

# UNOFFICIAL COPY

**RECORDATION REQUESTED BY:**

1st Equity Bank  
3956 West Dempster St  
Skokie, IL 60076

Doc#: 2226245146 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 09/19/2022 11:37 AM Pg: 1 of 4

**WHEN RECORDED MAIL TO:**

1st Equity Bank  
3956 West Dempster St  
Skokie, IL 60076

**SEND TAX NOTICES TO:**

AK APARTMENTS, LLC  
495 FALKIRK PLACE  
PALATINE, IL 60074

**FOR RECORDER'S USE ONLY**

**This Modification of Mortgage prepared by:**

DUBRAVKA IVANCIC, LOAN DEPARTMENT  
1st Equity Bank  
3956 West Dempster St  
Skokie, IL 60076

## MODIFICATION OF MORTGAGE

**THIS MODIFICATION OF MORTGAGE** dated July 7, 2022, is made and executed between AK APARTMENTS, LLC (referred to below as "Grantor") and 1st Equity Bank, whose address is 3956 West Dempster St, Skokie, IL 60076 (referred to below as "Lender").

**MORTGAGE.** Lender and Grantor have entered into a Mortgage dated November 7, 2011 (the "Mortgage") which has been recorded in COOK County, State of Illinois, as follows

**RECORDED 12/13/2011 AS DOCUMENT NUMBER 1134750102, EUGENE "GENE" MOORE, COOK COUNTY RECORDER OF DEEDS.**

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

LOT 14 IN BLOCK 3 IN DEVON ROCKWELL ADDITION TO ROGERS PARK, BEING A SUBDIVISION OF THE EAST 696.75 FEET OF THE SOUTHWEST 1/4 OF THE SOUTH EAST 1/4 OF SECTION 36, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

The Real Property or its address is commonly known as 2632-36 W. DEVON, CHICAGO, IL 60659. The Real Property tax identification number is 10-36-426-034-0000.

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

**THIS MODIFICATION ACKNOWLEDGES THAT ALTHOUGH TITLE VESTING HAS CHANGED TO AK APARTMENTS, LLC PER QUIT CLAIM DEED RECORDED JAN. 12, 2016 AS DOCUMENT NUMBER 1601213012, THE EXISTING FIRST ORIGINAL MORTGAGE RECORDED 12/13/2011 AS DOCUMENT NUMBER 1134750102 REMAINS IN PLACE AND ALL TERMS AND CONDITIONS REMAIN UNCHANGED AND IN FULL FORCE AND EFFECT.**

**THIS MODIFICATION RENEWS AND INCREASES THE PRINCIPAL TO \$600,000 AND EXTENDS THE MATURITY DATE TO JULY 7, 2023 AS EVIDENCED BY A CHANGE IN TERMS AGREEMENT DATED JULY 7, 2022.**

**CONTINUING VALIDITY.** Except as expressly modified above, the terms of the original Mortgage shall remain

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## MODIFICATION OF MORTGAGE

Loan No: 818427

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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 endorers 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, 2022.**

**GRANTOR:**

**AK APARTMENTS, LLC**

By: 

NAZIM KHAN, Manager of AK APARTMENTS, LLC

**LENDER:**

**1ST EQUITY BANK**

X 

Authorized Signer

Property of Cook County Clerk's Office

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## MODIFICATION OF MORTGAGE

Loan No: 818427

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### LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF ILLINOIS

COUNTY OF COOK

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On this 17th day of JULY, 2022 before me, the undersigned Notary Public, personally appeared **NAZIM KHAN, Manager of AK APARTMENTS, 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 Judith Stern Residing at \_\_\_\_\_

Notary Public in and for the State of ILLINOIS

My commission expires 7-29-2024

1<sup>st</sup> Equity Bank  
3956 W. Dempster  
Skokie, IL 60076

Cook County Clerk's Office

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## MODIFICATION OF MORTGAGE

Loan No: 818427

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### LENDER ACKNOWLEDGMENT

STATE OF ILLINOIS

COUNTY OF COOK



On this 17th day of JULY, 2022 before me, the undersigned Notary Public, personally appeared LOUIS J KOON and known to me to be the President, authorized agent for **1st Equity Bank** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **1st Equity Bank**, duly authorized by **1st Equity 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 **1st Equity Bank**.

By Judith Stern Residing at \_\_\_\_\_

Notary Public in and for the State of ILLINOIS

My commission expires 7-29-2024

**1st Equity Bank**  
3956 W. Dempster  
Skokie, IL 60076

County Clerk's Office