THIS INSTRUMENT WAS PREPARED BY:

P. Mellett

COLUMBIA NATIONAL BANK OF CHICAGO
5250 NORTH HARLEM AVENUE
CHICAGO, ILLINOIS 60656

92777285

MODIFICATION AGREEMENT - MORTGAGE

In consideration of the payment to COLUMBIA NATIONAL BANK OF CHICAGO, the owner and holder of the indebtedness described below, of a modification fee of $ -0- receipt of which is hereby acknowledged, it is mutually agreed that the terms of repayment of said indebtedness be and they are hereby modified as herein provided:

The existing indebtedness is represented by a Note dated June 26, 19 91, in the original principal amount of $ 150,000.00 plus interest at the rate of P + 1/2 % per annum payable in 11 monthly installments of interest only with the final installment due and payable June 26, 1992. The present unpaid balance of said indebtedness is $ 139,450.00. The Note is secured by a Mortgage dated June 26, 19 91 and recorded in the office of the Recorder of Cook County on July 18 19 91 as Document No. 91356993 and by an Assignment of Rents dated June 26, 19 91 and recorded in the office of the Recorder of Cook County on July 18, 19 91 as Document No. 91356994, on the following described real estate:

COOK COUNTY, ILLINOIS
FILED FOR RECORD

1992 OCT 20 AM 10:51 92777285

SEE LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A"

ATTACHED HERETO AND MADE A PART HEREOF

The Note and Mortgage are hereby amended to provide that the unpaid balance of $ 139,450.00 shall bear interest at the rate of P + 1/2 % per annum and shall be paid in installments as follows; interest only on the 26th day of July, 19 92, and interest only on the 26th day of each succeeding month thereafter for 11 successive months and a final payment of remaining principal balance and accrued interest on the 26th day of June, 19 93.

92777285

THIS INSTRUMENT WAS PREPARED BY:

_____

CHICAGO NATIONAL BANK OF CHICAGO
5100 NORTH NAGLE AVENUE
CHICAGO, ILLINOIS 60656

MODIFICATION AGREEMENT - MORTGAGE

In consideration of the payment to CHICAGO NATIONAL BANK OF CHICAGO, the owner and holder of the indebtedness described below, of a modification fee of $_____, receipt of which is hereby acknowledged, in a manner which does the terms of repayment of said indebtedness be and they are hereby modified as herein provided:

The existing indebtedness is represented by a Note dated _____, in the original principal amount of $_____ bearing interest at the rate of _____% per annum payable in _____ monthly installments of $_____, with a final installment due and payable _____. The present unpaid balance of said indebtedness is $_____. This is secured by a Mortgage dated _____, 19__, recorded in the office of the _____ of _____ County on _____ as Document No. _____ and by an assignment of leases and rents, if any, and recorded in the office of the _____ County on _____ as Document No. _____ on the following described real estate:

[illegible]

The Note and Mortgage are hereby amended to provide that the unpaid balance of $_____ shall bear interest at the rate of _____% per annum and shall be paid in installments as follows:

$_____ on the _____ day of _____, _____, and $_____ on the _____ day of _____, _____, and $_____ on the _____ day of _____, _____, and a final payment of $_____ on the _____ day of _____, 19__.

All other terms, provisions and conditions of the Note, Mortgage and any and all other security instruments and supporting documents of any nature shall remain unchanged in every respect and are hereby ratified and confirmed.

