



MISC 2007129475



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Filed: AS RECEIVED

Received - DIANE L. BATTIATO
Register of Deeds, Douglas County, NE
11/20/2007 08:54:37.87



2007129475

State of Nebraska

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MODIFICATION OF DEED OF TRUST

DATE AND PARTIES. The date of this Real Estate Modification (Modification) is 11-08-2007.

The parties and their addresses are:

TRUSTOR: The Clarinda Condo LLC, a Nebraska limited liability company
2315 Harney St., #105
Omaha, NE 68102

TRUSTEE: First State Bank
914 Lake Avenue
Gothenburg, NE 69138

BENEFICIARY: First State Bank
Organized and existing under the laws of the state of Nebraska
5370 S 72nd Street
Ralston, NE 68127

BACKGROUND. Trustor and Beneficiary entered into a Security Instrument dated 02-13-2007 and recorded on 02-15-2007. The Security Instrument was recorded in the records of Douglas County County, Nebraska at Mortgage records 2007018422. The property is located in Douglas County 3027 Farnam, 305 & 311 Turner Blvd, Omaha, NE 68131.

Described as:

The West 73 feet of the North 132 feet of Sub Lot 1 of Tax Lot 16, in the southeast Quarter of the Northwest Quarter of Section 21, Township 15 North, Range 13 East of the 6th P.M., in the City of Omaha, Douglas County, Nebraska.

1442

MODIFICATION. For value received, Trustor and Beneficiary agree to modify the original Security Instrument. Trustor and Beneficiary agree that this Modification continues the effectiveness of the original Security Instrument. The Security Instrument was given to secure the original debts and obligations (whether identified as Secured Debts, Sums Secured, or otherwise) that now have been modified. Together with this Modification, the Security Instrument now secures the following debts and all extensions, renewals, refinancings, modifications and replacements. *(Include items such as borrower's name, note or contract amounts, interest rates (whether variable), maturity dates, etc.)*

Note dated 2-13-07 in the original amount of \$1,200,000.00 and modified on 11-8-07 to \$1,500,000.00 executed by The Clarinda condo LLC.

☒ **MAXIMUM OBLIGATION LIMIT.** The total principal amount secured by the Security Instrument at any one time will not exceed \$ 1,500,000.00 ☒ which is a \$ 300,000.00 ☒ increase ☐ decrease in the total principal amount secured. This limitation of amount does not include interest and other fees and charges validly made pursuant to the Security Instrument. Also, this limitation does not apply to advances made under the terms of the Security Instrument to protect Beneficiary's security and to perform any of the covenants contained in the Security Instrument.

WARRANTY OF TITLE. Trustor warrants that Trustor is or will be lawfully seized of the estate conveyed by the Security Instrument and has the right to grant, bargain, convey, sell, and mortgage the property. Trustor also warrants that such same property is unencumbered, except for encumbrances of record.

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

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

The Clarinda Condo LLC

(Signature) [Signature] (Date) 11-8-07

(Signature) (Date)

(Signature) (Date)

(Signature) [Signature] (Date) 11-8-07

(Signature) (Date)

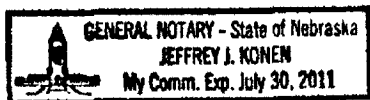
(Signature) (Date)

**** FILED: AS IS**

ACKNOWLEDGMENT:

STATE OF NEBRASKA, COUNTY OF DOUGLAS } ss.
(Individual) This instrument was acknowledged before me this 8 day of Nov. 2007
by RYAN BARRY, MANAGER and JAMES SUNG W. NGU, MEMBER
My commission expires:

(Seal)



[Signature]
(Notary Public)