

Mail to:

FOSTER BANK
5225 N. KEDZIE AVENUE
CHICAGO, IL 60625
773-588-3355 (Lender)

Box 333

MODIFICATION AND
EXTENSION OF MORTGAGE

<p>① 74-63-986 J</p> <p>GRANTOR</p> <p>Dae H. Kim Hae S. Kim</p> <p>ADDRESS</p> <p>741 Castlereas Lane Des Plaines, IL 60016</p> <p>TELEPHONE NO. 847/297-0926</p> <p>IDENTIFICATION NO.</p>		<p>BORROWER</p> <p>Dae H. Kim Hae S. Kim</p> <p>ADDRESS</p> <p>741 Castlereas Lane Des Plaines, IL 60016</p> <p>TELEPHONE NO. 847/297-0926</p> <p>IDENTIFICATION NO.</p> <p>②</p>	
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THIS MODIFICATION AND EXTENSION OF MORTGAGE, dated the 12TH day of AUGUST, 1997, is executed by and between the parties indicated below and Lender.

A. On AUGUST 12, 1994, Lender made a loan ("Loan") to Borrower evidenced by Borrower's promissory note ("Note") payable to Lender in the original principal amount of THIRTY-SEVEN THOUSAND AND NO/100 Dollars (\$ 37,000.00), which

Note was secured by a Mortgage ("Mortgage") executed by Grantor for the benefit of Lender covering the real property described on Schedule A below ("Property") and recorded in Book _____ at Page _____ Filing date AUGUST 17, 1994 as Document No. 84730367 in the records of the Recorder's (Registrar's) Office of Cook County, Illinois. The Note and Mortgage and any other related documents including, but not limited to, a Guaranty dated n/a executed by Guarantor for the benefit of Lender are hereafter cumulatively referred to as the "Loan Documents".

B. The parties have agreed to modify and extend the maturity date of the Note, and it is necessary to provide for a similar modification and extension of the Mortgage. The parties agree as follows:

- (1) The maturity date of the Note is extended to AUGUST 12, 1999, at which time all outstanding sums due to Lender under the Note shall be paid in full, and the Mortgage is modified accordingly.
- (2) The parties acknowledge and agree that, as of AUGUST 12, 1997, the unpaid principal balance due under the Note was \$ 16,303.66, and the accrued and unpaid interest on that date was \$ n/a.
- (3) Grantor represents and warrants that Grantor owns the property free and clear of any liens or encumbrances other than the liens described on Schedule B below.
- (4) Except as expressly modified herein, all terms and conditions of the Loan Documents shall remain in full force and effect. The parties hereby adopt, ratify and confirm these terms and conditions as modified.
- (5) Borrower, Grantor and Guarantor agree to execute any additional documents which may be required by Lender to carry out the intention of this Agreement. As of the date of this Agreement, there are no claims, defenses, setoffs or counterclaims of any nature which may be asserted against Lender by any of the undersigned.
- (6) The Mortgage is further modified as follows:

UNOFFICIAL COPY

SCHEDULE A

THE EAST 8 AND 6/10 FEET OF LOT 27 AND ALL OF LOT 26 IN BLOCK 4 IN HOGENSON AND SCHMIDT'S ADDITION TO LINDEN PARK, A SUBDIVISION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTH EAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Address of Real Property: 3120 West Chicago Avenue
Chicago, IL 60651

Permanent Index No.(s): 16-04-224-023-0000

SCHEDULE B

GRANTOR: Dae H. Kim

GRANTOR: Hae S. Kim

Dae H. Kim
Dae H. Kim
Husband

Hae S. Kim
Hae S. Kim
Wife

GRANTOR:

GRANTOR:

GRANTOR:

GRANTOR:

GRANTOR:

GRANTOR:

BORROWER:

Dae H. Kim
Dae H. Kim

BORROWER:

Hae S. Kim
Hae S. Kim

BORROWER:

BORROWER:

BORROWER:

BORROWER:

BORROWER:

BORROWER:

GUARANTOR:

GUARANTOR:

GUARANTOR:

GUARANTOR:

LENDER: FOSTER BANK

Karl Chang
Karl Chang
Loan Officer

State of Illinois)
County of Cook) ss.

State of Illinois)
County of Cook) ss.

I, Su Jin Lim a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Dae H. Kim & Hae S. Kim personally known to me to be the same person S whose name S subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes herein set forth.

The foregoing instrument was acknowledged before me this 12th August, 1997 by Karl Chang as Vice President on behalf of the Foster Bank

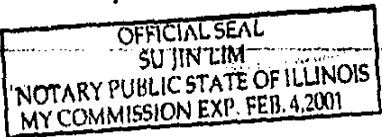
Given under my hand and official seal, this 12th day of August, 1997

Given under my hand and official seal, this 12th day of December, 1997

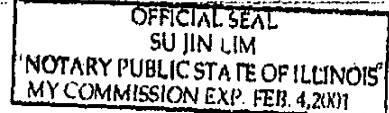
Su Jin Lim
Notary Public

Su Jin Lim
Notary Public

Commission expires:



Commission expires:



Prepared by and return to: Jennifer Lim/Foster Bank, 5225 N. Kedzie Ave., Chicago, IL 60625

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