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REALTOR®

FOCUS

OMAHA AREA
BOARD OF REALTORS®

(402) 493-2995
www.OABR.com

11830 NICHOLAS STREET
OMAHA, NEBRASKA 68154

INSIDE THIS ISSUE:

Affiliate Advocate:
A Note To Sellers: How
To Decorate For The
Holidays When Selling
Your Home
Page 4

What Is ...
The Affiliate Council?
Page 5

The Food Bank
Page 10

National Association
of REALTORS®
Quadrennial Code of
Ethics Training
Requirement
Page 11

Unscramble Words!!!
Page 12

Turkey Shoot Bowling
and Toys For Tots
Page 13

Supra Education Corner
Page 15

Holiday Lights Tour
Page 17

Continuing Education
Page 20

Upcoming Events
Page 21

New Members,
Corrections and
Changes!
Page 23

123rd OABR Inaugural

September ushered in the 2008-2009 Omaha Area Board of REALTORS® Leadership term of the new OABR President Joe Gehrki. The 123rd Inaugural of the OABR and MLS Officers and Directors was held at the Shadow Ridge Country Club, located at 1501 South 188th Plaza in Omaha, NE on Thursday, September 25, 2008.



Kathryn Rouch
Invocator

2007 OABR President
Joe Gehrki



Larry Melichar
Master of Ceremonies



2007 Distinguished Service
to NRA
Joe Valenti
to
2008 Winner Hedy Ahlvers



2007 REALTOR® of the Year
Marilyn Johnson
to
2008 REALTOR® of the Year
Joe Gehrki



2007 Outstanding Service to OABR
Joe Gehrki
presents posthumously to
Tami Robison
(family accepted)



2009 Affiliate Council President accepts for
2008 Winner Affiliate of the Year
James Murphy

Larry Melichar of CBSHOME Real Estate presided as Master of Ceremonies of the evening's festivities. Past President of NRA Jerry Ahlvers officiated the installation ceremonies. Kathryn Rouch served as the invocator. The 6:30p.m. installation was preceded by dinner and cocktails at 4:30 p.m.

OFFICERS OF THE OABR

President - Joe Gehrki
 President-Elect - Shawn Maloy
 Secretary/Treasurer - Vince Leisey
 Chief Executive Officer - James M. Patton

DIRECTORS

2009

Monica Humpal

Sharon Rich

Mark Wehner

2010

Valorie Johnson

Lisa Ritter

2011

John Bredemeyer

David Matney

EX-OFFICIO

Mark Hart

Deda Myhre

Alan Stoltenberg

Gary Stoneburg

STANDING COMMITTEES

Governmental Affairs - Kathy Miller

Safety Committee - Sam Mandolfo

TASK FORCES

Bylaws - OABR Staff

Equal Opportunity-Cultural Diversity - Bobbi Schoettle

Forms - Tom Sternberg

Nominating - Shawn Maloy

Public Relations - OABR Staff

RPAC Task Force - Ralph Marasco

IMF Task Force - Shawn Maloy

QUARTERLY FORUMS

Education - Sharon Rich

Member Services - Mark Leaders

Economic Development - Mark Hart

AFFILIATE COUNCIL OFFICERS

President - Alan Stoltenberg

Vice President - Bob Correa

MLS OFFICERS

Chairman - Gary Stoneburg

Vice Chairman - Mark Boyer

Secretary/Treasurer - John Bredemeyer

Chief Executive Officer - James M. Patton

DIRECTORS

2009

Herb Freeman, Gary Stoneburg

2010

Mark Boyer, John D. Bredemeyer, Henry Kammandel, Jr.

2011

Van Deeb, Valerie Keeton, Vince Leisey

Ex-Officio

Joe Gehrki

Editor: Jim Patton

Managing Editor: Donna Shipley

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Board of REALTORS® Print Shop

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Omaha Area Board of REALTORS®

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Omaha, NE 68154

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Office Hours:

Mon., Tues., Thurs., Fri. 8am- 4:45pm

Wednesday 9am- 4:45pm



PERSONALS

THE NEWS

CONGRATULATIONS to Susan Christensen of RE/MAX Real Estate Group, Robert Pew of N P Dodge Company and Diane Petersen of DEEB Realty who were all awarded the Graduate REALTORS® Institute of Nebraska (GRI) Designation.

HAPPY BIRTHDAY WISHES to OABR Press Room Foreman Todd Taylor and OABR Press Operator Wayne King who will celebrate their birthdays in November.

CONDOLENCES to Dennis Meyer of TierOne Bank whose mother recently passed away.

CONDOLENCES to Lloyd Freyer of CBSHOME whose father recently passed away.

CONDOLENCES to Dianne Rogers of RE/MAX Real Estate Group whose sister recently passed away.

SEND US YOUR NEWS!

Fax (402) 493-7189,

Email dshipley@oabr.com,

Phone: (402) 493-2995 x 307

or Snail Mail to 11830 Nicholas St., Omaha, NE 68154.

We want to share in your professional and personal accomplishments, but we don't know if you don't tell us!

There are no Nebraska Real Estate Commission meetings scheduled in the month of November.



