

92212493

DEPT. OF RECORDS 425.50
1992 FEB 26 08 44 PM 11:37:00
92212493
COOK COUNTY RECORDER

(Space above this line for recording purposes)

MODIFICATION AGREEMENT
to a Mortgage held by
BRICKYARD BANK

Property of Cook County Clerk's Office

DATE AND PARTIES The date of this Modification Agreement (Agreement) is February 26, 1992, and the parties are the following:

MORTGAGOR OF PROPERTY/BORROWER:
SEYMOUR BRONN
4000 W. TOUHY AVE
LINCOLNWOOD, ILLINOIS 60846
Social Security # 353-12-1989
HUSBAND OF ELAINE BRONN
ELAINE BRONN
4601 W. TOUHY AVE
LINCOLNWOOD, IL 60846
Social Security # 348-16-0100
WIFE OF SEYMOUR BRONN

BANK:
BRICKYARD BANK
an ILLINOIS banking corporation
6676 North Lincoln Ave
Lincolnwood, Illinois 60845-3631
Tax ID # 36-2993017
(as Mortgagee)

92212493

BACKGROUND Borrower executed a promissory note payable to the order of Bank dated September 6, 1991, (Note) evidencing a loan (Loan) which Note is further described as follows: Note number 57513650, in the principal amount of \$10,607.60 and payable on August 25, 1996. As of the date of this Agreement, the principal balance on the Note is \$9,167.84 and the accrued interest is \$3.57. The total amount currently due on the Note is \$9,171.41. Borrower and Bank hereby agree to modify the Note on the following terms contained in this Agreement.

SECURITY This Agreement is secured by the following type(s) (or items) of property (Collateral):
Real Estate

The real property portion of the Collateral includes the following described property (Property) situated in COOK County, ILLINOIS, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

The term Collateral further includes, but is not limited to, the following property, whether now owned or hereafter acquired, and whether or not held in trust for the benefit of the Owner or owners: all accretions, accessories, additions, cash, fittings, increases, insurance benefits and proceeds, rents, products, profits, renewals, rents, replacements, special tools and substitutions, together with all books and records pertaining to the Collateral and access to the equipment containing such books and records including computer stored information and all software relating thereto, plus all cash and non-cash proceeds and all proceeds of proceeds arising from the type(s) (or items) of property listed above.

TERMS AND CONDITIONS The terms and conditions of the loan (Loan) are hereby modified to read as follows:

Borrower has received an additional loan in the principal amount of \$19,193.34. The current balance of the Note above described and the additional loan have been combined and the new combined loan is evidenced by a new note (Note) dated February 26, 1992 and to be fully repaid on or before August 25, 1996. Said Note is secured by the Property pursuant to the terms of the Mortgage.

COVENANTS AND WARRANTIES BY MORTGAGOR Mortgagor affirmatively represents, warrants and covenants:

- A. that Mortgagor has good and marketable title to all of the Property, and
- B. that the Property is subject to no outstanding liens or other encumbrances, except MORTGAGE DATED MARCH 6, 1991 AND RECORDED

25-50

Modification Agreement
BRONN, S & E

02/26/92

Initials

SB UB

** READ FRONT AND BACK OF EACH PAGE FOR ANY REMAINING PROVISIONS **

PAGE 1

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Property of Cook County Clerk's Office

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IL-107-080691-2.18-1

ON APRIL 8, 1991 AS DOCUMENT NO. 91157228 MADE BY SEYMOUR BRONN, HUSBAND OF ELAINE BRONN AND ELAINE BRONN, WIFE OF SEYMOUR BRONN TO BRICKYARD BANK TO SECURE A NOTE IN THE AMOUNT OF \$95,000.00

- 6. CONTINUATION OF ALL OTHER TERMS AND CONDITIONS: All other terms and conditions of this Loan contained in the loan documents not specifically referred to and modified herein continue in full force and effect
- 7. RECEIPT OF COPY: Borrower acknowledges receiving a copy of this Agreement

BORROWER:

Seymour Bronn
 SEYMOUR BRONN
 Individually

Elaine Bronn
 ELAINE BRONN
 Individually

APPROVED: February 26, 1992

BANK:

BRICKYARD BANK
an ILLINOIS banking corporation

[Corporate Seal*]

Connie Griffin
 CONNIE GRIFFIN - LOAN OFFICER

ATTEST:

STATE OF ILLINOIS

ss:

COUNTY OF COOK

On this 26th day of February, 1992, I, Toni M. Constantine, a notary public, certify that SEYMOUR BRONN, HUSBAND OF ELAINE BRONN, 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/she) signed and delivered the instrument as (his/her) free and voluntary act, for the uses and purposes set forth.

