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Transcriber's Office

February 16, 1999 LB 100

something because they would have no way of knowing otherwise.

SENATOR BEUTLER: Okay, so if an affidavit involved land in more than one county, the person or persons claiming would have to file the affidavit in each of the two or three counties...

SENATOR D. PEDERSON: That's correct.

SENATOR BEUTLER: ...involved.

SENATOR D. PEDERSON: And if the total value of the real estate in the state of Nebraska, and maybe they'd have a lot in three different counties, and it would be the total value of all of those pieces of real estate, and it would be the responsibility of the person asking to have this recorded to see to it that it is recorded.

SENATOR BEUTLER: Okay, with respect to the property, even though it is small in amount, it would still be the obligation of the claiming successors to pay whatever state inheritance taxes were due...

SENATOR D. PEDERSON: And that would be...

SENATOR BEUTLER: ...on that property.

SENATOR D. PEDERSON: ...oh, I am sorry. That would be specifically excluded by the title insurance company. They would not make any representation regarding that, and it could be, as we know, some people who would inherit this property may have some tax consequences. A spouse, for example, would not have any inheritance tax consequences, but that would be excluded from the title insurance commitment.

SENATOR BEUTLER: Excluded in the sense that if there were a title insurance commitment, it would...it would be required that it'd be picked up at that point in time.

SENATOR D. PEDERSON: It would be...yes, it would not guarantee the title as it relates to perhaps inheritance tax determination.