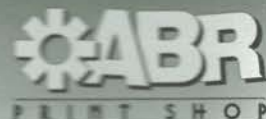
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NEW MEMBER ORIENTATION (COFFEE BREAK SPONSORS)



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Dennis Meyer – TierOne Bank
Brenda Stuart – ServiceOne Inc
Cami Saathoff – State Farm Insurance

Thanks to the November 2008 Sponsors

Debbie Kalina – Radon Protection Tech LLC
Sara Kelley – TierOne Bank
Ruth Smith – Norm's Door Service
Jody Smythe – Wells Fargo Home Mortgage
Brenda Stuart – ServiceOne Inc

ORIENTATION

The upcoming New Member Orientation is scheduled for
Tuesday, December 2, 2008 from 8:30 a.m. to 4:00 p.m., Wednesday, December 3, 2008 from 8:30 a.m. to 4:00 p.m. and Thursday, December 4, 2008 from 8:30 a.m. to 12:00 p.m.

The OABR Bylaws require that every new member attend an Orientation Program upon application for membership in the Omaha Area Board of REALTORS®.

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Oct. 17, 8:30 a.m. - 12:00 p.m.	3 credit hours
Building Science (#0630)	\$55
Nov. 6, 8:30 a.m. - 4:30 p.m.	6 credit hours
Heating and Air Conditioning (#0661)	\$35
Nov. 20, 8:30 a.m. - 12:00 p.m.	3 credit hours

For details and registration:
(402) 636-3745 or email kwear@oppd.com





AFFILIATE ADVOCATE

Submitted By: Tori Lynn Ross
Ross Designs LLC



A Note To Sellers: How To Decorate For The Holidays When Selling Your Home

*Author's note to agents: It may seem too early to discuss the holidays, but they are fast approaching! Share this article with your sellers now and you may save them a lot of holiday/selling stress.

I am often asked how many, if any, holiday decorations should be put on display when a home is on the market. The holidays, regardless of religion, are a sentimental time filled with tradition and can also be a stressful time of year. As if selling a home wasn't stressful enough! Below are a few points to consider when getting out those treasured holiday items if your home is also on the market:

A general rule when staging a home is to remove religious or personal items such as family photos or other décor items that are too taste specific or might display personal information such as the family last name, first names, birthdates, etc.

A second, general rule of staging is to make a house feel comfortable and welcoming. What makes a home feel more welcoming than holiday decorations during the holiday season? Although these two points can seem conflicting, the answer lies in a delicate combination of both principles.

If you typically go all out for the holidays, only display one-third to one-half of what you typically use. If you decorate sparingly, about three-fourths of what you typically display is recommended. One great rule of thumb to apply is when you place a holiday décor item in a room temporarily remove one that is up all year round.

Exterior Illumination

Often a source of neighborhood pride, exterior illumination can be simple and ground-based or as intricate a plan as devised by Clark Griswold!

Continued on Page 5



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WHAT IS... THE AFFILIATE COUNCIL?

The role of the Omaha Area Board of REALTORS® Affiliate Council is to promote business relationships and services to REALTOR® members, actively solicit Affiliate membership in the OABR and promote ethical business practices of Affiliate Members.

President – Alan Stoltenberg –
SAC Federal Credit Union

Vice-President – Bob Correra – Rels Title

Secretary – Regi Powell – Farmers Insurance –
Powell Insurance

Treasurer – Brenda Stuart – ServiceOne Inc

Cherie Casey – The Home Buyers Protection Co

John Eggenberg – SureHome Inspection Co

Sara Kelley – TierOne Bank

PK Kopun – Metro 1st Mortgage

Kristi Lyons – TierOne Bank

Dennis Meyer – TierOne Bank

Chip Monahan – Asset Strategies

Tori Ross – Ross Designs LLC

Cami Saathoff – State Farm Insurance

Ruth Smith – Norm's Door Service

Jody Smythe – Wells Fargo Home Mortgage

Matt Thiel – DRI Title & Escrow

Monthly meeting agendas, minutes, and
financials can be found on the Affiliate website.
The web address is www.oabraffiliates.com.

• • •

The only thing that stands between a person and
what they want in life is the will to try it and the faith
to believe it possible.

— Rich Devos

• • •

The main thing is to keep the main thing the main
thing.

— Anonymous

Continued from Page 4

"National Lampoons Christmas Vacation". The winter months are usually less than attractive outdoors and some well-placed and tasteful holiday lights or yard ornaments can go a long way to adding a festive and welcoming touch. Just remember that many potential buyers may either cruise by your home for sale during the day or schedule a showing during the day when outdoor lights are more likely to be an unsightly bunch of wires (read: icicle lights) rather than a cheerful display of color or white lights. Do your best to make your home show its best during the day and night.

The Tree

If you have a Christmas trees in your home, make sure that its placement makes sense and doesn't crowd or overwhelm the room. If your tree is larger than 6', consider removing a piece or two of furniture. If your tree completely overwhelms the space, consider keeping it boxed up and ready to move to your next house or borrow/purchase a smaller, inexpensive tree.

Continued on Page 6

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Continued from Page 5

Many families proudly display the ornaments that they themselves or their children made through the years. Ornaments are a great way to mark milestones, too, such as "Our first Christmas", "Baby's First Christmas", etc. Check out your tree once you have all adornments in place; if these more personal ornaments are very prominent, consider either placing them in a less prominent place on the tree or keeping them packed up for next year.

