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CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 6/13/2024 12:14 PM Pg: 1 of 5

RECORDATION REQUESTED BY:
STEARNS BANK NATIONAL
ASSOCIATION
ST CLOUD OFFICE
4191 2ND ST S
ST. CLOUD, MN 56301

WHEN RECORDED MAIL TO:
STEARNS BANK NATIONAL
ASSOCIATION
4191 SO 2ND ST
ST CLOUD, MN 56302-7338

SEND TAX NOTICES TO:
HAMSA REALTY LLC
11657 RUSHMORE DR
PLAINFIELD, IL 60585

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:
MEGAN PENCE
STEARNS BANK NATIONAL ASSOCIATION
4191 2ND ST S
ST. CLOUD, MN 56301

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated May 1, 2024, is made and executed between HAMSA REALTY LLC, whose address is 1892 KEYSTONE PL, SCHAUMBURG, IL 60193; AN ILLINOIS LIMITED LIABILITY COMPANY (referred to below as "Grantor") and STEARNS BANK NATIONAL ASSOCIATION, whose address is 4191 2ND ST S, ST. CLOUD, MN 56301 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated January 25, 2022 (the "Mortgage") which has been recorded in COOK County, State of Illinois, as follows:

RECORDED ON FEBRUARY 2, 2022 AS DOCUMENT # 2203307241, IN THE OFFICE OF THE COOK COUNTY RECORDER, COOK COUNTY, ILLINIOS, AND ALL SUBSEQUENT MODIFICATIONS, RENEWALS AND EXTENSIONS THEREOF.

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 1426 NORTH TALMAN AVE, CHICAGO, IL 60622. The Real Property tax identification number is 16-01-210-030-0000.

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

EXTEND MATURITY DATE TO AUGUST 25, 2024.

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

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(Continued)**

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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.

COUNTERPART SIGNATURES. This document may be signed in any number of counterparts all of which combined shall be considered one and the same document.

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 1, 2024.

GRANTOR:

HAMSA REALTY LLC

By: 

MAHESH ERUKULLA, Manager of HAMSA REALTY LLC

LENDER:

STEARNS BANK NATIONAL ASSOCIATION

x 

Authorized Signer

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MODIFICATION OF MORTGAGE (Continued)

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LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

On this 03 day of MAY, 2024 before me, the undersigned Notary Public, personally appeared **MAHESH ERUKULLA, Manager of HAMSA REALTY 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 Siddiq Ali Mirza Residing at Streamwood IL

Notary Public in and for the State of ILLINOIS

My commission expires 08-17-2025



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MODIFICATION OF MORTGAGE (Continued)

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LENDER ACKNOWLEDGMENT

STATE OF Arizona)

) SS

COUNTY OF Maricopa)

On this 8th day of May, 2024 before me, the undersigned Notary Public, personally appeared Thomas Hbsler and known to me to be the SVP, authorized agent for **STEARNS BANK NATIONAL ASSOCIATION** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **STEARNS BANK NATIONAL ASSOCIATION**, duly authorized by **STEARNS BANK NATIONAL ASSOCIATION** 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 **STEARNS BANK NATIONAL ASSOCIATION**.

By Samantha Bleck Residing at Scottsdale, AZ
Samantha Reeves
Notary Public in and for the State of Arizona

My commission expires September 17, 2027



Maricopa County Clerk's Office

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Exhibit A

The Land referred to herein below is situated in the County of Cook, State of IL, and is described as follows:

LOT 14 BLOCK 7 IN H. W. THOMPSON'S SUBDIVISION OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 13, LYING EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Note: For informational purposes only, the land is known as :

1426 North Taylor Avenue
Chicago, IL 60622

Property of Cook County Clerk's Office