

LOAN RENEWAL AGREEMENT

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This Indenture, made this 9TH day of AUGUST, 1991, by and between THE LARKIN BANK, the owner and holder of the Note and Mortgage hereinafter described and GEORGE ZANNIS, A MARRIED MAN, the maker(s) of the said Note and Mortgage and owner(s) of the real estate described in said Mortgage. WITNESSETH:

WHEREAS, THE LARKIN BANK loaned GEORGE ZANNIS the sum of TWO HUNDRED SEVENTY FIVE THOUSAND & NO/100- Dollars (\$ 275,000.00 ), as evidenced by a certain Note and Mortgage executed and delivered on AUGUST 9, 1990 which Mortgage is duly recorded in the office of the Recorder of COOK County, Illinois, as document no. 90420707 conveying to LARKIN BANK the following legally described real estate: LOT 61 IN THE WOODS OF BARTLETT FINAL PLANNED UNIT DEVELOPMENT PLAN AND PLAT OF SUBDIVISION BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 27 AND PART OF THE NORTHWEST 1/4 OF SECTION 34, ALL IN TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 26, 1989 AS DOCUMENT NUMBER 89508616 IN COOK COUNTY, ILLINOIS.

P.I.N. 06-27-312-011

13.00

Commonly known as: 443 TIMBER RIDGE DR., BARTLETT, IL. 60103; and,

WHEREAS, the undersigned owner(s) of said premises has(ve) found it necessary and do(es) hereby request a renewal and extension of the time of payment of said indebtedness; and

WHEREAS, THE LARKIN BANK has agreed to renew and extend the term of said loan subject to such modification of the terms of said original loan as specifically set forth herein;

NOW, THEREFORE, it is hereby agreed that, as of the date of this Agreement, the unpaid balance of said indebtedness is TWO HUNDRED SEVENTY FIVE THOUSAND & NO/100- Dollars (\$ 275,000.00 ), all of which the undersigned owner(s) promise(s) to pay with interest at PRIME PLUS 2% ( P + 2 )% per annum until paid, and that the same shall be payable in the sum of INTEREST PAYABLE MONTHLY BEGINNING 9/9/91 Dollars (\$ PRIME PLUS 2% ) per month beginning on the 9TH day of SEPTEMBER, 1991, until the 9TH day of AUGUST, 1992 when the remaining balance shall be due and owing, to be applied first to interest and balance to principal, plus a sum established to be sufficient to discharge taxes and insurance obligations (which established sum may be adjusted as necessary).

It is further agreed that said Mortgage shall in all other respects remain in full force and effect and shall constitute a valid lien upon said premises to secure payment of the aforescribed debt.

If any part of said indebtedness thereon be not paid at the maturity thereof as herein provided, or if default in the performance

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of any other covenant of the Owner shall continue for thirty days after written notice thereof, the entire principal sum secured by said Note and Mortgage, together with the then accrued interest thereon, shall, without notice, at the option of the holder or holders of said principal Note, become and be due and payable, in the same manner as if said renewal had not been granted.

This agreement is supplementary to said Note and Mortgage. All the provisions thereof and of the principal Note, including the right to declare principal and accrued interest due for any cause specified in said Note and Mortgage, but not including any prepayment privileges until herein expressly provided for, shall remain in full force and effect except as herein expressly modified. The Owner agrees to perform all the covenants of the grantor or grantors in said Note and Mortgage. The provisions of this indenture shall inure to the benefit of any holders of said principal Note and shall bind the heirs, personal representatives and assigns of the Owner. The Owner hereby waives and releases all rights and benefits under and by virtue of the Homestead Exemption Laws of the State of Illinois with respect to said real estate. If the Owner consists of two or more persons, their liability hereunder shall be joint and several.

THE LARKIN BANK.

  
\_\_\_\_\_  
GEORGE (Owner) ZANNIS

(Owner)

  
\_\_\_\_\_  
Its VICE PRESIDENT

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STATE OF ILLINOIS )  
                                  ) SS.  
COUNTY OF COOK )

I, THE UNDERSIGNED, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that GEORGE ZANNIS personally known to be the same person whose name \_\_\_\_\_ subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as HIS free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of right of homestead.

GIVEN under my hand and notarial seal this 9TH day of AUGUST, 1991.

  
\_\_\_\_\_  
Notary Public

THIS INSTRUMENT PREPARED BY  
AND RETURN TO: GLEN E. SHORT  
2555 W. GOLD ROAD  
HOFFMAN ESTATES, IL. 60194

OFFICIAL SEAL  
GLEN E. SHORT  
NOTARY PUBLIC STATE OF ILLINOIS  
MY COMMISSION EXP. AUG. 22, 1991