My commission expires _____

NOTARY PUBLIC

STATE OF ILLINOIS

ss:

COUNTY OF COOK

The foregoing instrument was acknowledged before me on 2-26 19 92 by ELAINE BRONN

My commission expires _____

NOTARY PUBLIC

STATE OF ILLINOIS

ss:

COUNTY OF COOK

On this 26th day of February, 1992, I, Toni M. Constantine, a notary public, certify that CONNIE GRIFFIN - LOAN OFFICER, of BRICKYARD BANK, an ILLINOIS banking corporation, 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/she) signed and delivered the instrument as (his/her) free and voluntary act, for the uses and purposes set forth.

My commission expires _____

NOTARY PUBLIC

This document was prepared by BRICKYARD BANK, 6676 North Lincoln Ave., Lincolnwood, Illinois 60645-3631.

Please return this document after recording to BRICKYARD BANK, 6676 North Lincoln Ave., Lincolnwood, Illinois 60645-3631.

THIS IS THE LAST PAGE OF A 2 PAGE DOCUMENT. EXHIBITS AND/OR ADDENDA MAY FOLLOW.

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5. COVENANTS AND WARRANTIES BY MORTGAGOR. Mortgagor affirmatively represents, warrants and covenants:
 A that Mortgagor has good and marketable title to all of the Property; and
 B that the Property is subject to no outstanding liens or other encumbrances, except MORTGAGE DATED MARCH 8, 1991 AND RECORDED
 Borrower has received an additional loan in the principal amount of \$19,193.34. The current balance of the Note above described and the additional loan have been combined and the new combined loan is evidenced by a new note (Note) dated February 26, 1992 and to be fully repaid on or before August 25, 1996. Said Note is secured by the Property pursuant to the terms of the Mortgage.

52-52

4. MODIFICATION. The terms and conditions of the loan (Loan) are hereby modified to read as follows:
 The term "Collateral" further includes, but is not limited to, the following property, whether now owned or hereafter acquired, and whether or not held by a bailee for the benefit of the Owner or owners, all, accessories, accessories, additions, cash, fittings, increases, insurance benefits and proceeds, parts, products, profits, rentals, repairs, replacements, special tools and substitutions, together with all books and records pertaining to the Collateral and access to the equipment containing such books and records including computer stored information and all software relating thereto, plus all cash and non-cash proceeds and all proceeds of proceeds arising from the type(s) (item) of property listed above.

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

3. SECURITY. This Agreement is secured by the following type(s) (or items) of property (Collateral):
 The real property portion of the Collateral includes the following described property (Property) situated in COOK County, ILLINOIS, to-wit:
 Real Estate

2. BACKGROUND. Borrower executed a promissory note payable to the order of Bank dated September 6, 1991, (Note) evidencing a loan (Loan) which Note is further described as follows: Note number 57913650, in the principal amount of \$10,000.00, and payable on August 25, 1996. As of the date of this Agreement, the principal balance on the Note is \$9,167.84 and the accrued interest is \$3,077. The total amount currently due on the Note is \$9,170.91. Borrower and Bank hereby agree to modify the Note on the following terms contained in this Agreement.

BRICKYARD BANK
 an ILLINOIS banking corporation
 6676 North Lincoln Ave
 Lincolnwood, Illinois 60465-3631
 Tax I.D. # 36-2993012
 (as Mortgagor)

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MORTGAGOR OF PROPERTY/BORROWER
 SEYMOUR BRONN
 4000 W. TOUHY AVE
 LINCOLNWOOD, ILLINOIS 60466
 Social Security # 353-12-1989
 HUSBAND OF ELAINE BRONN
 ELAINE BRONN
 4601 W. TOUHY AVE
 LINCOLNWOOD, IL 60466
 Social Security # 348-16-0100
 WIFE OF SEYMOUR BRONN

1. DATE AND PARTIES. The date of this Modification Agreement (Agreement) is February 26, 1992, and the parties are the following:

MODIFICATION AGREEMENT
 to a Mortgage held by
 BRICKYARD BANK

(Space above this line for recording purposes)

DEF-01 RECORDINGS 425.50
 TRAN 8104 05/31/92 11:37:00
 57969 4 11 92-212493
 COOK COUNTY RECORDER

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EXHIBIT "A"

IL-107-080691-2.18-1

This EXHIBIT "A" is referred to in and made a part of that certain Modification Agreement dated February 26, 1992, by and between the following parties:

MORTGAGOR OF PROPERTY/BORROWER:

SEYMOUR BRONN
4000 W. TOUHY AVE
LINCOLNWOOD, ILLINOIS 60646
Social Security # 353-12-1989

ELAINE BRONN
4601 W. TOUHY AVE
LINCOLNWOOD, IL 60646
Social Security # 348-16-0100

BANK

BRICKYARD BANK
an ILLINOIS banking corporation
6676 North Lincoln Ave.
Lincolnwood, Illinois 60645-3631
Tax I.D. # 36-2992012
(as Mortgagee)

The properties hereinafter described are those properties referred to in this Agreement as being described in Exhibit "A":

PARCEL 1: UNIT NO. 814 IN LINCOLNWOOD SUITES CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE (HEREAFTER REFERRED TO AS PARCEL 1): THAT PART OF THE NORTH 1/2 (EXCEPT THE SOUTH 420 FEET AND EXCEPT THE WEST 33 FEET TAKEN FOR KILPATRICK AVENUE AND THE NORTH 40 FEET TAKEN FOR TOUHY AVENUE) OF THE EAST 1/2 OF THE NORTH WEST 1/4 OF THE NORTH WEST 1/4 OF SECTION 34, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN LYING WEST OF THE RAILROAD RIGHT OF WAY 1/2 COOK COUNTY, ILLINOIS. ALSO THAT PART OF THE WESTERLY 15.0 FEET OF THE RIGHT OF WAY OF THE CHICAGO AND NORTHWESTERN TRANSPORTATION COMPANY IN THE EAST 1/2 OF THE NORTH WEST 1/4 OF THE NORTH WEST 1/4 OF SECTION 34, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE WESTERLY RIGHT OF WAY LINE OF THE CHICAGO AND NORTHWESTERN TRANSPORTATION COMPANY, SAID POINT BEING 40 FEET SOUTH OF THE CENTER LINE OF TOUHY AVENUE; THENCE SOUTHERLY ALONG SAID WESTERLY RIGHT OF WAY LINE, 200 FEET, THENCE EASTERLY AT RIGHT ANGLE TO SAID RIGHT OF WAY LINE 15 FEET; THENCE NORTHERLY PARALLEL WITH SAID WESTERLY RIGHT OF WAY LINE 196.39 FEET TO A POINT 40 FEET SOUTH OF THE CENTER LINE OF TOUHY AVENUE; THENCE WEST ALONG THE SOUTH LINE OF TOUHY AVENUE 15.43 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS. WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE CONDOMINIUM DECLARATION MADE BY THE EXCHANGE NATIONAL BANK OF CHICAGO AS TRUSTEE UNDER TRUST NUMBER 28514 DATED OCTOBER 15, 1974 WHICH CONDOMINIUM DECLARATION IS RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS, COOK COUNTY, ILLINOIS AS DOCUMENT 23545366 TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS. PARCEL 2: EASEMENT FOR PARKING PURPOSES FOR THE BENEFIT OF PARCEL 1 IN AND TO PARKING SPACE 83 AS DELINEATED AND SET FORTH IN SAID DECLARATION OF CONDOMINIUM. PIN # 10-34-102-022-1097

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Initials

S-B 4/5

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