

**STATE OF NEBRASKA**  
**Department of Banking & Finance**

IN THE MATTER OF:	)	
	)	ORDER GRANTING RENEWAL
	)	OF
Thuy Thi Hong An	)	CONDITIONAL MORTGAGE LOAN
8110 South 20th Street	)	ORIGINATOR LICENSE
Lincoln, Nebraska	)	

NMLS No. 2189714

The Nebraska Department of Banking and Finance (“Department”) is responsible for administering and enforcing the Residential Mortgage Licensing Act, Neb. Rev. Stat. §§ 45-701 to 45-754 (Reissue 2021, Cumm. Supp. 2022, and Supp. 2023) (the “Act”).

Thuy Thi Hong An (“An”), NMLS No. 2189714, who is sponsored by Loan Factory, Inc., 8110 S 20th Street, Lincoln, Nebraska, holds a Conditional Mortgage Loan Originator License with the Department that expires December 31, 2023 (“Conditional License”). Said Conditional License is incorporated herein by reference.

An timely submitted a request to renew her Conditional License for the period of January 1, 2024 through December 31, 2024 (“Renewal Request”), through the Nationwide Mortgage Licensing System and Registry (“NMLS”).

Neb. Rev. Stat. §§ 4-108 to 4-109 (Reissue 2012) provide that a state agency may not provide public benefits to a person not lawfully present in the United States and that public benefits include issuance of a professional license.

Upon review of An’s Renewal Request, the Department determined that An continues to hold a Permanent Resident status under the Federal Immigration and Naturalization Act in accordance with the terms of her Conditional License. An’s United States I-551 Permanent Resident Card expires August 12, 2031.

Upon review of An's Renewal Request, the Department determined that An's employer and sponsor is Loan Factory, Inc., which is licensed in Nebraska as a mortgage banker.

IT IS THEREFORE ORDERED that the Conditional Mortgage Loan Originator License for Thuy Thi Hong An, NMLS No. 2189714, who is sponsored by Loan Factory, Inc., 8110 South 20th Street, Lincoln, Nebraska, be, and hereby is, renewed, effective January 1, 2024, subject to the conditions contained herein:

1. An shall maintain authorization under the Federal Immigration and Naturalization Act to work in the United States at all times during the licensing period. An shall notify the Department via either first-class mail or by email to [dob.mortgage@nebraska.gov](mailto:dob.mortgage@nebraska.gov) no later than ten days after any change in the status of her worker status or in the status of her employment.

2. An may request to renew this license by submitting a renewal request to the Department via the NMLS on or before December 31, 2024. The Department may conduct any investigation it deems necessary concerning An prior to approving her license renewal request, which shall only be granted should the Department determine that An meets the statutory requirements for such renewal of her license at that time. Any such renewal of An's license shall contain the conditions ordered herein until the Department determines that An's qualifications warrant a change of conditions.

3. An is required to keep her electronic mailing address current in her Individual Information on the NMLS to receive electronic documentation, communications, and orders at her electronic mail address from the Department.

4. Any notice required to be given to the Department may be provided via either first-class mail or by email to [dob.mortgage@nebraska.gov](mailto:dob.mortgage@nebraska.gov).

DATED this 29th day of December, 2023.



**STATE OF NEBRASKA  
DEPARTMENT OF BANKING AND FINANCE**

DocuSigned by:

*Kelly Lammers*

By:

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Kelly Lammers, Director

1526 K Street, Suite 300  
Lincoln, Nebraska 68508  
(402) 471-2171

## CERTIFICATE OF SERVICE

I certify that on this 29th day of December, 2023, I served the foregoing **Order Granting Renewal of Conditional Mortgage Loan Originator License** electronically to Thuy Thi Hong An at thuy.an.real.estate@gmail.com.

DocuSigned by:

*Bryce Miller*

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Bryce Miller, No. 27475  
Nebraska Department of Banking and Finance  
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