Notice of meeting
The Nemaha Natural Resources District Board of Directors will hold their regular meeting at 7:00 p.m. Thursday, February 9, 2012, at the NRD headquarters in Tecumseh, Nebraska. Individual committee meetings begin at 6:00 p.m. An agenda is being kept current at the office – 62161 Hwy 136, Tecumseh, NE 68450.
Herald - Feb. 9

PUBLIC MEETING NOTICE
The Southeast District Board of Health will hold its regular meeting on Wednesday, February 15, 2012 at 7:00 PM in the Conference Room at the offices of Southeast District Health Department, 2511 Schneider Ave, Auburn, Ne. The meeting is open to the public. An agenda may be viewed at the county clerk's office or a current agenda is available in the Director's office at the Southeast District Health Department, 2511 Schneider Ave, Auburn, Ne during regular business hours.
Herald - Feb. 9

NOTICE
The regular meeting of the Auburn Board of Public Works will be held Monday, February 13th at 12:00 Noon at the Board Office, 1600 O Street, Auburn, NE.
An agenda for the meeting is available for Public inspection at the Board's Office.
David A. Hunter Jr.
General Manager
Herald - February 9

PUBLIC NOTICE
Annual Meeting of the Rural Water Dist. #1, Nemaha County Nebraska. Notice is hereby given that the annual meeting of the participating members of Rural Water Dist. #1, Nemaha County, Nebraska will be held Monday, February 27, 2012 beginning at 7:00 P.M. at the Brownville Town Hall in Brownville, NE. AGENDA: Election of Two (2) directors for a term of 3 years. Discussion of policies, and any other business that might come before the meeting. The monthly meeting of the Board of Directors, which is open to the public, will be held following the adjournment of Annual Meeting
Clay Kennedy, Secretary
Rural Water Dist. #1
Nemaha County, Nebraska

Herald - February 9, 16

STATE OF NEBRASKA
LIMITED LIABILITY
COMPANY CERTIFICATE OF
ORGANIZATION
J&D's Essentials LLC
FIRST: The name of the limited liability company is J&D's Essentials LLC.
SECOND: The street and mailing address of its designated office in the state of Nebraska is 73400 638 Ave., Auburn, Nebraska 68305.
THIRD: The street and mailing address of its agent for service of process in the state of Nebraska is 73400 638 Ave., Auburn, Nebraska 68305. The name of its agent for service of process is Jeff Beatty.
FOURTH: The personal liability of the members and managers of the company for monetary damages for breach of fiduciary duty shall be eliminated to the fullest extent permissible under Nebraska law. The company is authorized to indemnify its members and managers to the fullest extent permissible under Nebraska law.
IN WITNESS WHEREOF, the undersigned has executed this Certificate of Organization on the date below.
Date: January 11, 2012
LegalZoom.com, Inc., Organizer
By: Karla Figueroa, Assistant Secretary
Herald - February 9, 16, 23

NOTICE OF PROPOSED SALE
Notice is hereby given that pursuant to the Resolution for the sale of real estate, Passed and Approved by the City of Auburn on January 23, 2012, the City of Auburn may sell the below legally described real estate in accordance with the terms stated below.
REAL ESTATE TO BE SOLD:
Lots Nine (9), Ten (10), Eleven (11) and Twelve (12), Block Twenty-Nine (29) in Sheridan, now Auburn, Nemaha County, Nebraska;
TERMS AND CONDITIONS:
1. That the BUYER of said real estate from the City shall accept said property under agreement with the City that the BUYER will pay twenty percent (20%) of purchase price paid on the day of the sale with the remainder due within thirty (30) days of confirmation of the sale by passing of ordinance;
2. That the City will order and provide a title insurance policy insuring marketable title to the purchaser upon the request of the purchaser on the day of the auction. The cost of the title Insurance policy shall be split 50/50, and shall be paid at closing;
3. That real estate taxes on said property will be prorated to the date of closing;

