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RECORDATION REQUESTED BY:

St. Charles Bank & Trust
Company, N.A.
411 West Main Street
St. Charles, IL 60174

Doc#: 2216406081 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/13/2022 07:04 AM Pg: 1 of 3

WHEN RECORDED MAIL TO:

St. Charles Bank & Trust
Company, N.A.
411 West Main Street
St. Charles, IL 60174

SEND TAX NOTICES TO:

St. Charles Bank & Trust
Company, N.A.
411 West Main Street
St. Charles, IL 60174

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:

St. Charles Bank & Trust Company, N.A.
411 West Main Street
St. Charles, IL 60174

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated May 12, 2022, is made and executed between Pointer3, LLC, whose address is 792-794 W. Bartlett Rd., Bartlett, IL 60103 (referred to below as "Grantor") and St. Charles Bank & Trust Company, N.A., whose address is 411 West Main Street, St. Charles, IL 60174 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated July 31, 2006 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Recorded on August 7, 2006, as Document #0621943149 in the Office of the Cook County Recorder of Deeds, and an Assignment of Rents dated July 31, 2006, and recorded on August 7, 2006, as Document #0621943150 in the Office of the Cook County Recorder of Deeds.

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

UNIT GH IN THE WESTGATE COMMONS CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: PART OF WESTGATE COMMONS, ACCORDING TO THE FINAL PLAT OF SUBDIVISION PUD RECORDED SEPTEMBER 22 2005 DOCUMENT 0526545121 BEING PART OF THE WEST 1/2 OF SECTION 34, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0620031039; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

The Real Property or its address is commonly known as 792 and 794 W. Bartlett Rd., Units G & H, Bartlett, IL 60103. The Real Property tax identification number is 06-34-109-006-1007.

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

(1) The definition of Note is hereby restated in its entirety to mean the following:

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MODIFICATION OF MORTGAGE (Continued)

Note. The word "Note" means a Promissory Note dated May 12, 2022, as amended from time to time, in the original principal amount of \$492,171.59 from Borrower to Lender, together with all renewals of, extensions of, modifications of, refinancings of, consolidations of, and substitutions for the promissory note or credit agreement.

(2) The definition of the word **Lender** is hereby modified in its entirety to read as follows:

Lender. The word "Lender" means St. Charles Bank and Trust Company, as successor pursuant to Agreement To Purchase Assets and Assume Liabilities by and between The Elgin State Bank, as Seller and Lender as Buyer dated September 30, 2011.

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 MAY 12, 2022.

GRANTOR:

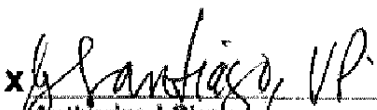
POINTER3, LLC

By: 

Tammy C. Lynch, Manager of Pointer3, LLC

LENDER:

ST. CHARLES BANK & TRUST COMPANY, N.A.

x 
Authorized Signer

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MODIFICATION OF MORTGAGE (Continued)

LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF MA)
)
) SS
COUNTY OF Middlesex)

On this 13th day of May, 2022 before me, the undersigned Notary Public, personally appeared **Tammy C. Lynch, Manager of Pointer3, 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 [Signature] Residing at NH

Notary Public In and for the State of MA

My commission expires 25 Nov 2027



JENNIFER L. TURTURICI
Notary Public
Commonwealth of Massachusetts
My Commission Expires
November 25, 2027

County Clerk's Office