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MODIFICATION AGREEMENT

This Modification ("Modification Agreement") of the Time or Demand Note and Security Agreement, Mortgage, and Guaranty is made this 3rd day of December, 1989, by Russell I. Seitz and Dianne E. Seitz, his wife ("Borrower"); NBD Woodfield Bank ("Lender"); and William A. Hunter and Margaret E. Hunter ("Guarantor").

WITNESSETH:

Whereas, Borrower executed and delivered to Lender that certain Time or Demand Note and Security Agreement dated November 28, 1988, in the amount of One Hundred Forty-Six Thousand Three Hundred Ten and 00/100 DOLLARS (\$146,310.00) ("Note"), which Note is secured by a Mortgage ("Mortgage") of even date therewith, recorded on November 29, 1988, in the Recorder's Office of Cook County, Illinois, as Document Number 88546767, relating to the premises ("Premises") therein described as follows, to-wit:

THE NORTH 75 FEET OF THE SOUTH 225 FEET OF LOT 7 IN ARTHUR T. MC INTOSH AND COMPANY'S PLUM GROVE FARMS SUBDIVISION, BEING A SUBDIVISION OF THE SOUTH WEST 1/4 OF THE SOUTH EAST 1/4 OF SECTION 22, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Permanent Index No. 02-22-406-037

Common Address: 715 S. Cedar Street, Palatine, Illinois

14<sup>00</sup>

Whereas, Guarantor executed and delivered to Lender that certain Guaranty dated November 23, 1988.

Whereas, Borrower hereby requests Lender modify and extend the Note and Mortgage.

Whereas, Borrower, Lender, and Guarantor agree to enter into this Modification Agreement.

Now, therefore, in consideration of the mutual covenants and conditions herein and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged by all parties hereto, Borrower, Lender, and Guarantor agree that the Note and Mortgage are hereby modified as follows:

1. It is hereby acknowledged that as of the date hereof the present principal balance due under the Note heretofore referred to is One Hundred Forty-Six Thousand Three Hundred Ten and 00/100 DOLLARS (\$146,310.00)
2. The maturity date of the Note and Mortgage is hereby changed to June 3, 1990.
3. Payments shall be due monthly beginning on January 3, 1990, and on the same day of each month thereafter, consisting of interest only in arrears on the principal balance from time to time outstanding, with a final payment of all the outstanding principal and accrued interest due on 6/3/90.
4. The Borrower shall deliver annual personal financial statements to the Lender on an ongoing basis.
5. Except for the modifications set forth above, the Note, Mortgage, and Guaranty are not otherwise changed or amended.

1990 JUL 11 AM 9:57

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BOX 333 - CG

PREPARED BY AND MAIL TO:

Ruby D. Feeley, Assistant Vice-President NBD Woodfield Bank Higgins & Meacham Roads Schaumburg, IL 60196

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IN WITNESS WHEREOF, the undersigned have caused this instrument to be signed and sealed as of the day and year first above written.

Russell I. Seitz  
Russell I. Seitz

Dianne E. Seitz  
Dianne E. Seitz

ATTEST:

NBD Woodfield Bank

Robert C. ...

By: Ruby D. Feeley

Its: Asst. V.P.

Its: RUBY D. FEELEY  
ASSISTANT VICE-PRESIDENT

The foregoing Modification Agreement has been executed with the knowledge and consent of the undersigned Guarantor, consenting to the same and agreeing that all the obligations of Guarantor shall continue in force unchanged hereby.

GUARANTOR:

William A. Hunter  
William A. Hunter

Margaret E. Hunter  
Margaret E. Hunter

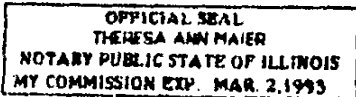
STATE OF ILLINOIS, DuPage County ss:

I, Theresa Ann Maier, a Notary Public in and for said county and state, DO HEREBY CERTIFY that Russell I. & Dianne E. Seitz, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that THEIR signed and delivered the said instrument as THEIR free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 31 day of January, 1990.

My Commission Expires:

Theresa Ann Maier  
Notary Public



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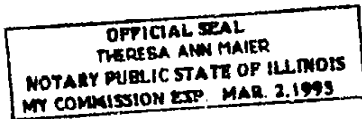
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STATE OF ILLINOIS, DuPage County ss:

I, Theresa Ann Maier, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Ruby D. Feeley, personally known to me to be the Asst. Vice President of NBO Woodfield Bank, a Bank, and Robert C. Davis, personally known to me to be the Asst. Vice President of said Bank, whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such Ruby D. Feeley and Robert C. Davis they signed and delivered the said instrument as Asst. Vice President and Asst. Vice President of said Bank and caused the Corporate Seal of said Bank to be affixed thereto, pursuant to authority given by the Board of Directors, of said Bank, as their free and voluntary act and as the free and voluntary act and deed of said Bank, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 31 day of January, 1990.

My Commission Expires:



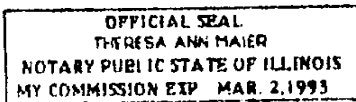
Theresa Ann Maier  
Notary Public

STATE OF ILLINOIS, DuPage County ss:

I, Theresa Ann Maier, a Notary Public in and for said county and state, DO HEREBY CERTIFY that William A. & Margaret S. Hunter, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed and delivered the said instrument as the free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 31 day of January, 1990.

My Commission Expires:



Theresa Ann Maier  
Notary Public

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