



MISC 2017068863



AUG 30 2017 09:05 P 1

misc

FEE	10.00	FB	44-12280
EXP		CO	COMP
DEL		SCAN	FR

B

Received - DIANE L. BATTIATO
Register of Deeds, Douglas County, NE
8/30/2017 09:05:58.94



2017068863

NOTICE OF TRUSTEE'S SALE

TO WHOM IT MAY CONCERN:

YOU ARE HEREBY NOTIFIED that the property will be sold by Richard J. Henkenius, Attorney at Law, Trustee under that certain Deed of Trust, dated October 23, 2012, recorded in the Register of Deeds of Douglas County, Nebraska, as Doc. No. 2012 108192 of Mortgage records, to the highest bidder in the Roskens Room (Room F02) located in the northeast corner of the Farnam Street level north entrance of the Omaha-Douglas County Civic Center, 1819 Farnam St., Omaha, Nebraska on September 29, 2017 at 9:00 o'clock A.M., legally described as follows:

The South 19.50 feet of Lot 4, Block 33, Florence, an addition to the City of Omaha, as surveyed, platted and recorded in Douglas County, Nebraska.

(C)

("the Property") which has a street address of 8512 North 30 St., Omaha, NE 68112.

The highest bidder will deposit with the Trustee, at the time of sale, certified funds in the amount of five thousand (\$5,000.00) dollars, with the full purchase price, in certified funds, to be received by the trustee by five (5:00) o'clock P.M., on the day of the sale, except this requirement is waved when the highest bidder is the Beneficiary under the Trust Deed. (If for some reason the sale is held after one (1:00) o'clock, P.M., the deposit requirement remains the same but the full purchase price in certified funds shall be received by the Trustee by five (5:00) o'clock P.M. the next business day).

The purchaser shall be responsible for all prior liens, all applicable fees, and all taxes, including the documentary stamp tax. The Property is sold "as is-where is" and this sale is made without any warranties or representations, as to title, condition or use of the property.

Date: August 29, 2017

Richard J. Henkenius, Trustee

by: *Richard J. Henkenius*
 Richard J. Henkenius (#11810)
 Suite 525 the Douglas Building
 209 South 19th St.
 Omaha, NE 68102-1705
 (402) 341-3460

ret:

✓8379