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Doc#: 2306833141 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/09/2023 10:44 AM Pg: 1 of 3

RECORDATION REQUESTED BY:

Hinsdale Bank & Trust
Company, N.A.
25 E. First Street
Hinsdale, IL 60521

WHEN RECORDED MAIL TO:

Hinsdale Bank & Trust
Company, N.A.
9801 W Higgins, Suite 400
Rosemont, IL 60018

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:

Loan Operations, Loan Documentation Administrator
Hinsdale Bank & Trust Co.
25 E. First Street
Hinsdale, IL 60521

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated February 13, 2023, is made and executed between David R. Navarro and Kelly Navarro, husband and wife, as tenants by the entirety (referred to below as "Grantor") and Hinsdale Bank & Trust Company, N.A., whose address is 25 E. First Street, Hinsdale, IL 60521 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated July 1, 2016 (the "Mortgage") which has been recorded in Cook County, State of Illinois, as follows:

Recorded on July 19, 2016 in the Cook County Recorder's Office as document no. 1620139119

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

THAT PART OF LOT 587 IN BLOCK 16 LYING NORTHERLY OF A LINE DRAWN FROM THE CENTER OF THE WESTERLY LINE OF SAID LOT TO THE CENTER OF THE EASTERLY LINE OF SAID LOT IN THE ADDITION TO SECOND DIVISION OF RIVERSIDE. IN THE EAST 1/2 OF SECTION 36, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

The Real Property or its address is commonly known as 37 S. Delaplaine Road, Riverside, IL 60546. The Real Property tax identification number is 15-36-214-005-0000.

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

The Maximum Lien amount shall be increased to \$250,000.00.

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

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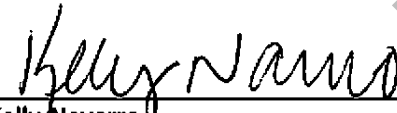
MODIFICATION OF MORTGAGE (Continued)

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 FEBRUARY 13, 2023.

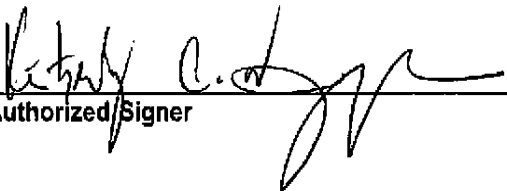
GRANTOR:

x 
David R. Navarro

x 
Kelly Navarro

LENDER:

HINSDALE BANK & TRUST COMPANY, N.A.

x 
Authorized Signer





Property of Cook County Clerk's Office

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MODIFICATION OF MORTGAGE (Continued)

INDIVIDUAL ACKNOWLEDGMENT

STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

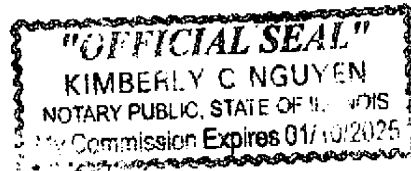
On this day before me, the undersigned Notary Public, personally appeared **David R. Navarro and Kelly Navarro**, to me known to be the individuals described in and who executed the Modification of Mortgage, and acknowledged that they signed the Modification as their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 13th day of Feb., 2023.

By KIMBERLY C. NGUYEN Residing at 17 EAST BULLINGTON RD

Notary Public in and for the State of ILLINOIS

My commission expires 01-10-2025



LENDER ACKNOWLEDGMENT

STATE OF Illinois)
) SS
 COUNTY OF COOK)



On this 13TH day of Feb, 2023 before me, the undersigned Notary Public, personally appeared _____ and known to me to be the _____, authorized agent for **Hinsdale Bank & Trust Company, N.A.** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **Hinsdale Bank & Trust Company, N.A.**, duly authorized by **Hinsdale Bank & Trust Company, N.A.** 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 **Hinsdale Bank & Trust Company, N.A.**

By Samantha Macias Residing at Riverside

Notary Public in and for the State of Illinois

My commission expires April 1, 2026