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**LOAN MODIFICATION AGREEMENT AND AMENDMENT TO
NOTE AND TRUST DEED AND ASSIGNMENT OF RENTS**

Loan No. 60000-01

This Loan Modification Agreement and Amendment to the Note and * is entered into this 25th day of MAY, 1993, by and between The National Bank of Greece, S.A., CHICAGO BRANCH as Lender, and PAPHYRUS PRESS, INC., as Borrower.

WHEREAS, the Lender has extended TWO HUNDRED FIFTY THOUSAND and no/100 (\$250,000.00) DOLLARS which has a principal balance remaining of ONE HUNDRED NINETY TWO THOUSAND AND 00/100 (\$192,000.00) DOLLARS enabling PAPHYRUS PRESS, INC to borrow monies from Lender, and

WHEREAS, the Lender will extend an additional 00.00 /100 (00.00) DOLLARS to Borrowers which is secured by the name 00.00 and,

WHEREAS, the parties hereto are desirous of renewing said loan on the terms and conditions contained herein; and,

WHEREAS, the parties are hereby entering into this Loan Modification Agreement and Amendment to Note and * because Borrower desires to extend payment of the balance due of principal of ONE HUNDRED NINETY TWO THOUSAND AND 00/100 (\$192,000.00) DOLLARS, and to extend the maturity of the Note for (60) months from the date hereof and,

NOW THEREFORE, in consideration of the mutual covenants and agreements contained herein and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged by the parties, it is agreed as follows:

1. Amendment to the Note and * The Note and * is hereby amended as follows:

- (a) The principal amount wherever said amount is expressed therein, is hereby amended to provide: ONE HUNDRED NINETY TWO THOUSAND AND 00/100 (\$192,000.00) DOLLARS.
- (b) The interest rate of the Note wherever said amount is expressed therein, is hereby amended to provide: TWO (2%) percent above the Prime Commercial Rate of Interest charged from time to time by the Bank except that the rate shall be FOUR percent (4%) above the Prime Commercial Rate of Interest charged from time to time by the Bank after maturity. Minimum interest charged will be EIGHT (8%) percent per annum.

COOK COUNTY, ILLINOIS
FILED FOR RECORD

* Trust Deed and Assignment of Rents.

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- (c) A monthly payment of THREE THOUSAND FIVE HUNDRED and no/100. (\$3,500.00) Dollars principal and interest due will be payable at the rate specified each and every month for FIFTY-NINE (59) consecutive months commencing JULY 4, 1993 monthly with a final payment of the entire outstanding principal balance plus any accrued interest due if not sooner paid, shall be due and payable on JUNE 4, 1998
- (d) The Maturity Date of the Note and * _____ is extended to JUNE 4, 1998.
- (e) If any payment of the principal and interest of the unpaid principal balance due under this note becomes overdue for a period of three (3) days, the maker shall pay FIVE (5) per cent of the amount of the the payments due or \$15.00, whichever is higher, and payments of principal and interest past due for thirty (30) days shall bear an interest at the rate of prime plus FOUR (4) per cent per annum until paid. This change will defray part of the increased costs of collection resulting from such late payment. Such late charges shall be in addition to and separate from any increase in addition to and separate from any increase in interest due the Lender as a result of the calculation of the interest due under this note at the default rate.

2. Continued Effectiveness of Documents

In all other respects the note and _____ shall remain unchanged and in full force and effect and are incorporated herein by reference.

IN WITNESS WHEREOF, the parties hereto have caused this Loan Modification Agreement and Amendment to Note and * _____ to be executed on the date appearing on the first page hereof.

NATIONAL BANK OF GREECE, S.A.

BY: [Signature]
Deputy Manager

BY: [Signature]
Senior Loan Officer

PAPYRUS PRESS, INC.

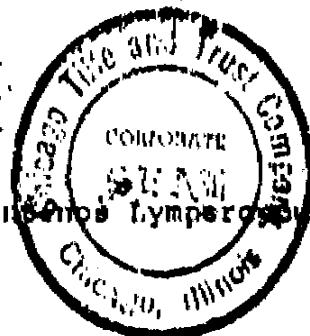
BY: [Signature]
** ITS PRESIDENT

ATTEST: [Signature]
*** ITS SECRETARY

(Where applicable:) CONSENTED BY I.D.# 760223
and TRUST DEED # 89399481.
BY: [Signature]
ASSN. VICE PRESIDENT

* Trust deed and Assignment of Rents
** Demetrios Sideras

*** Constantinos Tymperopoulos



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STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

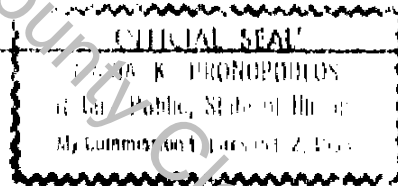
I, the undersigned, a Notary Public, in and for said County, in the State aforesaid DO HEREBY CERTIFY, that the above named Demetrios Sidereas and Constantinos Lymporopoulos personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that they signed and delivered the said instrument as such officers of said Corporation and caused the seal of said Corporation to be thereunto affixed as their free and voluntary act and as the free and voluntary act and deed of said Corporation, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal, this 25 day of May, 1993.

