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RECORDATION REQUESTED BY:

LASALLE NORTHWEST NATIONAL BANK
4747 IRVING PARK ROAD
CHICAGO, IL 60641

COOK COUNTY, ILLINOIS
FILED FOR RECORD

1994 AUG 19 PM 2:08

94737306

WHEN RECORDED MAIL TO:

LASALLE NORTHWEST NATIONAL BANK
4747 IRVING PARK ROAD
CHICAGO, IL 60641

94737306

Attention: Lesley J. Wazelle

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE IS DATED AUGUST 18, 1994, BETWEEN LaSalle National Trust, N.A., as Trustee, (referred to below as "Grantor"), whose address is 100 S. LaSalle Street, Chicago, IL 60606; and LASALLE NORTHWEST NATIONAL BANK (referred to below as "Lender"), whose address is 4747 IRVING PARK ROAD, CHICAGO, IL 60641.

MORTGAGE. Grantor and Lender have entered into a mortgage dated July 21, 1989 (the "Mortgage") recorded in Cook County, State of Illinois as follows:

Mortgage recorded January 2, 1993 as document #90-001461 and Assignment of Rents recorded January 2, 1990 as document #80-001462 all recorded in the Office of the Cook County Recorder in Cook County Illinois

REAL PROPERTY DESCRIPTION. The Mortgage covers the following described real property (the "Real Property") located in Cook County, State of Illinois:

PARCEL 1: Lots 13 and 14 in the Hulbert Fullerton Avenue Highlands, Subdivision No. 20, being a Subdivision in the East 1/2 of the South West 1/4 of Section 28, Township 40 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois. Parcel 2: Lot 45 in Block 1 in William E. Heffernan's Milwaukee Avenue Subdivision of Lots 15 and 16 in Brand's Subdivision of the Northeast 1/4 of Section 26, Township 40 North, Range 13 East of the Third Principal Meridian in Cook County, Illinois.

The Real Property or its address is commonly known as Parcel 1: 3206 W. Schubert/2700 N. Laramie Parcel 2: 2905 N. Central Park Avenue, Chicago, IL 60639. The Real Property identification number is 13-28-307-038 and 13-28-222-013.

MODIFICATION. Grantor and Lender hereby modify the Mortgage as follows:

Mortgage granted to lender by Grantor dated July 21, 1989 to secure a loan evidenced by a Note dated July 21, 1989 in the amount of \$615,000.00 ("Note") which has been given to Lender based upon Lender's willingness to extend the amounts due under the Original Note. Payments due under the note dated August 18, 1994 are as follows: \$4731.02 principal and interest due September 15, 1994 with the entire principal plus accrued interest of the loan due on October 14 1994 at a rate of 11%. In addition this modification will secure any and all future extensions, renewals or other modifications of the amounts due under the Note which are evidenced by any Grantor until all amounts due are paid in full.

CONTINUING VALIDITY. Except as expressly modified above, the terms of the original Mortgage shall remain unchanged and in full force and effect. Consent by Lender to this Modification does not waive Lender's right to require strict performance of the Mortgage as changed above nor obligate Lender to make any future modifications. Nothing in this Modification shall constitute a satisfaction of the promissory note or other credit agreement secured by the Mortgage (the "Note"). It is the intention of Lender to retain as liable all parties to the Mortgage and all parties, makers and endorsers to the Note, including accommodation parties, unless a party is expressly released by Lender in writing. Any maker or endorser, including accommodation makers, shall not be released by virtue of this Modification. If any person who signed the original Mortgage does not sign this Modification, then all persons signing below acknowledge that this Modification is given conditionally, based on the representation to Lender that the non-signing person consents to the changes and provisions of this Modification or otherwise will not be released by it. This waiver applies not only to any initial extension or modification, but also to all such subsequent actions.

EACH GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE, AND EACH GRANTOR AGREES TO ITS TERMS. BORROWER IS EXECUTING THIS MODIFICATION, NOT PERSONALLY, BUT AS TRUSTEE UNDER THE TRUST AGREEMENT DESCRIBED AS LASALLE NATIONAL TRUST, N.A., TRUST #24-6770-00 AND DATED FEBRUARY 18, 1985.

