

ENTERED AS INSTRUMENT NO
201503913

STATE OF NEBRASKA)
COUNTY OF HALL) SS

2015 JUN 12 AM 09:15



REG OF DEEDS
ELECTRONICALLY RECORDED
RECORDING FEE \$16.00



201503913

(Space Above reserved for Recorder of Deeds certification)

Recording Requested by/Return to: KOZENY & McCUBBIN, L.C, 12400 Olive, Ste 555, Creve Coeur, MO 63141

TITLE OF DOCUMENT: Notice of Default
DATE OF DOCUMENT: JUNE 9, 2015
GRANTOR(S): Kerry Feld, Trustee, NSBA# 24614
GRANTOR(S) ADDRESS: 12400 Olive Blvd., Suite 555, St. Louis, MO 63141
GRANTEE(S): George Wieczorek and Tammy Wieczorek, husband and wife
GRANTEE(S) ADDRESS: 2223 West 17th Street, Grand Island, NE 68803-2609
REFERENCE: Document 0200806678

LEGAL DESCRIPTION:

LOT TWO (2), BLOCK TWENTY-THREE (23), IN SCARFF'S ADDITION TO WEST
LAWN, AN ADDITION TO THE CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA

K&M File Name: WIETANO2



* K M 9 5 8 7 2 1 6 K M *

NOTICE OF DEFAULT

The undersigned, being the Successor Trustee under a Trust Deed filed for record in the records of Hall County, Nebraska, by George Wieczorek and Tammy Wieczorek, husband and wife, as Trustors, in which Mortgage Electronic Registration Systems, Inc. acting solely as nominee for Franklin American Mortgage Company, is named as Beneficiary, hereby gives notice that a breach of an obligation for which the trust property was conveyed as security has occurred, and the nature of such breach is the Trustor's failure to make debt payments as they became due. The current lawful holder of the promissory note is Wells Fargo Bank, National Association. You are hereby notified that because of such default, the indebtedness secured by said Trust Deed is accelerated. You are further notified that because of such default, the undersigned has elected to sell or cause to be sold the trust property to satisfy the obligations under the Trust Deed; the trust property being legally described commencing on the cover page of this instrument and incorporated as it fully set forth herein and commonly known as: 2223 West 17th Street, Grand Island, NE 68803-2609;

After the lapse of not less than one (1) month, the trustee or the attorney for the trustee shall give notice of sale.

This communication is an attempt to collect a debt and any information obtained may be used for this purpose. The commencement of the foreclosure action does not affect the rights as set forth in the initial demand letter

Dated 6-9-15.

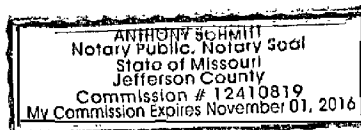
Successor Trustee
Kerry Feld
Kerry Feld, Trustee, NSBA# 24614
Kozeny & McCubbin, L.C.
12400 Olive Blvd., Suite 555
St. Louis, MO 63141
(314) 991-0255

State of Missouri)
) ss.
County of St. Louis)

The foregoing instrument was acknowledged before me this 9th day of June, 2015, by Kerry Feld, Successor Trustee.

Anthony Schmitt
Notary Public

K&M File Name: WIETANO2



This firm is a debt collector and any information we obtain from you will be used for that purpose.