Stockings

I have to admit; even I would be hard pressed not to hang the children's stockings from the mantle if my home was on the market during the holidays. Whatever the season, when you are selling a home you want buyers to notice and appreciate the permanent features of the home and if your fireplace is almost impossible to see because your highly personalized stockings are blocking the view, then buyers will not appreciate this focal point for what it is. Consider instead hanging the stockings only on Christmas Eve and removing them Christmas day.

Religious Décor Items

As mentioned previously, the holidays are a time to celebrate various religious beliefs and are considered sacred by many. However, once you have put your home on the market, you have opened it up to the public. It is helpful to remember that potential buyers come from different ethnic groups and beliefs and I suggest that you consider keeping highly religious items packed away this year or at least displayed in less prominent areas.

Little Hands

Remember that potential buyers may have children with them when touring your home. Small

children are especially prone to picking up small items within reach so you may want to keep your highly prized and/or very fragile décor items up high. Floor standing arrangements are particularly at risk and may get in the way of your buyers anyway.

If you are feeling a little cheated this holiday season by not putting all of your beloved holiday treasures around your house, focus on the reason that you placed your home on the market and keeps your eye on that goal. Next year when you are comfortably settled into your new home, you can go all out with the holiday cheer.

Tori Lynn Ross of Ross Designs has been a successful home stager in the Omaha Metro since 2005. Ross Designs LLC also specializes in Color Consultations and Holiday Décor services and can be reached at: 402.490.3244.

Ross Designs, LLC is Omaha's premier full-service Home Staging Company invested in the real estate industry: OABR and WCR Affiliate Member; co-host of the "Real Estate Reality Hour", Saturdays at 9am on 1290 KKAR.

Continued on Page 7

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Continued from Page 5

Chip Monahan –

Asset Strategies Monahan Financial Services

Chip Monahan has been in the insurance and investment business since 1995. He currently holds the LUTCF designation and is working toward his Certified Financial Planner (CFP). He left Mutual of Omaha after 9 years to start his own insurance and investment business as an independent broker. As an independent broker he can now save his clients time and money by researching the market for the best and most competitive products suited for their specific needs.

As a self-employed person, Chip deals with many of the same self-employment issues that real estate professionals do. These issues include marketing, tax issues, prospecting, benefits, business expenses, etc. Besides graduating from UNO with a degree in Real Estate and Land Use Economics, he has



also passed his real estate exam and currently owns several investment properties. This combination of facts makes him uniquely qualified to service the real estate industry.

Chip has been a member of both the Affiliate Council and the National Association of Insurance. Chip grew up in Denville,, New Jersey and made his way to Nebraska after serving in the United States Air Force. He is married with children and active in his church and community.

Chip can be found at 1055 N. 115th St., Omaha, NE 68154. You can also reach him by phone at 493-3917 or by E-Mail at chipmonahan3@cox.net.

Dennis Meyer – TierOne Bank

Dennis Meyer is a Mortgage Loan Officer with TierOne Bank at their 144th & Maple location. Dennis has been in the mortgage lending business for over 23 years and is fully qualified to help his clients and their real estate agents with their real estate mortgage needs. Dennis takes that 'extra step' in his level of service to his customers by keeping in touch with them after their new home has been purchased. His past professions of being a school teacher, real estate broker/agent, and land developer has provided him with experiences that helps him understand the concerns a buyer may encounter during the purchase and mortgage lending process. He feels that a lot of time and effort goes into purchasing – or building – the perfect home and the lending process should be a smooth process for the purchaser. TierOne Bank offers an on-line mortgage application process, local mortgage processing, and local loan servicing along with competitive rates and many financing options. Dennis can be reached at dennis.meyer@tieronebank.com or at 402-554-8070.



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— Dr. Karl Menninger

• • •

Believe in yourself, and there will come a day when others will have no choice but to believe with you.

— Cynthia Kersey

October Unscramble Words!!!

Jackie McCabe, CBSHOME Real Estate

Won A \$50 Gift Certificate to the OABR Print Shop

From the following letters, many OABR Members unscrambled the letters provided. Here are the answers!

1. BRRTOHE SBSITNEASA BROTHER SEBASTAINS
2. MMEHLU KRAP HUMMEL PARK
3. LAONHNO HSEOU OHANLON HOUSE
4. ECTPKYASTA KEAYBR PATTYCAKES BAKERY
5. ETH WIETH SUOHE STETMANPAR THE WHITE HOUSE APARTMENTS
6. SEMYTRY ANMRO MYSTERY MANOR
7. NLHYC KRAP LYNCH PARK
8. APLAH HSOOLC ALPHA SCHOOL
9. NHOJ IERC AYRLBIR JOHN RICE LIBRARY
10. JWELE AKPR JEWELRY PARK

11. LBERGIT OPLO GILBERT POOL
12. IFEAVIRW SERETT FAIRVIEW STREET
13. OGCEELL COLLEGE
14. SEAWT EAWTR TRTETAENM NLPTA WASTE WATER TREATMENT PLANT
15. BLISTVITEHOBL OUHSE HOBBITTSVILLE HOUSE
16. FPDSEIHRNI MNROA FRIENDSHIP MANOR
17. ODL PSNTAICA DOTIUS OLD CAPTAINS STUDIO
18. ESDPE DORION RGNAIC SPEED INDOOR RACING
19. UPRES IAHCN FFEUT SUPER CHINA BUFFET
20. RBDAANR ARKP BARNARD PARK

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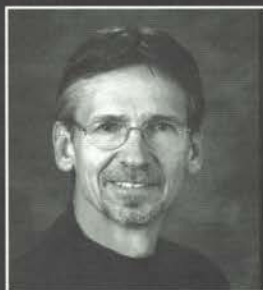
The Food Bank recognizes the *OABR Member Services Forum* in their Fall 2008 Newsletter.