Demetrios Lymporopoulos
Notary Public

(SEAL)

My Commission Expires:



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Notary Public's Office

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EXHIBIT A

This Rider Hereto Attached and made a part of the
LOAN MODIFICATION AGREEMENT
dated April, 1993 between Papyrus Press, Inc. and
NATIONAL BANK OF GREECE, S.A., CHICAGO BRANCH

Lots 1 to 9 both inclusive, in the subdivision of block 1 in Dickey's 4th addition to Chicago, Being a subdivision of part of the North West 1/4 of the South East 1/4 of Section 2, Township 39 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

PIN # 16-02-407-001, 16-02-407-002, 16-02-407-003, 16-02-407-004,
16-02-407-006, 16-02-407-007, 16-02-407-008 and 16-02-407-009 vol. 540.

ADDRESS OF PROPERTY:

3401 - 3441 W. Grand Ave.

Chicago, IL 60651

THIS INSTRUMENT WAS PREPARED BY:

L. LELIS
NATIONAL BANK OF GREECE, S.A.
168 N. Michigan Avenue - 2nd. Flr.
Chicago, Illinois 60601

RECORD AND RETURN TO:
NATIONAL BANK OF GREECE, S.A.
Chicago Branch
168 N. Michigan Avenue
Chicago, Illinois 60601

Attn: Loan Dept.

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CONSENT OF GUARANTORS

The undersigned having entered into a Guaranty of Note, _____*
_____ and Additional Collateral Documents hereby consents to the
provisions of the foregoing Loan Modification Agreement and Amendment
to Note and _____* and agree that their guaranty shall apply to
the new loan amount of **ONE HUNDRED NINETY TWO THOUSAND** and 00/100
(\$192,000.00) DOLLARS as provided therein, but shall otherwise
in no way be altered or impaired thereby, and such Guaranty shall
remain in full force and effect and is hereby reaffirmed by the
undersigned.

Demetrios Sidereas

DEMETRIOS SIDEREAS

Constantinos Lymperopoulos

CONSTANTINOS LYMPEROPOULOS

* Trust Deed and Assignment of Rents.

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STATE OF ILLINOIS }
 } SS
COUNTY OF COOK }

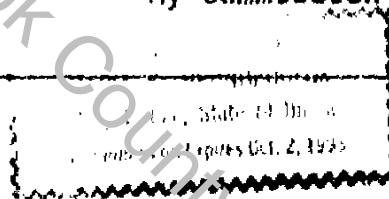
I, the undersigned, a Notary Public, in and for said County, in the State aforesaid, DO HEREBY CERTIFY that the above named DEMETRIOS NIDEREAS and CONSTANTINOS LYMPEROPOULOS Personally known to me to be the same person (s) whose name (s) is/are subscribed to the foregoing acknowledged that he/she/they signed and delivered the said instrument as their full and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 25 day of May, 1993.

Maria Nidereas
Notary Public

(SEAL)

My Commission Expires



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Property of Cook County Clerk's Office

12/17/2019

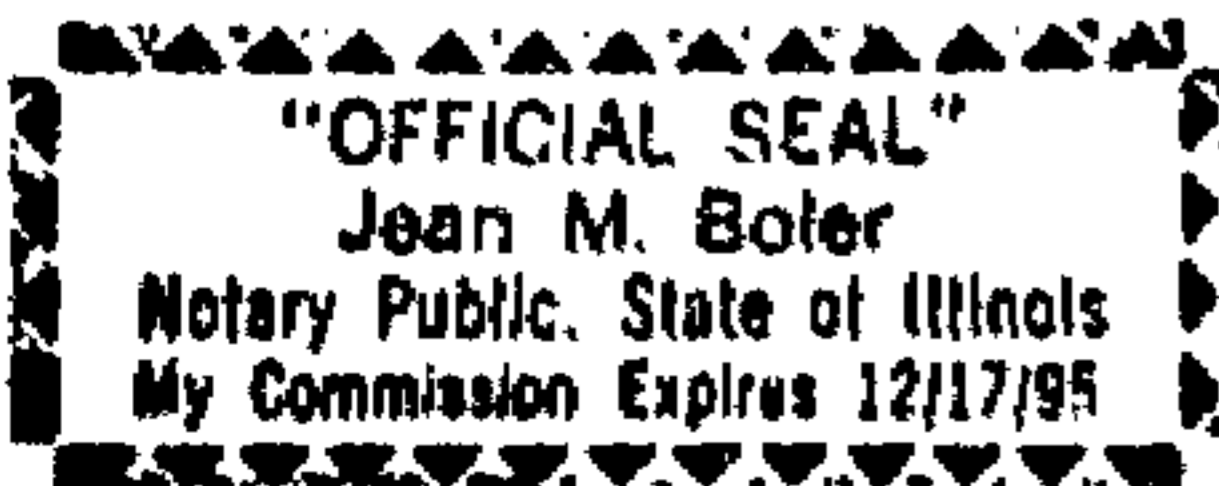
STATE OF ILLINOIS, }
COUNTY OF COOK } SS.

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY, that the above named Assistant Vice President and Assistant Secretary of the CHICAGO TITLE AND TRUST COMPANY, Grantor, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Assistant 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 act and as the free and voluntary act of said Company for the uses and purposes therein set forth, and the said Assistant Secretary then and there acknowledged that said Assistant Secretary, as custodian of the corporate seal of said Company, caused the corporate seal of said Company to be affixed to said instrument as said Assistant Secretary's own free and voluntary act and as the free and voluntary act of said Company for the uses and purposes therein set forth.

50467211

Given under my hand and Notarial Seal

Date MAY 27 1893



Jean M. Boler
Notary Public