

# **UNOFFICIAL COPY**

PELTON BANK

**MODIFICATION AGREEMENT**

## MORTGAGE

921.82314

DEPT-01 RECORDING

**\$29.50**

176666 TRAN 0384 03/19/92 16:29:00  
43954 ♀ H \*-92-182314

33954 v. H. 44-92-182314

The above space for RECORDER'S USE ONLY RECORDER

This agreement dated January 1, 1992 by and between Peterson Bank, hereinafter called Mortgagor; Choon K. Yang and Hee S. Yang, his wife, hereinafter called Mortgagor, and \_\_\_\_\_, hereinafter called Co-Maker(s):

Witnesseth: 601 Huntington Commons, #106, Mount Prospect, Illinois

- (1) Mortgagee is the holder of a certain Promissory Note Dated December 15, 1989 in the original face amount of Thirty One Thousand Five Hundred and No/100 ( \$31,500.00 ) Dollars executed by Mortgagor and Co-Maker(s) and Secured by Mortgage dated December 15, 1989, recorded on January 3, 1990, in the office of the Recorder of Deeds, in the County of Cook, State of Illinois as Document #90-003184 and Modification Agreement dated January 1, 1991, recorded on March 19, 1991 in the office of the Recorder of Deeds, in the County of Cook State of Illinois as document #91-1229/6, on Real estate legally described as follows:

For legal description attached hereto and made a part hereof.

UNIT 106 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN LAKESIDE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 22850026, IN THE EAST 1/2 OF SECTION 14, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK

- (2) COUNTY, ILLINOIS.

10

92182314

- (3) PIN 08-14-401-078-1021 601 Huntington Commons, #106, Mount Prospect, IL

Principal plus accrued interest on \_\_\_\_\_.

XXX Principal of \$ 500.00 plus accrued interest beginning February 1, 1992 and continuing monthly thereafter, with the balance due on January 1, 1993. Interest shall be computed on the basis of a 360 day year and charged for the actual number of days elapsed.

Interest on the principal balance remaining from time to time unpaid shall be payable prior to maturity at the rate of \_\_\_\_\_ per cent per annum and after maturity at the rate of \_\_\_\_\_ per cent per annum.

XXX Interest on the principal balance remaining from time to time until shall be payable based upon an Index. The Index is the highest prime rate published in the Money Rates Section of the Wall Street Journal each business day. Interest shall be payable prior to maturity at the Index plus .2.0 per cent per annum over said Index and after maturity at the Index Plus .7.0 per cent per annum over said Index. Any increase or decrease of the rate of interest shall be effective as of the date of said Index change. If the Index is no longer available, the Note Holder will choose a new index which is based upon comparable information.

All such payments on account of the indebtedness evidenced by this note shall be first applied to interest on the unpaid principal balance and the remainder to the principal.

If any part of said indebtedness or interest thereon be not paid as herein provided, or if default in the performance of any other covenant of the mortgage shall continue for (10) days, the entire principal sum remaining unpaid together with the then accrued interest shall, without notice, at the option of the holder of said Instalment Note become due and payable, in the same manner as if said modification had not been granted.

- (4) This agreement is supplementary to said Mortgage and said Mortgage shall continue as a good and valid lien on the Real Estate. Neither the Promissory Note nor the Mortgage shall in any way be prejudiced by this agreement. ALL the Provisions of the Promissory Note and Mortgage shall remain in full force and effect and be binding on the Parties hereto except as herein expressly modified.

In witness whereof the parties hereto have signed, sealed and delivered this agreement on the date first above written.

# UNOFFICIAL COPY

CORPORATE  
SEAL

PETERSON BANK

BY: Charles J. Lee  
Sr. Vice President

ATTEST: Kathy S. Yang  
Cashier & Sr. Vice President

CORPORATE  
SEAL

BY: \_\_\_\_\_ ATTEST: \_\_\_\_\_

CO-MAKER

Choon K. Yang  
Choon K. Yang

Hee S. Yang  
Hee S. Yang

(STATE OF ILLINOIS ) SS:  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that the above named officers of Peterson Bank, Mortgagor, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such officers respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own and free and voluntary act and as the free and voluntary act of said Bank for the uses and purposes therein set forth; and the said officers then and there acknowledged that the said officers, as custodian of the corporate seal of said Bank to be affixed to said instrument as said officers own free and voluntary act and as the free and voluntary act of said Bank for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 1st day  
of January, 1992.



