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A. Effective as of October 1, 1992, the principal balance of the Note shall bear interest at a per annum rate of eight and one-half (8.5%) percent.

B. Commencing on the first day of November, 1992, and on the 1st day of each and every month thereafter to and including September 1, 1997, Borrowers shall

1. That the Note is hereby modified as follows:

NOW THEREFORE, in consideration of the mutual promises of the parties hereto, and upon the express conditions that the lien of the mortgage held by Lender is a valid, first and subsisting lien on the premises and that the execution of this Modification Agreement will not impair the lien of said mortgage and that there is no existing second mortgage or other liens subsequent to the lien of the mortgage held by Lender that will not be paid in full and released concurrently herewith (for breach of which conditions, or either of them, this Modification Agreement shall not take effect and shall be void), IT IS AGREED AS FOLLOWS:

WHEREAS, Borrowers are desirous of amending the principal note and Lender is willing to consent to such changes subject to the terms and provisions hereinafter provided.

(1) a mortgage of even date therewith, recorded in the Office of the Recorder of Deeds of Cook County, Illinois, as Document No. 88434394 (the "Mortgage") on property commonly known as 9451 Seymour Avenue, Schiller Park, Illinois 60176 and also 3923 North Wesley Terrace, Schiller Park, Illinois 60176 and legally described on Exhibit "A" attached hereto and made a part hereof (the "Premises");

WHEREAS, Borrowers have executed and delivered to Lender that certain principal note dated as of September 8, 1988 in the sum of \$190,000.00 and made by Walter J. Dinkel and Agnes R. Dinkel, (the "Note"), which Note is secured by:

W I T N E S S E T H :

THIS MODIFICATION of Principal Note and Mortgage (hereinafter referred to as the "Modification Agreement") made as of this 1st day of October, 1992, by and between WALTER J. DINKEL and AGNES R. DINKEL, (hereinafter collectively referred to as the "Borrowers") and NORTHERN TRUST BANK/C'HARE, N.A. ("Lender").

MODIFICATION AGREEMENT

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COOK COUNTY, ILLINOIS
FILED FOR RECORD

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Property of Cook County Clerk's Office

March 12, 1950

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State of Illinois

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7. The Borrowers hereby ratify and confirm their respective obligations and liabilities under the Note and Mortgage, as hereby amended, and the liens and security interest created thereby.

6. This Agreement shall extend to and be binding upon the parties hereto, their heirs, personal representatives, successors and assigns.

5. The premises described in the Mortgage shall remain in all events subject to the lien, charge or encumbrance of the Mortgage, or conveyance of title (if any) effected thereby, and nothing herein contained, and nothing done pursuant hereto, shall affect or be construed to effect the lien, charge or encumbrance of, or warranty of title in, or conveyance effected by the Mortgage, or the priority thereof over liens, charges, encumbrances or conveyances, or, except as expressly provided herein, to release or affect the liability of any party or parties whatsoever now or hereafter be liable under or on account of the Note and/or Mortgage, nor shall anything herein contained or done in pursuance thereof affect or be construed to affect any other security or instrument, if any, held by Lender as security for or evidence of the aforesaid indebtedness.

4. Contemporaneously with the execution of this Modification Agreement by Lender, Borrower shall pay to Lender the sum of \$2,700.00, plus Lender's legal fees and closing costs relating to this Modification Agreement.

3. Except for the modifications stated herein, the Note and Mortgage are not otherwise changed, modified or amended.

2. The Mortgage is hereby amended by deletion of the date "the first day of October, 1993" and substitution therefore of the date "September 30, 1997". The Mortgage is further amended to secure the obligations and liabilities evidenced by the Note, as hereby modified and amended.

D. Interest after the Maturity Date of September 30, 1997, shall accrue at 2.5% above the Lender's announced prime rate of interest from time to time, on the whole amount of said principal sum remaining unpaid.

C. A final payment of principal, interest and all other sums due and owing pursuant to the Note, as hereby amended, and all other documents executed and delivered to secure the principal amount of the Note, on September 30, 1997.

make monthly payments of principal and interest in the amount of \$1,030.73; and

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IN WITNESS WHEREOF, the undersigned have caused this instru-
ment to be executed as of the date first above written.

Walter Dinkel
Walter Dinkel

James R. Dinkel
Witness:

Agnes Dinkel
Agnes R. Dinkel

James R. Dinkel
Witness:

NORTHERN TRUST BANK/O'HARE, N.A.

James R. Dinkel
BY: James R. Dinkel
Attest: James R. Dinkel

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IN WITNESS WHEREOF, I have hereunto set my hand and the seal of said Court at Chicago, Illinois, this _____ day of _____, 19__.