4. That the Mayor is authorized to sign any necessary agreements or contracts on behalf of the City of Auburn in carrying out the provisions herein.
5. That the City reserves the right to reject any and all bids.
6. That the Mayor and City Clerk will give a Warranty Deed to the Purchaser upon payment of the full purchase price. All payments shall be made by cash or certified funds. Possession will be given to the purchaser upon making full payment at closing.
7. The Buyer purchases and accepts said real estate “AS IS”, on buyer’s personal inspection, without condition or warranty by the City unless otherwise agreed to in written.
The auction will be held on Saturday, April 7, 2012, at 10:00 o’clock a.m. at the 4-H Building, Auburn, Nebraska, and shall be conducted by Dick Stich auctioneer. The high bid will be considered by the Mayor and City Council at regular meeting. The City reserves the right to reject any and all bids.
Dated this 23rd day of January, 2012
Sherry Heskett, Municipal Clerk
of the City of Auburn, Nebraska
Herald - Feb. 9, 16, 23

NOTICE OF PROPOSED SALE
Notice is hereby given that pursuant to the Resolution for the sale of real estate, Passed and Approved by the City of Auburn on January 23, 2012, the City of Auburn may sell the below legally described real estate in accordance with the terms stated below.
REAL ESTATE TO BE SOLD:
Lots One Hundred Six (106) and One Hundred Seven (107), in Crestview Addition to the City of Auburn, Nemaha County, Nebraska.
TERMS AND CONDITIONS:
1. That the BUYER of said real estate from the City shall accept said property under agreement with the City that the BUYER will pay twenty percent (20%) of purchase price paid on the day of the sale with the remainder due within thirty (30) days of confirmation of the sale by passing of ordinance;
2. That the City will order and provide a title insurance policy insuring marketable title to the purchaser upon the request of the purchaser on the day of the auction. The cost of the title Insurance policy shall be split 50/50, and shall be paid at closing;
3. That real estate taxes on said property will be prorated to the date of closing;
4. That the Mayor is authorized to sign any necessary agreements or contracts on behalf of the City of Auburn in carrying out the provisions herein.
5. That the City reserves the right to reject any and all bids.
6. That the Mayor and City Clerk will give a Warranty Deed to the Purchaser upon payment of the full purchase price. All payments shall be made by cash or certified funds. Possession will be given to the purchaser upon making full payment at closing.
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considered by the Mayor and City Council at regular meeting. The City reserves the right to reject any and all bids.
Dated this 23rd day of January, 2012
Sherry Heskett, Municipal Clerk
of the City of Auburn, Nebraska.
Herald - Feb. 9, 16, 23

PUBLIC NOTICE
Notice is hereby given that the One and Six Year Road and Street Plan for the County of Nemaha, State of Nebraska, as required by Neb. State Statute §39-2119 et seq. R.S.S. (Supp. 1969) has been recommended for approval by the Board of Commissioners of the County of Nemaha, and that a public hearing will be held on said One and Six Year Road and Street Plan on the 22nd day of February, 2012 10:00 a.m., Commissioners Chambers, Suite 201, Nemaha County Courthouse, at which time objections to or recommendations for said Plan will be heard. Copies of said One and Six Year Plan are available for inspection at the Nemaha County Clerk's Office, located in Suite 201, Courthouse, Auburn NE.
Joyce Oakley
County Clerk
County of Nemaha, Nebraska
Herald - Feb. 2, 9, 16

NOTICE
IN THE COUNTY COURT OF NEMAHA COUNTY, NEBRASKA
Estate of Anneta Johnson, Deceased
Estate No. PR11-34
Notice is hereby given that on January 17, 2012, in the County Court of Nemaha County, Nebraska, Merlin Nincehelser, whose address is 1021 21st Street, Auburn, NE 68305, was appointed by the Court as Personal Representative of the Estate.
Creditors of this Estate must file their claims with this Court on or before March 26, 2012 or be forever barred.
Nancy Hall, Clerk Magistrate
Nemaha County Court
1824 N Street
Auburn, NE 68305
Kelly J. Werts, #20509
FANKHAUSER, NELSEN, WERTS & ZISKEY, PC
1901 N Street
Auburn, NE 68305
(402) 274-2444
Herald - January 26, February 2 & 9