The *Member Services Forum* of the Omaha Area Board of REALTORS® held their 2nd Annual Pancake Man Breakfast event and rose over \$1200 for The Food Bank – an inflatable slide and other activities for the kids, Silent Auction & Raffle for the “older” kids. The *Member Services Forum* of the OABR is an awesome partner of The Food Bank!

For every \$1 donated, \$14 worth of wholesome food is distributed by The Food Bank.

Sign up for the next event sponsored by the *OABR Member Services Forum*, the Holiday Lights Tour, December 3, 2008. If you are interested in getting involved with the *Member Services Forum* of the OABR; joining in the fun for a very worthy causes, please contact Mark Leaders at 333-0555.

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Unlike mail-order certifications, an ASHI certification is earned slowly – typically after one has been working in the industry for several years.

In addition to his becoming an ASHI-certified member in 2003, Steve Vacha has over a quarter century home construction and building experience. Steve explains, “This sets me apart

from many other inspectors who have simply read manuals and gone to a few conferences.”

Trained to be an educator and having taught school for several years Steve enjoys the presentation part of the inspection – explaining home repairs, maintenance and inspection reports to his clients.

It's Steve's hands-on, real life experience which enables him to communicate inspection findings to buyers calmly, thoroughly explaining important concerns while putting other issues in perspective.

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Quadrennial Code of Ethics Training Requirement

Effective January 1, 2005 through December 31, 2008, and for successive four year periods thereafter, REALTORS® are required to complete quadrennial ethics training of not less than two hours and thirty minutes of instructional time. REALTORS® completing such training during any four year cycle shall not be required to complete additional ethics training in respect of this requirement as a requirement of membership in any other board or association.

A REALTOR® completing the New Member Code of Ethics Orientation during any four year cycle shall not be required to complete additional ethics training in respect of this requirement until a new four year cycle commences.

Failure to complete the required periodic ethics training shall be considered a violation of a membership duty for which REALTOR® membership shall be suspended until such time as the required training is completed.

Every board and association is required to provide access to necessary ethics training programs either locally, in conjunction with other boards and associations, or through other methods (including, but not limited to, home study, correspondence courses, or internet-based instruction). Any training offered pursuant to this requirement must meet the learning objectives and minimum criteria established by the NATIONAL ASSOCIATION OF REALTORS® from time to time.

The following schools offer Continuing Education Credit to fulfill your Code of Ethics Requirement: Call the schools to get copies of their schedules and prices!

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Randall School of Real Estate
Susan Geschwender
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333-3004

Larabee School of Real Estate
3355 Orwell Street
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1-800-755-1108

Nebraska REALTORS® Association
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Lincoln, NE 68510
1-800-777-5231

The OABR Office offers a free NAR Code of Ethics Training BUT DOES NOT count as a continuing education requirement. The class is scheduled for each Friday after the New Member Orientation Course from 8:30 am. to 11:45 am. A minimum of 10 must be in attendance to have this training. Call Debbie Peterson at the OABR office for details!!! 493-2995 ext. 303.



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Unscramble Words!!!

Win A \$50 Gift Certificate

From the following letters, unscramble the word. The OABR Member whose name will be drawn for all correct guesses will win a \$50 Gift Certificate to the OABR Print Shop. Fax your answers to Donna at the OABR, 493-7189 or mail to 11830 Nicholas St, Omaha, NE 68154. All correct guesses must be submitted to the OABR Office no later than November 15, 2008. Winner and answers will be in December 2008 Focus. Good luck!!!!

1. ACLBK AYRIFD _____
2. SLCAOIPOHSH _____
3. MOYNE _____
4. RLDOAL NGIS _____
5. RODO BTSERU _____
6. NAAIGBR HNUIGN _____
7. LODS TOU _____
8. ESHOPRP _____
9. EALS ASD _____
10. RUAILVVS _____
11. HOPSGNIP ALLM _____
12. EBESNISL SHSOE _____
13. NARGKPI GRAEGA _____
14. AESKCPAG _____
15. OHLIAYD GISFT _____
16. AISNECEHDRM _____
17. OGKISTCN STERFUF _____
18. CAERSUPH _____
19. EYRAL DBSRI _____
20. CPMA TOU _____

THEME _____

Name: _____

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Phone: _____



OABR Affiliate Council Presents

TURKEY SHOOT BOWLING AND TOYS FOR TOTS

(We're combining our November and December events)

TOYS FOR THE HOLIDAYS

Please bring new unwrapped toys or a cash donation for the U.S. Marines Toys for Tots

Bowl 3 strikes in a row (a turkey) and your name will be entered in the drawing to win a

FREE TURKEY!

WEDNESDAY, NOVEMBER 12, 2008

Check-In and Lunch 11:30 - Pizza

Bowling - NOON

Reservations due by Monday - Noon - November 3, 2008

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Name _____	Company _____

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Awards and Networking at the Fox and Hound following bowling

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CONGRATULATIONS!



Steve Vacha, newly elected president, presents Harry Tolliver with an award recognizing his two years of leadership and service as president to the Omaha ASHI Chapter.

