

STATE OF NEBRASKA
HOWARD COUNTY
FILED FOR RECORD SS. 1324
MO Dec DAY 08 2015
AT 12:14 O'CLOCK PM RECORDED
IN BOOK 15 OF RECORD PAGE 4934-4935
Ben Sack COUNTY CLERK
Paid \$16.00 BY AFL

[SPACE ABOVE THIS LINE FOR RECORDING DATA]

NOTICE OF DEFAULT

Return to: Forecl. Dept., Walentine, O'Toole, McQuillan & Gordon, L.L.P., 11240 Davenport Street, P.O. Box 540125, Omaha, NE 68154-0125

TO WHOM IT MAY CONCERN:

You are hereby notified that Reed J. Anderson and Stephanie A. Anderson, as husband and wife, as Trustors, did on or about May 20, 2013, make, execute and deliver unto Great Western Bank, Trustee, a Deed of Trust wherein said Trustors conveyed the following-described real property:

See Legal Description Attached

as security for repayment of a loan which the Trustors obtained from Great Western Bank, Beneficiary of said Deed of Trust which was recorded on May 22, 2013, in the office of the Register of Deeds of Howard County, Nebraska, in Book 13 at Page 2631.

You are further notified that there has occurred a breach of two obligations of the Trustors for which the Trust property was conveyed as security, to-wit, that the Trustors have failed to pay the Beneficiary payments of two separate notes which payments were contractually due, the first of which note has matured and the second of which note is past due.

You are further notified that the defaults may be cured within two months of the filing for record of this Notice of Default and the obligations and trust deed may be thereby reinstated as provided in section 76-1012. The entire unpaid principal sums of each note secured by the trust deed are \$1,258,000.00 and \$245,000.00, respectively. The amounts of interest accrued thereon to and including the date this Notice of Default was signed by the Trustee are \$66,100.08 and \$20,042.36, respectively. The per diem interest amounts accruing from and after such date are \$148.51388 and \$32.32638, respectively. The amounts of the unpaid principal which would not then be due had no default occurred is \$0.00 (due to the maturity of the note and that note remaining unpaid) and \$237,439.53, respectively.

You are further notified that if the default breach is not cured within the redemption timeframe allowed for under the Nebraska Trust Deeds Act (Neb. Rev. Stat. §76-1001 to §76-1018), the Beneficiary has elected to and does declare the entire unpaid principal balance, together with interest thereon, at once due and payable, and the Trustee has elected to sell or cause to be sold the real property described in said Deed of Trust to satisfy said obligation.

DATED: 12/07/2015

Great Western Bank, Trustee

By:

For

Camille R. Hawk (#20395)
Walentine, O'Toole, McQuillan, & Gordon, L.L.P.
11240 Davenport Street, P.O. Box 540125
Omaha, NE 68154-0125
402-330-6300
ITS ATTORNEYS

STATE OF NEBRASKA)
COUNTY OF DOUGLAS) ss.

The foregoing instrument was acknowledged before me, a notary public by Camille R. Hawk, Attorney at Law, Attorney for the Trustee, on 12-7-15.



Benita D. Foley
Notary Public

LEGAL DESCRIPTION

A tract of land in the East Part of the Northwest Quarter (NW1/4) of Section Nine (9), Township Sixteen (16) North, Range Nine (9), West of the 6th P.M., in Howard County, Nebraska, more accurately described as follows: Commencing at the North 1/4 Corner of said Section 9, the POINT OF BEGINNING, thence South along the North-South 1/4 Line on a Bearing of S 0 Degrees 54' 36" W a distance of 2650.96 feet to the Center of said Section 9, thence West along the East-West 1/4 Line on a Bearing of N 89 Degrees 20' 10" W a distance of 1646.32 feet, thence North on a Bearing of N 0 Degrees 38' 48" E a distance of 2637.34 feet to a point on the North line of said Section 9, thence East along said North line on a Bearing of S 89 Degrees 48' 21" E a distance of 1658.56 feet to the POINT OF BEGINNING.