

will have to be informed, through publication. If the county that they're in, if there isn't a newspaper in that county, we have them posted in certain places throughout the county, and then the sale will take place. It will be a public auction. The tenant has a chance to come in and bid on the property. The landlord could bid on it but it's a public auction. That way once the property is sold, the proceeds then go first to the cost of the sale, then to the reasonable value of what the storage was for that and for any publication cost. And that's when if there is any money left over it goes to the Unclaimed Property Division with the State Treasurer. The people that came in and testified at the hearing were professional real estate managers. They were in and were supportive of this because they're at a loss. They want to know what the rules are. They don't want to have to be hung out to dry on whether do I hold this property? If so, for how long to do so. They were in support of this. Some landlords are not going to want to do this. Some landlords are going to say, look, it's my property, they left stuff there, too bad, I'm taking it and I will take my chances, they can sue me. I don't think that's the responsible position. The responsible landlord managers, the responsible people in those areas will say, look, tell me what the rules are. The landlord tenant law is a balancing. You balance the interest of the tenant with that of the landlord. You don't want to put all the rights with the landlord, you don't want to put all the rights with the tenant. I believe this act does that. It balances those things. There are several questions that I assume people will have. One is, does this apply towards other things? And Senator Schmit...or Senator...oh, I insulted you, Senator Smith, I'm sorry, I didn't mean to do that. Senator Smith has talked to me about does this include back payment of rent? And I'm sure she's going to ask me some questions. In general, this does not apply towards kicking someone out of their apartment. That's already covered by Nebraska law. This doesn't apply towards getting your back rent. This does not apply towards your damage deposit. Nebraska law already covers those areas in other matters. And so this is in addition to the things we have. Nebraska has not dealt, statutorily, with abandoned property. It's an area that I believe needs to be dealt with, not only for the protection of the tenants but also...

PRESENTER MOUL: One minute.

SENATOR KRISTENSEN: ...for the landlords. And, with that, I