NOTICE OF TRUSTEE'S SALE
TO WHOM IT MAY CONCERN:
You are hereby notified that pursuant to a power of sale contained in the deed of trust in the original principal amount of $92,500.00 executed by Steven W. Van Der Kamp and Brandy J. Van Der Kamp, husband and wife, which was filed for record on August 31, 2007 in Book 175 at Page 262 of the Mortgage Records in the office of the Register of Deeds of Nemaha County, Nebraska, the property described below will be sold by the undersigned at public auction to the highest bidder for cash or certified or cashier's check, at the east front door of the Nemaha County Courthouse, 1824 "N" Street, City of Auburn, Nemaha County, Nebraska at 10:00 AM on March 21, 2012:
Lot Seven (7), in Block One Hundred Ninety-eight (198) of Neal's Addition to Peru, Nemaha County, Nebraska.
The highest bidder is required to deliver cash or certified funds to the undersigned by the close of business on the day of sale, except this requirement is waived when the highest bidder is the beneficiary. The purchaser is responsible for all fees or taxes, including the documentary stamp tax. This sale is made without any warranties as to title or condition of the property.

Eric H. Lindquist
Successor Trustee
Herald - Feb. 9, 16, 23, March 1, 8

notice of trustee's SALE
To whom iT mayconcern:
You are hereby notified that pursuant to a power of sale contained in the deed of trust in the original principal amount of $126,000.00 executed by Paul W. Sciarappa and Vickie L. Sciarappa, husband and wife, which was filed for record on June 5, 2006 in Book 169 at Page 909 of the Mortgage Records in the office of Registar of Deeds of Nemaha County, Nebraska, the property described below will be sold by the undersigned at public auction to the highest bidder for cash or certified or cashier's check, at the east front door of the Nemaha County Courthouse, 1824 "N" Street, Auburn, Nemaha County, Nebraska at 10:00 AM on February 21, 2012:
COMMENCING AT THE NORTHWEST CORNER OF SECTION 14, TOWNSHIP 5 NORTH, RANGE 13 EAST OF THE 6TH P.M., NEMAHA COUNTY, NEBRASKA, RUNNING THENCE SOUTH ALONG THE WEST LINE OF SECTION 14, A DISTANCE OF 2643.2 FEET TO THE 1/4 CORNER ON THE WEST SIDE OF SECTION 14, WHICH IS THE PLACE OF BEGINNING; THENCE LEFT OR EAST 89 DEGREES 32 MINUTES 00 SECONDS ALONG THE EAST AND WEST 1/2 SECTION LINE THROUGH SAID SECTION 14, A DISTANCE OF 751.1 FEET, THENCE LEFT OR NORTH 90 DEGREES 28 MINUTES 00 SECONDS A DISTANCE OF 290.0 FEET; THENCE LEFT OR WEST 89 DEGREES 32 MINUTES 00 SECONDS A DISTANCE OF 751.1 FEET TO A POINT ON THE WEST LINE OF SAID SECTION 14; THENCE LEFT OR SOUTH 90 DEGREES 28 MINUTES 00 SECONDS A DISTANCE OF 290.0 FEET TO THE PLACE OF BEGINNING, NEMAHA COUNTY, NEBRASKA AS SHOWN ON TRANSFER PLAT, PAGE 206.

The highest bidder is required to deliver cash or certified funds to the undersigned by the close of business on the day of sale, except this requirement is waived when the highest bidder is the beneficiary. The purchaser is responsible for all fees or taxes, including the documentary stamp tax. This sale is made without warranties as to title or condition of the property.
Eric H. Lindquist
Sucessor Trustee
Herald - Jan. 12, 19, 26, Feb. 2, 9

