

File# 2011-00010564

RECORDATION REQUESTED BY:
BUSEY BANK, AN ILLINOIS
BANKING CORPORATION
BLOOMINGTON 2101 N
VETERANS PARKWAY
2101 N VETERANS PKWY
BLOOMINGTON, IL 61704

WHEN RECORDED MAIL TO:
BUSEY BANK, AN ILLINOIS
BANKING CORPORATION
BLOOMINGTON 2101 N
VETERANS PARKWAY
2101 N VETERANS PKWY
BLOOMINGTON, IL 61704

FOR RECORDER'S USE ONLY

This Modification of Mortgage prepared by:
Sequoia R. Hellenga-Neff
BUSEY BANK, AN ILLINOIS BANKING CORPORATION
2101 N VETERANS PKWY
BLOOMINGTON, IL 61704

MODIFICATION OF MORTGAGE



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THIS MODIFICATION OF MORTGAGE dated April 28, 2011, is made and executed between Normal Professional Baseball, LLC, whose address is 1000 W. Raab Rd., Normal, IL 61761-9578 (referred to below as "Grantor") and BUSEY BANK, AN ILLINOIS BANKING CORPORATION, whose address is 2101 N VETERANS PKWY, BLOOMINGTON, IL 61704 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated June 15, 2009 (the "Mortgage") which has been recorded in McLean County, State of Illinois, as follows:

Mortgage recorded June 17, 2009 as Document Number 2009-00018803.

REAL PROPERTY DESCRIPTION. The Mortgage covers the following described real property located in McLean County, State of Illinois:

All Grantors right, title and interest of every like, kind and nature in and to a certain Ground Lease and Stadium Project Agreement between the Grantor, Heartland Community College District 540 and the Town of Normal, Illinois dated May 21, 2009, a memorandum of which was recorded in the office of McLean County Recorder of Deed on June 8, 2009 as Document No. 2009-17553 all related to the following described Real Property:

A part of Lot 2 and Outlot 3 in Heartland Community College Subdivision recorded as Document No.

**MODIFICATION OF MORTGAGE
(Continued)**

Loan No: 204156977

Page 2

98-32717 in the McLean County Recorder's Office, being a part of the Southeast Quarter of Section 17, Township 24 North, Range 2 East of the Third Principal Meridian, McLean County, Illinois more particularly described as follows: Beginning at the Southeast corner of Lot 2 in said Heartland Community College Subdivision. From said point of beginning; thence North 2408.07 feet along the East line of said Lot 2 to the North line of Lot 2 also being the Southerly right of way line of I-55 recorded in Book 634 of Deeds, Page 431 in said recorder's office; thence West 54.71 feet along said Southerly right of way line which forms an angle to the right of 92 degrees 49 minutes 08 seconds with said East line; thence Southwest 400.10 feet along a line which forms an angle to the right of 109 degrees 00 minutes 00 seconds with the last described curve to a point of curvature; thence Southwesterly 1083.65 feet along the arc of a curve concave to the Northwest with a radius of 1477.79 feet and the 1059.53 foot chord of said arc forms an angle to the right of 201 degrees 00 minutes 26 seconds with the last described course; thence South 622.31 feet along a line which forms an angle to the right of 138 degrees 04 minutes 31 seconds with the last described chord; thence Southeast 231.03 feet along a line which forms an angle to the right of 155 degrees 49 minutes 12 seconds with the last described course; thence South 414.05 feet along a line which forms an angle to the right of 204 degrees 10 minutes 48 seconds with the last described course to the North line of a tract of land described in Document No. 99-6443 recorded on March 2, 1999; thence Southeast 3.83 feet along said North line which forms an angle to the right of 96 degrees 37 minutes 57 seconds with the last described course to the Southeast corner of said tract of land also being on the south line of said Outlot 3; thence East 844.91 feet along said South line of Outlot 3 and Lot 2 which form an angle to the right of 173 degrees 22 minutes 03 seconds with the last described course to the point of beginning, in MCLEAN COUNTY, ILLINOIS.

The Real Property or its address is commonly known as 1000 W. Raab Rd., Normal, IL 61761-9578. The Real Property tax identification number is 14-17-400-003.

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

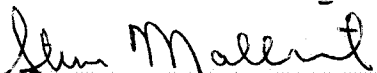
The Mortgage amount is hereby reduced from \$2,112,500.00 to \$1,984,000.00.

CONTINUING VALIDITY. Except as expressly modified above, the terms of the original Mortgage shall remain unchanged and in full force and effect and are legally valid, binding, and enforceable in accordance with their respective terms. 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.

GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED APRIL 28, 2011.

GRANTOR:

NORMAL PROFESSIONAL BASEBALL, LLC

By: 

Steve Malliet, Manager of Normal Professional Baseball, LLC

**MODIFICATION OF MORTGAGE
(Continued)**

Loan No: 204156977

LENDER:

BUSEY BANK, AN ILLINOIS BANKING CORPORATION

X *Therese*
Authorized Signer

LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF Illinois

COUNTY OF McLean

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) SS
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On this 2nd day of May, 2011 before me, the undersigned Notary Public, personally appeared **Steve Malliet, Manager of Normal Professional Baseball, LLC**, and known to me to be a member or designated agent of the limited liability company that executed the Modification of Mortgage and acknowledged the Modification to be the free and voluntary act and deed of the limited liability company, by authority of statute, its articles of organization or its operating agreement, 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 limited liability company.

By *Taschiana Sutter*
Notary Public in and for the State of Illinois

Residing at Bloomington

My commission expires 7/22/2013

MODIFICATION OF MORTGAGE
(Continued)

Loan No: 204156977

LENDER ACKNOWLEDGMENT

STATE OF Illinois)
)
) SS
COUNTY OF McLean)



On this 2nd day of May, 2011 before me, the undersigned Notary Public, personally appeared Thomas Good and known to me to be the EVP/Market President, authorized agent for **BUSEY BANK, AN ILLINOIS BANKING CORPORATION** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **BUSEY BANK, AN ILLINOIS BANKING CORPORATION**, duly authorized by **BUSEY BANK, AN ILLINOIS BANKING CORPORATION** 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 in fact executed this said instrument on behalf of **BUSEY BANK, AN ILLINOIS BANKING CORPORATION**.

By Taschiana J. Sutter Residing at Bloomington
Notary Public in and for the State of Illinois
My commission expires 7/22/2013