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REALTOR®

FOCUS

OMAHA AREA
BOARD OF REALTORS®

(402) 493-2995
WWW.OABR.COM

11830 NICHOLAS STREET
OMAHA, NEBRASKA 68154

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Prizes will be awarded for
the best "Secret" Chili!



Judging (and tasting) will be on:
Tuesday, February 16, 2010 from 11:00-1:00 pm in the
Omaha Area Board of REALTORS® Education Center

CHILI COOKING CONTEST RULES OF COMPETITION

1. Any office (or combination of offices) may enter, including REALTOR®, Affiliates and Institute Affiliates.
2. Chili must be prepared ahead of time and brought hot to the OABR.
3. A double batch of chili must be prepared to provide samples to everyone attending (over 200 people attend each year)
4. Winners will be based on ballot vote by celebrity judges. There will be prizes to the winning participating chefs.
5. Judging will be at 11:00 am and the decision will be final.
6. The OABR will provide serving cups, spoons and napkins for each person. Pop will also be available.

If you or someone in your office would like to participate as a chef in the cookoff, please contact: Donna at the OABR Office, 493-2995 x 307 by February 10, 2010.

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 President-Elect - Vince Leisey
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 Valorie Johnson
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 Mark Leaders
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 Equal Opportunity-Cultural Diversity - Bobbi Schoettle
 Forms - Tom Sternberg
 Nominating - Vince Leisey
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 11830 Nicholas Street
 Omaha, NE 68154
 (402) 493-2995 tel
 (402) 493-7189 fax

Office Hours:
 Mon., Tues., Thur., Fri. 8am- 4:45pm
 Wednesday 9am- 4:45pm



PERSONALS



CONGRATULATIONS to Shane Grow of Celebrity Homes on the birth of his daughter Scarlett.

CONDOLENCES to Shawn McGuire of Celebrity Homes on the recent passing of his father.

SEND US YOUR NEWS!

Fax (402) 493-7189, Email dshipley@oabr.com,
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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!

The Nebraska Real Estate Commission meeting will be held on February 18-19, 2010 at the Staybridge Room at the Staybridge Suites located in Lincoln, Nebraska.

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NEW MEMBER ORIENTATION (COFFEE BREAK SPONSORS)



Thanks to the December 2009 Sponsors

Cherie Casey – Home Buyers Protection Co.

Chip Monahan – Asset Strategies

Brenda Stuart – ServiceOne Inc.

Thanks to the January 2010 Sponsors

Sara Kelley – TierOne Bank

Jim Murphy – Bank of the West

Jody Smythe – Wells Fargo Home Mortgage

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Alan Stoltenberg – SAC Federal Credit Union

Brenda Stuart – ServiceOne Inc.

ORIENTATION

The upcoming New Member Orientation is scheduled for Tuesday, February 2, 2010 from 8:30 a.m. to 4:00 p.m., Wednesday, February 3, 2010 from 8:30 a.m. to 4:00 p.m. and Thursday, February 4, 2010 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®.

First State Bank Your Mortgage Resource

First State Bank is a local full service bank and mortgage company, offering all types of financing such as Conventional, FHA, VA, NIFA, and USDA.

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WHAT IS... THE AFFILIATE COUNCIL?

The role of the Affiliate Council of the Omaha Area Board of REALTORS® 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 – Sara Kelley – TierOne Bank

Vice-President – Regi Powell –

Farmers Insurance/Powell Insurance

Secretary – Laura Bambino – TierOne Bank

Treasurer – Brenda Stuart – ServiceOne Inc.

Kent Burkholder – The House Professor

Cherie Casey – The Home Buyers Protection Co.

Janet Dragon – Heartland Reva Team

Debbie Kalina – Radon Protection Tech LLC

PK Kopun – Metro 1st Mortgage

Kristi Lyons – TierOne Bank

Dennis Meyer – TierOne Bank

Chip Monahan – Asset Strategies

Scott Moore – Rels Title

Tori Ross – Ross Designs LLC

Ruth Smith – Norm's Door Service

Jody Smythe – Wells Fargo Home Mortgage

Wendy Walker – Omaha Title & Escrow Inc.

The New Affiliate Council web address is
www.oabracouncil.com.

OABR/MLS Email to OABR/MLS Members

The OABR/MLS will periodically send informational e-mails to members. Please check your email address in the membership search function on the OABR home page, OABR.com, or in the OABR roster. If it has changed please email the correct information to dpeterson@oabr.com. The emails will show the from line as OABR/MLS Emails. It will have a subject line as eFlash from the OABR/MLS.

Continued from Page 4

According to Dr. William Field² (epidemiologist at the University of Iowa, and a contributor/participant in the WHO study), "Radon is our number one cause of environmentally induced cancer mortality". And, according to Dr. Field, "2/3 of all radon related lung cancer deaths are from exposures below 4 pCi/L".