NOTICE OF TRUSTEE'S SALE
For default in the payment of debt secured by a deed of trust executed by Megan D. Prell, dated January 5, 2007, and recorded on January 8, 2007, in Book No. 172, at Page 277 in the Office of the Recorder of Deeds, Nemaha County, Nebraska, the undersigned Successor Trustee will on March 13, 2012, at 10:00 AM, at the main level lobby of the Nemaha County, Courthouse, Auburn, Nebraska, sell at public vendue to the highest bidder for cash:
A tract of land in the Northeast Quarter (NE 1/4) of Section Seventeen (17), Township Four (4) North, Range Thirteen (13) East of the 6th P.M. in Nemaha County, Nebraska, being more particularly described as follows: Beginning at the Northeast corner of said Section 17, thence S00 02' 18" W (assumed bearing) along the East line of said Section 17 a distance of 188.27 feet; thence S 24 degrees 56' 36" W a distance of 131.53 feet; thence N89 degrees 45' 00" W a distance of 283.43 feet; thence N 00 degrees 00' 00" E a distance of 306.29 feet to the North line of said section 17; thence S 90 degrees 00' 00" E along the North line of said section 17 a distance of 339.02 feet to the point of beginning.
Ingress-Egress Easement over and across a tract of land described as commencing at the Northeast corner of Section 17, Township 4 North, Range 13 East of the Section 17, a distance of 33.0 feet to the point of beginning; thence S 90 00'00" E a distance of 33.0 feet thence S 00 02' 18" W a distance of 15; MORE CORRECTLY DESCRIBED AS:
Tract No. 1: A tract of land in the Northeast Quarter (NE 1⁄4) of Section Seventeen (17), Township Four (4) North, Range Thirteen (13) East of the 6th P.M. in Nemaha County, Nebraska, being more particularly described as follows: Beginning at the Northeast corner of said Section 17; thence South 00° 02' 18" West (assumed bearing) along the East line of said Section 17 a distance of 188.27 feet; thence South 24° 56' 36" West a distance of 131.53 feet; thence North 89° 45' 00" West a distance of 283.43 feet; thence North 00° 00' 00" East a distance of 306.29 feet to the North line of said Section 17; thence South 90° 00' 00" East along the North line of said Section 17 a distance of 339.02 feet to the point of beginning.
Tract No. 2: Ingress-Egress Easement over and across a tract of land described as commencing at the Northeast corner of Section 17, Township 4 North, Range 13 East of the 6th P.M. in Nemaha County, Nebraska; thence South 00° 02' 18" West along the East line of said Section 17, a distance of 33.0 feet to the point of beginning; thence South 90° 00' 00" East a distance of 33.0 feet; thence South 00° 02' 18" West, a distance of 155.29 feet; thence North 89° 57' 42" West a distance of 33.0 feet; thence North 00° 02' 18" East along the East line of said Section 17 a distance of 155.27 feet to the point of beginning, commonly known as 63201 724th Road, Auburn, NE, 68305
subject to all prior easements, restrictions, reservations, covenants and encumbrances now of

record, if any, to satisfy the debt and costs.
Edward Brink, Successor Trustee
First Publication: February 2, 2012
NOTICE
Pursuant to the Fair Debt Collection Practices Act, 15 U.S.C. §1692c(b), no information concerning the collection of this debt may be given without the prior consent of the consumer given directly to the debt collector or the express permission of a court of competent jurisdiction. The debt collector is attempting to collect a debt and any information obtained will be used for that purpose (No. 132920). For more information, visit PRIVATE HREF="http://www.southlaw.com" MACROBUTTON HtmlResAnchor www.Southlaw.com
Herald - Feb 2, 9, 16, 23, March 1
NOTICE OF ORGANIZATION
NOTICE IS HEREBY GIVEN that Kennedy Farm & Trucking, LLC, a Nebraska Limited Liability Company, is organized under the laws of the State of Nebraska, with its designated office at 71898 648 Ave., Shubert, NE 68437. The general nature of its business is to engage in and to do any lawful act concerning any and all lawful business for which a limited liability company may be organized under the laws of Nebraska, including trucking and farming, and for all other purposes authorized by law, to the same extent as natural persons might or could do. The limited liability company time f commencement was on January 20, 2012, and will have perpetual existence unless dissolved in accordance with its Certificate of Organization, its Operating Agreement or the Nebraska Uniform Limited Liability Companyu Act. Its affairs shall be managed by its Members.
Chad J. Kennedy, Member
71898 648 Ave.
Shubert, NE 68437
Herald - February 2, 9, 16
NOTICE OF MEETING
Annual meeting of Rural Water District No. 2, Nemaha County, Nebraska.
Notice is hereby given that the annual meeting of the participating members of Rural Water District No. 2, Nemaha County, Nebraska, will be held beginning at 1:00 p.m. on Tuesday, February 14, 2012 in the meeting room of the American Legion Building, 909 I Street, Auburn, Nebraska.
Agenda: Financial reports, Election of three (3) board members to the Board of Directors for a term of three years. Any other business that might properly come before the meeting.
The monthly meeting of the Board of Directors, which is open to the public, will be held following adjournment of Annual Meeting.
Ruth A. Norvell, Chairman
Rural Water District No. 2
Nemaha County, Nebraska
Herald - February 2 & 9