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MODIFICATION AGREEMENT AND FIRST AMENDMENT TO TRUST DEED AND ASSIGNMENT OF RENTS

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This Modification Agreement and First Amendment to Trust Deed and Assignment of Rents dated July 11, 1991 is made by and between BEAVER CONSTRUCTION CO., an Illinois corporation (the "Company") and GLEN S. BEAVER, a Bachelor, and PEGGY SUE ALLEN, a Spinster, (being hereinafter collectively referred to as "Mortgagor"), and REPUBLIC BANK OF CHICAGO, an Illinois banking corporation, having an office at 6501 South Pulaski Road, Chicago, Illinois (hereinafter referred to as "Mortgagee").

COOK COUNTY RECORDERS \$16.00
131111 TRAN 0552 07/31/91 14135:00
78533 4 A * - 91 - 386345
COOK COUNTY RECORDER

W I T N E S S E T H

WHEREAS, Mortgagor is indebted to Mortgagee pursuant to that certain Installment Note and Security Agreement dated December 18, 1990 in the principal amount of \$36,000 having an outstanding principal balance of \$35,411.97 as of July 11, 1991 (the "Installment Note and Security Agreement") executed and delivered by Mortgagor to Mortgagee and made payable to the order of said Mortgagee, and as security for said indebtedness has executed and delivered to Mortgagee a Trust Deed and Assignment of Rents each dated December 18, 1990 and recorded on January 3, 1991 and January 24, 1991, respectively, with the Cook County Recorder of Deeds as Document Numbers 91002140 and 91037873, respectively on certain real estate in the County of Cook, State of Illinois, legally described on Exhibit "1" attached hereto and made a part hereof (the "Premises"); and

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WHEREAS, Mortgagor and Mortgagee have agreed to amend the Installment Note and Security Agreement, Trust Deed, and Assignment of Rents for the purposes of accelerating the maturity date, amending the interest rate and terms of repayment of the indebtedness evidenced by the aforesaid Installment Note and Security Agreement and secured by the aforesaid Trust Deed in the aforesaid Assignment of Rents.

NOW, THEREFORE, in consideration of the mutual covenants and conditions contained herein and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Mortgagor agrees and covenants with Mortgagee that:

1. The aforesaid Installment Note and Security Agreement is herewith amended to provide that the Interest Rate payable under the Installment Note and Security Agreement shall be twelve (12%) percent per annum and that Mortgagor, and each of them, jointly and severally, promises to pay to Mortgagee beginning August 1, 1991 the principal balance outstanding from time to time and interest thereon at the aforesaid Interest Rate in installments (including principal and interest) of \$508.06 on

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August 1, 1991 in the sum of \$508.06 on the first (1st) day of each month thereafter except that the final payment of principal and interest shall be paid on June 18, 1992.

THIS IS A BALLOON NOTE AND ON THE MATURITY DATE (JULY 1, 1992) A SUBSTANTIAL PORTION OF THE PRINCIPAL AMOUNT OF THIS INSTALLMENT NOTE AND SECURITY AGREEMENT WILL REMAIN UNPAID AFTER THE APPLICATION OF THE ABOVE REQUIRED MONTHLY INSTALLMENTS.

2. The Trust Deed and Assignment of Rents both dated December 18, 1990 and recorded on January 3, 1991 and January 24, 1991, respectively, in the Office of the Recorder of Deeds of Cook County, Illinois, as Document Nos. 91003140 and 91037873, respectively, are herewith amended so that said Trust Deed and Assignment of Rents shall secure the Installment Note and Security Agreement as herein modified.

3. In all respects, other than those expressly amended or supplemented hereby, Mortgagor does hereby ratify and confirm the provisions, terms, and conditions of the Installment Note and Security Agreement, Trust Deed, and Assignment of Rents.

IN WITNESS WHEREOF, Mortgagor and Mortgagee have caused these presents to be signed the day and year first above written.

BEAVER CONSTRUCTION CO.,
an Illinois corporation

By: [Signature]
Title: President

Attest:

[Signature]
Title: Asst. Secy.

[Signature]
Glen S. Beaver

[Signature]
Peggy Sue Allen

REPUBLIC BANK OF CHICAGO

By: [Signature]
Title: V.P.

Attest:

[Signature]
Title: Secretary

This document prepared by:
Timothy S. Breems, One N. LaSalle St.,
Chicago, IL 60602

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STATE OF ILLINOIS)
)SS
COUNTY OF COOK)

I, BEVERLY VANDUYKE, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT JOHN OIGARA of REPUBLIC BANK OF CHICAGO, and JEAN EGGERT of REPUBLIC BANK OF CHICAGO, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such VICE PRESIDENT and SECRETARY appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act and as the free and voluntary act of said REPUBLIC BANK OF CHICAGO, for the uses and purposes therein set forth; and the said Secretary did also then and there acknowledge that he/she, as custodian of the corporate seal of said REPUBLIC BANK OF CHICAGO did affix the corporate seal of said REPUBLIC BANK OF CHICAGO as his/her own free and voluntary act, and as the free and voluntary act of said REPUBLIC BANK OF CHICAGO, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 18th day of July, 1991.

Signature: Beverly Vanduyke
Notary public

OFFICIAL SEAL
BEVERLY J. VANDUYKE
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXP. APR. 22, 1995

Clerk's Office

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11/19/2011

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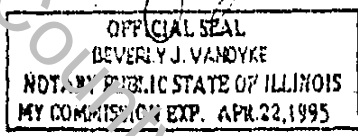
91506340

STATE OF ILLINOIS)
)SS
COUNTY OF COOK)

I, BEVERLY VANDUYKE, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CETIFY THAT GLEN BEAVER of said BEAVER CONSTRUCTION COMPANY, and PEGGY SUE ALLEN personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such PRESIDENT and appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act and as the free and voluntary act of said BEAVER CONSTRUCTION COMPANY, for the uses and purposes therein set forth; and the said Secretary did also then and there acknowledge that he/she, as custodian of the corporate seal of said BEAVER CONSTRUCTION COMPANY did affix the corporate seal of said BEAVER CONSTRUCTION COMPANY as his/her own free and voluntary act, and as the free and voluntary act of said BEAVER CONSTRUCTION COMPANY, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 18th day of July, 1991.

Beverly Vanduyke
Notary public



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LOT 461 AND THE WEST HALF OF LOT 460 IN FRANK DE LUGACH'S BEVERLY HILL CREST SUBDIVISION IN THE EAST HALF OF THE SOUTH WEST QUARTER OF SECTION 12, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT RECORDED MAY 27, 1927 AS DOCUMENT 9667375

Address of property: 2925 West 101st Place,
Evergreen Park, IL 60642

Permanent Index No.: 24-12-311-048

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