Dr. Field says even at the current U.S. EPA action level, they saw a 50 percent increased risk of lung cancer for prolonged exposure to radon in studies performed in Iowa³. "Because of the prevalence of lung cancer and its poor survival rates (50 percent = one year survival), even secondary causes of lung cancer (such as radon) are very important. About 18,000 people die each year from residential radon exposure," said Dr. Field.

Locally, Nebraska ranks third in the U.S. for high residential radon levels, according to the Nebraska Department of Health and Human Services (NHHSS). The home is likely to be the most significant source of radon exposure. Testing data

Continued on Page 6

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Continued from Page 5

compiled by NHHSS has shown that more than half of the homes in Douglas County, and as many as two thirds of the homes tested in surrounding counties have shown to have radon levels above the current action level of 4 pCi/L.⁴

Three things homeowners are recommended to do, especially during National Radon Action Month include:

1. Test for Radon – The EPA and the U.S. Surgeon General recommend that all homes in the U.S. be tested for Radon. Testing is easy and inexpensive.
2. Spread the Word - Tell your clients, family and friends about the health risks of radon. Encourage them to test their homes, and fix them if the levels are high.
3. Build a Radon Resistant Home - If you or your clients are considering building a new home, look for builders who use radon resistant new construction techniques. Read more about radon resistant new construction techniques in *"Building*

*Radon Out: A Step-by-Step Guide to Build Radon-Resistant Homes"*⁵.

When it comes to radon, the bottom line is: What you don't know can hurt you... and your clients.

- 1 http://www.who.int/ionizing_radiation/env/radon/en/index1.html
- 2 Dr. R. William Field is a Professor with joint appointments in the Department of Occupational and Environmental Health and the Department of Epidemiology within the College of Public Health at the University of Iowa.
- 3 <http://www.cheec.uiowa.edu/misc/radon.html>
- 4 <http://www.dhhs.ne.gov/puh/enh/Radon/docs/CountyData07.pdf>
- 5 <http://www.epa.gov/radon/pdfs/buildradonout.pdf>

• • •

We may be very busy and we may be very efficient; but we will be truly effective only when we begin with the end in mind.

– Stephen Covey



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Yes! It's All Included!



Canned Food Drive

**Food Collected Will be
Donated to the Omaha Food Bank**

Date: February 16, 2010

Time: 11 am to 1 pm

**OABR Office
11830 Nicholas St. • Omaha, NE**

Real Estate Offices that want to participate need to contact Debbie Kalina at 639-1100 to arrange for a barrel to be delivered to their office (by the Omaha Food Bank) for the collection. The barrels will be dropped off at offices ahead of time (2 weeks or so) for the collection of canned goods. The food bank will then pick up the barrels and weigh them. People can also bring food to the Chili Cook-Off to donate, if they so choose.

Prizes

Real Estate Offices will be competing for prizes for the most food donated by office (by weight) per capita.

Sponsored by:



AFFILIATES

a council of the
Omaha Area Board of REALTORS®

**in conjunction with the
OABR Membership Services
Annual Chili Cook-Off**

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**If offices want a barrel for food collection,
they should email Debbie Kalina at
Debbie@OmahaRadon.com or call her at 639-1100.**

Be Aware Of Winter Dangers: Falls, Hypothermia And Frostbite!

You think it couldn't happen to you, that you're too smart to get frostbite or hypothermia, and you never fall down. But that's thinking about history rather than today's winter weather.

Even tough guys and strong ladies can fall to the pavement when it's iced over. And the step outside your front door could be your biggest downfall.

Staying on your feet

Your foot gear makes a difference. Tennis shoes and shoes with leather soles are out. Wear shoes or boots with some tread on them.

Take your time. Just as when you drive on an icy road, go slow.

Balance yourself with your arms when you walk. That means keeping your hands out of your pockets.

Walk flat-footed on glazed sidewalks and take short, shuffling steps.

Beware of wet, slippery floors when you enter a building.

Hypothermia and frostbite

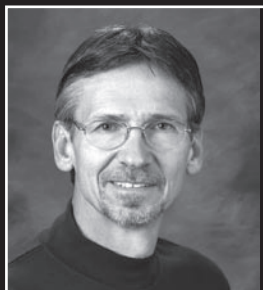
When your body's core temperature drops, you experience hypothermia, a serious and life-threatening situation.

In frostbite, cell damage occurs from the cold as a result of a lack of circulation, usually to the fingers, toes, ears or nose.

It doesn't take extremely cold temperatures to bring about either condition. Moderate cold, when combined with wind and moisture, can cause them.

