

UNOFFICIAL COPY

9 1 1 3 3 3 0 7

91183387

MORTGAGE MODIFICATION AGREEMENT

AGREEMENT dated as of April 1, 1991 between First Illinois Bank & Trust, not personally, but as Trustee u/t/a dated June 29, 1990 and k/a Trust Nos. 9919, 9920 and 9930 ("Trust"), First Illinois Bank & Trust ("Bank"), and Donald G. Brooks and Marcia J. Brooks ("Guarantors").

RECITALS

A. Trust is indebted to Bank in the principal sum of One Million One Hundred Thousand and No/100 (\$1,100,000.00) Dollars as evidenced by a Mortgage Note ("Note") dated as of August 6, 1990, which Note is secured in part by two (2) Mortgage, Security and Financing Statements ("Mortgage") applicable to the properties commonly known as 10-14 W. Burlington, La Grange, IL, 7225 Commonwealth, Burr Ridge, IL, 616 Courtland Circle, Western Springs, IL and Lots 2, 3, 4 and 5 in Candlewick Lake, Boone County, IL, legally described on Exhibit "A" attached hereto, which documents were recorded with the Cook County Recorder of Deeds on August 20, 1990 as Document #90404288 and the Boone County Recorder of Deeds on August 21, 1990 as Document #90-3811.

B. Said Note is also secured by the joint and several Guaranty of Payment And Performance as set forth in those certain documents dated August 6, 1990 which were executed by the Guarantors.

C. Trust and Guarantors have requested an extension of the loan outlined above and Bank is willing to grant such extension pursuant to the terms and provisions of this Agreement and the Promissory Notes dated April 1, 1991 in the principal sums of Seven Hundred Thousand and No/100 (\$700,000.00) Dollars and Four Hundred Thousand and No/100 (\$400,000.00) Dollars ("Replacement Notes").

Now, therefore, in consideration of the above recitals, the parties hereto do hereby acknowledge and agree as follows:

1. Trust and Guarantors do hereby acknowledge that the Mortgage, Assignment of Rents, Guaranty and other applicable Security Documents are in full force and effect.
2. The Mortgage and other Security Documents are hereby modified to provide that such instruments are also granted as collateral security for repayment of the Replacement Notes.
3. Guarantors do hereby reaffirm and ratify their Guaranty.
4. In all other respects, the Mortgage and other applicable Security Documents are hereby ratified and reaffirmed.

*\$1900
E*

Mail To:

THIS INSTRUMENT WAS PREPARED BY
First Illinois Bank & Trust
REAL ESTATE DEPARTMENT
14 S. LA GRANGE RD.
LA GRANGE, IL 60525

91183387

UNOFFICIAL COPY

9 1 1 3 3 8 7

(2)

Dated at La Grange, Illinois as of the date first written above.

FIRST ILLINOIS BANK & TRUST, as Trustee
u/t/a dated 6/29/90, k/a Trust Nos. 9919,
9920 and 9930, and not personally.

FIRST ILLINOIS BANK & TRUST

By: [Signature]
Donald E. Gosswein, Vice President

By: [Signature]
Ruth Reid, Land Trust Officer

X [Signature]
Donald G. Brooks

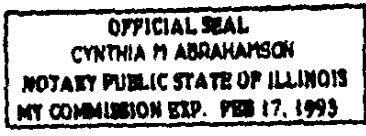
X [Signature]
Marcia J. Brooks

This instrument is executed by the First Illinois Bank & Trust not personally but solely as Trustee under the provisions of a certain deed of trust or trust agreement, dated and delivered to the First Illinois Bank & Trust on 6-29-90, k/a Trust Nos. 9919, 9920, 9930 in the County of Cook, State of Illinois, and the undersigned as Trustee of said deed of trust or trust agreement, do hereby certify that the above named Ruth Reid, Land Trust Officer of said bank and trust, is the duly authorized officer of said bank and trust, and is authorized to execute and deliver the above instrument, and that the undersigned as Trustee of said deed of trust or trust agreement, do hereby certify that the above named Ruth Reid, Land Trust Officer of said bank and trust, is the duly authorized officer of said bank and trust, and is authorized to execute and deliver the above instrument, and that the undersigned as Trustee of said deed of trust or trust agreement, do hereby certify that the above named Ruth Reid, Land Trust Officer of said bank and trust, is the duly authorized officer of said bank and trust, and is authorized to execute and deliver the above instrument.

