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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#: 2032339088 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 11/18/2020 09:36 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:

A. Fabi
Fifth Third Bank, National Association
222 South Riverside Plaza
Chicago, IL 60606

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated August 24, 2020, is made and executed between 1016 Lunt, LLC, whose address is 1016 Lunt Avenue, Schaumburg, IL 60193 (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 August 24, 2015 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Mortgage (the "Initial Mortgage") dated as of August 24, 2015 executed by 1016 Lunt, LLC ("Grantor") for the benefit of MB Financial Bank, N.A., as successor in interest to American Chartered Bank (the "Lender") recorded in the office of the Cook County Recorder of Deeds (the "Recorder's Office") on September 14, 2015 as document #1525726085, and Assignment of Rents of even date therewith executed by Grantor for the benefit of Lender, recorded in the Recorder's Office on September 14, 2015 as document #1525726086.

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

Lot 6, in Block 8, in Centex Industrial Park Unit 63, being a Subdivision of part of the North Half of Section 33, Township 41 North, Range 10, East of the Third Principal Meridian, in Cook County, Illinois.

The Real Property or its address is commonly known as 1016 Lunt Avenue, Schaumburg, IL 60193. The Real

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MODIFICATION OF MORTGAGE (Continued)

Property tax identification number is 07-33-100-020-0000.

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 August 24, 2020 in the current principal amount of \$181,466.28 executed by Borrower payable to the order of Lender, as amended, supplemented, modified or replaced from time to time.

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 \$362,932.56.

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 hereon.

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 AUGUST 24, 2020.

GRANTOR:

1016 LUNT, LLC

By: 
Nicolay Mirchev, Managing Member of 1016 Lunt, LLC

LENDER:

FIFTH THIRD BANK, NATIONAL ASSOCIATION

x 
Authorized Signer

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MODIFICATION OF MORTGAGE (Continued)

LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF IL)
) SS
 COUNTY OF Cook)

On this 17 day of September, 2020 before me, the undersigned Notary Public, personally appeared Nicolay Mirchef, Managing Member of 1016 Lunt, 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 Sikander Hayat Residing at 1199 E Higgins Rd Schaumburg IL, 60173

Notary Public in and for the State of IL

My commission expires 08-22-2022



NOTARY OF COOK COUNTY CLERK'S OFFICE

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MODIFICATION OF MORTGAGE
(Continued)

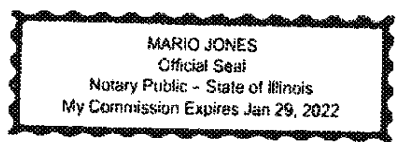
LENDER ACKNOWLEDGMENT

STATE OF Illinois)
)
) SS
COUNTY OF Cook)

On this 23 day of September, 2020 before me, the undersigned Notary Public, personally appeared Jessica Annunzio Redman and known to me to be the Senior Vice President, 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 [Signature] Residing at 222 S Riverside Plaza Chicago 60606

Notary Public in and for the State of Illinois
My commission expires Jan 29th 2022



County Clerk's Office