Symptoms of hypothermia include violent shivering, disorientation and exhaustion. Get the person to the emergency room right away.

Frostbite progresses from a pins and needles sensation to numbness, hardened skin, blisters and worse. It can lead to gangrene, so if you have the pins and needles sensation, get inside and get warm.



Steve Vacha
President



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Holiday Trivia Answers!!!

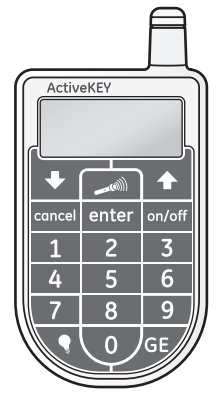
**Karen Kisicki from NP Dodge Company
Won A \$500 Gift Certificate to the OABR Print Shop**

1. Where is the world's largest Christmas tree? **KING'S CANYON NATIONAL PARK, CALIFORNIA**
2. Who was the star of the Christmas movie Jingle All The Way? **ARNOLD SCHWARZENEGGER**
3. What is the first name of Scrooge? **EBENEZER**
4. How many reindeer drive Santa's sleigh (counting Rudolph)? **NINE**
5. Who once stole Christmas? **THE GRINCH**
6. Who was the author of A Christmas Carol? **CHARLES DICKENS**
7. Who was the star of the movie titled White Christmas? **BING CROSBY**
8. Which Christmas carol did Jimmy Boyd make famous when he was just 12 years old? **I SAW MOMMA KISSING SANTA CLAUS**
9. Which country was the first to use the tradition of Christmas trees? **GERMANY**
10. What did the American Ralph E. Morris invent? **CHRISTMAS LIGHTS**
11. The Christmas Island in the Pacific Ocean is fairly popular. Where's the other Christmas Island? **INDIAN OCEAN**
12. Which was the last US state to declare an official holiday for Christmas? **OKLAHOMA**
13. Which was the first country to issue a Christmas postage stamp? **AUSTRIA**
14. When is Santa Claus's, i.e. St. Nicholas's, birthday? **DECEMBER 5**
15. Which animal did the Wise Men use to bring the gifts for Baby Jesus? **A CAMEL**
16. Why country has a tradition of a witch dropping gifts for children through the chimney at Christmas? **ITALY**
17. Which of the following is not the name of one of Santa's reindeer – Dasher, Donner, Doppler and Dancer? **DOPPLER**
18. What is Santa Claus called in France? **PERE NOEL**
19. Which country is the largest exporter of Christmas trees? **CANADA**
20. Which American President banned Christmas trees in The White House? **THEODORE ROOSEVELT**
21. How many days do we have between Christmas and the Epiphany? **TWELVE**
22. We all know about the tradition of hanging stockings for gifts. Which country uses shoes instead of socks for the same purpose?
THE NETHERLANDS
23. Where did the Nativity take place? **SILVER**
24. Which of these was not a gift given by the Wise Men to the Baby Jesus – gold, silver, myrrh and frankincense? **SILVER**
25. Which company made the concept of Santa Claus popular in America? **COCA-COLA**
26. Which popular Christmas song was penned by James Pierpoint? **JINGLE BELLS**
27. How many ghosts are there in A Christmas Carol? **FOUR**
28. Which is the only Santa's reindeer that is named after another animal? **VIXEN**
29. How many Christmas cards, on an average, are sent in the US each year? **THREE BILLION**
30. Is there a Mrs. Santa Claus? **YES**
31. When is Boxing Day? **DECEMBER 26**
32. What was the name of the Tom Hanks featuring, animated Christmas movie? **THE POLAR EXPRESS**
33. What did W. C. T. Dobson invent? **THE CHRISTMAS CARD**
34. Which saint's day is The Boxing Day? **ST. STEPHEN**
35. Who helps Santa Claus in making his gifts? **ELVES**
36. According to the Holy Bible, Jesus Christ was born in a: **MANGER**
37. Which Christmas song holds the credit as the most-selling Christmas single of all time? **WHITE CHRISTMAS**
38. Which nation traditionally uses straw decorations for Christmas? **SWEDEN**
39. What are the popular Christmas colors after red and green? **SILVER AND GOLD**
40. Which popular Christmas food was an American discovery? **EGGNOG**

GE Security

ActiveKEY Battery Tips

Please read the following tips to get the most out of your ActiveKEY's battery and make sure your ActiveKEY is ready to go whenever you need it.



The ActiveKEY doesn't need a cradle to update — it updates automatically through a cell signal — but the ActiveKEY still needs to be plugged in to power to keep its battery charged.

