



University of Nebraska Federal Credit Union
Call Center Representatives Melissa, Lynette & Sara

The Perfect Loan for the Perfect Home

The credit union has a new mortgage lending partner, The Servion Group. If you are ready to purchase a home, we are here to help make it happen. You'll work side-by-side with a University of Nebraska Federal Credit Union loan officer who will help guide you through the lending process.

The Servion Group is a unique financial services company designed to meet the needs of community financial institutions. With this new partnership the credit union can now offer Conventional, FHA, VA, USDA, and Jumbo/Non-Conforming loans. We have 10-, 15-, 20- and 30-year mortgages.

There are many different elements to a mortgage and it is important to understand your options. You might be surprised that your mortgage payment doesn't go 100% toward paying down your loan. There are actually four parts to your payment: Principal, Interest, Taxes and Insurance (known in the industry as PITI). Here's how these four different things play a role in your monthly payment.

Principal

Your principal is the amount you owe. For example, if you buy a house for \$300,000 and put 20 percent down, you would borrow \$240,000. At the beginning of your loan, your principal is \$240,000. That amount goes down slowly over time as part of your monthly payment is applied to principal.

Interest

When you take out a mortgage, the company lending you the money charges interest. Basically, the lender isn't letting you borrow their money for free; you have to pay them for it, and the label for that payment is "interest." At the beginning of your mortgage, a large percentage of

your payment goes toward interest. Over time, less goes to interest and more goes to principal.

Taxes

Once you buy a house, the local government assesses property tax every year. Rather than write a single, big check for the taxes, most borrowers pay them as part of the monthly mortgage payment. The payments are held in an escrow account, and then when the taxes are due, the lender pays them using the money in the escrow account.

Insurance

Every house needs to be insured. Homeowners insurance provides financial protection in case the house is damaged by fire, wind, hail, a tree falling on the house and various other hazards. You may also be required to buy flood insurance, depending on where the house is located. You obtain insurance by talking to your insurance agent and purchasing a policy. Like taxes, a portion of your monthly payment goes toward your annual insurance premium and is put in the escrow account. The lender then pays the premium every year.

Start your home buying process by calling 402.472.2087 or by visiting nufcu.org/firstmortgage.

NUFCU LOAN OFFICERS

Zach Kitten - Main Branch - 402.472.2898

Ahmaad Miley - Main Branch - 402-472.6821

Bronson Burge - Main Branch - 402.817.6629

Jake Johnson - East Branch - 402.472.0038

Mary Mendoza - East Branch - 402.472.6587

Brady Weiss - Kearney Branch - 308.708.2775

Annie Wiedel - Kearney Branch - 308.708.2774

PRESIDENT'S CORNER

Each quarter visit the President's Corner to find out the latest credit union news. President Keith Kauffeld will provide information he feels is relevant to the credit union membership.

Fight Fraud and Boost Financial Confidence

Fraudsters use fear, but you can stop them in their tracks. They know most people order from Amazon or have a PayPal account. They know most people have debit and credit cards. So, it's relatively easy for them to sound believable telling you, for instance, "a large Amazon purchase" you didn't authorize is about to drain your checking account. They are experts at lying and deception, and at convincing you they are your friend even an advocate there to help you stop a transaction that really doesn't exist. Don't fall for it. You have powerful credit union-provided tools at your fingertips including Alerts, Notifications and Card Controls.

These are free and easy to set up. Once in place, you'll know quickly if something doesn't seem right, and you can speak boldly and confidently at would-be fraudsters. Having done so multiple times, I've realized another benefit of setting up Alerts, Notifications, and Card Controls—greater awareness of my finances.

Every time a transaction occurs on my credit union debit card or credit card I receive an instantaneous notification on my phone—at a gas pump, at a grocery store or shopping online I receive instantaneous notifications. Even monthly and annual subscriptions tied to my debit and credit card alert me instantly when they process—24/7. I have found witnessing the transaction live is far superior to waiting to learn about the transaction until the next time I open the app or log in. Furthermore, I can turn my cards off and on again in seconds, anytime and anywhere. And I can set up many other parameters such as limiting the maximum amount of the purchase or if my card needs to be physically present at the time of the transaction.

Knowledge is power. And financial knowledge builds awareness leading to better decision making. We strive to provide value, transparency and a great member experience. With inflation and interest rates on the rise, and with a world of bad actors out there, it's more important than ever to manage your accounts wisely. Our mission is to improve the financial lives of our members by helping you save time and money. Please call us if you have any thoughts or questions as a few minutes of your time might be worth hundreds or thousands of dollars. If you'd like to talk with me, please call me at 402-472-6915 or email me at kkauffeld@nufcu.org. I welcome the conversation.

