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MORRIS W. CARTER
RECORDER

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MODIFICATION OF MORTGAGE

DATE AND PARTIES. The date of this Real Estate Modification (Modification) is November 2, 2004. The parties and their addresses are:

MORTGAGOR:

ALPHA DEVELOPMENT, LLC
An Indiana Limited Liability Company
P.O. BOX 162
VALPARAISO, Indiana 46384-0162

LENDER:

CENTIER BANK
Organized and existing under the laws of Indiana
600 East 84th Avenue
Merrillville, Indiana 46410
TIN: 35-0161790

1. BACKGROUND. Mortgagor and Lender entered into a security instrument dated May 24, 2004 and recorded on (Security Instrument). The Security Instrument was recorded in the records of LAKE County, Indiana at and covered the following described Property:

LOT NUMBERED 1 AND 2 AS SHOWN ON THE RECORDED PLAT OF SUPERIOR CORPORATE CENTER, AN ADDITION TO THE CITY OF CROWN POINT RECORDED IN PLAT BOOK 92, PAGE 15, IN THE OFFICE OF THE RECORDER OF LAKE COUNTY, INDIANA

The property is located in LAKE County at 1841 SUMMIT STREET, CROWN POINT, Indiana 46307-2768.

2. MODIFICATION. For value received, Mortgagor and Lender agree to modify the Security Instrument as provided for in this Modification.

The Security Instrument is modified as follows:

A. Maximum Obligation Limit. The maximum obligation provision of the Security Instrument is modified to read:

(1) Maximum Obligation Limit. The total principal amount secured by this Security Instrument at any one time will not exceed \$1,417,500.00. This limitation of amount does not include interest and other fees and charges validly made pursuant to this Security Instrument. Also, this limitation does not apply to advances made under the terms of this Security Instrument to protect Lender's security and to perform any of the covenants contained in this Security Instrument.

B. Secured Debt. The secured debt provision of the Security Instrument is modified to read:

(1) Secured Debts. This Security Instrument will secure the following Secured Debts:

(a) Specific Debts. The following debts and all extensions, renewals, refinancings, modifications and replacements. A renewal note or other agreement, No. 38760, dated November 2, 2004, from Mortgagor to Lender, with a loan amount of \$1,417,500.00 and maturing on November 15, 2024.

(b) All Debts. All present and future debts from Mortgagor to Lender, even if this Security Instrument is not specifically referenced, or if the future debt is unrelated to or of a different type than this debt. If more than one person signs this Security Instrument, each

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agrees that it will secure debts incurred either individually or with others who may not sign this Security Instrument. Nothing in this Security Instrument constitutes a commitment to make additional or future loans or advances. Any such commitment must be in writing. In the event that Lender fails to provide any required notice of the right of rescission, Lender waives any subsequent security interest in the Mortgagor's principal dwelling that is created by this Security Instrument. This Security Instrument will not secure any debt for which a non-possessory, non-purchase money security interest is created in "household goods" in connection with a "consumer loan," as those terms are defined by federal law governing unfair and deceptive credit practices. This Security Instrument will not secure any debt for which a security interest is created in "margin stock" and Lender does not obtain a "statement of purpose," as defined and required by federal law governing securities.

(c) Sums Advanced. All sums advanced and expenses incurred by Lender under the terms of this Security Instrument.

3. WARRANTY OF TITLE. Mortgagor warrants that Mortgagor continues to be lawfully seized of the estate conveyed by the Security Instrument and has the right to grant, bargain, convey, sell, mortgage and warrant the Property. Mortgagor also warrants that the Property is unencumbered, except for encumbrances of record.

4. CONTINUATION OF TERMS. Except as specifically amended in this Modification, all of the terms of the Security Instrument shall remain in full force and effect.

5. ADDITIONAL TERMS. The Original Maximum Obligation Limit has increased from \$1,320,000.00 to \$1,417,500.00. This increase also applies to the Assignment of Leases and Rents dated May 24, 2004.

SIGNATURES. By signing, Mortgagor agrees to the terms and covenants contained in this Modification. Mortgagor also acknowledges receipt of a copy of this Modification.

MORTGAGOR:

