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AMENDMENT NO. 1 TO MORTGAGE

91071781

This Amendment No. 1 to Mortgage dated this 17th day of January, 1991, is made by JOHN G. ANSELMO and MARY ANN ANSELMO, as husband and wife (collectively, the "Mortgagor"), in favor of THE NORTHERN TRUST BANK/LAKE FOREST N.A., formerly known as The Northern Trust Bank/Woodfield (the "Mortgagee"). This Amendment pertains to the real estate described on Exhibit A, attached hereto and made a part hereof.

. DEPT-01 RECORDING 814.29
. T94444 TRAN 0004 02/14/91 10:27:00
. 89462 ID * - 71 - 07 1781
COOK COUNTY RECORDER

P R E A M B L E:

Mortgagor gave to Mortgagee that certain Mortgage dated January 6, 1986, which was recorded on May 5, 1986, in the Office of the Cook County Recorder of Deeds as Document No. 86176832 and was further recorded on May 5, 1986, by the Cook County Registrar of Titles as Document No. 3512590 (the "Mortgage"). Mortgagor has requested Mortgagee to provide certain financing to AAC, Inc. ("Borrower") (of which the Mortgagor is the principal shareholder). Mortgagee has agreed to provide such financing, so long as, among other things, Mortgagor (i) guaranties all of the indebtedness, obligations and liabilities of Borrower to Mortgagee; and (ii) executes and delivers to Mortgagee this Amendment.

NOW, THEREFORE, in consideration of the premises which are incorporated herein by this reference and which constitute an integral part hereof and the execution and delivery of this Amendment, Mortgagor agrees as follows:

1. All references to the "Note" in the Mortgage shall be redefined to mean the "Note" as defined in the Mortgage, as amended by that certain Amendment No. 1 to Mortgage Note dated the date of this Amendment given by Mortgagor to Mortgagee.
2. The third recital of the Mortgage is hereby amended to read as follows:

"WHEREAS, Mortgagor has executed and delivered to Mortgagee a guaranty the ("Guarantee") dated the date of Amendment No. 1 to this Mortgage, guarantying the payment of all of the indebtedness, obligations and liabilities of AAC, Inc. to Mortgagee, whether now existing or hereinafter arising, including, but not limited to, that certain note dated the date of Amendment No. 1 to this Mortgage executed by AAC, Inc. (the "AAC Note") in the principal amount of \$305,864.98 payable to Mortgagee."

3. All references to the "Jonathan Leasing Note" in the Mortgage shall be redefined to mean the "AAC Note" as defined in Paragraph 2 of this Amendment.

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Handwritten signature/initials

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4. All references to the "Mortgage" in the Mortgage shall be redefined to mean the "Mortgage" as amended by this Amendment.

5. All references to the "Guarantee" in the Mortgage shall be redefined to mean the "Guarantee" as defined in Paragraph 2 of this Amendment.

6. Mortgagor acknowledges and agrees that the "Indebtedness Hereby Secured" as defined in the Mortgage includes all the liabilities, obligations and indebtedness of Mortgagor to Mortgagee under the Note (as redefined in this Amendment), the Guarantee (as redefined by this Amendment) and the Mortgage (as amended by this Amendment).

7. The semicolon at the end of clause 19(i) is hereby amended to read "; or" and a new clause 19(j) is hereby added to the Mortgage as follows:

"(j) Any Event of Default shall occur as defined in that certain Loan and Security Agreement dated the date of Amendment No. 1 to this Mortgage by and among Mortgagor, Mortgagee, AAC, Inc. and Jonathan Leasing Company, Ltd.;"

8. In all other respects, the Mortgage is hereby restated, reaffirmed and incorporated herein, the only amendments intended to be made thereto being those above set forth. Except as specifically set forth herein to the contrary, all terms defined in the Mortgage shall have the same meanings herein as therein.

IN WITNESS WHEREOF, this Amendment has been executed as of the date first above written.



JOHN G. ANSELMO



MARY ANN ANSELMO

Common Street Address:

938-940 Lunt Avenue
Schaumburg, Illinois 60195

Permanent Real Estate Index Number:

07-33-101-204

07-33-101-024

07-33-101-028

34071781

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This Instrument was prepared by
and when recorded mail to:

Steven Bright, Esq.
Boehm & Pearlstein, Ltd.
33 North LaSalle Street
22nd Floor
Chicago, Illinois 60602



Property of Cook County Clerk's Office

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EXHIBIT A TO AMENDMENT NO. 1 TO MORTGAGE -
938-940 LUNT AVENUE, SCHAUMBURG, ILLINOIS

LOTS 26 and 27 IN CENTEX-SCHAUMBURG INDUSTRIAL PARK UNIT NUMBER
154, BEING A SUBDIVISION IN THE NORTH 1/2 OF SECTION 33, TOWNSHIP
41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK
COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

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