BORROWER: See Attached Rider for Trustee's Exoneration Clause

*** LaSalle National Trust, N.A. as trustee and not personally under trust no 24-6770-00.

By: [Signature]
Trust Officer

Attest: Nancy A. Steck
Assistant Secretary

*** LaSalle National Trust, N.A., Successor Trustee for LaSalle National Bank, Successor Trustee to LaSalle Bank Lake View, formerly known as Lake View Trust & Savings Bank

BOX 333-CTI

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A005802

PROPERTY OF COOK COUNTY RECORDER

ATTACHED RIDER

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94737306

Property of Cook County

RIDER ATTACHED TO AND MADE A PART OF

MORTGAGE (~~TRANSFER AGREEMENT~~)
(~~EXTENSION AGREEMENT~~)
(~~ADDITIONAL ADVANCE AGREEMENT~~)
(MODIFICATION AGREEMENT

Dated August 15, 1994 Under Trust No. 24-6770-00

This instrument is executed **LASALLE NATIONAL TRUST, N.A.**, not personally but solely as Trustee as aforesaid, in the exercise of the power and authority conferred upon and vested in it as such Trustee. All the terms, provisions, stipulations, covenants, and conditions to be performed by **LASALLE NATIONAL TRUST, N.A.** are undertaken by it solely as Trustee as aforesaid, and not individually, and no personal liability shall be asserted to be enforceable against **LASALLE NATIONAL TRUST, N.A.** by reason of anything contained in said instrument, or in any previously executed document, whether or not executed by said **LASALLE NATIONAL TRUST, N.A.**, either individually or as Trustee as aforesaid, relating to the subject matter of the attached agreement, all such personal liability, if any, being expressly waived by every person now or hereafter claiming any right or security hereunder. No duty shall rest upon **LASALLE NATIONAL TRUST, N.A.**, personally or as said Trustee, to sequester the rents, issues and profits arising from the disposition thereof; but so far as said trustee and its successors and said **LASALLE NATIONAL TRUST, N.A.** personally are concerned, the legal holder or holders of this instrument and the owner or owners of any indebtedness accruing hereunder shall look solely to the mortgaged real estate for the payment thereof, by enforcement of the lien heretofore created in the manner provided therefore and as provided in said note or by action to enforce the personal liability of the guarantor, if any. Trustee does not warrant, indemnify, defend title nor is it responsible for any environment damage.

Loan No

LENDER:

LASALLE NORTHWEST NATIONAL BANK

By:

Michael J. Chip
Authorized Officer Michael J. Chip

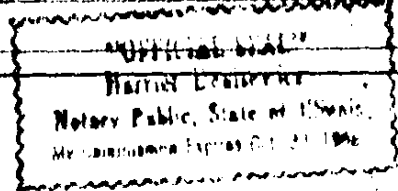
CORPORATE ACKNOWLEDGMENT

STATE OF Illinois)
) SS
COUNTY OF Cook)

***Corinne Bek, Vice President and Nancy A. Stack
Assistant Secretary of LaSalle National Trust,
N.A.

On this 15th day of August, 1994, before me, the undersigned Notary Public, personally appeared Michael J. Chip, Trust Officer of LaSalle National Trust, N.A., and known to me to be an authorized agent of the corporation that executed the Modification of Mortgage and acknowledged the Modification to be the free and voluntary act and deed of the corporation, by authority of its laws or by resolution of its board of directors, for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute this Modification and in fact executed the Modification on behalf of the corporation.

By Harriet Lendewer Residing at Chicago, Illinois
Notary Public in and for the State of Illinois My commission expires

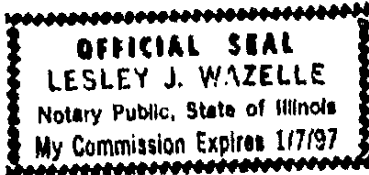


LENDER ACKNOWLEDGMENT

STATE OF Illinois)
) SS
COUNTY OF Cook)

On this 12th day of August, 1994, before me, the undersigned Notary Public, personally appeared Michael J. Chip and known to me to be the Loan Officer, authorized agent for the Lender that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of the said Lender, duly authorized by the Lender through its board of directors or otherwise, for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute this said instrument and that the seal affixed is the corporate seal of said Lender.

By Lesley J. Wazelle Residing at 4747 W. Irving Park Road
Chicago, Illinois 60641
Notary Public in and for the State of Illinois My commission expires January 7, 1997



Clerk's Office

94737306

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