- When you first receive your ActiveKEY, take it home and plug it in using the provided wall charger overnight to give it a full charge.
- If the battery becomes completely drained, a full charge takes approximately 8 hours.
- When you turn on your ActiveKEY, the battery level in your key is displayed on the screen. Keep an eye on the battery level when using your ActiveKEY and charge it when it gets low. The ActiveKEY will give you a low battery warning and buzz tones when the battery gets low.
- An ActiveKEY with a full charge should work without having to charge it for about 3 days.
- You can conserve battery by turning the radio off in the ActiveKEY. To turn the radio off, first press the On/Off button on the ActiveKEY to turn the key on. Then press and hold the On/Off button for 10 seconds or until the key says RADIO IS TURNED OFF. The next time you turn on your ActiveKEY, press 1 to turn the radio on. *Please note:* With the radio in the ActiveKEY off, you will not receive messages or showing notifications. For information about sending text showing alerts to your cell phone, please call 877-699-6787.
- Consider a car charger: You can leave your ActiveKEY in your car plugged in to a car charger when you're not using it. Your ActiveKEY will be on hand and ready to go whenever you need it. *Note:* Most vehicles only charge the ActiveKEY while the vehicle ignition is on. You can tell if your ActiveKEY is charging when the display will read CHARGING and shows the current battery level in the key.
- Use only the provided wall charger or optional car charger. Using any other charger will void the warranty on your ActiveKEY and may damage your ActiveKEY. *Note:* Connecting your ActiveKEY to your computer with the USB cable will not adequately charge your key. Most computers do not pass enough charge through the USB cable to offset a cellular radio's consumption.
- Temperature extremes can affect battery performance. If the ActiveKEY is below 0° C (32° F) or above 40° C (104° F), it will not charge. During very cold or hot times of the year, bring your ActiveKEY in from your car at night and between showings.



imagination at work

New tax tips for 2009 Federal Income Tax Returns

from PagesMag.com

It's time to gather your receipts and income statements. Tax time is approaching, and you might as well get a handle now on how much work you will have to do.

When you have made a list of your possible deductions, you can determine whether to use the Standard Deduction form or to itemize. Put the amount of Standard Deductions next to your list total to determine which is greater.

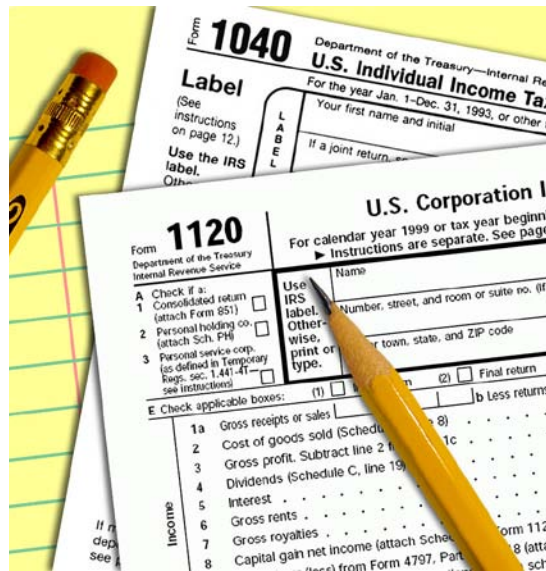
Don't forget to calculate above-the-line deductions. They are important because they decrease your Adjusted Gross Income before deductions. They are allowed even if you take the Standard Deduction.

Health Savings Accounts are one example. You can claim a deduction for money you paid into the HSA and money paid into it for you by someone other than your employer.

Another above-the-line deduction is a tax break that is part of the American Recovery and Reinvestment Act of 2009. The above-the-line deduction is the amount of state and local sales taxes paid on up to \$49,500 for the purchase of a new car, light truck, motor home or motorcycle, if it was bought between February 16 and December 31, 2009.

The IRS offers these tax tips

1. If you file electronically instead of using a paper tax form, you will receive your refund in as few as 10 days.



2. Check the identification and Social Security numbers for each person listed. Missing or incorrect numbers will delay your tax refund.

3. Double-check your figures if you are filing a paper return. Check to see that you have used the right figure from the right tax table.

4. Sign the form. Both spouses and the tax preparer must sign it or it will be sent back to you for a signature.

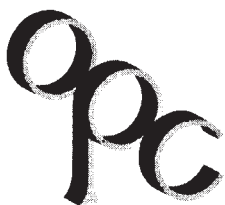
5. When mailing a return, use the coded envelope included with your tax package or check the section called "Where Do You File?"

6. Electronic payment options are convenient and safe for paying taxes. Authorize an electronic funds withdrawal or use a credit or debit card.

7. An extension of time to file a return should be filed by the April due date. It is not an extension of time to pay so if you have an idea of how much you owe, include a check.

8. If you are sending a check with your paper return, make it out to "United States Treasury" and enclose it with, but not attach it to, the tax return or the Form 1040V Payment Voucher. The check should include the taxpayer's Social Security number, daytime phone number, the tax year and the type of form filed.

