

# UNOFFICIAL COPY

Doc# 2101318206 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 01/13/2021 03:20 PM Pg: 1 of 3

**RECORDATION REQUESTED BY:**

Hinsdale Bank & Trust  
Company, N.A.  
25 E. First Street  
Hinsdale, IL 60521

**WHEN RECORDED MAIL TO:**

Hinsdale Bank & Trust  
Company, N.A.  
9801 W Higgins, Suite 400  
Rosemont, IL 60018

#20035277W/C

FOR RECORDER'S USE ONLY

**This Modification of Mortgage prepared by:**

Loan Operations, Loan Documentation Administrator  
Hinsdale Bank & Trust Co.  
25 E. First Street  
Hinsdale, IL 60521

## MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated December 1, 2020, is made and executed between Daniel J. Petree and Suzanne L. Petree, husband and wife, as tenants by the entirety (referred to below as "Grantor") and Hinsdale Bank & Trust Company, N.A., whose address is 25 E. First Street, Hinsdale, IL 60521 (referred to below as "Lender").

**MORTGAGE.** Lender and Grantor have entered into a Mortgage dated April 1, 2014 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Recorded April 04, 2014 in The Cook County Recorder's Office as document no. 1409446057

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

**PARCEL 1:**

LOT 8 IN TARTAN RIDGE OF BURR RIDGE, BEING A SUBDIVISION OF PART OF SECTION 19, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**PARCEL 2:**

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 OVER OUTLOT 25 AS SET FORTH IN THE PLAT OF SUBDIVISION RECORDED OCTOBER 13, 1987 AS DOCUMENT 87552650 AND TARTAN RIDGE OF BURR RIDGE DECLARATION OF CONDITIONS, COVENANTS, RESTRICTIONS, RESERVATIONS, GRANTS AND EASEMENTS RECORDED AS DOCUMENT 87589912 AND AS CREATED BY DEED FROM COLE TAYLOR BANK/FORD CITY AS TRUSTEE UNDER TRUST AGREEMENT DATED SEPTEMBER 1, 1987 AND KNOWN AS TRUST NUMBER 4777 TO TARTAN RIDGE OF BURR RIDGE COMMUNITY ASSOCIATION, AN ILLINOIS NOT FOR PROFIT CORPORATION, RECORDED AS DOCUMENT 88489462

The Real Property or its address is commonly known as 8 Tartan Ridge Road, Burr Ridge, IL 60527. The Real

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## MODIFICATION OF MORTGAGE (Continued)

Property tax identification number is 18-18-101-010-0000.


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

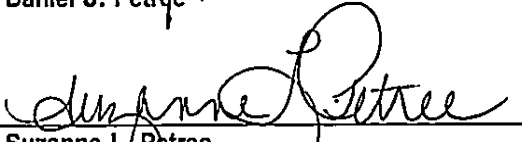
The Maximum Lien amount shall be increased to **\$500,000.00**

**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 DECEMBER 1, 2020.**

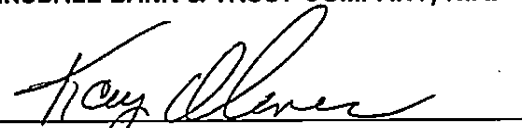
**GRANTOR:**

X   
Daniel J. Petree

X   
Suzanne L. Petree

**LENDER:**

**HINSDALE BANK & TRUST COMPANY, N.A.**

X   
Authorized Signer

Deputy Clerk's Office

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## MODIFICATION OF MORTGAGE (Continued)

### INDIVIDUAL ACKNOWLEDGMENT

STATE OF Illinois )  
 ) SS  
 COUNTY OF Will )



On this day before me, the undersigned Notary Public, personally appeared Daniel J. Petree and Suzanne L. Petree, 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 1 day of December, 2020.

By [Signature] Residing at 25E First St, Hinsdale IL, 60521

Notary Public in and for the State of Illinois

My commission expires 11/15/2022

### LENDER ACKNOWLEDGMENT

STATE OF Illinois )  
 ) SS  
 COUNTY OF Will )



On this 1 day of December, 2020 before me, the undersigned Notary Public, personally appeared Ray Olene and known to me to be the Senior Vice President, authorized agent for Hinsdale Bank & Trust Company, N.A. that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of Hinsdale Bank & Trust Company, N.A., duly authorized by Hinsdale Bank & Trust Company, N.A. 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 Hinsdale Bank & Trust Company, N.A..

By [Signature] Residing at 25E First St, Hinsdale IL 60521

Notary Public in and for the State of Illinois

My commission expires 11/15/2022