STATE OF ILLINOIS)
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for and residing in the said County, in the State aforesaid, do hereby certify that Ruth Reid, Land Trust Officer * personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes and in the capacity therein set forth.

*of the First Illinois Bank & Trust
GIVEN under my hand and notary seal this 2nd day of April, 1991.



[Signature]
Notary Public

91183387

UNOFFICIAL COPY

9 1 1 8 3 3 8 7

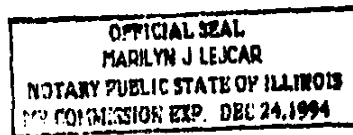
(3)

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for and residing in the said County, in the State aforesaid, do hereby certify that Donald G. Brooks and Marcia J. Brooks, husband and wife, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledge that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes and in the capacity therein set forth.

GIVEN under my hand and notary seal this 29th day of March, 1991.

Marilyn J. Lejcar
Notary Public

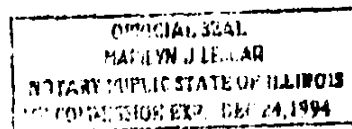


STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for and residing in the said County, in the State aforesaid, do hereby certify that Donald E. Gosswein, personally known to me to be the same person whose name is 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 and in the capacity therein set forth.

GIVEN under my hand and notary seal this 29th day of March, 1991.

Marilyn J. Lejcar
Notary Public



91183387

UNOFFICIAL COPY

EXHIBIT A

9 1 1 0 3 3 3 7

The South 300 feet of the North 1100 feet of West 440 feet (except the West 40 feet thereof) in Northwest quarter of Northeast quarter of Section 30, Township 38 North, Range 12, East of the Third Principal Meridian, Cook County, Illinois

Address: 7225 Commonwealth, Burr Ridge, IL 60521
P.I.N. #18-30-200-027; 18-30-200-028; 18-30-200-029

and

Lot 5 in Owner's Subdivision of Lot 1 in Block 24 in La Grange Subdivision together with that part of Lot 2 in Block 24 in La Grange Subdivision described as follows: Beginning at the Northeasterly corner of Lot 2, thence Southwesterly along the Northerly line of Lot 2 for a distance of 18.53 feet more or less, thence Southeasterly along a line that forms an angle of 90 degrees 8 minutes 47 seconds with the Northerly line of Lot 2 measured from Easterly to Southerly, for a distance of 102.41 feet, thence Westerly at right angles to the last described course for a distance of 0.60 feet thence Southerly at right angles to the last described course for a distance of 16.57 feet to a point in the Southerly line of Lot 2, thence Northeasterly along the Southerly line of Lot 2 for a distance of 18.93 feet to the Southeasterly corner of Lot 2, thence Northwesterly along the Easterly line of Lot 2 to the point of beginning, all in Block 24 in La Grange Subdivision, being a Subdivision of the East 1/2 of the South West 1/4 and part of the North West 1/4 lying South of the Chicago and Burlington and Quincy Railroad in Section 4, Township 38 North, Range 12 East of the Third Principal Meridian, in Cook County, Illinois

Address: 10-14 W. Burlington Ave., LaGrange, IL 60525
P.I.N. #18-04-123-038

and

Lot 8 in Springdale, Unit Number 4, being a Subdivision of the North 1/2 except the South 333 feet of the West 495 feet thereof of the South West 1/4 of the North West 1/4 of Section 8, Township 38 North, Range 12 East of the Third Principal Meridian, in Cook County, Illinois

Address: 616 Courtland Circle, Western Springs, IL 60558
P.I.N. #18-08-107-046

91183387

UNOFFICIAL COPY

9 1 1 8 3 3 8 7

EXHIBIT A

Lots 2, 3, 4 and 5 in Candlewick Lake, Unit No. 3, a Subdivision situated in Boone County, Illinois, according to the Plat thereof recorded as Document No. 72-123

P.I.N. #03-27-277-012;
#03-27-277-013;
#03-27-277-014

Property of Cook County Clerk's Office

91183387