SEE RIDER ATTACHED HERETO AND MADE A PART HEREOF

SEE RIDER ATTACHED HERETO AND MADE A PART HEREOF

RIDER ATTACHED TO AND MADE A PART OF

MORTGAGE (~~TRUSTEE'S AGREEMENT~~ ~~EXTENSION AGREEMENT~~ ~~ADDITIONAL MORTGAGE AGREEMENT~~ (MODIFICATION AGREEMENT

Dated June 26, 1992 Under Trust No. 116075

This instrument is executed **LASALLE NATIONAL TRUST, N.A.**, not personally but solely as Trustee as aforesaid, in the exercise of the power and authority conferred upon and vested in it as such Trustee. All the terms, provisions, stipulations, covenants, and conditions to be performed by **LASALLE NATIONAL TRUST, N.A.** are undertaken by it solely as Trustee as aforesaid, and not individually, and no personal liability shall be asserted to be enforceable against **LASALLE NATIONAL TRUST, N.A.** by reason of anything contained in said instrument, or in any previously executed document, whether or not executed by said **LASALLE NATIONAL TRUST, N.A.**, either individually or as Trustee as aforesaid, relating to the subject matter of the attached agreement, all such personal liability, if any, being expressly waived by every person now or hereafter claiming any right or security hereunder. No duty shall rest upon **LASALLE NATIONAL TRUST, N.A.**, personally or as said Trustee, to sequester the rents, issues and profits arising from the disposition thereof; but so far as said trustee and its successors and said **LASALLE NATIONAL TRUST, N.A.** personally are concerned, the legal holder or holders of this instrument and the owner or owners of any indebtedness accruing hereunder shall look solely to the mortgaged real estate for the payment thereof, by enforcement of the lien heretofore created in the manner provided therefore and as provided in said note or by action to enforce the personal liability of the guarantor, if any. Trustee does not warrant, indemnify, defend title nor is it responsible for any environment damage.

92577285

COUNTY OF Cook } **SS.**

Notary Public, State of Illinois
My Commission Expires Oct. 30, 1995

I, Patricia A. Mellett, a **Notary Public** in and for said **County** in the **State** aforesaid,
DO HEREBY CERTIFY that Lawrence Perez
personally known to me to be the _____ **President** of Dome Refinery Company
an Illinois _____ corporation, and _____
personally known to me to be the _____ **Secretary** of said corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such _____ **President** and _____ **Secretary**, they signed and delivered the said instrument as _____ **President** and _____ **Secretary** of said corporation, and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority, given by the Board of Directors of said corporation as their free and voluntary act, and as the free and voluntary act of said corporation, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 26th day of June, 1992.

My Commission Expires: _____

"OFFICIAL SEAL"
PATRICIA A. MELLETT
Notary Public, State of Illinois
My Commission Expires 1/12/93

Patricia A. Mellett
Notary Public

ACKNOWLEDGEMENT
(Individual)

STATE OF ILLINOIS }
COUNTY OF Cook } **SS.**

I, Patricia A. Mellett, a **Notary Public** in and for and residing in said County, in the State aforesaid, **DO HEREBY CERTIFY THAT** Lawrence Perez
who is 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 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 their right of homestead.

GIVEN under my hand and Notarial Seal this 26th day of June, 1992.

My Commission Expires: _____

"OFFICIAL SEAL"
PATRICIA A. MELLETT
Notary Public, State of Illinois
My Commission Expires 1/12/93

Patricia A. Mellett
Notary Public

SEE RIDER ATTACHED HERETO AND MADE A PART HEREOF

All other terms, provisions and conditions of the Note, Mortgage and any and all other security instruments and supporting documents of any nature shall remain unchanged in every respect and are hereby ratified and confirmed. SEE RIDER ATTACHED HERETO AND MADE A PART HEREOF

DATED AT CHICAGO, ILLINOIS, this 26th day of June, 19 92.

COLUMBIA NATIONAL BANK OF CHICAGO
BY: [signature]
ATTEST: [signature]

LASALLE NATIONAL TRUST N.A. not personally, but as Trustee u/t/a 1/29/91 a/k/a Trust #116075
By: [signature] VICE PRESIDENT
ATTEST: Nancy A. Stack ASSISTANT SECRETARY

The foregoing Extension Agreement has been executed with the knowledge and consent of the undersigned endorsers or guarantors who hereby consent to the same and agree that their obligations shall continue in force unchanged hereby.

ACME REFINING COMPANY
BY: [signature]
President

[signature]
Laurence Baron

ACKNOWLEDGEMENT
(Trustee)

STATE OF ILLINOIS } ss.
COUNTY OF Cook

I, HARRIET DENISIEWICZ, a Notary Public in and for said County in the State aforesaid, do hereby certify that Corinne Bak, Vice President of LaSalle National Trust, N.A. an national banking association, and NANCY A. STACK, Assistant Secretary of said LaSalle National Trust, N.A., personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Vice President and Assistant Secretary, respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary acts, and as the free and voluntary act of said, as Trustee, for the uses and purposes therein set forth; and the said Assistant Secretary did also then and there acknowledge that he, as custodian for the corporate seal of said ASSISTANT SECRETARY, did affix the said instrument as his own free and voluntary act and as the free and voluntary act of said LaSalle National Trust, N.A., as Trustee, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 23rd day of September, 19 92.

