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Sent: Friday, August 10, 2012 3:07 AM
To: Eminent Domain OGC
Subject: Submission CITY(S) EMINENT DOMAIN

OH BOY, I see another potential way to STEAL ! Before you know it, all but a small percentage of the AMERICAN people will be living under a bridge that was built by the Chinese. CITY(S) EMINENT DOMAIN idea is in the same category of Robo Signers?

Description of the EMINENT DOMAIN City(s) program.
Black is from the article, Red is the comments & questions I added.

A few cities are considering working with a vendor that promises
(EVERYONE SHOULD REFUSE TO ACCEPT A PROMISE THAT IS NOT IRON
CLAD IN WRITING, APPROVED BY AN ATTORNEY and COURT ENFORCEABLE
)
to help underwater homeowners refinance
(CITIES AND PRIVATE CORPORATE VENDOR TEAMING UP AGAINST
THE UNDERWATER HOMEOWNER, NICE !).
at lower rates and lower the principal owed.
To do that, however, the government must first condemn the home
(WHY WAS IT THEY NEEDED TO CONDEMN THE HOUSE TO LOWER THE
RATE AND PRINCIPAL?
SO WHERE DOES THE HOMEOWNER LIVE WHILE THE HOUSE IS
CONDEMNED? IN CITY HALL?)
and, as allowed by law, pay current market value
(YOU DIDN'T STATE WHO THE MARKET VALUE IS PAID TO, IS IT THE CITY,
MORTGAGE HOLDER OR TO A west coast capital firm, Mortgage Resolution
Partners ? SHOULD THIS BE CALLED A RESOLUTION OR DISALUTION ?)
The mortgage holder gets less than the note
(THEN COLLECTS ON THE PMI, THE GOVERNMENT BAILS THEM OUT
AGAIN AND GIVES THE HOMEOWNER A DEFICENCY JUDGEMENT AND TAX
LIABILITY ETC),
and the city gets the house (HOW NICE THAT THE CITY WILL GET THE
HOUSE THAT IS CONDEMNED WHILE THE HOME OWNER BECOMES
HOMELESS. YOU CAN'T OCCUPY A COMDEMNED HOME, NOW CAN YOU?) .
The city can then help
(CAN IS THE KEY WORD. WHEN DID THE CITIES BECOME
FINANCIERS, REALTORS, CONTRACTORS AND LAND LORDS? WHAT IF THE
CITY DOESN'T HELP?)
the current homeowners refinance (THEY ARE NOT OWNERS
ANYMORE, THE CITY TOOK THEIR HOUSE BY EMINENT DOMAIN !!! THE
CITY THEN OWNES THE HOME AS STATED ABOVE) .
into a government-backed loan
(WHAT IF THE HOMEOWNER CAN NOT QUALIFY FOR A NEW LOAN? WHY
TRUST THE GOVERNMENT ENITY THAT JUST TOOK THEIR HOME
BY EMINENT DOMAIN ?)
or perhaps lease the home
(HOW NICE OF THE CITY TO LEASE THE HOMEOWNER THEIR HOME AFTER
THEY STOLE IT FROM THEM. CITY WILL LEASE IT AT WHAT PRICE ? OR
COULD A MAYOR, COUNCIL PERSON ETC POTENTIALLY LET A FRIEND OR
FAMILY MEMBER LIVE IN THIS HOME FOR FREE?).

FINALLY, WHAT IF A HOME IS UNDERWATER BUT CURRENT ON THE MORTGAGE. DOES THIS MEAN THE CITY CAN TAKE THAT HOME BY EMINENT DOMAIN? THIS SEEMS TO LEFT A LOT OF UNANSWERED QUESTIONS AND POSIBILITIES.

The CITY(S) eminent domain is very dangerous !!!!!!!!

* What is the The Federal Housing Finance Agency (FHFA) going to do when this turns out badly, and it will.

* How does the CITY(S) eminent domain assure the AMERICAN homeowner they will keep their home?