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Steve Marten

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Steve Vacha

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Rick Crnkovich

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Pat Casey, Jay Hipwell

INDEPENDENT BUILDING INSPECTION

Steve Hassenstab

MIDLANDS HOME INSPECTIONS

Brent Simmerman

NICK'S HOME INSPECTION

Nick Fahrenkrog

PARAGON PROPERTY INSPECTION

Mike Frerichs

QUALITY HOME INSPECTION

Harry Tolliver

SURE HOME INSPECTIONS

John Eggenberg

TOTAL HOME INSPECTION

Bob Carter

Go to our website for a list of ASHI® professionals in the Omaha / Council Bluffs area. <http://ashiomaha.com/>

Supra Education Corner

Supra Education Corner

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SUPRA KEY TIPS ... Tip of the Month: What is an 'Authorization Code?'

What is an 'Authorization Code?'

An 'Authorization Code' is a 30-digit code which is used to activate eKey on your Smartphone or Palm.

When do I need an 'Authorization Code?'

- Setting up eKey service on your Smartphone/Palm the 1st time
- Re-Installing the software after completing a Hard Reset of your Device froze
- Getting a new or replacement Smartphone/Palm

Can I reuse an 'Authorization Code?'

No, if you ever need another 'Authorization Code' you can generate it from www.supraekey.com.

Where can I get an 'Authorization Code?'

- Access www.supraekey.com
- Click on 'Agents Log Onto KIMweb'
- Select your Association / MLS from the dropdown menu;
 - 'NE – Omaha Area Board of realtors'
- Enter your eKey # (Located on the sticker on your phone, on your ekey manual you received when you signed up with the program, or contact your association)
- Enter your PIN # (This is the four digit number you use to access the Blue iBoxes.
- Click Login
- On the menu on the left hand side of the page click on 'Authorization code;' if you do not remember the answer to your 'Secret Question' click 'I forgot' and follow the onscreen instructions.
- Follow the on-screen instructions to enter your 'Authorization Code'

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Model Hours: Tue-Thur 1-6, Fri-Sun Noon - 5 pm, Monday not open*

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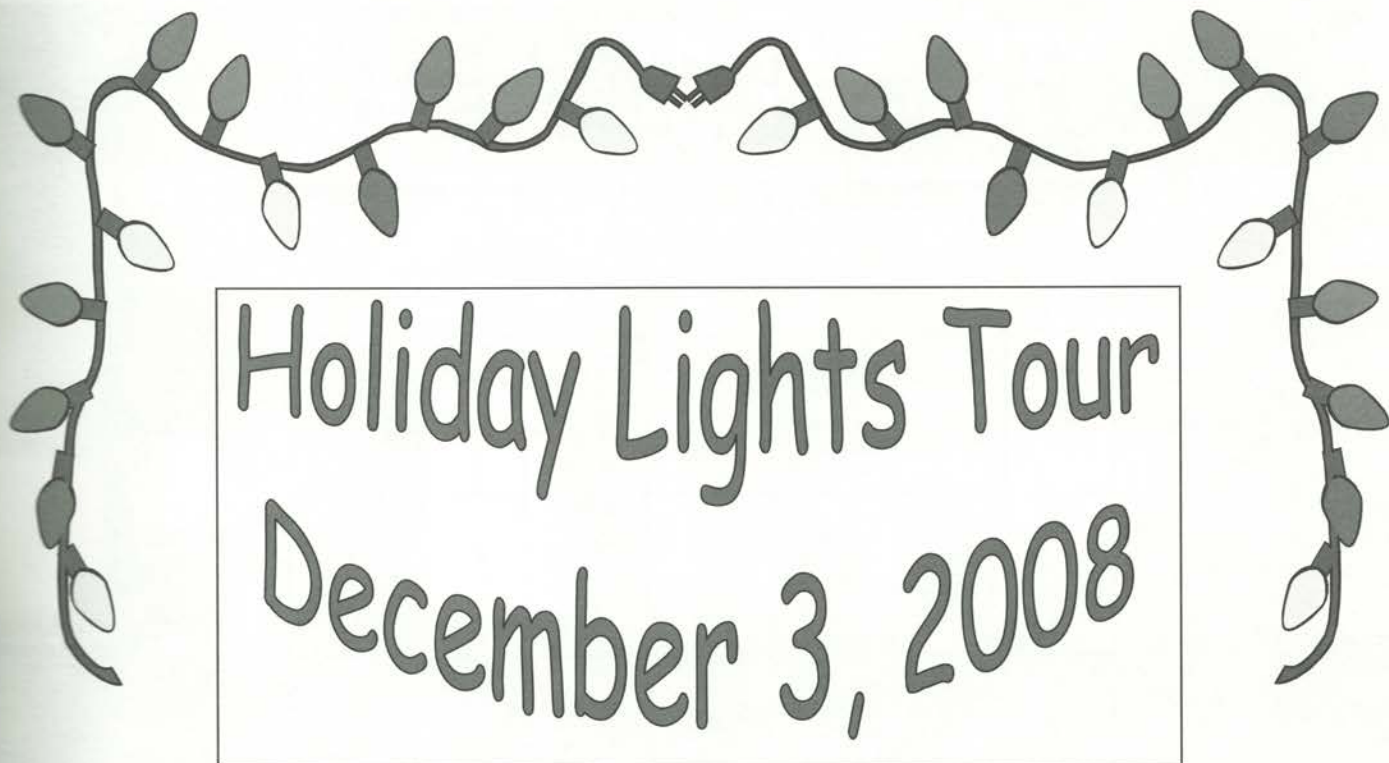
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WHAT? A 'Holiday Lights Tour' provided compliments of the Member Service Forum of the Omaha Area Board of REALTORS®.

