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COOK COUNTY RECORDER

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## LOAN MODIFICATION AGREEMENT

This Loan Modification Agreement is made and entered into this July 17, 1995 by and between THE FIRST NATIONAL BANK OF CHICAGO, a National Banking Association (hereinafter "Bank"), and Ronald L. Swanson Sr., and Marlene I. Swanson, first party and (hereinafter "Mortgagor"), and Cygnet Controls Inc. (hereinafter "Borrower"), and The First National Bank of Chicago, "Mortgagee".

WHEREAS, Borrower has previously executed Notes in favor of Bank, dated June 1, 1995 in the amount of Three Hundred Thousand and 00/100 dollars (\$300,000.00),

and borrower has executed Notes in favor of Bank with Priority Date of July 17, 1995 in the amount of \$75,000.00

dated July 17, 1995 in the amount of Sixty Thousand and 00/100 dollars (\$60,000.00),

dated February 16, 1995 in the amount of Nine Thousand and 00/100 dollars (\$9,000.00),

the Principal and Interest of the Notes are payable as stated therein.

WHEREAS, to secure the Borrower(s) indebtedness to the Bank under said notes, the Mortgagor has executed and delivered to Bank a certain mortgage dated November 30, 1993 and recorded with the Recorder of Deeds Cook County as Document 03020005, with respect to the property legally described as follows:

Lot 4 in Block 6 in Ridgeland Park, a Subdivision of that part lying West of and adjoining the center line of Neenan Brook of the North Half of the Northeast 1/4 of Section 5, Township 37 North, Range 13, East of the Third Principal Meridian, said center line of Neenan Brook being a straight line drawn from a point on the North Line of said Section 6 a distance of 758 feet West of the Northeast corner thereof, to a point on the South Line of said North Half of Northeast 1/4 of Section 6, a distance of 1229.75 West of the Southeast corner thereof, in Cook County, Illinois.

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which has the Common Address of 6633 West 87th Place, Oak Lawn, IL 60453 (herein "Property Address");

WHEREAS, the First Party and the Lender desire to increase the principal amount of the mortgage and make such other changes as hereinafter set forth, but not otherwise; and

WHEREAS, the parties desire to modify the Mortgage by deleting the following language:

Cygnat Controls Inc., ("Borrower") has executed a promissory note the "Note" of even date herewith payable to the order of Mortgagee in the original principal amount of One Hundred Eighty Thousand and 00/100 Dollars (\$180,000.00)

WHEREAS, the parties further desire to modify the mortgage by including the following language:

Cygnat Controls Inc., ("Borrower") has executed "Notes" as dated therein payable to the order of Mortgagee in the aggregate amount of (\$444,090.00) Four Hundred Forty Four thousand and 00/100 dollars. The Principal and interest on the Notes are payable as stated therein.

NOW, THEREFORE, in consideration of One and 00/100 Dollar (\$1.00) received and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties agree as follows:

1. The following language is to be deleted.

"Cygnat Controls Inc. ("Borrower") has executed a promissory note the "Note" of even date herewith payable to the order of Mortgagee the Original principal amount of One Hundred Eighty Thousand and 00/100 Dollars (\$180,000.00).

2. The following language is to be included in The original mortgage:

"Cygnat Controls Inc. ("Borrower") has executed "Notes" as dated therein, Payable to the order of Mortgagee in the aggregate amount of Four Hundred Forty Four Thousand and 00/100 dollars (\$444,000.00). The principal and interest on the Notes are payable as stated therein.

3. Mortgagor hereby consents to the foregoing Modification of the Mortgage and hereby reaffirms all of the terms, conditions

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and provisions of the Mortgage given as security for the notes stated therein.

4. Borrower shall pay all costs in connection with this Modification Agreement, including, without limitation, fees of the Lender's counsel (which attorneys may be employees of the Lender), if, any, and recording fees.

5. The validity and construction of this Modification Agreement shall be governed by the internal law ( and not the law of conflicts) of the State of Illinois.

6. Except as specifically amended herein, the Notes, and Mortgage remain in full force and effect and hereby ratified and confirmed in their entirety by the parties hereto. The lender's execution of this Modification Agreement shall not in any way be deemed to be a release of Cygnet Controls Inc. obligations under this Note, the Loan Agreement and the Mortgage.

IN WITNESS WHEREOF, the Mortgagor and the lender have caused these presents to be executed on the day and year first above written.

BANK:  
THE FIRST NATIONAL BANK OF CHICAGO

BY: Blair A. Fuchs  
Commercial Loan Officer

MORTGAGORS:

X Ronald L. Swanson  
X Marlene I. Swanson

BORROWER: Cygnet Controls Inc.

By: Ronald L. Swanson, Sr.  
Its: President

This document prepared by  
and after recording mail to: Carrie Flower

Commercial Loans, Suite 2034  
THE FIRST NATIONAL BANK OF CHICAGO  
120 E. Wesley  
Wheaton, IL 60187

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## ACKNOWLEDGEMENT

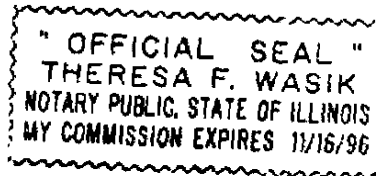
STATE OF ILLINOIS )  
 )SS.  
COUNTY OF DUPAGE )

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that the above-named Ronald L. Swanson & Marlene I. Swanson his wife personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Ronald L. Swanson & Marlene I. Swanson his wife 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 .

Given under my hand and Notarial seal, this 17th day of July, 1995.

Theresa F. Wasik  
Notary Public

My Commission expires 11-16-96



## ACKNOWLEDGEMENT

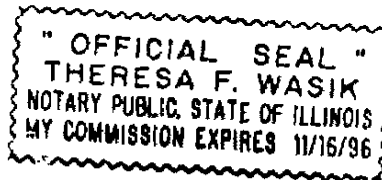
STATE OF ILLINOIS )  
 )SS.  
COUNTY OF DUPAGE )

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that the above-named Ronald L. Swanson of Cygnet Controls Inc. personally known to me to be the same person whose name is subscribed to the foregoing instrument as such President 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 of said Company, for the uses and purposes therein set forth, and caused this day its corporate seal to be thereto affixed.

Given under my hand and Notarial seal, this 17th day of July, 1995.

Theresa F. Wasik  
Notary Public

My Commission expires 11-16-96



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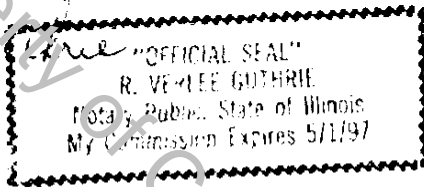
## ACKNOWLEDGEMENT

STATE OF ILLINOIS )  
 ) SS.  
COUNTY OF DUPAGE )

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that the above-named Blair A. Fuchs of The First National Bank of Chicago, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Commercial Loan Officer 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 of said Bank, for the uses and purposes therein set forth, and caused this day its corporate seal to be thereto affixed.

Given under my hand and Notarial seal, this 17th day of July, 1995.

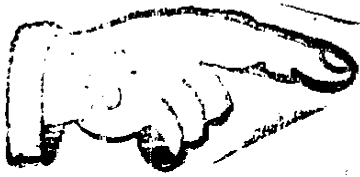
  
Notary Public



My Commission expires

Prepared by and after recording  
Mail to:

The First National Bank of Chicago  
120 E. Wesley, Suite 2034  
Attn: Carrie Flower  
Wheaton, IL 60187



First Chicago Bank  
Mail Suite 2034  
P.O. Box 1762  
Chicago, IL 60690-9947

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