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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 January 15, 2010. Winner and answers will be in February 2010 Focus. Good luck!!!!

1. NACIMAER OOOYDLLWEW _____
2. AEERFIPRRII BPARPEACL _____
3. TRINTBTUE OCRKIYH _____
4. VELSIR LAPME _____
5. HSRUONET EPBRAPACL _____
6. NAFRARGT SEUHELCKYON _____
7. HEYCRR AKBR KOA _____
8. ENYTCKKU FEECFO REET _____
9. GOBELRB SOHWTTAO OKA _____
10. SLETORNSH CUTLEYNSHOO _____
11. YLOLLLBO NPIE _____
12. KLBCA TLNWUA _____
13. RAOLPP BDHIRY _____
14. SAGOE AORENG _____
15. KBCAL SILHL CERSUP _____
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How To Save Your Back And Your Heart But Still Shovel The Snow

The white stuff drifting down is beautiful. But you have to get rid of it, and start getting rid of it very soon.

Shoveling snow is a physically demanding job. Check with your doctor to see if you should be doing it at all. If not, or if shoveling is not your thing, prepare ahead by setting up a snow removal service or contracting with a strong neighbor.

* Before you go out, warm up your muscles and stretch as you would before any exercise. Dress in layers so you can remove one if you get heated up. Extra heat makes the heart beat faster, and you want it to stay at a normal pace.

* The best time to work on the snow is when it's still falling. It won't



be as deep, and it will be loose, powdery or a lot easier to move. At this point, your leaf blower could do the job.

* If it's already deep, use a smaller, lighter shovel. Start with small loads.

* Push the snow rather than lifting it whenever you can, even if it's for a small area. Every push avoids a lift.

* When you do lift, use your legs instead of your back. Face the direction you want the snow to go and throw it without twisting.

* Do larger areas in segments. The National Safety Council recommends shoveling a while, then resting.



Jim Patton, the OABR and MLS Chief Executive Officer will Retire February 28, 2010

Shawn Maloy
OABR President

Mark Boyer
MLS Chairman

Jim became the OABR and MLS CEO in December 1995. He has been a REALTOR® member of OABR for over 42 years, becoming licensed in 1967. He is a National Association of REALTORS® REALTOR® Emeritus.

Jim lives with his wife Nancy, in Elkhorn, NE. Nancy is a music teacher for the Millard School District and is also retiring. Jim and his wife are planning on traveling. They own a motor home and will be expanding its usage and do other types of travel as well.

A search committee for Jim's replacement has been formed. Anyone that is interested should call 493-2995 ext 307 for an application form. The application and resume should be sent to:

Selection Committee Chairman
Omaha Area Board of REALTORS®
11830 Nicholas Street
Omaha, NE 68154

The deadline for applications is January 15, 2010.

Equal Opportunity-Cultural Diversity Task Force At Work For You!!!!

In 2008, 1,336 respondents to a Next Generation Consulting survey used an open-ended question to cite three wishes for Omaha's quality of life. Highest prominent themes from these Young Omaha Professionals included:

(1) valuing and embracing diversity; (2) better public transportation; (3) improving educational opportunities; (4) more quality job opportunities for young professionals. Following are verbatim comments about valuing and embracing diversity:

"Increase diversity awareness activities, connect different people and help break down the 'you live in that part of Omaha so you're that type of person' stereotypes."

"I hope that Omaha continues to be more interested in the importance of diversity in our communities."

"That people open their eyes to diversity, that people realize the impact of sustainable living on our community, that our community become open to new things and change."

OABR's Equal Opportunity Cultural Diversity Task Force serves the community by providing scholarships that enable people of Black, Hispanic, Asian, Pacific Islander or American Indian, or people of racial or ethnic heritage that is under-represented in relation to the relevant demographic population of the OABR® area, to pursue a goal of becoming a licensed REALTOR®. Thanks for helping by referring candidates, helping with community outreach, and mentoring!

Bobbi Schoettle, President
OABR® Equal Opportunity Cultural Diversity Task Force



**The Metro Real Estate Networking Group
Invites Only Real Estate Agents To Lunch!**

When: Wednesday, January 20, 2009

Time: 11:30 am - 1 pm

Where: Arbor Hall, 14040 Arbor Street

Cost: \$12.00

Networking, Lunch, Listings, Door Prizes!

Topic: National Radon Month

Reservations or questions: 402-917-2362



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174th & Fort

Suncrest

174th & Maple



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951-5000



Location, Location, Location: There Are Many Related Questions

Ask anyone. Buying a home in a “good” location is what you should do. But what’s good for one person may not be ideal for someone else.

