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SENATOR BEUTLER: Well, if "in good faith" means that you can't ignore what you absolutely know, that is, the existence of the lease, can you ignore other kinds of notice that may be somewhat less obvious?

SENATOR QUANDAHL: I mean, if you're talking about notice...for instance, if somebody was in the house? Is that what you're talking about?

SENATOR BEUTLER: What...my father was living in the house with me. Would I be obligated to inquire as to whether he had an interest in the property? I mean, many realtors in that situation would insist on a quit claim deed, or some kind of instrument from anyone who lived in the house. But...okay, so I'm trying to understand what "in good faith" then means in this case.

SENATOR QUANDAHL: And I understand. And, you know, I hate to put it this way, but what constitutes good faith probably varies from case to case, probably is very fact-dependent on each particular case that comes before...you know, unfortunately, in the instance that we're talking about, it came before a court.

SENATOR BEUTLER: If this rule is good for single-family residences and farm leases, why isn't it good for commercial interests?

SENATOR QUANDAHL: The reason why it was focused down was, again, to address some concerns that the Realtors Association had.

SENATOR BEUTLER: But it...was it to address a real concern, or was it to address a political reality?

SENATOR QUANDAHL: Well, we all exist in the real world, so I think it probably was the latter.

SENATOR BEUTLER: Well, can...is there a way of articulating what the distinction might be that would cause us to make a different rule for farm leases than for city leases of