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Doc#. 2216504059 Fee: \$98.00

Karen A. Yarbrough

Cook County Clerk

Date: 06/14/2022 07:22 AM Pg: 1 of 4

RECORDATION REQUESTED BY:

Evergreen Bank Group
Oak Brook Office
1515 West 22nd Street, Suite
100W
Oak Brook, IL 60523

WHEN RECORDED MAIL TO:

Evergreen Bank Group
Oak Brook Office
1515 West 22nd Street, Suite
100W
Oak Brook, IL 60523

SEND TAX NOTICES TO:

DANIEL C. NEWMAN
2719 ELGIN RD
EVANSTON, IL 60201-2075

FOR RECORDER'S USE ONLY

2231002

This Modification of Mortgage prepared by:

LINDA A. DANIEL
Evergreen Bank Group
1515 West 22nd Street, Suite 100W
Oak Brook, IL 60523

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated June 3, 2022, is made and executed between DANIEL C. NEWMAN, AN UNMARRIED MAN (referred to below as "Grantor") and Evergreen Bank Group, whose address is 1515 West 22nd Street, Suite 100W, Oak Brook, IL 60523 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated September 15, 2016 (the "Mortgage") which has been recorded in COOK County, State of Illinois, as follows:

MORTGAGE RECORDED NOVEMBER 17, 2016 AS DOCUMENT NO. 1632217021 AND AS MODIFIED BY MODIFICATION OF MORTGAGE DATED MARCH 23, 2019 AND RECORDED APRIL 5, 2019 AS DOCUMENT NO. 1909555017.

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

See EXHIBIT A, which is attached to this Modification and made a part of this Modification as if fully set forth herein.

The Real Property or its address is commonly known as 2719 ELGIN RD, EVANSTON, IL 60201-2075. The Real Property tax identification number is 10-14-203-040-0000.

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

PRINCIPAL LOAN AMOUNT INCREASED FROM \$75,000.00 TO \$100,000.00, MARGIN ADDED TO INDEX REDUCED FROM 0.75% TO 0.0%, CORRESPONDING FLOOR RATE REDUCED FROM 4.50% TO 3.75% AND MATURITY DATE EXTENDED FROM MARCH 23, 2039 TO JUNE 3, 2042.

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

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MODIFICATION OF MORTGAGE (Continued)

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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 JUNE 3, 2022.

GRANTOR:

X 
DANIEL C. NEWMAN

LENDER:

EVERGREEN BANK GROUP

X 
Siena Nassiri, Vice President

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(Continued)**

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INDIVIDUAL ACKNOWLEDGMENT

STATE OF Illinois)
) SS
 COUNTY OF Cook)

On this day before me, the undersigned Notary Public, personally appeared **DANIEL C. NEWMAN**, to me known to be the individual described in and who executed the Modification of Mortgage, and acknowledged that he or she signed the Modification as his or her free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 3rd day of June, 2022.

By [Signature] Notary Public Residing at Illinois

Notary Public in and for the State of Illinois

My commission expires 3/15/2024

**LENDER ACKNOWLEDGMENT**

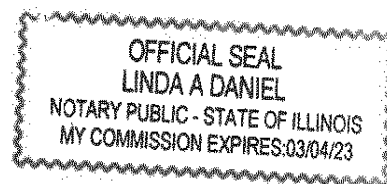
STATE OF Illinois)
) SS
 COUNTY OF Cook)

On this 8th day of June, 2022 before me, the undersigned Notary Public, personally appeared **Siena Nassiri** and known to me to be the Vice President, authorized agent for **Evergreen Bank Group** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **Evergreen Bank Group**, duly authorized by **Evergreen Bank Group** 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 **Evergreen Bank Group**.

By [Signature] Residing at Berwyn

Notary Public in and for the State of Illinois

My commission expires 3/4/2023



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MODIFICATION OF MORTGAGE (Continued)

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EXHIBIT A

LEGAL DESCRIPTION

LOT 26 (EXCEPT THAT PART OF LOT 26 DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWESTERLY CORNER OF SAID LOT 26; THENCE SOUTHEASTERLY ON THE NORTHERLY LINE OF SAID LOT 26, 11.28 FEET; THENCE SOUTHERLY IN A STRAIGHT LINE TO A POINT ON THE SOUTHERLY LINE OF SAID LOT 26, WHICH POINT IS 5 FEET SOUTHEASTERLY AS MEASURED ON THE SOUTHERLY LINE OF SAID LOT 26 FROM THE SOUTHWESTERLY CORNER OF SAID LOT 26; THENCE NORTHWESTERLY ON THE SOUTHERLY LINE OF SAID LOT 26, 5 FEET TO THE SOUTHWEST CORNER OF SAID LOT 26; THENCE NORTHERLY ON THE WESTERLY LINE OF SAID LOT 26 TO THE POINT OF BEGINNING, ALL IN ROBERTSON'S ADDITION TO EVANSTON, BEING A SUBDIVISION OF ALL OF 16 "A" AND 15 "B"; LOT 14 "C" (EXCEPT THE NORTH 170 FEET THEREOF) AND LOT 13 "D" (EXCEPT THE NORTH 170 FEET THEREOF) IN HAPP'S SUBDIVISION, TOGETHER WITH THE NORTH 135.30 FEET OF LOT 1 IN RUGGLES' LOTS 9 "G" AND 10 "F" IN HAPP'S SUBDIVISION OF PART OF THE NORTHEAST 1/4 OF SECTION 14, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN;

ALSO,

LOT A IN THE RESUBDIVISION OF LOTS 27 AND 28 IN ROBERTSON'S ADDITION TO EVANSTON, AFORESAID, IN SECTION 14, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS:

2719 ELGIN RD, EVANSTON, IL 60201-2075

PERMANENT TAX NO. 10-14-203-040-0000