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2126542032

Doc# 2126542032 Fee \$93.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 09/22/2021 02:12 PM PG: 1 OF 6

RECORDATION REQUESTED BY:

Lakeside Bank
UIC/Near West
1055 W Roosevelt
Chicago, IL 60608

WHEN RECORDED MAIL TO:

Lakeside Bank
UIC/Near West
1055 W Roosevelt
Chicago, IL 60608

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:

Techie L. Vargas
LAKESIDE BANK
1055 W Roosevelt
Chicago, IL 60608

MODIFICATION OF MORTGAGE



#####074007072021########*

THIS MODIFICATION OF MORTGAGE dated July 7, 2021, is made and executed between PEDIMENT VENTURES, LLC - Series 5914, whose address is 2035 W, Giddings Street, Chicago, IL 60625 (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 July 7, 2016 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Recorded at the Cook County Recorder of Deeds on July 13, 2016 as Document Number 161357117.

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

LOT 21 IN BLOCK 2 IN MILLS AND SONS SUBDIVISION IN THE SOUTHEAST 1/4 OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 22, 1922 IN BOOK 172 IN PLATS, PAGE 11 AS DOCUMENT 7549588 IN COOK COUNTY, ILLINOIS.

The Real Property or its address is commonly known as 5914 W. North Avenue, Chicago, IL 60639. The Real Property tax identification number is 13-32-411-032-0000.

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

Delete and restate Note definition as follows: Note. The word "Note" means the Promissory Note dated July 7, 2016, in the original principal amount of \$133,000.00 from Borrower to Lender, together with all:

SY
PL
SI
MY
SCY
Y
J

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MODIFICATION OF MORTGAGE (Continued)

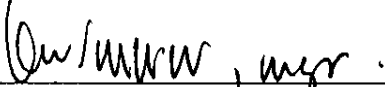
renewals, extensions, modifications, refinancing, consolidations, and substitutions thereof. **NOTICE:** Under no circumstances shall the interest rate on this Mortgage be more than the maximum rate allowed by applicable law. All other terms and conditions of the loan documents shall remain in full force 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 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 JULY 7, 2021.

GRANTOR:

PEDIMENT VENTURES, LLC - SERIES 5914

By: 
Andrew J. Maxwell, Manager of PEDIMENT VENTURES, LLC
Series 5914

By: _____
Andres E. Schcolnik, Manager of PEDIMENT VENTURES, LLC -
Series 5914

LENDER:

LAKESIDE BANK

X _____
Authorized Signer

CLERK OF COURT
Cook County Clerk's Office

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MODIFICATION OF MORTGAGE (Continued)

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GRANTOR:

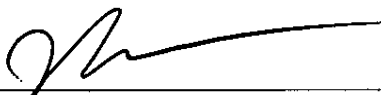
PEDIMENT VENTURES, LLC - SERIES 5914

By: Andrew J. Maxwell, Manager of PEDIMENT VENTURES, LLC - Series 5914

By: Andres E. Schcolnik, Manager of PEDIMENT VENTURES, LLC - Series 5914

LENDER:

LAKESIDE BANK

X 
Authorized Signer

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MODIFICATION OF MORTGAGE (Continued)

LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

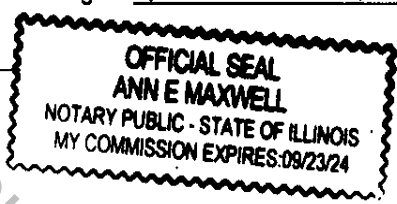
STATE OF Illinois)
) SS
 COUNTY OF Cook)

On this 30 day of August, 2021 before me, the undersigned Notary Public, personally appeared **Andrew J. Maxwell, Manager of PEDIMENT VENTURES, LLC - Series 5914**, 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 *Ann E Maxwell* Residing at 4240 N. Greenview, Chicago

Notary Public in and for the State of Illinois

My commission expires 09/23/2024



Cook County Clerk's Office

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MODIFICATION OF MORTGAGE (Continued)

LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

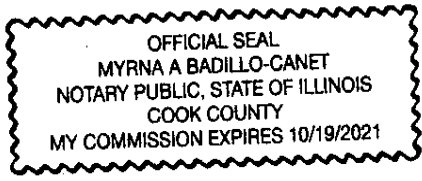
STATE OF Illinois)
) SS
 COUNTY OF Cook)

On this 26th day of August, 2021 before me, the undersigned Notary Public, personally appeared **Andres E. Schornik, Manager of PEDIMENT VENTURES, LLC - Series 5914**, 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 [Signature] Residing at Chicago, IL

Notary Public in and for the State of Illinois

My commission expires 10/19/21



Cook County Clerk's Office

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MODIFICATION OF MORTGAGE (Continued)

LENDER ACKNOWLEDGMENT

STATE OF Illinois)
) SS
 COUNTY OF Cook)

On this 26th day of August, 2021 before me, the undersigned Notary Public, personally appeared Nick W. Schilendt 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 Danielle Graziani Residing at Lakeside Bank - Chicago

Notary Public in and for the State of Illinois

My commission expires 5/3/2024



Notary Public, State of Illinois
 Clerk's Office