (formerly known as Fifth Third Bank) (hereafter, "Fifth Third") on May 3, 2019 with Fifth Third as the surviving bank. As a result of such merger, Fifth Third became the successor in interest to all rights and obligations of MB Financial Bank, N.A. as Lender for all purposes hereof

The paragraph titled "MAXIMUM LIEN" set forth in the Mortgage is amended as follows:

At no time shall the principal amount of Indebtedness secured by the Mortgage, not including sums advanced to protect the security of the Mortgage, exceed \$338,288.50..

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 SEPTEMBER 13, 2020.

GRANTOR:

X  ✓
Daria Szymanski

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MODIFICATION OF MORTGAGE

(Continued)

LENDER:

FIFTH THIRD BANK, NATIONAL ASSOCIATION

x Leah Taylor
Authorized Signer

INDIVIDUAL ACKNOWLEDGMENT

STATE OF TX

[Signature]

COUNTY OF HARRIS

)
) SS
)

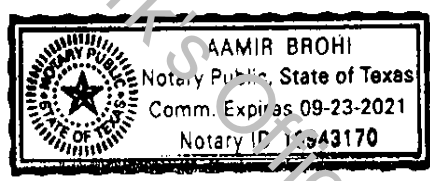
On this day before me, the undersigned Notary Public, personally appeared **Daria Szymanski**, to me known to be the individual described in and who executed the Modification of Mortgage, and acknowledged that he or she signed the Modification as his or her free and voluntary act and deed, for the uses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

Given under my hand and official seal this 08. day of Sept., 2020.

By Pasha + Cary Carter Residing at _____

Notary Public in and for the State of TX

My commission expires 09-23-2021



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MODIFICATION OF MORTGAGE

(Continued)

LENDER ACKNOWLEDGMENT

STATE OF Ohio)
)
 COUNTY OF Hamilton) SS
)

On this 17th day of September, _____ before me, the undersigned Notary Public, personally appeared Leah Stanton and known to me to be the Officer, authorized agent for **Fifth Third Bank, National Association** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **Fifth Third Bank, National Association**, duly authorized by **Fifth Third Bank, National Association** 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 **Fifth Third Bank, National Association**.

By TAMMY REEVES Residing at 5050 Kingsley Drive

Notary Public in and for the State of Ohio anti OH 45227

My commission expires 6-14-2023
 TAMMY REEVES
 Notary Public, State of Ohio
 My Commission Expires 06-14-2023



Notary's Office