

# UNOFFICIAL COPY

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Karen A. Yarbrough  
Cook County Clerk  
Date: 06/16/2021 09:20 AM Pg: 1 of 5

WHEN RECORDED MAIL TO:  
LAKESIDE BANK  
Loan Operations  
1055 W ROOSEVELT RD  
CHICAGO, IL 60608

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LAKESIDE BANK  
UIC/NEAR WEST  
1055 W ROOSEVELT RD  
CHICAGO, IL 60608

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:  
Ramona Heneks, Paralegal  
LAKESIDE BANK  
1055 WEST ROOSEVELT ROAD  
CHICAGO, IL 60608

HC 6716965/2

## MODIFICATION OF MORTGAGE



\*#####074003072021#####\*

THIS MODIFICATION OF MORTGAGE dated March 7, 2021, is made and executed between Chicago Title Land Trust, not personally but as Trustee on behalf of Chicago Title Land Trust Company, as Successor Trustee to Cole Taylor Bank under Trust Agreement dated January 15, 1999 and known as trust number 99-8146, whose address is 10 South LaSalle Street, Suite 2750, Chicago, IL 60603 (referred to below as "Grantor") and Lakeside Bank, whose address is 1055 W Roosevelt, Chicago, IL 60608 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated June 7, 2017 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Recorded at the Cook County Recorder of Deeds on June 28, 2017 as Document Number 1717949237.

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

### PARCEL 1:

THE 20 FEET 10 1/2 INCHES LYING NORTH OF AND ADJOINING THE SOUTH 20 FEET OF LOT 10 (EXCEPT THE EAST 39 FEET THEREOF AND THE WEST 27 FEET TAKEN FOR WIDENING OF STATE STREET) IN BLOCK 5 IN THE ASSESSORS' DIVISION OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS ALSO THAT PART OF THE SOUTHWEST FRACTION 1/4 OF SECTION 22, TOWNSHIP 39

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**NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS DESCRIBED AS FOLLOWS:**

**COMMENCING AT A POINT ON THE EAST LINE OF STATE STREET 290 FEET SOUTH OF THE SOUTH LINE OF CLARKE'S ADDITION TO CHICAGO THENCE SOUTH ALONG THE EAST LINE OF STATE STREET 20 FEET THENCE EAST 191.65 FEET THENCE NORTH PARALLEL WITH THE EAST LINE OF STATE STREET 20 FEET THENCE WEST 101.65 FEET TO A POINT OF BEGINNING, OTHERWISE KNOWN AND DESCRIBED AS THE NORTH 10 FEET OF LOT 10 AND THE SOUTH 10 FEET OF LOT 11 IN BLOCK IN ASSESSORS DIVISION OF THE SOUTHWEST FRACTION 1/4 OF SECTION 22 AFORESAID (EXCEPT THAT PART OR PORTION OF SAID PREMISES CONVEYED TO THE CHICAGO AND SOUTH SIDE RAPID TRANSIT COMPANY BY DAVID CORY AND WIFE BY DEED DATED JANUARY 3, 1981 AND RECORDED JANUARY 5 1891 IN BOOK 3239 PAGE 328) AND (EXCEPT THAT PART TAKEN BY CITY OF CHICAGO IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS CASE NO. 68L6265 FOR RAPID TRANSIT FACILITIES) IN COOK COUNTY, ILLINOIS**

**PARCEL 2:**

**LOT 14 (EXCEPT THE NORTH 25 FEET AND EXCEPT THAT PART TAKEN FOR WIDENING STATE STREET AND EXCEPT EAST 34 FEET THEREOF) AND (EXCEPT THAT PART TAKEN BY CITY OF CHICAGO CIRCUIT COURT OF COOK COUNTY, ILLINOIS CASE NO. 68L6265 FOR RAPID TRANSIT FACILITIES) IN BLOCK 5 IN ASSESSORS DIVISION OF SOUTHWEST FRACTIONAL 1/4 OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS**

**PARCEL 3:**

**THE NORTH 40 FEET OF LOT 11 (EXCEPT THE EAST 34 FEET THEREOF AND EXCEPT THAT PART TAKEN FOR WIDENING OF STATE STREET) AND (EXCEPT THAT PART TAKEN BY CITY OF CHICAGO IN CIRCUIT COURT OF COOK COUNTY, ILLINOIS CASE NO. 68L6265 FOR RAPID TRANSIT FACILITIES) IN BLOCK 5 IN ASSESSOR'S DIVISION OF SOUTHWEST FRACTIONAL 1/4 OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS**