My Commission Expires:

[signature]
Notary Public

ACKNOWLEDGEMENT
(Corporation)

"OFFICIAL SEAL"
Harriet Denisiewicz
Notary Public, State of Illinois
My Commission Expires Oct. 30, 1995

STATE OF ILLINOIS } SS.
COUNTY OF Cook

I, Patricia A. Mellett, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that Lawrence Baron personally known to me to be the President of Acme Refining Company an Illinois corporation, and personally known to me to be the Secretary of said corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such President and Secretary, they signed and delivered the said instrument as President and Secretary of said corporation, and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority, given by the Board of Directors of said corporation as their free and voluntary act, and as the free and voluntary act of said corporation, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 26th day of June, 19 92.

My Commission Expires:

"OFFICIAL SEAL"
PATRICIA A. MELLETT
Notary Public, State of Illinois
My Commission Expires 1/13/93

[signature]
Notary Public

ACKNOWLEDGEMENT
(Individual)

STATE OF ILLINOIS } SS.
COUNTY OF Cook

I, Patricia A. Mellett, a Notary Public in and for and residing in said County, in the State aforesaid, DO HEREBY CERTIFY THAT Lawrence Baron, who is 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 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 their right of homestead.

GIVEN under my hand and Notarial Seal this 26th day of June, 19 92.

My Commission Expires:

"OFFICIAL SEAL"
PATRICIA A. MELLETT
Notary Public, State of Illinois
My Commission Expires 1/13/93

[signature]
Notary Public

RIDER ATTACHED TO AND MADE A PART OF

MORTGAGE

(MODIFICATION AGREEMENT

Dated June 26, 1992 Under Trust No. 116075

This instrument is executed **LASALLE NATIONAL TRUST, N.A.**, not personally but solely as Trustee as aforesaid, in the exercise of the power and authority conferred upon and vested in it as such Trustee. All the terms, provisions, stipulations, covenants, and conditions to be performed by **LASALLE NATIONAL TRUST, N.A.** are undertaken by it solely as Trustee as aforesaid, and not individually, and no personal liability shall be asserted to be enforceable against **LASALLE NATIONAL TRUST, N.A.** by reason of anything contained in said instrument, or in any previously executed document, whether or not executed by said **LASALLE NATIONAL TRUST, N.A.**, either individually or as Trustee as aforesaid, relating to the subject matter of the attached agreement, all such personal liability, if any, being expressly waived by every person now or hereafter claiming any right or security hereunder. No duty shall rest upon **LASALLE NATIONAL TRUST, N.A.**, personally or as said Trustee, to sequester the rents, issues and profits arising from the disposition thereof; but so far as said trustee and its successors and said **LASALLE NATIONAL TRUST, N.A.** personally are concerned, the legal holder or holders of this instrument and the owner or owners of any indebtedness accruing hereunder shall look solely to the mortgaged real estate for the payment thereof, by enforcement of the lien heretofore created in the manner provided therefore and as provided in said note or by action to enforce the personal liability of the guarantor, if any. Trustee does not warrant, indemnify, defend title nor is it responsible for any environment damage.

92277285

SEE RIDER ATTACHED TO AND MADE A PART HEREOF

EXHIBIT "A" 92777285

PARCEL 1: Lots 1 through 5, inclusive and Lots 18 through 24, inclusive in Block 2 in Thomas O'Neil's Addition to Chicago in the Subdivision of the East 8.36 Acres of the Northeast Fractional 1/4 of Section 29, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

PARCEL 2: Lots 1, 2 and 3 in Block 2 of Mrs. Bridgette O'Neil's Subdivision of 4.80 Acres of the West 1/2 of the East 16.72 Acres of the Northeast Fractional 1/4 of Section 29, described in Parcel 1.

PARCEL 3: All that part of the vacated North and South alley which lies West and adjoining said Lots 1 through 5 in Block 2 in Thomas O'Neil's Subdivision and which lies East of adjoining said Lot 24 in Block 2 in Thomas O'Neil's Subdivision, said alley vacated by Ordinance recorded as Document Number 18466262 in Cook County, Illinois.

ADDRESS: 829 WEST 22ND PLACE, CHICAGO, ILLINOIS
P. I. N. 17-29-202-004, 005, 006, 010, 011, 012, 013, 033, and 034

92777285