WHO? Members of the Omaha Area Board of REALTORS® and your significant other or friend are invited to attend a Holiday Lights Tour. (Adults Only)

WHERE? Starting location to load the Mini Charter Busses; The Fox & Hound English Pub & Grill on 120th & Dodge St.

WHEN? Wednesday December 3rd

5:30 pm to 6:00 pm – Free Hot Chocolate and Apple Cider (At the Fox & Hound)

6:00 pm to 7:30 pm – Load up the Mini Charter Busses and tour the Linden

Estates, Eagle Run, and Barrington Park neighborhoods 'Holiday Lights'

7:30 pm Return to The Fox & Hound

COST? Canned food, non-perishable item, or cash donation for The Food Bank

REGISTRATION REQUIRED

Name _____

Attending _____ Phone # _____

Company _____ E-mail _____

Fax (493-7189) or E-mail lwelch@oabr.com your registration before Nov. 25, 2008

 November 2008  Remember to Thank Those That Fight for OUR Freedom!						
Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
						1
2 <i>Daylight Savings Ends Fall Back One Hour</i>	3	4 Election Day VOTE!!!! 9:30 am Executive Board at MOBA	5 11:30 am Women's Co. Board at Millard Lumber	6 11:00 am Government Affairs Co. at MOBA 4-5 pm New Member Orientation at MOBA RSVP Stephanie 333-2000 x106	7	8
9	10 12:00 noon Membership Committee at MOBA	11 10 am Board of Directors at MOBA <i>Veterans' Day</i>	12 11:00 am Builder/Green Bldg Council at MOBA	13 6/7 pm Cadillac Stag Membership Dinner Meeting at Champions Run RSVP Candy candy@moba.com	14	15
16	17	18 11 am Sales & Marketing Co. at MOBA 12:00 Associates Council at MOBA	19 6 pm Women's Co. General Mtg at Millard Lumber	20 Remodelers Co. 11:30 Networking 12:00 Mtg/Lunch at Kitchen Createur 4658 So. 132 St RSVP Candy at MOBA	21	22
23 30	24	25	26	27 MOBA Office Closed <i>Thanksgiving Day</i>	28	29

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CONTINUING EDUCATION

Date	Title	Course#	Credit Hours	Time
Nebraska Realtors Association (800) 777-5231 www.nebraskarealestateeducation.com				
Nov 19-20	Land 101 (Scottsbluff)	0535	12	
Randall School of Real Estate: Call (402) 333-3004				
Nov 12	Radon & Real Estate	C0023R	3	8:30 am - 11:45 am
Nov 12	1031 Tax Deferred Exchanges/Introduction & Intermediate	C2639	3	1:00 pm - 4:15 pm
Nov 13	1031 Tax Deferred Exchanges/Advanced	C2839	3	8:30 am - 11:45 am
Nov 13	Valuing Small Businesses	C0216	3	1:00 pm - 4:15 pm
Nov 24	Trust Accounts	0319R	3	8:30 am - 11:45 am
Nov 24	Mortgages & the Foreclosure Process	0621	3	1:00 pm - 4:15 pm
Nov 25	Do's & Don'ts of Anti-Trust & RESPA	0616	3	8:30 am - 11:45 am
Nov 25	Residential Landlord/Tenant Act	0068R	3	1:00 pm - 4:15 pm
	Correspondence Courses			
	Agency in Nebraska	0366TR	3	
	Diversity and Doing Business	0415T	3	
	Environmental Issues in Your Real Estate Practice	0425TR	3	
	Ethics & Real Estate	0497TR	3	
	Fair Housing	0282TR	3	
	Introduction to Commercial Real Estate Sales	0481T	3	
	Leasing & Managing Apartments	0069T	3	
	Property Management and Managing Risk	0029T	3	
	Questions & Answers: A License Law & Agency Overview	0604TR	3	
	Real Estate Finance Today	0337T	3	
	Red Flags - Property Inspection Guide	0280T	3	
	Risk Management	0349TR	3	
	Write It Right! Listing and Purchase Agreements	0411T	3	

R. F. Morrissey & Associates: Call 933-9033.

Call for school catalog. All classes subject to a minimum of eight and maximum of 25 students.

Metropolitan Community College: Call 457-5231

REResults Coaching™ Mark T. Wehner: Call 676-0101 mark.wehner@reresultscoaching.com
www.REResultsCoaching.com/ce

Online Courses Available

University of Nebraska at Omaha: Call 554-2800 for next semester's schedules.

