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MORTGAGE MODIFICATION AGREEMENT

HERITAGE TRUST COMPANY, AS SUCCESSOR TRUSTEE

This Modification Agreement is dated as of the 1st day of September, 1990 and is made between Heritage Bank and Trust Company, formerly known as Heritage County Bank and Trust Company, not individually but solely as Trustee under Trust Agreement dated July 7, 1986 and known as Trust No. 2884, located at 12015 South Western Avenue, Blue Island, Illinois ("Mortgagor"); and Hyde Park Bank and Trust Company, located at 1525 E. 53rd Street, Chicago, Illinois 60615 ("Mortgagee").

UNDERSTANDINGS

A. Mortgagor executed a Mortgage in favor of Mortgagee dated as of September 1, 1989 and recorded October 11, 1989 with the Cook County, Illinois Recorder of Deeds as Document No. 89467347 (the "Mortgage") encumbering the real estate described on Exhibit A attached hereto and made a part hereof.

B. The Mortgage secures the indebtedness, obligations and liabilities of Mortgagor pursuant to a Demand Note executed by Mortgagor and others made payable to Bank in the original principal amount of \$104,000.00 ("Demand Note"). The Mortgage also secures the indebtedness, obligations and liabilities of Mortgagor and others pursuant to a Term Note dated as of September 1, 1989 executed by Mortgagor and others made payable to the Bank in the original principal amount of \$150,000.00.

C. The principal balance of the Demand Note is due and payable on demand. The outstanding principal balance on the Demand Note as of the date of this Mortgage Modification Agreement is \$0.00. Accrued, unpaid interest on the Demand Note as of the date of this Mortgage Modification Agreement is \$0.00.

D. The outstanding principal balance of the Term Note as of the date of this Mortgage Modification Agreement is \$ 150,000.00. Accrued, unpaid interest on the Term Note as of the date of this Mortgage Modification Agreement is \$ -0-.

E. Mortgagor wishes to extend the term of the Term Note, and Mortgagee is willing to do so provided that the terms and conditions of the Mortgage are amended accordingly.

NOW, THEREFORE, in consideration of the Understandings set forth above, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Mortgagor and Mortgagee agree as follows:

1. The first paragraph immediately following the word "WITNESSETH" on the first page of the Mortgage is hereby deleted in its entirety, and the following is substituted in its place:

"Mortgagor and others have executed a Demand Note made payable to the order of Mortgagee (the "Demand Note") in the original principal amount of \$104,000.00. The Demand Note is due and payable on demand, with interest payable monthly on

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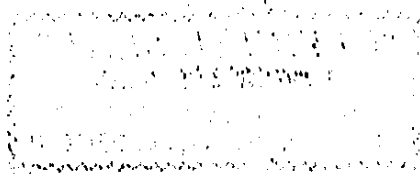
DATE

COOK COUNTY CLERK'S OFFICE
111 N. LAUREL ST. CHICAGO, ILL. 60602
TELEPHONE 312-742-2000
FAX 312-742-2001
WWW.COOKCOUNTYCLERK.COM

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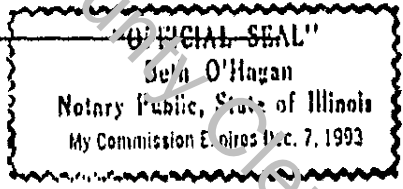
STATE OF ILLINOIS)
)
COUNTY OF _____)

I, the undersigned, a Notary Public in and for said County,
~~in the State of Illinois do hereby certify that~~ Synthia T. Sikora of
~~Heritage Trust Company, as Successor Trustee~~ _____ of
Heritage Bank and Trust Company, an Illinois Banking corporation and _____
_____, of said corporation personally known to me to be the same
persons whose names are subscribed to the foregoing instrument as such _____
Vice President and Asst. Secretary, respectively,
appeared before me this day in person and acknowledged that they signed and delivered the
said instrument as their own free and voluntary acts, and as the free and voluntary act of
said corporation as Trustee, for the uses and purposes therein set forth; and the said _____
Asst. Secretary did also then and there acknowledge that he, as custodian of the
corporate seal of said corporation, affixed the said corporate seal of said corporation to said
instrument as his own free and voluntary act, and as the free and voluntary act of said
corporation, as Trustee, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 1st day of September,
1994.

Beth O'Hagan
NOTARY PUBLIC

My Commission Expires: _____



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EXHIBIT A

Legal Description

LOT 1 AND THE EASTERLY 10½ FEET OF LOT 2 IN BLOCK 14 IN ELLSWORTH BEING A SUBDIVISION OF BLOCKS 1 TO 10 INCLUSIVE, 13, 14 AND THE WEST 225 FEET OF BLOCK 12, THE NORTH 350 FEET OF BLOCK 11, THE EAST ½ OF BLOCK 18 AND THE NORTH 350 FEET OF THE WEST ½ OF BLOCK 18 IN CHICAGO HEIGHTS IN THE WEST ½ OF THE SOUTH EAST ¼ OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as 7411 West Grand Avenue
Elmwood Park, Illinois

P.I.N.: 12-25-429-015

DEPT-01 RECORDING \$16.00
11111 TRAN 7213 10/02/90 11:16:00
2025 A *-90-479629
COOK COUNTY RECORDER

Prepared By and Mail To:

Rogene V. Tubman, Esq.
DeHaan & Richter, P.C.
55 West Monroe Street
Suite 1000
Chicago, Illinois 60603
(312) 726-2660

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16.00

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