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SECOND LOAN MODIFICATION AGREEMENT

THIS AGREEMENT, made and entered into as of December 16, 1986 by and between BANK LEUMI LE-ISRAEL B.M., CHICAGO BRANCH ("Lender"), having an address of 100 North LaSalle Street, Chicago, Illinois 60602 and THE COSMOPOLITAN NATIONAL BANK OF CHICAGO ("Trustee"), not personally, but as Trustee under Trust Agreement dated December 1, 1980 and known as Trust NO. 25715 ("Trust No. 25715").

RECITALS

A. Lender is the holder of that certain promissory installment note ("Installment Note") dated December 17, 1980 executed by Trustee in favor of Lender in the original principal amount of Three Hundred Thousand and No/100 Dollars (\$300,000.00) bearing interest and maturing as set forth therein;

B. The Installment Note is secured by that certain trust deed ("Trust Deed") dated December 17, 1980 and recorded December 23, 1980 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 25716181 made by Trustee in favor of Chicago Title and Trust Company ("Chicago Title");

C. The Installment Note is further secured by that certain collateral assignment of the entire beneficial interest in Trust No. 25715 ("Assignment of Beneficial Interest") dated December 19, 1980 in favor of Lender and accepted by the Trustee on January 22, 1981;

D. The Installment Note is further secured by that certain assignment of rents ("Assignment of Rents") dated December 17, 1980 and recorded December 23, 1980 in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 25716182 made by Trustee in favor of Lender;

E. By a loan modification agreement dated December 16, 1985, (the "Loan Modification Agreement") the Trust Deed and Installment Note were modified to extend the maturity date to December 16, 1986 and to replace and renew the Installment Note with a Bank Leumi secured business note of even date therewith (the "Bank Leumi Note")

F. The Installment Note, Trust Deed, Assignment of Beneficial Interest, Assignment of Rents, Loan Modification Agreement and Bank Leumi Note are hereinafter sometimes referred to collectively as the "Loan Documents";

This Agreement has been identified, together with the Note and Trust Deed referred to herein, under Chicago Title and Trust Company Identification NO. 665180

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G. The Parties hereto desire by this agreement dated December 16, 1986 (the "Second Loan Modification Agreement") to modify the Loan Documents to extend the maturity date and renew the Bank Leumi Note.

WITNESSETH:

NOW, THEREFORE, in consideration of Ten and No/100 (\$10.00) Dollars paid and for other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, the parties hereto agree as follows:

1. The maturity date set forth in the Loan Documents shall be extended to December 16, 1987.

2. The Bank Leumi Note in the principal amount of \$245,000.00 (Two Hundred Forty Five Thousand and No/100) shall be renewed and replaced by a second Bank Leumi Secured Business Note in the amount of \$270,000.00 (the "Second Bank Leumi Note") to mature December 16, 1987 (the "Maturity Date").

3. It is the intention of the parties that the Loan Documents shall also secure any extensions or renewals of the Second Bank Leumi Note for a period of five (5) years after the Maturity Date of said Note, in an amount not to exceed Three Hundred Fifty Thousand Dollars and 00/100 (\$350,000.00).

IN WITNESS WHEREOF, the parties have executed this Agreement

BANK LEUMI LE-ISRAEL B.M.,
CHICAGO BRANCH

(FOR THE EXCULPATORY PROVISION OF THE COSMOPOLITAN NATIONAL BANK OF CHICAGO, SEE RIDER ATTACHED ON THE REVERSE SIDE HEREOF, WHICH IS EXPRESSLY INCORPORATED HEREIN
Attest: & MADE A PART HEREOF)

Steve Kowalski

BY: *[Signature]*
ITS: Vice President

The Cosmopolitan National Bank
of Chicago, as Trustee afore-
said and not personally,

Attest:

[Signature]
Assistant Trust Officer

BY: *[Signature]*

ITS: Vice President & Trust Officer

Consented to:
CHICAGO TITLE AND TRUST COMPANY

BY: *[Signature]*
ITS: ASST VICE PRESIDENT

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208-210 W. Illinois Chicago
500-502 N Wells Chicago

AA 0 Tax I. D. #'s 17-09-244-014, -013 All w/p

The West 40.44 Feet of Lots 1 and 2 in Block 12 in Newberry's Addition To Chicago, A Subdivision Of The East 1/2 of The West 1/2 of The Northeast 1/4 of Section 9, Township 39 North, Range 14, East of The Third Principal Meridian, in Cook County, Illinois.

This SECOND LOAN MODIFICATION / AGREEMENT is executed by THE COSMOPOLITAN NATIONAL BANK OF CHICAGO, not personally but as Trustee as aforesaid, in the exercise of the power and authority conferred upon and vested in it as such Trustee (and said THE COSMOPOLITAN NATIONAL BANK OF CHICAGO hereby warrants that it possesses full power and authority to execute this instrument) and it is expressly understood and agreed that nothing herein or in said note contained shall be construed as creating any liability on the said THE COSMOPOLITAN NATIONAL BANK OF CHICAGO, either individually or as Trustee aforesaid, personally to pay the said note or any interest that may accrue thereon or any indebtedness accruing hereunder or thereunder, or to perform any covenant, either express or implied, herein contained, all such liability, if any, being expressly waived by the mortgagee and by every person now or hereafter claiming any right of security hereunder or thereunder, and that so far as THE COSMOPOLITAN NATIONAL BANK OF CHICAGO, either individually or as Trustee aforesaid or its successor personally are concerned, the legal holder or holders of said note and the owner or owners of any indebtedness accruing hereunder or thereunder shall look solely to the premises hereby conveyed for the payment thereof, by the enforcement of the lien hereby or thereby created in the manner herein and in said note provided or by action to enforce the personal liability of the guarantor, if any.

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I, DEBORAH JERINE CHAPEL, a Notary Public in and for the County and the State aforesaid, DO HEREBY CERTIFY that DAVID A. WEISSBERG, and SHLOMO WEISSBERG, personally known to me to be the VICE PRESIDENT and COMMERCIAL LOAN REPRESENTATIVE, respectively, of Bank Leumi Le-Israel B.M., Chicago Branch, in whose name the above foregoing instrument is executed, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their free and voluntary act and as the free and voluntary act of said bank for the uses and purposes therein set forth.

Given under my hand and notarial seal this 7th day of January, 1987

Deborah Jerine Chapel
Notary Public

Commission Expires: My Commission Expires Oct. 11, 1988

COOK COUNTY, ILLINOIS
FILED FOR RECORD

I, Harrist Denisewicz, a Notary Public in and for the County and the State aforesaid, DO HEREBY CERTIFY that Corinne Berk and Geraldine M. Wilk, personally known to me to be the Vice President & Trust Officer and Assistant Trust Officer respectively, of the Cosmopolitan National Bank of Chicago in whose name, as Trustee, the above foregoing instrument is executed appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their free and voluntary act and as the free and voluntary act of said bank, as Trustee aforesaid, uses and purposes therein set forth, and the said Assistant Trust Officer then and there acknowledged that she, as custodian of the corporate seal of said bank did affix the said corporate seal to said instrument as her free and voluntary act and as and voluntary act of said bank, as Trustee aforesaid, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 8th day of January, 1987.

Harrist Denisewicz
Notary Public

Commission Expires: October 9th, 1987.

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MAIL TO: Bunk Leumi Le - Israel
100 N. La Salle St.
Chicago IL. 60602
Attention: Stacey Lowenthal

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