Academy of Commercial Real Estate: Call Steve Cary 548-1874

Larabee School of Real Estate: Please Call 402-436-3308 or 800-755-1108 for more information

Dec 1	Real Estate Finance	0042	Day Class
Dec 8	Real Estate Appraisal	0002	Day Class
Online	Code of Ethics	0497R	Internet
Online	Environmental Hazards	0314R	Internet
Online	Fair Housing	0282R	Internet
Online	Life and Annuity Concepts	PL6047	Internet
Online	Life and Health Basics Training Package	PL6051	Internet
Online	Pricing and Financing Property	0187	Internet
Online	Property Casualty Basics License Training Package	PL6050	Internet
Online	Real Estate Finance	0042	Internet

Upcoming Events

November 2008

- 4, 5, 6 OABR Orientation 8:30am-4:30pm
- 7 Code of Ethics Training 8:30am-11:15am
- 5-9 NAR Annual Convention in Orlando Florida
- 11 Holiday – OABR Office Closed
- 12 Affiliate Council Bowling Event
- 13 KIP Seminar – Personal Safety 9:30am-11:00am
- 27-28 Holiday – OABR Office Closed

December 2008

- 2, 3, 4 OABR Orientation 8:30am-4:30pm
- 3 Member Services Holiday Lights Tour-5:30pm-7:30pm
- 5 Code of Ethics Training 8:30am-11:15am
- 24 Holiday – OABR Office Closes at 12:00noon
- 25-26 Holiday – OABR Office Closed
- 30 Holiday – OABR Office Closes at 12:00noon
- 31 Holiday – OABR Office Closed

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NEW MEMBERS, CORRECTIONS & CHANGES!

NEW MEMBERS

Bauer, Christopher – 8170/Landmark Management Group Inc
 Burns, William – 5490/Realcorp
 Cerny, Michael – 24/CBSHOME Real Estate
 Connolly, Jill – 21/CBSHOME Real Estate
 Cunningham, Robert – 7900/DEEB Realty
 Dunn, David – 100263/Century 21 Hansen Realty
 Falt, William – 5110/Real Estate Associates Inc
 Holsapple, Kelly – 6211/RE/MAX Real Estate Group
 Horgan, Julie – 20/CBSHOME Real Estate
 Langendorfer, Dale – 4300/Prudential Ambassador Real Estate
 Melvin, Greg – 100752/Keller Williams Greater Omaha
 Moon, Andrea – 100455/Bluestone Real Estate Services
 Mora, Chauntrece – 100752/Keller Williams Greater Omaha
 O'Brien, Johnathan – 100752/Keller Williams Greater Omaha
 Olsberg, Cheryl – 779/NP Dodge IV LLC
 Penke, Bryce – 100752/Keller Williams Greater Omaha
 Petersen, Cassandra – 100752/Keller Williams Greater Omaha
 Pike, Schia – 7900/DEEB Realty
 Scott, John – 711/CBSHOME Real Estate
 Selvey, Jill – 20/CBSHOME Real Estate
 Shafer, Lance – 5110/Real Estate Associates Inc
 Stumbaugh, Mary – 20/CBSHOME Real Estate
 Thibodeau, Meegan – 23/CBSHOME Real Estate

NEW AFFILIATE MEMBERS

Anding, Mark – 100774/Candid Creations
 Prokop, Robert – 100776/Vision Home Insp Inc
 Sederstrom III, Charles – 100775/Nebraska Association of Mortgage Brokers

NEW MEMBER CANDIDATES

Agosta, Logan – 4300/Prudential Ambassador Real Estate
 Althoff, Adam – 7900/DEEB Realty
 Caniglia, Kylie – 4300/Prudential Ambassador Real Estate
 Durlin, Susan – 100752/Keller Williams Greater Omaha
 Evans, Susan – 100752/Keller Williams Greater Omaha
 Kucirek, Pamela – 770/NP Dodge V LLC
 McClelland, JoAnn – 7900/DEEB Realty
 Metzsch, Lori – 771/NP Dodge III LLC
 Plugge, Jay – 771/NP Dodge III LLC
 Wetzell, Adam – 710/CBSHOME Real Estate

NEW AFFILIATE CANDIDATES

Burkholder, Kent – 100780/The House Professor
 George, Jeanie – 100783/Blue Jay Termite & Pest Control Inc
 Lyons, Kristi – 131/TierOne Bank
 Randone, Karyn – 100782/TierOne Bank
 Rich, Renae – 100780/The House Professor

