

When recorded mail to:  
FBS MORTGAGE CORPORATION  
1010 South Seventh St.  
Minneapolis, MN 55415-1749

UNOFFICIAL COPY

96394615

DEPT-01 RECORDING \$23.00  
T#0009 TRAN 2768 05/24/96 11:03:00  
#8017 + SK \*-96-394615  
COOK COUNTY RECORDER

BOX 100

### BALLOON LOAN MODIFICATION

(Pursuant to the Terms of the Balloon Note Addendum and Balloon Rider)

**TWO ORIGINAL BALLOON LOAN MODIFICATIONS MUST BE EXECUTED BY THE BORROWER: ONE ORIGINAL IS TO BE FILED WITH THE BALLOON NOTE AND ONE ORIGINAL IS TO BE RECORDED IN THE LAND RECORDS WHERE THE SECURITY INSTRUMENT IS RECORDED**

This Balloon Loan Modification ("Modification"), entered into effective as of the 1<sup>ST</sup> day of JUNE, 1996, between Anton J. Lachner, a divorced man not remarried and Janette Y. Lachner, a divorced woman not remarried, ("Borrower") and FBS Mortgage Corporation, a Nevada Corporation, ("Lender"), amends and supplements (1) the Mortgage, the Deed of Trust or Secure Debt (the "Security Instrument"), dated May 13, 1991, securing the original principal sum of U.S. \$191,250.00 and recorded as Document Number 91239947, of the Official Records of the Register of Deeds's Office of Cook County, Illinois; and the Balloon Note bearing the same date as, and secured by, the Security Instrument (the "Note") which covers the real and personal property described in the Security Instrument and defined in the Security Instrument as the "Property", located at 2347 Schiller Avenue, Wilmette, Illinois 60091, the real property described being set forth as follows:

LOT 7, IN THE HIGHLAND SUBDIVISION OF NORTHEAST 1/4 OF NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 42 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

To evidence the election by the Borrower of the Conditional Right to Refinance as provided in the Balloon Note Addendum and Balloon Rider and to modify the terms of the Note and Security Instrument in accordance with such election, Borrower and Lender agree as follows (notwithstanding anything to the contrary contained in the Note or Security Instrument):

1. The Borrower is the owner of the Property. RE/TITLE # 47308B
2. As of June 1, 1996, the amount payable under the Note and Security Instrument (the "Unpaid Principal Balance") is U.S. \$159,125.19.
3. The Borrower promises to pay the Unpaid Principal Balance, plus interest, to the order of the Lender. Interest will be charged on the Unpaid Principal Balance at yearly rate of 8.75%, beginning June 1, 1996. The Borrower promises to make monthly payments of principal and interest of U.S. \$1,308.24 beginning on the 1st day of July 1996, and continuing thereafter on the same day of each succeeding month until principal and interest are paid in full. If on June 1, 2021 (the "Modified Maturity Date"), the Borrower still owes amounts under the Note and the Security Instrument, as amended by this Modification, the Borrower will pay these amounts in full on the Modified Maturity Date.  
The Borrower will make such payments at 1010 South Seventh Street, Minneapolis, Minnesota 55415-1794 or such other place as the Lender may require.

FBS MTG # 959898

96394615

UNOFFICIAL COPY

RECORDED

Property of Cook County Clerk's Office

1-11-2014

96394615

# UNOFFICIAL COPY

4. The Borrower will comply with all other covenants, agreements, and requirements of the Note and the Security Instrument, including without limitation, the Borrower's covenants and agreements to make all payments of taxes, insurance premiums, assessments, escrow items, impounds, and all other payments that the Borrower is obligated to make under the Security Instrument; however, all the terms and provisions of the Balloon Note Addendum and Balloon Rider are forever canceled, null and void, as of the maturity date of the Note.

5. Nothing in this Modification shall be understood or construed to be a satisfaction or release in whole or in part of the Note and Security Instrument. Except as otherwise specifically provided in this Modification, the Note and Security Instrument will remain unchanged and in full effect, and the Borrower and the Lender will be bound by, and comply with, all of the terms and provisions thereof, as amended by this Modification

(To be signed by all borrowers, endorsers, guarantors, sureties, and other parties signing the Balloon Note.)

First Bank, fsb, F/K/A  
Metropolitan Federal Bank, fsb

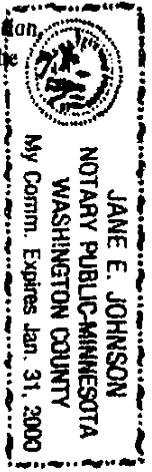
*Connie M. Lee*  
Connie M. Lee, Vice President

*Gail L. Kilgore*  
Gail L. Kilgore, Assistant Secretary

*Gene E. Johnson, Notary*  
5-10-96 State of Minnesota  
Washington City

*Anton J. Lachner*  
Anton J. Lachner (Borrower)

*Jannette Y. Lachner*  
Jannette Y. Lachner (Borrower)



### Individual Acknowledgment

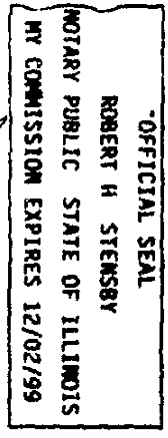
State of \_\_\_\_\_ ss  
County of \_\_\_\_\_

*Robert J. Lohorst, Notary*  
5/13/96 State of Illinois  
Cook County

The foregoing Balloon Loan Modification was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_  
by Anton J. Lachner, a divorced man not remarried and Jannette Y. Lachner, a divorced woman not remarried.

(Notary Stamp)

\_\_\_\_\_  
(Notary Public)



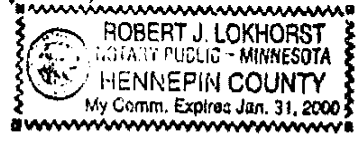
### Corporate Acknowledgment

State of MINNESOTA ss  
County of HENNEPIN

The foregoing Balloon Loan Modification was acknowledged before me this 12<sup>th</sup> day of June, 1996  
by Connie M. Lee and Gail L. Kilgore the Vice President and Assistant Secretary of First Bank, fsb, a United States Corporation on behalf of the Corporation.

This Instrument Drafted By:  
FBS Mortgage Corporation  
1010 S. 7th Street  
Minneapolis, MN 55415-1749

*Robert J. Lohorst*  
(Notary Public)



963394615

UNOFFICIAL COPY

Property of Cook County Clerk's Office

2012011410