ALPHA DEVELOPMENT, LLC

By

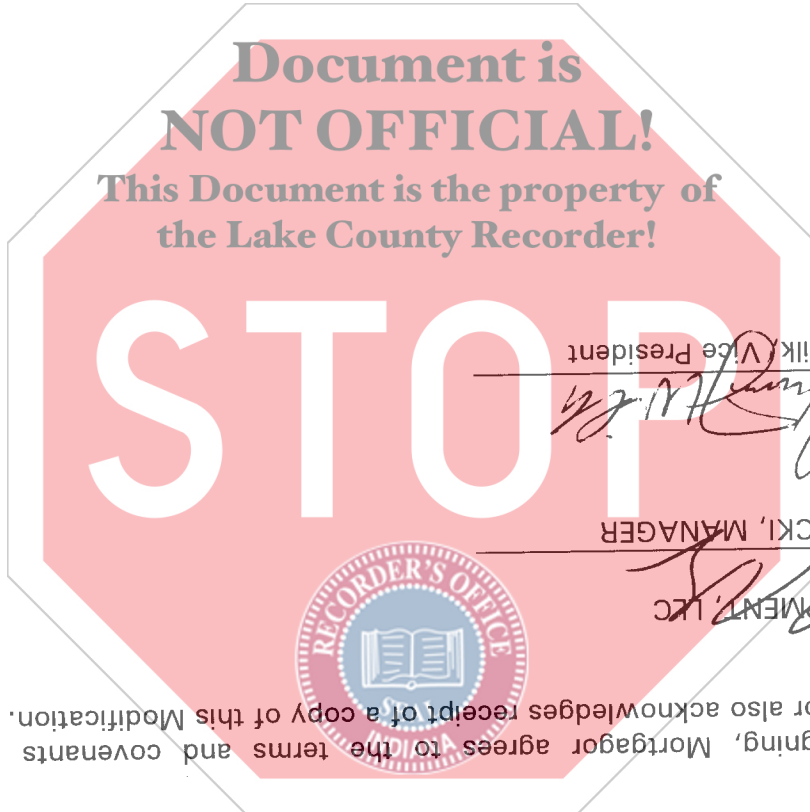
BRIAN SCHACKI, MANAGER

LENDER:

Centier Bank

By

Thomas J. Wilk, Vice President



ACKNOWLEDGMENT.

(Business or Entity)

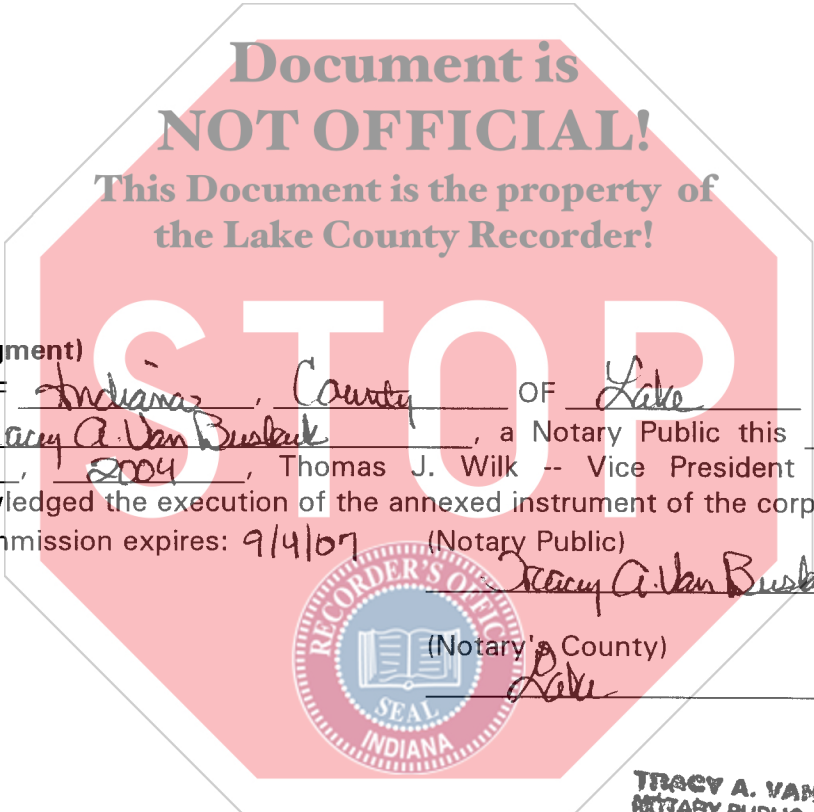
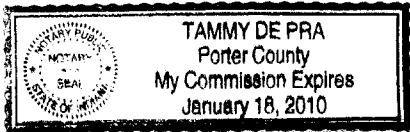
State OF Indiana, County OF Porter ss.
Before me, Tammy DePra, a Notary Public this 2 day of
Nov., 2004, BRIAN SCHACKI - MANAGER of ALPHA DEVELOPMENT, LLC
a Limited Liability Company acknowledged the execution of the annexed instrument of the Limited
Liability Company.

My commission expires:

(Notary Public)

Tammy DePra

(Notary's County)



(Lender Acknowledgment)

State OF Indiana, County OF Lake ss.
Before me, Tracy A. Van Buskirk, a Notary Public this 2nd day of
November, 2004, Thomas J. Wilk -- Vice President of Centier Bank, a
corporation, acknowledged the execution of the annexed instrument of the corporation.

My commission expires: 9/4/07 (Notary Public)

Tracy A. Van Buskirk

(Notary's County)

Lake

TRACY A. VAN BUSKIRK
NOTARY PUBLIC, Lake County, Indiana
My Commission Expires September 4, 2007
Resident Of Lake County, Indiana

This instrument was prepared by Thomas J. Wilk, Vice President , Centier Bank, 600 East 84th Ave., Merrillville, Indiana 46410