STATE OF ILLINOIS ) SS:  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that the above named officers of the

Mortgagor, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such officers respectively, 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 Company for the uses and purposes therein set forth; and the said officers then and there acknowledged that the said Officers, as custodian of the corporate seal of said Company caused the corporate seal of said Company to be affixed to said instrument as said officers own free and voluntary act and as the free and voluntary act of said Company for the uses and purposes therein set forth.

92182314

Given under my hand and Notarial Seal this \_\_\_\_\_ day  
of \_\_\_\_\_, 19\_\_\_\_\_.  
  
Notary Public

STATE OF ILLINOIS ) SS: I, the undersigned, a Notary Public in and for said County,  
COUNTY OF COOK ) in the State aforesaid, do hereby certify that Choon K. Yang,  
and Hee S. Yang, his wife,

personally known to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes set forth.

"OFFICIAL SEAL"

JOON LEE

NOTARY PUBLIC, STATE OF ILLINOIS  
My Commission Expires 05/07/95

Given under my hand and Notarial Seal this 1st day  
of January, 1992.  
  
Notary Public

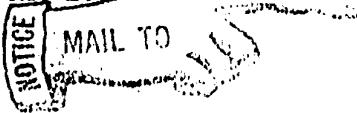
FOR THE RECORDER'S INDEX PURPOSES INSERT STREET ADDRESS OF ABOVE DESCRIBED PROPERTY HERE:

Place in Recorder's Box

xxxxMail To:

No. 144

Peterson Bank  
3232 W. Peterson Ave.  
Chicago, Illinois 60659  
Attn: Joon Lee



# UNOFFICIAL COPY

the date first above written.

In witness whereof the parties hereto have signed, sealed and delivered this agreement on  
as herein expressively noted.

Mortgage shall remain in full force and effect until paid in full, notwithstanding any provision of the Promissory Note and  
any may be prejudiced by this agreement. All the provisions of the Promissory Note and  
and valid when on the Real Estate. Neither the Promissory Note nor the Mortgage shall in  
(4) This agreement is supplemental to said Mortgage and said Mortgage shall continue as a good

measure as if said modification had not been granted.  
notice, at the option of the holder of said instrument together with the then accrued interest shall, without  
the entire principal sum remaining unpaid together with the then accrued interest for (10) days,  
default in the performance of any other covenant of this mortgage shall continue for (10) days.  
If any part of said independent clause becomes non-palable, or if it

to interest on the unpaid principal balance and the remainder to the principal.  
All such payments on account of the independent clauses evidencing this note shall be first applied

available, the Note holder will choose a new index which is based upon our available  
interest shall be effective as of the date of said Index. If the Index is no longer  
plus .75 per cent per annum over said Index. Any increase or decrease of the Index  
the Index plus .25 per cent per annum over said Index and after twenty days to maturity at the rate of  
the Wall Street Journal each business day. Interest shall be payable twice upon an Index  
upon an Index. The Index is the highest prime rate published in the Money Rates Section of  
xxx interest on the principal balance remaining from time to time unpaid shall be payable based

interest at the rate of \_\_\_\_\_ per cent per annum.  
Interest on the principal balance remaining from time to time unpaid shall be payable prior  
to maturity at the rate of \_\_\_\_\_ per cent per annum and after maturity at the rate of

and continuing monthly, plus accrued interest, less than the balance due on January 1, 1993.  
Interest shall be computed on the basis of a 360 day year and charged for the actual number  
of days elapsed.

Principal of \$500.00 plus accrued interest, less than the balance due on January 1, 1992  
xxx principal plus accrued interest on \_\_\_\_\_

and if demand not be made, then as follows:  
said Principal Balance together with interest is hereby modified to be repayable ON DEMAND.

(2) The Principal Balance remaining unpaid on this Note is Sixteen Thousand Hundred and No/100  
(\$16,900.00) Dollars.