One factor to consider is whether the quality of a neighborhood is going up or down. When many homes in an area are for sale because of foreclosures, that might not signal a “down” verdict. If homes are of good quality, they will be resold and the neighborhood will again be stable. Those who buy now could get more for their money than they could get somewhere else.

Some other questions you might ask yourself or your real estate agent:

Any there any kids in the neighborhood? Families with young children will find this question important. They may not want to frequently drive their kids to play dates. On the other hand, couples with no kids or grown kids might not want to be bothered.

Where’s Mom? A home that’s a few minutes driving time from parents, relatives or friends is a factor in some decisions.

How close are the stores? Do you want to be near a mall, supermarket, or a walking-distance grocery store?

Is public transportation available? How close is it to this home and where does it go?

Are there good roads leading to work? Distance from work and roadways to get there can make a difference.

How about parks and sports facilities? Driving time is an issue for people who go to the park often. Others don’t care.

Is there a hospital, medical or urgent care center in the area? This is becoming a consideration for more people.

Would this be a home I could retire in? Maybe a one-story in a quiet area is best.

How about living in a trendy, refurbished historical area or near a college?

Do I dream of moving to another state? Maybe it’s time to sell. Selling prices in many areas are stabilizing. In late October, there were just over 250,000 homes on the market, the smallest number since 1982, according to Fox Business.

There are more people living in the United States than there were in 1982, but the number of available homes is still significant and decreasing.

• • •

When one teaches, two learn.

– Robert Half

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Blood Banks Begin Their Annual Search For Donors, A Serious Matter

For children, January is a month for sledding and building snowmen. For blood banks it is a time of searching.

With snowstorms, holidays, increased illness and winter vacations, donations to the blood banks come up short every year.

It's one of the reasons that January has been designated National Blood Donor Month. With blood being required by a patient every few seconds and only about 5 percent of the population donating blood, the plea goes out for eligible donors to donate as often as possible.

The search for new donors goes on. They are appreciated and hoped-for, especially in January.

Blood banks want prospective donors to know that donating is a very safe procedure. All materials involved are used only once and then discarded.

The process starts with registration, a health history is taken and a mini-physical is given. The actual donation takes about 10 minutes and equals approximately one pint of blood. Your body will normally replace the lost fluid within 24 hours.

The American Red Cross offers some tips to make donating a good experience.

Before going to donate, eat a good breakfast or lunch. Avoid fatty foods and eat iron-rich foods. Drink extra fluids to replace the fluid you will donate but avoid caffeine.

Be sure to wear clothes with sleeves that can be raised above the elbow.

Afterwards, partake of the snack and drink provided.

Over the next 24-48 hours, be sure to drink plenty of fluids.

Even if you cannot donate blood due to health conditions or other reasons, you can still participate in Blood Donor Month. You can help organize a blood drive, or volunteer to help at mobile blood sites.

Check with your local blood drives to see if they need treats to give to donors after they give blood.

Monetary donations are always welcomed and appreciated as well.

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Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
<p>Do Business with a Member! Participate in this great membership opportunity and download an application today at www.moba.com!</p>					1 MOBA Office Closed <small>New Year's Eve</small>	2
3	4	5	6 5:00 pm New Board of Directors Orientation at Prestige World Class 5:30 pm Board of Directors Dinner at Prestige World Class	7 11:00 am Government Affairs Committee at MOBA 11:30 am MOBA PAC at MOBA	8	9
10	11 11:00 am Membership Committee Meeting at MOBA	12 9:30 am Executive Board at MOBA	13 4:00-6:00 pm Builders Summit at Champions Run	14 6:00 pm Dinner Meeting, special guest Mayor Suttle at Champions Run	15	16
17	18 <small>Martin Luther King, Jr. Birthday Observed</small>	19	20	21	22	23
24/31 RSVP by phone to upcoming MOBA events 333-2000, ext. 100	25	26	27 11:45 am All Committee/Council Meeting, special guest speaker Andrea Fredrickson at Champions Run	28	29	30 Metro Omaha Builders Association Your Key To Quality Homes www.moba.com

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OABR Member Services Forum of the
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Night with the UNO Mavericks Hockey Team

Saturday, January 23, 2010

Omaha Mavericks vs. Northern Michigan Wild Cats
Game Time at Qwest Center 7:05 pm
Dinner at the Old Mattress Factory 5:30 pm

\$15.00 per person (includes game and dinner)

Dinner will be in the party room at the Old Mattress Factory located at
501 N. 13th Street with a Smoked Brisket Sandwich Buffet.
This includes Smoked Brisket, served with BBQ Beans and Chips.

The ticket gets you into the Qwest Center with a reserved seat!!!!

Don't forget to buy your raffle ticket!!!!

