



DEED 2004153967



NOV 29 2004 09:47 P 2

Nebr Doc  
Stamp Tax  
1129.04  
Date  
\$245.00  
By CL

Deed  
FEE 10.50 FB 04-36351  
BKP C/O COMP  
DEL SCAN FV

Recorder's

Notes

No assignment to  
JP Morgan filed

Received - RICHARD TAKECHI  
Register of Deeds, Douglas County, NE  
11/29/2004 09:47:18.31  
2004153967

### TRUSTEE'S DEED

Garry McCubbin, Attorney at Law, 12400 Olive Blvd., Ste 555, St. Louis, Missouri, 63141, hereinafter referred to as Grantor, as [successor] Trustee under the Trust Deed hereinafter described, for valuable consideration, hereby grants and conveys to **JP Morgan Chase Bank as Trustee**, Grantee, without any covenant or warranty, expressed or implied, all of the following described real estate:

**Lot 1, Soll's Addition, a Subdivision as Surveyed, Platted and Recorded,  
In Douglas County, Nebraska.**

This conveyance is made pursuant to the powers conferred by a Trust Deed with power of sale recorded on **October 30, 2003**, in the Register of Deeds of **Douglas** County, Nebraska as Instrument # 2003213143 wherein Jacques D. Docken and Christine R. Docken, Husband and Wife, as joint tenants, **are** Trustors, and **Home Loan Corporation DBA Expanded Mortgage Credit** is originally named Beneficiary, wherein the Trustor granted and conveyed to the Trustee, on the trust therein expressed, the property above described to secure, among other obligations, payment of the indebtedness and after the fulfillment of the conditions specified in the Trust Deed authorizing this conveyance as follows:

- (1) Breach and default were made under the terms of the Trust Deed in the particular set forth in the notice of default hereinafter referred to, which default continued until the time of the sale.
- (2) There was filed for record on **June 24, 2004** as **Instrument Number 2004082890** a notice of default in the Register of Deeds of **Douglas** County, Nebraska, and of election to sell the property to satisfy the obligations secured

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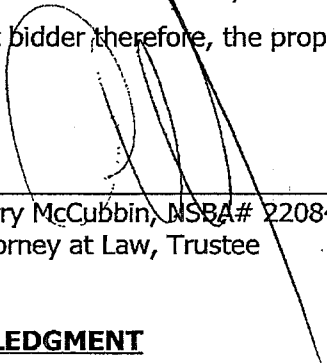
Received - RICHARD TAKECHI  
Register of Deeds, Douglas County, NE  
11/17/2004 10:24:18  
2004149905

thereby and thereafter notice of the filing of the notice of default was sent in the statutory manner to all persons entitled to a notice thereof.

- (3) That thereafter the Grantor executed its notice of Trustee's sale, stating that it, as Trustee, would sell at public auction to the highest bidder the property hereinbefore described, fixing the time and place of the sale as **September 16, 2004 at 10:00 a.m.** at the 1<sup>st</sup> Floor outside the Jury Assembly Room in the Hall of Justice, at the Douglas County Courthouse, 1701 Farnam Street, in Douglas County, Nebraska and caused copies of such notice to be published once a week for five consecutive weeks in **The Daily Record**, a legal daily newspaper printed, published and of general circulation in the County of **Douglas**, Nebraska, the first date of publication was **August 5, 2004**, and the last day of publication was **September 2, 2004**; notice of such Trustee sale was sent to the Trustors and all persons entitled to notice thereof in accordance with applicable law.
- (4) All applicable statutory provisions of the State of Nebraska and the United States of America and all provisions of such Trust Deed have been complied with as to acts to be performed and notices to be given.

The Trustee at the time and place of sale fixed as aforesaid, then and there sold, at public auction, to Grantee, who was the highest bidder, therefore, the property hereinbefore described for the sum of **\$139,400.00**.

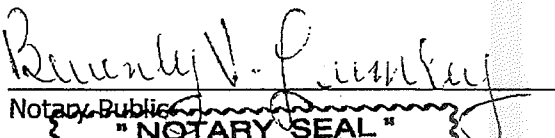
Dated this **8<sup>th</sup> day of October, 2004**

  
\_\_\_\_\_  
Garry McCubbin, MSBA# 22084  
Attorney at Law, Trustee

#### **ACKNOWLEDGMENT**

STATE OF MISSOURI        )  
                                      ) ss.  
County of St. Louis        )

The foregoing instrument was acknowledged before me this 8th day of October, 2004, by **Garry McCubbin**, Attorney at Law, Trustee.

  
\_\_\_\_\_  
Notary Public  
"NOTARY SEAL"  
Beverly V. Lumley, Notary Public  
Franklin County, State of Missouri  
My Commission Expires 8/15/2005