* When this goes wrong, is the Government going to pay the States that allowed CITY(S) EMINENT DOMAIN, like they rewarded States with Robo Signing money and the homeowner(s) / victims will maybe see pennies on hundreds of thousands of dollars stolen from them unethically and illegally?

* And someone should look into why States are giving back the reward money from Robo Signing to the effected home owners in the form of "Education" for home owner classes. Get real, do you really think those prior home owners will become home owners again? Let's start educating about Wall Street and financial institutions and why AMERICAN home owner ship is in the state it is.

* YOU MUST OUT LAW CITY(S) EMINENT DOMAIN of underwater homes and ISSUE A CEISE AND DESIST order against Mortgage Resolution Partners or any entity of its like.

* YOU CAN NOT allow another Bail Out of the FINANCIAL INSTITUTIONS by way of eminent domain or any CITY(s) to participate in any kind of deceit and thief of home owners.

* YOU SHOULD immediately inform every homeowner through out the USA of the potential risk if their City is involved with City eminent domain and any vendor. This would be money well spent.

* YOU HAVE TO notify any CITY that has taken a home through eminent domain that they must obtain financing for that prior home owner even if it means the City must finance the loan at today's market value and at today's interest rate. Hold Cities accountable.

* ABOVE ALL the FHFA need to "step up to the plate" and do the right thing before the Cities own the housing and everything that goes with it.

Here's a thought, let's do a "BAIL OUT" to all the AMERICAN people who pay taxes and let the AMERICAN people buy the car of their choice and pay their mortgage. That way everyone wins; the auto industry gets paid by the consumer for a product delivered, the mortgage companies get their outrageous interest and the AMERICAN people keep a roof over their heads and have a safe new car.

I'm not talking about a "Bail Out" of a few hundred dollars, I'm think more along the lines of equal to or more than all the Bail Outs given to Corporations being divided amongst the AMERICAN tax paying people. After all, it is the AMERICAN taxpayers money that was given and still being given away.

Maybe you should hire some real AMERICAN people to make the decisions on how you can help bring this housing crisis (which is the AMERICAN peoples housing problem) off their knees and back on their feet.

Try putting the "help" into the AMERICAN homeowners hands. It seems they are the only ones the Government should trust because they have no choice but to put the "help" back into the economy to survive on a day to day basis. Wake up, what you've done so far has not worked. If you allow these opportunist ideas and see where we are now, it can only get worst.

You all need to take a field trip into real AMERICAN neighborhoods and speak to real AMERICAN people. No one - doesn't know someone who is out of work, took a pay cut, closed their business, lost their home, can't fix their car to get out to find a job, was or is behind on their rent or mortgage, limit their grocery money, can't buy their kids new shoes for school, don't have health insurance, graduated college and can't find a job, moved back home with parents, can't afford to take their kids to a movie, have had their electric or water turned off at sometime, can't afford to replace appliance, struggle to fill their tanks with gas and so on. These are not all luxuries. This is reality. Few believe things are getting better no matter what someone on TV says.

Take a tip from the Indian Tribes that have Casino's. They give back to their tribe. None of them are homeless !!! Their children go to private schools. They have money to purchase food and clothes shop. They don't have to live on a reservation anymore, they can live in \$500,000. homes. If giving back is good for Indian Tribes, why is it not good for all AMERICANS?

As a Realtor since the 80's I have helped people realize the AMERICAN dream of home ownership. Now all I can do is watch the devastation of those that loose their dream and cry for those children effected.

* This City(s) eminent domain is another nail driven into the hearts of the AMERICAN people.

* It is another avenue of the AMERICAN people being defeated.

I would volunteer to be a public speaker about City(s) eminent domain, in front of CONGRESS, if it was broadcast on prime time, so every AMERICAN person knows that the steeling still continues just in different fashions.

Contact me anytime. I will tell you like it is in the real AMERICAN's life, not what someone wants to hear. I would love to hear if anyone even read this email or if you sent out a request for "submissions" to only show the home owners " One Way or Another, Someone Will Get Your Home".

All comments could be made public.

I pray you do and I pray you act fast on City(s) eminent domain.

Sincerely Submitted,

Joyce Duffy