Enter to win a signed UNO Hockey Stick!!! Each raffle ticket is \$1.00 and all
proceeds will go to the Omaha Food Bank. You may buy your raffle ticket at the
OABR Office or from an OABR Member Services Forum Member!!!

Limited Number Tickets Available

Payment must be received with order

Individual Name: _____
Company: _____
Mailing Address: _____
City: _____ State: _____ Zip Code: _____
Phone: _____ Email: _____
Quantity of Tickets Ordered: _____ x \$15.00 each = _____ Total _____
Visa / Master Card #: _____ Expiration Date: _____
Discover / American Express _____

Please make checks payable to the Omaha Area Board of REALTORS®.
Ticket orders must be turned in by Friday, January 15, 2010.
Please call Donna Shipley at 493-2995 Ext. 307 with any questions.

Mailing Address:
Omaha Area Board of REALTORS®
Donna Shipley
11380 Nicholas St.
Omaha, NE 68154

CONTINUING EDUCATION

Date Title Course # Credit Hours Time

Nebraska Realtors Association (800) 777-5231 www.nebraskarealestateeducation.com

Randall School of Real Estate: Call (402) 333-3004 www.info@randallschool.com

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

REEsults Coaching™ Mark T. Wehner: Call 676-0101 mark.wehner@reesultscoaching.com
www.REEsultsCoaching.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

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

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Upcoming Events

January 2010

- 5, 6, 7 OABR Orientation 8:30am-4:30pm
- 18 Holiday – OABR Office Closed
- 21 KIP – Overview to Social Networking 10:00am-11:30am
- 23 REALTOR® Night at UNO Hockey
- 26-27 Legislative Days in Lincoln

February 2010

- 2, 3, 4 OABR Orientation 8:30am-4:30pm
- 15 Holiday – OABR Office Closed
- 16 Member Services Chili Cook-Off 11:00am-1:00pm
- 18 KIP - Ultimate Open House - How to Sell 10 Homes to 5 People 10:00am-11:30am

Mark your calendar for January 23, 2010 for another fun-filled family event!!!!



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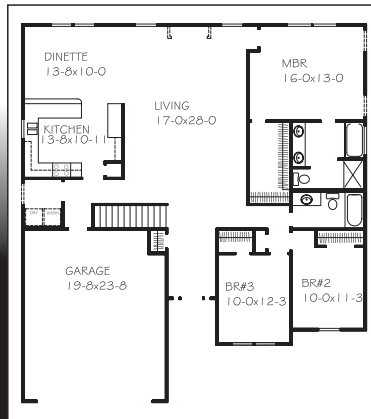
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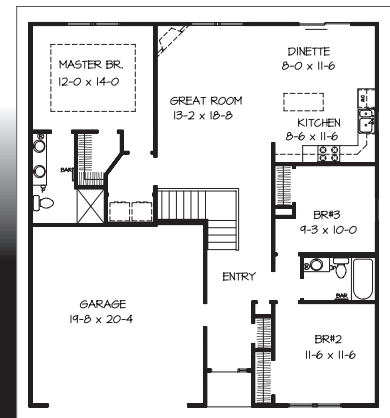


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NEW MEMBERS, CORRECTIONS & CHANGES!

NEW MEMBERS

Benes, Susan – 100752/Keller Williams Greater Omaha
 Blankers, Tamara – 100786/Don Peterson & Associates
 Blythe, Chad – 24/CBSHOME Real Estate
 Boyes, Anthony – 530/CENTURY 21 Century Real Estate
 Campbell, William – 100374/CBSHOME Real Estate
 Caniglia, John – 4300/Prudential Ambassador Real Estate
 Carman, Jamie – 7900/DEEB Realty
 Cervený, Richard – 7900/DEEB Realty
 Christensen, Jeffrey – 100786/Don Peterson & Associates
 Denning, Robert – 4300/Prudential Ambassador Real Estate
 Friel, Jeffrey – 6211/RE/MAX Real Estate Group
 Heatherington, Katie – 530/CENTURY 21 CENTURY Real Estate
 Kenney, Harold – 7900/DEEB Realty
 Killinger, Cynthia – 100501/Garrison Partners
 Mangen, Christopher – 803/NP Dodge VI LLC
 Schneider, Bryan – 7900/DEEB Realty
 Sookram, Ellie – 771/NP Dodge III LLC
 Sterling, Susan – 777/NP Dodge I LLC
 Totilas, Sherrie – 7900/DEEB Realty