This agreement dated January 1, 1992 by and between Recession Bank, hereinafter called  
Mortgagee; Logan K. Yang and Hsieh S. Yang, his wife, , hereinafter called Mortgagor, and  
This agreement dated January 1, 1992 by and between Recession Bank, hereinafter called  
Mortgagee; Logan K. Yang and Hsieh S. Yang, his wife, , hereinafter called Mortgagor, and  
Mortgagor, hereinafter called Co-Borrower(s);

The above space for RECORDING USE ONLY  
43954 4 14 \* - 52 - 132314  
14666 TIAN 0384 03/19/92 16:29:00  
DEPT-A1 RECORDINGS 429.50

92182314

MORTGAGE AGREEMENT

PETERSON BANK

# UNOFFICIAL COPY

RECEIVED JACOB LIEBER

CHICAGO, ILLINOIS 60659

3222 W. Fullerton Ave.

PETERSON BANK

MAIL TO

NOTICE

NO. 1A

Place in Recorder's Box 2000 Block 10:

FOR THE RECORDER'S INDEX PURPOSES INSERT STAMP ADDRESS OF ABOVE DESCRIBED PROPERTY HERE:

NOTARY PUBLIC STATE OF ILLINOIS  
MY COMMISSION EXPIRES 05/07/95

JOHN LEWIS

"OFFICIAL SEAL"

RECEIVED JACOB LIEBER

1992

GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS LAST DAY

INSTRUMENT AS THOSE FREE AND VOLUNTARY ACT, FOR THE USES AND PURPOSES SET FORTH.

PERSONALLY known to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes set forth.

and HEE S. YANG  
in the State of Illinois, do hereby certify that CHOOON K. YANG

COUNTY OF COOK ) SS: I, the undersigned

STATE OF ILLINOIS ) a Notary Public in and for said County,

Notary Public

19

GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS DAY

OF

92182314

SAID COMPANY FOR THE USES AND PURPOSES THEREIN SET FORTH.

OFFICERS ORN FREE AND VOLUNTARY ACT AND AS THE FREE AND VOLUNTARY ACT OF  
CORPORATE SEAL OF SAID COMPANY TO BE AFFIXED TO SAID INSTRUMENT AS SET  
OFFICERS, AS CERTIFICATION OF THE CORPORATION SEAL OF SAID COMPANY CONSIDER THE  
FREE AND VOLUNTARY ACT OF SAID COMPANY, FOR THE USES AND PURPOSES THEREIN SET  
DELIVERED THIS SAME DAY IN PERSON AND VOLUNTARY ACT AND AS THE  
APPENDED BEFORE ME THIS DAY IN PERSON AND VOLUNTARY ACT AND AS THEY SIGNED AND  
SUBSCRIBED TO THE FOREGOING INSTRUMENT AS SUCH OFFICERS RESPECTIVELY.

MOTEGEGER, PERSONALLY known to me to be the same persons whose names are

SERIAL  
NUMBER

I, the undersigned, a Notary Public in and for the County and State  
afforesaid, DO HEREBY CERTIFY THAT THE ABOVE NAMED OFFICERS OF THE

COUNTY OF COOK ) SS:  
STATE OF ILLINOIS )

Notary Public

1992

GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS LAST DAY

OF



AND VOLUNTARY ACT OF SAID BANK FOR THE USES AND PURPOSES THEREIN SET FORTH.

SAID INSTRUMENT AS SAID OFFICERS ORN FREE AND VOLUNTARY ACT AND AS THE FREE  
OFFICERS, AS CERTIFICATION OF THE CORPORATION SEAL OF SAID BANK TO BE AFFIXED TO  
THE FREE AND VOLUNTARY ACT OF SAID BANK FOR THE USES AND PURPOSES THEREIN  
DELIVERED BEFORE ME THIS DAY IN PERSON AND VOLUNTARY ACT AND AS THEY SIGNED AND  
APPENDED BEFORE ME THIS DAY IN PERSON AND VOLUNTARY ACT AND AS THEY SIGNED AND  
SUBSCRIBED TO THE FOREGOING INSTRUMENT AS SUCH OFFICERS RESPECTIVELY.

MOTEGEGER, PERSONALLY known to me to be the same persons whose names are

JOHN LEWIS

"OFFICIAL SEAL"

RECEIVED JACOB LIEBER

1992

COUNTY OF COOK )  
STATE OF ILLINOIS )

I, the undersigned, a Notary Public in and for the County and State  
afforesaid, DO HEREBY CERTIFY THAT THE ABOVE NAMED OFFICERS OF PETERSON BANK,

CHOOON K. YANG

ALICE K. YANG

CO-MAKER

BY:

SERIAL  
NUMBER

PETERSON BANK

BY: ALICE PRESIDENT

SERIAL  
NUMBER

ATTEST:

ATTEST:

CHRISTINE G. SR. VICE PRESIDENT

ATTEST: