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EXTENSION AGREEMENT  
NOTE AND MORTGAGE

This Extension Agreement effective as of the 15th day of April, 1992, between BAKE-LINE PRODUCTS, INC., an Illinois corporation, hereinafter referred to as "Borrower" and AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, hereinafter referred to as "Lender".

WITNESSETH

WHEREAS, on March 1, 1991, Borrower executed in favor of Lender, a Mortgage and Security Agreement (the "Mortgage") subsequently recorded on March 18, 1991 in Cook County, Illinois as Document No. 91119768, concerning real estate, legally described hereto as Exhibit A and incorporated herein. The Mortgage was given by Borrower to secure payment to Lender of a Promissory Note dated March 1, 1991, in the principal sum of EIGHT MILLION AND NO/100 (\$8,000,000.00) DOLLARS (the "Note").

WHEREAS, on October 10, 1991, Borrower executed an Extension Agreement, recorded on October 10, 1991 in Cook County, Illinois as Document No. 91531165, extending the Mortgage to April 15, 1992. The Mortgage and Extension Agreement are hereinafter referred to collectively as the "Mortgage".

WHEREAS, on October 10, 1991, Borrower executed an Extension Agreement extending the Note to April 15, 1992. This Extension Agreement and the Note are collectively referred to hereinafter as the "Note", with such other amendments, modifications, renewals, or replacements thereto.

WHEREAS, the Mortgage securing the Note is a valid and subsisting lien on the premises described in the Mortgage for the principal sum of \$8,000,000.00.

WHEREAS, the parties hereto have agreed upon a modification of the terms and conditions of the Mortgage and the Note as herein set forth.

Now therefore, in consideration of the premises and the mutual promises and agreements hereinafter made by and between the parties hereto, the said parties do hereby mutually promise and agree as follows:

1. The principal balance outstanding as of April 15, 1992 is \$8,000,000.00.
2. The due date of April 15, 1992 is hereby extended to June 30, 1992, with such other amendments, modifications, renewals, or replacements thereof.

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The parties hereto further mutually agree that all provisions, stipulations, powers and covenants in the Note and in the Mortgage contained, except as modified by this Extension Agreement, shall stand and remain unchanged and in full force and effect for and during said extended period, except only as specifically varied or amended above; and further that in the event of a failure to pay the same principal sum as herein provided, or to keep, fulfill or perform any or all of the covenants and agreements contained in the Mortgage, then the whole of said principal sum shall, at the election of the holder of the Note, become at once, without notice, due and payable and may be collected together with all accrued interest and collection costs thereon, in the same manner as if this extension had not been granted, anything hereinbefore to the contrary notwithstanding.

It is expressly understood and agreed by and between the parties hereto that the covenants and agreements herein contained shall bind and inure to the benefit of the respective heirs, executors, administrators, legal representatives and assigns of the said parties hereto.

In witness whereof, the parties hereto have signed, sealed and delivered this Extension Agreement this 11 day of April, 1992.

"Lender"

American National Bank and Trust  
Company of Chicago

By: [Signature]

Its: [Signature]

Attest:

Its: [Signature]

"Borrower"

BAKE-LINE PRODUCTS, INC., an  
Illinois corporation

By: [Signature]

Its: [Signature]

Attest:

Its: [Signature]

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Section 4.01(j) of the Mortgage is hereby deleted.

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*Prepared by Stacy Sandberg 2/15/83 Dept. of Clkg, IL*

After recording please return to:  
Patrick Hickey  
American National Bank and Trust  
Company of Chicago  
33 North LaSalle Street  
Chicago, Illinois 60690

Property of Cook County Clerk's Office

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## EXHIBIT A

**PIN:** 09 17 501 001  
09 17 501 013  
09 18 214 017  
018  
013  
09 18 500 004  
006

**AKA:** 1 Bakeline Plaza  
Des Plaines, Il.

Property of Cook County Clerk's Office

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EXHIBIT A to Mortgage and Security Agreement dated March 1, 1991 made by Bake-Line Products, Inc. as Mortgagor, to American National Bank & Trust Company of Chicago, as Mortgagee.

## PARCEL 1:

LOT 1 IN BAKE-LINE PROPERTIES, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF FRACTIONAL SECTION 18 AND THE WEST 1/2 OF SECTION 17, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF RECORDED MARCH 14, 1980 AS DOCUMENT 25391463 (HEREINAFTER REFERRED TO AS LOT 1)

## EASEMENT PARCEL 'A':

A 10 FOOT EASEMENT, FOR ELECTRIC SERVICE 5 FEET ON EITHER SIDE OF A CENTER LINE DESCRIBED AS FOLLOWS:

COMMENCING AT THE POINT OF INTERSECTION OF THE NORTHWESTERLY LINE OF THE CHICAGO AND NORTHWESTERN TRANSPORTATION COMPANY RIGHT OF WAY (PROVISO TECHNY LINE) BEING A LINE DRAWN 50.00 FEET NORTHWESTERLY OF AND PARALLEL WITH THE CENTER LINE BETWEEN THE TWO MAIN TRACKS IN SAID RIGHT OF WAY, WITH THE SOUTHWESTERLY LINE OF THE CHICAGO AND NORTHWESTERN TRANSPORTATION COMPANY RIGHT OF WAY (WISCONSIN DIVISION), BEING A LINE DRAWN 56.00 FEET SOUTHWESTERLY OF AND PARALLEL WITH THE MOST NORTHEASTERLY MAIN TRACK CENTER LINE; THENCE NORTH 55 DEGREES 51 MINUTES 36 SECONDS WEST 569.97 FEET, ALONG THE AFORESAID SOUTHWESTERLY RIGHT OF WAY TO A POINT; THENCE NORTH 64 DEGREES 35 MINUTES 02 SECONDS WEST, 40.23 FEET, FOR A POINT OF BEGINNING OF THE CENTER LINE OF SAID 10 FOOT EASEMENT; THENCE NORTH 34 DEGREES 08 MINUTES 24 SECONDS EAST, 99.02 FEET, MORE OR LESS, TO A POINT THAT IS 5.00 FEET SOUTHWESTERLY OF THE NORTHEASTERLY LINE OF SAID RIGHT OF WAY (WISCONSIN DIVISION); THENCE NORTH 55 DEGREES 51 MINUTES 36 SECONDS WEST ALONG A LINE THAT IS 5.00 FEET SOUTHWESTERLY OF AND PARALLEL WITH THE SAID NORTHEASTERLY LINE OF SAID RIGHT OF WAY (WISCONSIN DIVISION), A DISTANCE OF 178.00 FEET, ALL IN PART OF THE WEST 1/2 OF SECTION 17, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS AS CREATED BY DEED FROM CHICAGO AND NORTHWESTERN TRANSPORTATION COMPANY TO BAKE-LINE PRODUCTS, INC. DATED JANUARY 16, 1981 AND RECORDED FEBRUARY 5, 1981 AS DOCUMENT 25764211.

## EASEMENT PARCEL 'B':

A STRIP OF LAND 20.00 FEET IN WIDTH FOR UNDERGROUND WATER MAIN EASEMENT AND SANITARY SEWER MAIN EASEMENT, THE CENTER LINE OF WHICH IS DESCRIBED AS FOLLOWS:

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BEGINNING AT A POINT ON THE SOUTHEASTERLY LINE OF LOT 1 IN BAKE-LINE PROPERTIES, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF FRACTIONAL SECTION 18 AND THE WEST 1/2 OF SECTION 17, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH POINT IS 1,148.46 FEET SOUTH WEST OF THE SOUTH EAST CORNER OF SAID LOT 1, AS MEASURED ON THE SOUTHEASTERLY LINE THEREOF; THENCE SOUTH EAST, PERPENDICULAR TO THE SAID SOUTHEASTERLY LINE OF LOT 1, A DISTANCE OF 290.00 FEET TO THE SOUTHEASTERLY LINE OF THE CHICAGO AND NORTHWESTERN TRANSPORTATION COMPANY RIGHT OF WAY, BEING ALSO THE NORTHWESTERLY LINE OF DES PLAINES MANOR TRACT NO. 2, A SUBDIVISION OF PART OF THE WEST 1/2 OF SECTION 18, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, AND THE END OF THE ABOVE DESCRIBED CENTER LINE, ALL IN COOK COUNTY, ILLINOIS AS CREATED BY AGREEMENT BETWEEN CHICAGO AND NORTHWESTERN TRANSPORTATION COMPANY AND BAKE-LINE PRODUCTS, INC. DATED DECEMBER 9, 1982 AND RECORDED APRIL 20, 1983 AS DOCUMENT 26576449

## EASEMENT PARCEL 'C':

A STRIP OF LAND 15.00 FEET IN WIDTH, FOR UNDERGROUND WATER MAIN EASEMENT, THE CENTER LINE OF WHICH IS DESCRIBED AS FOLLOWS:

COMMENCING AT THE MOST EASTERLY CORNER OF LOT 1 OF BAKE-LINE PROPERTIES, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF FRACTIONAL SECTION 18 AND THE WEST 1/2 OF SECTION 17, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN; THENCE NORTH WEST 338.82 FEET TO AN ANGLE POINT IN LOT 1; THENCE NORTH WEST 66.80 FEET TO A POINT OF TANGENCY IN LOT 1; THENCE NORTHWESTERLY 134.17 FEET ALONG THE NORTHERLY LINE OF LOT 1, BEING THE ARC OF A CIRCLE, TO THE POINT OF BEGINNING OF CENTER LINE OF THE SAID 15.00 FOOT STRIP; THENCE NORTH EAST ALONG A LINE WHICH FORMS AN ANGLE OF 115 DEGREES 11 MINUTES 13 SECONDS MEASURED SOUTH EAST TO NORTH EAST WITH THE SOUTHWESTERLY LINE OF THE CHICAGO AND NORTHWESTERN TRANSPORTATION COMPANY RIGHT OF WAY, A DISTANCE OF 151.70 FEET TO THE NORTHEASTERLY LINE OF THE CHICAGO AND NORTHWESTERN TRANSPORTATION COMPANY RIGHT OF WAY, BEING ALSO THE SOUTHWESTERLY LINE OF NORTHWEST HIGHWAY, AND THE END OF THE ABOVE DESCRIBED 15.00 FOOT STRIP OF LAND, ALL IN COOK COUNTY, ILLINOIS AS CREATED BY DEED FROM CHICAGO AND NORTHWESTERN TRANSPORTATION COMPANY TO BAKE-LINE PRODUCTS, INC. DATED JANUARY 16, 1981 AND RECORDED FEBRUARY 9, 1981 AS DOCUMENT 25764211

## EASEMENT PARCEL 'D':

A STRIP OF LAND 15.00 FEET IN WIDTH, FOR UNDERGROUND GAS MAIN EASEMENT, THE CENTER LINE OF WHICH IS DESCRIBED AS FOLLOWS:

COMMENCING AT THE MOST EASTERLY CORNER OF LOT 1 OF BAKE-LINE PROPERTIES, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF FRACTIONAL SECTION 18 AND THE WEST 1/2 OF SECTION 17, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN; THENCE NORTH WEST 338.82 FEET TO

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AN ANGLE POINT IN LOT 1; THENCE NORTH WEST 66.80 FEET TO A POINT OF TANGENCY IN LOT 1; THENCE NORTHWESTERLY 149.19 FEET ALONG THE NORTHERLY LINE OF LOT 1, BEING THE ARC OF A CIRCLE, TO THE POINT OF BEGINNING OF THE CENTER LINE OF THE SAID 15.00 FOOT STRIP; THENCE NORTH EAST ALONG A LINE WHICH FORMS AN ANGLE OF 115 DEGREES 11 MINUTES 13 SECONDS MEASURED SOUTH EAST TO THE NORTH EAST WITH THE SOUTHWESTERLY LINE OF THE CHICAGO AND NORTHWESTERN TRANSPORTATION COMPANY RIGHT OF WAY, A DISTANCE OF 158.06 FEET TO THE NORTHEASTERLY LINE OF THE CHICAGO AND NORTHWESTERN TRANSPORTATION COMPANY RIGHT OF WAY, BEING ALSO THE SOUTHWESTERLY LINE OF NORTHWEST HIGHWAY, AND THE END OF THE ABOVE DESCRIBED 15.00 FOOT STRIP OF LAND, ALL IN COOK COUNTY, ILLINOIS AS CREATED BY DEED FROM CHICAGO AND NORTHWESTERN TRANSPORTATION COMPANY TO BAKE-LINE PRODUCTS, INC. DATED JANUARY 16, 1981 AND RECORDED FEBRUARY 5, 1981 AS DOCUMENT 25764211

## EASEMENT PARCEL 'E':

A STRIP OF LAND 15.00 FEET IN WIDTH FOR UNDERGROUND STORM DRAINAGE EASEMENT THE CENTER LINE OF WHICH IS DESCRIBED AS FOLLOWS:

COMMENCING AT THE MOST EASTERLY CORNER OF LOT 1 OF BAKE-LINE PROPERTIES, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF FRACTIONAL SECTION 18 AND THE WEST 1/2 OF SECTION 17, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN; THENCE NORTH WEST 338.82 FEET TO AN ANGLE POINT OF LOT 1, THENCE NORTH EAST 66.80 FEET TO A POINT OF TANGENCY OF LOT 1, THENCE NORTHWESTERLY 179.19 FEET ALONG THE NORTHERLY LINE OF LOT 1, BEING THE ARC OF A CIRCLE, TO THE POINT OF BEGINNING OF THE CENTER LINE OF THE SAID 15.00 FOOT STRIP, THENCE NORTHEASTERLY ALONG A LINE WHICH FORMS AN ANGLE OF 115 DEGREES 11 MINUTES 13 SECONDS AS MEASURED SOUTH WEST TO NORTH WEST WITH THE SOUTHWESTERLY LINE OF THE CHICAGO AND NORTHWESTERN TRANSPORTATION COMPANY RIGHT OF WAY (SAID SOUTHWESTERLY RIGHT OF WAY LINE BEING A LINE 56.00 FEET SOUTH WEST OF AND PARALLEL WITH THE CENTER LINE OF THE EAST BOUND MAIN TRACK) A DISTANCE OF 57.80 FEET TO A POINT ON A LINE 4.50 FEET SOUTH WEST OF AND PARALLEL WITH SAID SOUTHWESTERLY RIGHT OF WAY LINE; THENCE NORTH WEST 1216.46 FEET ALONG SAID PARALLEL LINE TO THE NORTHEASTERLY EXTENSION OF THE SOUTHEASTERLY LINE OF THE LAND (HEREINAFTER REFERRED TO AS THE SOUTHEASTERLY LINE OF NEW WELLS CREEK) CONVEYED TO THE CITY OF DES PLAINES BY THE CHICAGO AND NORTHWESTERN RAILWAY COMPANY ACCORDING TO DEED RECORDED MAY 15, 1968 AS DOCUMENT 20490450, AND THE END OF THE DESCRIBED CENTER LINE

ALSO

PARCEL 2:

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A PARCEL BOUNDED ON THE SOUTH WEST BY THE NORTHEASTERLY LINE OF THE PUBLIC STREET, KNOWN AS SEEGER'S ROAD, AS DEDICATED BY DOCUMENT NUMBER 21896940 AND RECORDED MAY 10, 1972 (SAID NORTHEASTERLY LINE OF SEEGER'S ROAD BEING A LINE 116.00 FEET SOUTHWESTERLY OF AND PARALLEL WITH THE CENTER LINE OF THE AFORESAID EAST BOUND MAIN TRACK); BOUNDED ON THE NORTH EAST BY A LINE 53.00 FEET SOUTH WEST OF AND PARALLEL WITH THE AFORESAID CENTER LINE OF THE EAST BOUND MAIN TRACK; BOUNDED ON THE SOUTH EAST BY THE NORTHEASTERLY EXTENSION OF THE SOUTHEASTERLY LINE OF NEW WELER CREEK, AND BOUNDED ON THE NORTH WEST BY A LINE 80.00 FEET (MEASURED PERPENDICULARLY) NORTH WEST OF AND PARALLEL WITH SAID SOUTHEASTERLY LINE OF NEW WELER CREEK, IN COOK COUNTY, ILLINOIS AS CREATED BY AGREEMENT BETWEEN CHICAGO AND NORTHWESTERN TRANSPORTATION COMPANY AND BAKE-LINE PRODUCTS, INC., DATED DECEMBER 9, 1982 AND RECORDED APRIL 20, 1983 AS DOCUMENT 26576451

EASEMENT PARCEL "F":

A STRIP OF LAND 10.00 FEET IN WIDTH FOR TELEPHONE EASEMENT THE CENTER LINE OF WHICH IS DESCRIBED AS FOLLOWS:

COMMENCING AT THE MOST EASTERLY CORNER OF LOT 1 OF BAKE-LINE PROPERTIES, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF FRACTIONAL SECTION 18 AND THE WEST 1/2 OF SECTION 17, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN; THENCE NORTH WEST 338.82 FEET TO AN ANGLE POINT OF LOT 1, THENCE NORTH WEST 66.80 FEET TO A POINT OF TANGENCY OF LOT 1; THENCE NORTHWESTERLY 191.71 FEET ALONG THE NORTHERLY LINE OF LOT 1, BEING THE ARC OF A CIRCLE, TO THE POINT OF BEGINNING OF THE CENTER LINE OF THE SAID 10.00 FOOT STRIP; THENCE NORTHEASTERLY ALONG A LINE WHICH FORMS AN ANGLE OF 115 DEGREES 11 MINUTES 13 SECONDS AS MEASURED SOUTH WEST TO NORTHWEST WITH THE SOUTHWESTERLY LINE OF THE CHICAGO AND NORTHWESTERN TRANSPORTATION COMPANY RIGHT OF WAY (SAID SOUTHWESTERLY RIGHT OF WAY LINE BEING A LINE 56.00 FEET SOUTH WEST OF AND PARALLEL WITH THE CENTER LINE OF THE EAST BOUND MAIN TRACK), A DISTANCE OF 64.38 FEET TO A POINT ON A LINE 7.00 FEET SOUTH WEST OF AND PARALLEL WITH SAID SOUTHWESTERLY RIGHT OF WAY LINE; THENCE NORTH WEST 1,210.00 FEET ALONG SAID PARALLEL LINE TO A LINE 5.00 FEET NORTH WEST OF AND PARALLEL WITH THE NORTHEASTERLY EXTENSION OF THE SOUTHEASTERLY LINE OF THE LAND (HEREINAFTER REFERRED TO AS THE SOUTHEASTERLY LINE OF NEW WELER CREEK) CONVEYED TO THE CITY OF DES PLAINES BY THE CHICAGO AND NORTHWESTERN RAILWAY COMPANY ACCORDING TO THE DEED RECORDED MAY 15, 1963 AS DOCUMENT 20490450; THENCE SOUTHWESTERLY 56.15 FEET, ALONG THE AFORESAID LINE 5.00 FEET NORTH WEST OF AND PARALLEL WITH THE SOUTHEASTERLY LINE OF NEW WELER CREEK, TO THE NORTHEASTERLY LINE OF THE PUBLIC STREET, KNOWN AS SEEGER'S ROAD, AS DEDICATED BY DOCUMENT 21896940 AND RECORDED MAY 10, 1972 (SAID NORTHEASTERLY LINE OF SEEGER'S ROAD BEING A LINE 116.00 FEET SOUTHWESTERLY OF AND PARALLEL WITH THE CENTER LINE OF THE AFORESAID EAST BOUND MAIN TRACK) BEING THE TERMINUS OF THE HEREINABOVE DESCRIBED 10.00 FOOT STRIP, IN COOK COUNTY, ILLINOIS AS CREATED BY AGREEMENT BETWEEN CHICAGO AND NORTHWESTERN TRANSPORTATION COMPANY AND BAKE-LINE PRODUCTS, INC., DATED DECEMBER 9, 1982 AND RECORDED APRIL 20, 1983 AS DOCUMENT 26576451, IN COOK COUNTY, ILLINOIS.

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