NEW AFFILIATE MEMBERS

Dragon, Janet – 100851/Heartland Reva Team

NEW MEMBER CANDIDATES

Blum, Christine – 100797/Darlene Miller Broker
 Bolay, Aaron – 803/NP Dodge VI LLC
 Cody, Rober – 777/NP Dodge I LLC
 Dubas, Joseph – 770/NP Dodge V LLC
 Faeth, Gregory – 530/CENTURY 21 Century Real Estate
 Murphy, Shelley – 3670/RE/MAX The Producers
 Parikh, Priti – 777/NP Dodge I LLC

Schraeder, Lisa – 803/NP Dodge VI LLC
 Speck, Diane – 779/NP Dodge IV LLC
 Williams, Nathaniel – 5110/Real Estate Associates Inc

NEW AFFILIATE CANDIDATES

Smith, Andy – 5980/National Property Inspections

MEMBER TRANSFERS

Bloom, Christy From 100304/Don Peterson & Associates Real Estate To 4303/Prudential Ambassador Real Estate
 Briggs, Michael From 4300/Prudential Ambassador Real Estate To 777/NP Dodge I LLC
 Carman, Jamie From 7900/DEEB Realty To 100752/Keller Williams Greater Omaha
 Drew, Curt From 100723/National Radon Defense To 100574/Thrasher Basement Systems Inc
 Estes, Patricia From 5110/Real Estate Associates Inc To 5000/Celebrity Homes Inc
 Greguska, John From 4300/Prudential Ambassador Real Estate To 777/NP Dodge I LLC
 Hubert, David From 100102/Home International Realty Inc To 6211 RE/MAX Real Estate Group
 Leaders, Marjorie From 100374/CBSHOME Real Estate To 772/NP Dodge II LLC
 Leonard, Beth From 7900/DEEB Realty To 380/GTRSALES
 McCaul, Brenda From 779/NP Dodge IV LLC To 803/NP Dodge VI LLC
 McCaul, Gayle From 779/NP Dodge IV LLC To 803/NP Dodge VI LLC
 Minikus, James From 999950/Cramton Company Real Estate To 5110/Real Estate Associates Inc
 Stevens, Robert From 8170/Landmark Group To 100852/Robert Stevens Real Estate Broker

Towne-Colley, Margaux From 8170/Landmark Group To 4300/Prudential Ambassador Real Estate

MEMBER REINSTATES

Esch, James – 777/NP Dodge I LLC
 Freed, Judy – 4300/Prudential Ambassador Real Estate
 Horobik, Craig – 803/NP Dodge VI LLC
 Schaefer, Scott – 5100/Real Estate Associates Inc
 Taylor, Rose – 770/NP Dodge V LLC
 Thomsen, Jane – 100752/Keller Williams Greater Omaha
 Thomsen, Larain – 100752/Keller Williams Greater Omaha
 Williams II, Richard – 1880/CENTURY 21 Dundee Realty Co

NEW COMPANY

#100852/Robert Stevens Real Estate Broker – 3512 Dodge St, NE, 68131
 OABR/MLS Phone: 342-4305
 Fax: 342-4305
 Designated REALTOR:
 Robert Stevens

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)
 #8100/Johnson Realty – 4733 S 178th St, Omaha, NE, 68135
 Phone: 871-3205
 #100820/Pacific Cliffs Incorporated –
 Phone: 708-5822
 #100314/Team Media In The Details – 4125 Touzalin Ave, Lincoln, NE, 68507

COMPANY NAME CHANGE

#100697/SureMove Realty – (Formerly SureMove Realty LLC)

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CALENDAR OF EVENTS FOR JANUARY 2010

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
					1 NEW YEARS DAY Office Closed	2
3	4	5 Affiliates 9:00 am-1:30 pm at OABR New Member Orientation 8:30 am-4:00 pm at OABR	6 New Member Orientation 8:30 am-4:00 pm at OABR	7 Ed Comm. 10:00-11:00 am at OABR New Member Orientation 8:30 am-12:00 pm at OABR	8 WCR Executive Comm. 8:30-9:30 am at OABR Toastmasters 7:15-8:30 am at OABR	9
10	11 WCR State 9:00-11:00 am at OABR	12 Equal Opportunity 11:00 am-12:00 pm at OABR	13 Member Services 10:00-11:00 am at OABR	14	15 Toastmasters 7:15-8:30 am at OABR	16
17	18 MARTIN LUTHER KING Office Closed	19 OABR Executive Comm. 9:00-10:00 am at OABR MLS Executive Comm. 10:15-11:15 am at OABR	20	21 KIP Seminar 8:00 am-5:00 pm at OABR	22 Toastmasters 7:15-8:30 am at OABR	23
24 31	25	26 MLS Directors 10:15-11:15 am at OABR NRA Legislative Meetings Lincoln, NE	27 OABR Directors 9:00-10:00 am at OABR NRA Legislative Meetings Lincoln, NE	28	29 Toastmasters 7:15-8:30 am at OABR	30