

LEGISLATURE OF NEBRASKA  
ONE HUNDREDTH LEGISLATURE  
SECOND SESSION

**LEGISLATIVE BILL 785**

Introduced by Howard, 9.

Read first time January 09, 2008

Committee: Banking, Commerce and Insurance

A BILL

- 1 FOR AN ACT relating to real property conveyances; to require a
- 2 notice regarding registered sex offender information as
- 3 prescribed.
- 4 Be it enacted by the people of the State of Nebraska,

1           Section 1. (1) Each seller of residential real property  
2 required to provide the purchaser with a written disclosure  
3 statement under section 76-2,120 shall also provide the purchaser  
4 with a notice stating:

5           Information regarding registered sex offenders may be  
6 obtained from local law enforcement agencies or the Nebraska State  
7 Patrol. This notice is intended only to inform you of where to  
8 obtain this information and is not an indication of the presence of  
9 registered sex offenders.

10           (2) The notice regarding sex offender information does  
11 not create any legal duty on the part of the seller or the  
12 real estate licensee to investigate or to provide the buyer with  
13 information regarding the actual presence, or lack thereof, of  
14 registered sex offenders in the area of the seller's property.

15           (3) This section applies only to residential real  
16 property purchase and sale agreements entered into on or after  
17 January 1, 2008, without regard to when the agreements are closed  
18 or finalized.