BBB Tips: 10 Steps to Avoid Scams

- 1. Never send money via gift card or wire transfer to someone you have never met face-to-face.** If you are asked to use wire transfer, a prepaid debit card, or a gift card, those cannot be traced and are as good as cash. Chances are, you won't see your money again.
- 2. Avoid clicking on links or opening attachments in unsolicited emails.** Links, if clicked, will download malware onto your computer, smart phone, tablet or whatever electronic device you're using at the time allowing cyberthieves to steal your identity. Be cautious even with email that looks familiar; it could be fake.
- 3. Don't believe everything you see.** Scammers are great at mimicking official seals, fonts, and other details. Just because a website or email looks official does not mean that it is.
- 4. Double check your online purchase is secure before checking out.** Look for the "https" in the URL (the extra s is for "secure") and a small lock icon on the address bar. Better yet, before shopping on the website, make certain you are on the site you intended to visit. Check out the company first at BBB.org.
- 5. Use extreme caution when dealing with anyone you've met online.** Scammers use dating websites, Craigslist, social media and many other sites to reach potential targets. They can quickly feel like a friend or even a romantic partner, but that is part of the con for you to trust them.
- 6. Never share personally identifiable information with someone who has contacted you unsolicited,** whether it's over the phone, by email, on social media, even at your front door. This includes banking and credit card information, your birthdate and Social Security/Social Insurance numbers.
- 7. Resist the pressure to act immediately.** Shady actors typically try to make you think something is scarce or a limited time offer. They want to push victims to make a decision right now before even thinking it through, asking family members, friends or financial advisors.
- 8. Use secure and traceable transactions.** Do not pay by wire transfer, prepaid money card, gift card, or other non-traditional payment method (see number one above). Say no to cash-only deals, high pressure sales tactics, high upfront payments, overpayments, and handshake deals without a contract.
- 9. Whenever possible, work with local businesses.** Ask that they have proper identification, licensing and insurance, especially contractors who will be coming into your home or anyone dealing with your money or sensitive information.
- 10. Be cautious about what you share on social media.** Consider only connecting with people you already know. Check the privacy settings on all social media and online accounts. Imposters often get information about their targets from their online interactions, and can make themselves sound like a friend or family member because they know so much about you.



Below is the schedule for our fall Lunch & Learn series. All seminars will take place at the Downtown Lincoln location and start at 12:00 noon. Lunch will be provided for those attending in person. We will also have Zoom available for those who wish to attend virtually. Kindly RSVP by calling 402-472-2087 or online at nufcu.org/seminars. The link for the Zoom presentation will be emailed a week before the seminar.

Will You Be Ready? - Thursday, October 27

Attorney Jennifer Tricker will cover:

- Estate planning
- Probate - should you avoid it?
- Trusts vs. Wills

Retire Wisely - Thursday, November 3

A financial planner will cover these topics:

- Developing a retirement strategy
- Understanding the options associated with Social Security
- Understanding the options associated with Medicare
- Learning about the options to help minimize the risk of outliving your savings

ID Theft - Wednesday, November 16

Dena Noe, VP of Member Experience, will present on:

- Fraud vs. ID Theft
- Scams
- ID Theft Tips

Meet Bronson Burge - Member Services Officer



Bronson Burge joined the credit union in June as a member service officer with responsibilities to assist members with their consumer lending, home equity and home equity line of credit needs.

Bronson graduated from the University of Nebraska - Lincoln in May of 2021 with a degree in business management. Bronson worked at another financial institution in Lincoln as a personal banker prior to starting at the credit union. He really enjoys helping customers with their financial needs and wanted to find a position in lending where he could make more of an impact.

"We are excited to have Bronson join our team, he brings with him an enthusiasm for customer service and a willingness to learn," said Mark Pries, director of consumer lending.

Bronson grew up in North Platte, Neb. He moved to Elkhorn, Neb. for high school. Bronson has an identical twin brother named Derrick.

When Bronson is not working, he enjoys playing golf especially with his brother Derrick who is in the PGA Golf Management program at UNL. Bronson will be located at the Downtown Lincoln Branch and will be accepting new clients. Hopefully you will get a chance to work with him soon. Welcome Bronson!

We're Having a
COOKOUT!



Join us for our **MEMBER APPRECIATION COOKOUT** serving hotdogs, hamburgers, chips, beverages and cookies.

LINCOLN - 1720 P STREET

Friday, September 9
11:00 a.m. - 2:00 p.m.

KEARNEY - 208 W. 29TH STREET

Friday, September 16
11:00 a.m. - 2:00 p.m.

Take A RATE BREAK

1/2% OFF AUTOLOANS*

*1/2% off our current published rates. All loans are subject to approval. Only new loans are eligible. Visit nufcu.org for complete details. Offer ends July 31.

University of Nebraska

FEDERAL CREDIT UNION

1720 P Street, Lincoln, NE 68508

Lincoln

1720 P Street
301 N 52nd Street

Lobby Hours:
8:30-5:00 Monday-Friday

Drive up:
8:30-5:00 Monday-Friday
9:00-12:00 noon Saturday (East Only)

Kearney

208 W. 29th Street, Ste. C

Lobby Hours:
9:00-5:00 Monday - Friday

Drive up:
8:00-5:30 Monday-Friday

Events & Seminars

Please indicate when registering if you will attend on Zoom.
Lunch will be provided for in-person attendees.

Will You Be Ready? - Wills Seminar - in person & Zoom
Thursday, October 27 | 12:00 noon - 1:00 p.m.

Retire Wisely Seminar - in person & Zoom
Thursday, November 3 | 12:00 noon - 1:00 p.m.

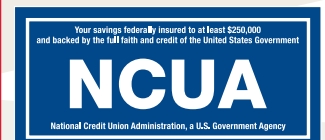
ID Theft - in person & Zoom
Wednesday, November 16 | 12:00 noon - 1:00 p.m.

Closed Holidays

Monday, July 4, 2022
Independence Day

Monday, September 5, 2022
Labor Day

Monday, October 10, 2022
Columbus Day/Indigenous Peoples Day



find us online at www.nufcu.org or follow us on