Attest:

Clerk of Cook County

Deputy Clerk

BOOK OF CASES)
PAGE OF PAGES)

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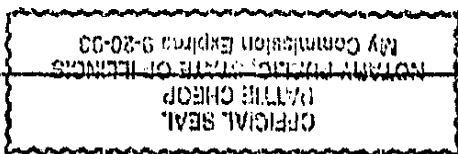
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BOX 333 - 7H

PARK RIDGE, ILLINOIS 60068
SUITE 200
1300 WEST HIGGINS ROAD
DI MONTE & LIZAK
BRUCE A. SALK

THIS DOCUMENT PREPARED BY
AND AFTER RECORDING, RETURN TO:



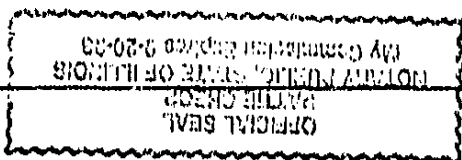
My Commission Expires:

Notary Public

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY THAT AGNES DINKEL, personally known to me to be the same person whose name is subscribed to the foregoing instrument, personally appeared before me this day and of his own free will, subscribed his name to the foregoing instrument for the uses and purposes therein contained. Given under my hand and notarial seal this 8th day of October, 1992.

STATE OF ILLINOIS
COUNTY OF COOK

SS



My Commission Expires:

Notary Public

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY THAT WALTER DINKEL, personally known to me to be the same person whose name is subscribed to the foregoing instrument, personally appeared before me this day and of his own free will, subscribed his name to the foregoing instrument for the uses and purposes therein contained. Given under my hand and notarial seal this 8th day of October, 1992.

STATE OF ILLINOIS
COUNTY OF COOK

SS

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Schiller Park, IL 60176
3923 N. Wesley Terr.

Also:

Schiller Park, IL 60176
9451 Seymour Ave.

Commonly known as:

P.I.N.#12-22-100-051-0000
P.I.N.#12-22-100-070-0000

00251826

THAT PART OF THE NORTH 1/2 OF THE NORTH WEST FRACTIONAL QUARTER OF SECTION 22, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING EAST OF WISCONSIN CENTRAL RAILROAD DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON NORTH LINE OF NORTH HALF OF NORTH WEST FRACTIONAL QUARTER OF SECTION 22 WHICH IS 106 FEET WEST OF EAST LINE OF NORTH HALF OF NORTH WEST FRACTIONAL QUARTER OF SAID SECTION 22, THENCE WEST ALONG NORTH LINE OF NORTH HALF OF NORTH WEST FRACTIONAL QUARTER OF SAID SECTION 22 A DISTANCE OF 85.59 FEET, THENCE IN A SOUTH EASTERLY DIRECTION ON A LINE FORMING AN INCLUDED ANGLE OF 76 DEGREES 48 MINUTES A DISTANCE OF 205.43 FEET TO A POINT WHICH IS 200 FEET SOUTH OF NORTH LINE OF NORTH HALF OF NORTH WEST FRACTIONAL QUARTER OF SAID SECTION 22 (MEASURED ON A LINE PARALLEL WITH EAST LINE OF NORTH HALF OF NORTH WEST FRACTIONAL QUARTER OF SAID SECTION 22) THENCE EAST ALONG A LINE PARALLEL WITH AND 200 FEET SOUTH OF NORTH LINE OF NORTH HALF OF NORTH WEST FRACTIONAL QUARTER OF SAID SECTION 22 A DISTANCE OF 40.30 FEET THENCE NORTH ON A LINE PARALLEL WITH AND 1046 FEET WEST OF EAST LINE OF NORTH HALF OF NORTH WEST FRACTIONAL QUARTER OF SAID SECTION 22 A DISTANCE OF 200 FEET TO POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS 131.19 FEET EAST OF THE POINT OF BEGINNING; THENCE WEST 131.19 FEET TO NORTH HALF OF THE NORTH WEST FRACTIONAL QUARTER OF SAID SECTION 22 AND A POINT ON SAID LINE WHICH IS 50 FEET SOUTH OF THE NORTH LINE OF THE THENCE NORTHWESTERLY A DISTANCE OF 154.06 FEET TO THE INTERSECTION WITH FRACTIONAL QUARTER OF SAID SECTION 22, A DISTANCE OF 131.19 FEET; PARALLEL WITH THE NORTH LINE OF THE NORTH HALF OF THE NORTH WEST CENTRAL RAILWAY, A DISTANCE OF 154.06 FEET; THENCE EAST ON A LINE RIGHT ANGLES) FROM THE EASTERLY RIGHT OF WAY LINE OF SAID WISCONSIN SOUTHWESTERLY ON A LINE PARALLEL WITH AND 285.60 FEET (MEASURED AT EASTERLY RIGHT OF WAY LINE OF SAID WISCONSIN CENTRAL RAILWAY; THENCE SAID SECTION 22 AND 293.35 FEET EAST OF ITS INTERSECTION WITH THE NORTH LINE OF THE NORTH 1/2 OF THE NORTH WEST FRACTIONAL QUARTER OF COMMENCING ON A LINE WHICH IS 50 FEET (MEASURED AT RIGHT ANGLES) FROM OF WAY OF WISCONSIN CENTRAL RAILWAY COMPANY, DESCRIBED AS FOLLOWS: THE NORTH WEST FRACTIONAL QUARTER OF SECTION 22, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING EAST OF THE RIGHT OF WAY OF WISCONSIN CENTRAL RAILWAY COMPANY, DESCRIBED AS FOLLOWS: THE SOUTHWESTLY 85 FEET AS MEASURED ALONG THE EASTERLY AND WESTERLY LINES OF THE FOLLOWING DESCRIBED TRACT OF LAND: THAT PART OF THE NORTH 1/2 OF

PARCEL 1:

EXHIBIT "A"

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