MEMBER TRANSFERS

Adams, Brian From 711/CBSHOME Real Estate To 803/NP Dodge VI LLC
 Almquist, Eric From 3000/First National Bank of Omaha To 100778/First National Bank of Omaha
 Baum, Sheri From 24/CBSHOME Real Estate To 710/CBSHOME Real Estate
 Brennan, Anne From 5000/Celebrity Homes Inc To 20/CBSHOME Real Estate
 Castillo, Gina From 7900/DEEB Realty To 100425/Guardian Real Estate LLC
 Cook, Carolyn From 803/NP Dodge VI LLC To 777/NP Dodge I LLC
 Criss, Steven From 4300/Prudential Ambassador Real Estate To 710/CBSHOME Real Estate
 Danker, Paula From 713/CBSHOME Real Estate To 7570/Heartland Properties Inc
 Dougherty, Theresa From 24/CBSHOME Real Estate To 710/CBSHOME Real Estate
 Elliott, Sallie From 21/CBSHOME Real Estate To 771/NP Dodge III LLC
 Erb, Jeffrey From 21/CBSHOME Real Estate To 771/NP Dodge III LLC
 Erb, Nancy From 21/CBSHOME Real Estate To 771/NP Dodge III LLC
 Erwin, Sandy From 24/CBSHOME Real Estate To 710/CBSHOME Real Estate
 Filewicz, Alison From 7900/DEEB Realty To 8170/Landmark Management Group Inc
 Grayson, Jill From 711/CBSHOME Real Estate To 100609/NP Dodge IX LLC
 Hancock, Susan From 20/CBSHOME Real Estate To 803/NP Dodge VI LLC
 Havermann, Lana From 320/Key Real Estate Co To 772/NP Dodge II LLC
 Jacobsen, Elaine From 713/CBSHOME Real Estate To 772/NP Dodge II LLC
 Johnson, Lois From 24/CBSHOME Real Estate To 21/CBSHOME Real Estate
 Jones, Suzanne From 24/CBSHOME Real Estate To 710/CBSHOME Real Estate
 McClannahan, Julie From 713/CBSHOME Real Estate To 772/NP Dodge II LLC
 Mansheim, Sandra From 5110/Real Estate Associates Inc To 100752/Keller Williams Greater Omaha
 Mowery, Kevin From 21/CBSHOME Real Estate To 771/NP Dodge III LLC
 Nash, Terry From 779/NP Dodge IV LLC To 100087/Century 21 Hansen Realty
 Naylor, Kellie From 713/CBSHOME Real Estate To 772/NP Dodge II LLC
 Otis, Marie From 24/CBSHOME Real Estate To 710/CBSHOME Real Estate
 Patterson, Jocelyn From 777/NP Dodge I LLC To 20/CBSHOME Real Estate
 Podoll, Angie From 711/CBSHOME Real Estate To 23/CBSHOME Real Estate
 Reinhart, Lynn From 24/CBSHOME Real Estate To 803/NP Dodge VI LLC
 Scott, John From 711/CBSHOME Real Estate To 772/NP Dodge II LLC

Scott, Sarah From 21/CBSHOME Real Estate To 777/NP Dodge I LLC
 Shepard, Brian From 713/CBSHOME Real Estate To 7570/Heartland Properties
 Smith, Shelley From 100738/NBC Real Estate & Lending To 6870/Berkshire Real Estate Company
 Soucek, Bernard From 7900/DEEB Realty To 7902/DEEB Realty
 Sullivan, Michael From 713/CBSHOME Real Estate To 772/NP Dodge II LLC
 Templeton, Melinda From 24/CBSHOME Real Estate To 777/NP Dodge I LLC
 Vodicka, Karen From 7900/DEEB Realty To 5000/Celebrity Homes Inc
 West, Larry From 713/CBSHOME Real Estate To 772/NP Dodge II LLC
 Zadina, Mary From 777/NP Dodge I LLC To 20/CBSHOME Real Estate

MEMBER REINSTATES

Hansen, Michael – 5000/Celebrity Homes Inc
 Petsche, Edward – 803/NP Dodge VI LLC
 Zwart, Daria – 710/CBSHOME Real Estate

NEW COMPANY

#100781/CampusTown LLC – 1410 Park Wild Ave, Omaha, NE, 68108
 OABR/MLS Phone: 802-9955
 Fax: 888-712-2194
 Designated Realtor: Christopher Miller
 #100779/Marree & Assoc – 114 N Main PO Box 101, Hooper, NE, 68031
 BSG/MLS Secondary
 Phone: 654-3665 Fax: 654-2121
 Designated Realtor: Joel Marree
 #100786/Don Peterson & Associates – 15825 W Maple Rd #106
 OABR/MLS Phone: 493-9700
 Fax: 493-3852
 Designated Realtor: Dale Wimer

NEW BRANCH OFFICE

#7904/DEEB Realty – 4018 L St, Omaha, NE, 68107 Phone: 319-0093

COMPANY ADDRESS AND PHONE NUMBER UPDATES

(If your firm address and/or telephone number changes, fax the information to 493-7189 to ensure our records are accurate)
 #100425/Guardian Real Estate LLC – 3802 Leavenworth St #100, Omaha, NE, 68105
 #100761/William E Johnson Broker – Phone: 800-516-8569
 Fax: 866-632-0136

COMPANY NAME CHANGE

#100147/MetLife Home Loans – (Formerly First Horizon Home Loans)



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CALENDAR OF EVENTS FOR NOVEMBER 2008

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
						1
2	3	4 Affiliates 9:00 am at OABR New Member Orientation 8:30 am-4:00 pm at OABR	5 NAR Convention at Orlando New Member Orientation 8:30 am-4:00 pm at OABR	6 Ed Comm. 10:00 am at OABR NAR Convention at Orlando New Member Orientation 8:30 am-12:00 pm at OABR	7 Toastmasters 7:15-8:30 am at OABR NAR Convention at Orlando Ethics Class 8:00 am-12:00 pm at OABR	8 NAR Convention at Orlando
9 NAR Convention at Orlando	10	11 VETERAN'S DAY Office Closed	12 Member Services 9:30 am at OABR AFFILIATE BOWLING	13 KIP - Personal Safety 10:00 am-12:00 pm at OABR	14 Toastmasters 7:15-8:30 am at OABR	15
16	17 OABR Executive Comm. 9:00 am at OABR	18 MLS Executive Comm. 10:15 am at OABR	19	20	21 Toastmasters 7:15-8:30 am at OABR	22
23 30	24	25 IREM 8:30-10:00 am at OABR MLS Directors 10:15 am at OABR	26 OABR Directors 9:00 am at OABR	27 THANKSGIVING Office Closed	28 Toastmasters 7:15-8:30 am at OABR HOLIDAY Office Closed	29