**PARCEL 4:**

**LOT 12 AND 13 IN BLOCK 5 IN ASSESSOR'S SUBDIVISION OF THE SOUTHWEST FRACTIONAL QUARTER OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT PARTS THEREOF TAKEN OR CONVEYED FOR STREET AND ALLEY AND ELEVATED RAILROAD PURPOSE) AND (EXCEPT THAT PART TAKEN BY CITY OF CHICAGO IN CIRCUIT COURT OF COOK COUNTY, ILLINOIS CASE NO. 68L6265 FOR RAPID TRANSIT FACILITIES).**

The Real Property or its address is commonly known as 1705-1717 South State Street, Chicago, IL 60616. The Real Property tax identification number is 17-22-300-012-0000, 17-22-300-052-0000, 17-22-300-072-0000.

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

**The maturity date of the loan is hereby extended to September 7, 2022 and the Minimum Interest Rate is amended to 4.250%. All other terms and conditions of the loan documents shall remain in full force and effect.**

**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

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## MODIFICATION OF MORTGAGE (Continued)

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 MARCH 7, 2021.**

**GRANTOR:**

**CHICAGO TITLE LAND TRUST COMPANY, AS SUCCESSOR TRUSTEE TO  
COLE TAYLOR BANK UNDER TRUST AGREEMENT DATED JANUARY 15,  
1999 AND KNOWN AS TRUST NUMBER 99-8146**

By: *[Signature]*  
Authorized Signer for Chicago Title Land Trust Company, as  
Successor Trustee to Cole Taylor Bank under Trust Agreement  
dated January 15, 1999 and known as trust number 99-8146



**LENDER:**

**LAKESIDE BANK**

x *[Signature]*  
Authorized Signer

This instrument is executed by the undersigned Land Trustee, not personally but solely as Trustee in the exercise of the power and authority conferred upon and vested in it as such Trustee. It is expressly understood and agreed that all the warranties, indemnities, representations, covenants, undertakings and agreements herein made on the part of the Trustee are undertaken by it solely in its capacity as Trustee and not personally. No personal liability or personal responsibility is assumed by or shall at any time be asserted or enforceable against the Trustee on account of any warranty, indemnity, representation, covenant, undertaking or agreement of the Trustee in this instrument.

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## MODIFICATION OF MORTGAGE (Continued)

### TRUST ACKNOWLEDGMENT

STATE OF ILLINOIS

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COUNTY OF COOK

) SS

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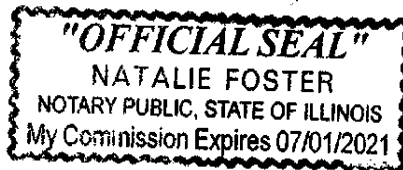
On this 12th day of April, 2021 before me, the undersigned Notary Public, personally appeared LAUREL D. THORPE, ASSISTANT VICE PRESIDENT of Chicago Title Land Trust Company, as Successor Trustee to Cole Taylor Bank under Trust Agreement dated January 15, 1999 and known as trust number 99-8146, and known to me to be an authorized trustee or agent of the trust that executed the Modification of Mortgage and acknowledged the Modification to be the free and voluntary act and deed of the trust, by authority set forth in the trust documents or, by authority of statute, 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 trust.

By Natalie Foster

Residing at Cook County

Notary Public in and for the State of Illinois

My commission expires \_\_\_\_\_



Cook County Clerk's Office

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## MODIFICATION OF MORTGAGE (Continued)

### LENDER ACKNOWLEDGMENT

STATE OF FL )  
 )  
 COUNTY OF Cook ) SS  
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On this 22<sup>nd</sup> day of APRIL, 2021 before me, the undersigned Notary Public, personally appeared Nicholas Wyckhardt and known to me to be the Vice President, authorized agent for Lakeside Bank that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of Lakeside Bank, duly authorized by Lakeside Bank 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 Lakeside Bank.

By [Signature] Residing at Palms Heights, FL

Notary Public in and for the State of FL

My commission expires 5/20/23

