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2010-001569-0

Recording Dist: 401 - Fairbanks
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Fairbanks Recording District

71546

RE-NOTICE OF DEFAULT - SALE OF REAL PROPERTY

A foreclosure sale of the real property described below will be held **May 6, 2010, at 1:30 p.m.** in the lobby at the Main Front Entrance, Fairbanks Courthouse, 101 Lacey Street, Fairbanks, AK. The original sale date was set for April 17, 2008, by Notice of Default recorded January 14, 2008 as Instrument No. 2008-000773-0 in the Fairbanks Recording District, Fourth Judicial District. This Re-Notice of Default - Sale of Real Property sets a new sale date and updates information on the loan which the real property secures. The Deed of Trust being foreclosed was recorded April 7, 2005, as Instrument No. 2005-006402-0, Fairbanks Recording District, Fourth Judicial District, State of Alaska, as a lien against real property described as: Tracts 'D'-Three (D-3) and 'D'-Four (D-4), JOLLEY ACRES SUBDIVISION, according to the plat filed March 11, 1982 as Plat Number 82-44; Records of the Fairbanks Recording District, Fourth Judicial District, State of Alaska. EXCEPTING THEREFROM that portion deeded to the State of Alaska, Department of Transportation and Public Facilities by Warranty Deed recorded March 5, 1992 in Book 739, Page 251; which has street addresses of 2910 Glacier State Drive and 3121 Badger Road, North Pole, AK 99705. Trustor/Record Owner Indoor Park Properties, LLC, an Alaska limited liability company, has breached the obligation for which the Deed of Trust is security: failure to make payments when due under the Deed of Trust. Beneficiary, Northrim Bank, is owed the principal amount of \$490,695.46 plus interest from November 3, 2009 at the 9% per annum, plus costs, fees, and other charges incurred or advanced thereafter. Real property taxes are delinquent. The Trustee elects to sell the property and to apply the proceeds against the obligation. Trustee reserves the right to postpone the sale, set a minimum bid, submit an offset bid, and establish other bidding procedures at the sale. Questions should be directed to the Law Offices of GROH EGGERS, LLC, 2600 Cordova Street, Suite 110, Anchorage, AK 99503, phone (907) 562-6474.

Dated: 2/2/2010

Fairbanks Title Agency, Trustee

By: 

After recording, return to:

GROH EGGERS, LLC
2600 Cordova Street, Suite 110
Anchorage, AK 99503-2745