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Doc#: 2419914224 Fee: \$107.00
CEDRIC GILES
COOK COUNTY CLERK'S OFFICE
Date 7/17/2024 10:14 AM Pg: 1 of 4

RECORDATION REQUESTED BY:
BRICKYARD BANK
6676 N. LINCOLN AVENUE
LINCOLNWOOD, IL
60712-3631

WHEN RECORDED MAIL TO:
BRICKYARD BANK
6676 N. LINCOLN AVENUE
LINCOLNWOOD, IL
60712-3631

SEND TAX NOTICES TO:
BRICKYARD BANK
6676 N. LINCOLN AVENUE
LINCOLNWOOD, IL
60712-3631

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by: *

SC23008048
FIDELITY NATIONAL TITLE

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE dated June 25, 2024, is made and executed between KOLLEL OHEL TORAH D/B/A KOLLEL ZICHRON ELIYAHU, whose address is 3450 OAKTON ST, SKOKIE, IL 60076 (referred to below as "Grantor") and BRICKYARD BANK, whose address is 6676 N. LINCOLN AVENUE, LINCOLNWOOD, IL 60712-3631 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated June 25, 2021 (the "Mortgage") which has been recorded in COOK County, State of Illinois, as follows:

MORTGAGE DATED JUNE 25, 2021 AND RECORDED JULY 16, 2021 AS DOCUMENT NUMBER 2119707019 AND ALL MODIFICATIONS THEREAFTER.

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

Lots 19, 20, 21, 22, 23, and 24 (except that part of said Lots lying South of a line 67 feet North of and parallel with the South Line of the Northeast 1/4 of Section 2) in Block 1, in Oliver Sallinger and Co's 3RD Kimball Boulevard Addition to North Edgewater, a Subdivision of that part of the West 1/2 of the Northeast 1/4 of Section 2, Township 40 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

The Real Property or its address is commonly known as 3550-56 W PETERSON AVE, CHICAGO, IL 60659. The Real Property tax identification number is 13-02-213-050-0000.

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

EXTEND MATURITY DATE TO JUNE 25, 2025. THIS MODIFICATION IS EVIDENCED BY A PROMISSORY NOTE DATED JUNE 25, 2024 IN THE AMOUNT OF \$1,200,000.00.

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

UNOFFICIAL COPY**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 25, 2024.

GRANTOR:

KOLLEL OHEL TORAH D/B/A KOLLEL ZICHRON ELIYAHU

By:


 CHAIM ZVI RAICHENBACH, Director, Vice President and
 Secretary of KOLLEL OHEL TORAH D/B/A KOLLEL ZICHRON
 ELIYAHU

LENDER:

BRICKYARD BANK

X



 Authorized Signer

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MODIFICATION OF MORTGAGE (Continued)

CORPORATE ACKNOWLEDGMENT

STATE OF Illinois)
) SS
 COUNTY OF Cook)

On this 25 day of June, 2024 before me, the undersigned Notary Public, personally appeared **CHAIM ZVI RAJCHENBACH**, Director, Vice President and Secretary of **KOLLEL OHEL TORAH D/B/A KOLLEL ZICHRON ELIYAHU**, and known to me to be an authorized agent of the corporation that executed the Modification of Mortgage and acknowledged the Modification to be the free and voluntary act and deed of the corporation, by authority of its Bylaws or by resolution of its board of directors, 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 corporation.

By *[Signature]* Residing at 1620 Cleveland St Evanston IL 60202

Notary Public in and for the State of Illinois

My commission expires 5/28/25



Property of Cook County Clerk's Office

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MODIFICATION OF MORTGAGE (Continued)

LENDER ACKNOWLEDGMENT

STATE OF IL)
)
 COUNTY OF Cook) SS
)

On this 20th day of June, 2024 before me, the undersigned Notary Public, personally appeared Kentroll and known to me to be the Vice President, authorized agent for **BRICKYARD BANK** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **BRICKYARD BANK**, duly authorized by **BRICKYARD 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 **BRICKYARD BANK**.

By [Signature] Residing at 8925 Odell Mista Ave
COOK IL 60653

Notary Public in and for the State of IL
 My commission expires 4/26/27



Cook County Clerk's Office