

THE NEBRASKA LAND TITLE ASSOCIATION BYLAWS

(Adopted 9/24/2009; Revised 9/20/2012; Revised 9/19/2019; Revised 9/23/2021; Revised 9/22/22)

Pursuant to the Nebraska Non-Profit Corporation Act and the Articles of Incorporation these bylaws of The Nebraska Land Title Association are adopted to provide as follows:

ARTICLE I - NAME & OFFICES

Section 1. The name of the Corporation is The Nebraska Land Title Association.

Section 2. The principal office of the Corporation is set forth in the corporation's biennial report filed with the Secretary of State. The Corporation may have such other offices, as the Board of Directors may determine from time to time.

Section 3. Registered Office and agent are set forth in the Corporation's Non-Profit Biennial Report filed with the Nebraska Secretary of State's Office. The registered agent and the address of the registered office may be changed from time to time by the Board of Directors.

ARTICLE II - MEMBERS

Section 1. Classes of members. The membership of this association shall consist of four classes, namely:

a. **ACTIVE MEMBER.** Any person, firm or corporation who holds a State of Nebraska Certificate of Authority issued by the Nebraska Abstracters Board of Examiners or employs a Nebraska licensed title insurance agent or is a title insurance company licensed to do business in Nebraska, and whose registration or license has not lapsed or been revoked, shall be eligible for membership as an Active Member.

b. **HONORARY LIFE MEMBER.** A person of acknowledged eminence in Abstracting or Title Insurance who has rendered outstanding service to the Abstracting or Title Insurance profession and who has been an active member or employed by an active member of the Nebraska Land Title Association may be elected as an Honorary Life Member of the Association with future dues waived by a two-thirds vote of the Board of Directors.

c. **AFFILIATE MEMBER.** Any person registered as an Abstracter or Title Insurance Agent in any State other than Nebraska, any licensed Real Estate Broker, Registered Land Surveyor, Attorney, or any person engaged in a business or profession related to Abstracting or Title Insurance who is not eligible for active membership and interested in the advancement of the Abstracting and Title Insurance Profession shall, upon the recommendation of any Active

Member be eligible to apply for membership as an Affiliate Member. An Affiliate Member may not be privileged to vote or serve as an officer or member on the Board of Directors of the Association.

d. **ASSOCIATE MEMBER.** Any person engaged in Abstracting or Title Insurance and interested in becoming a Nebraska Registered Abstracter or Title Insurance Agent or any student with a sincere interest in Abstracting or Title Insurance shall, upon the recommendation of any Active Member, be eligible to apply for membership as an Associate Member. An Associate Member may not be privileged to vote or serve as an officer or member on the Board of Directors of the Association.

e. **TEMPORARY HONORARY MEMBER.** Any person interested in abstracting or title insurance in Nebraska, upon recommendation of president, may be eligible to be a temporary honorary member for a limited time set by the president. A temporary honorary member shall not be privileged to vote or serve as an officer or member on the Board of Directors of the Association.

f. **COUNTY OFFICIAL MEMBER.** Any person serving as a county official, who has been elected or appointed as the elected official or deputy of the elected official who, due to their official position is interested in the advancement of the abstracting or title insurance profession, shall upon the recommendation of any active member be eligible to apply for membership as a county official member. The county official member shall not be privileged to vote or serve as an officer or member of the Board of Directors of the association.

Section 2. Approval of Members. Members shall be approved by the Board of Directors annually or at the next regularly scheduled meeting of the Board of Directors. An affirmative vote of two-thirds of the Directors shall be required for approval.

Section 3. Voting Rights. Each Active and/or Honorary Life Member shall be entitled to one vote on each matter submitted to a vote of the members.

Section 4. Suspension of Membership. Any member whose privileges as a registered abstracter and/or licensed title insurance agent have been suspended or cancelled by the Nebraska State Abstracters Board of Examiners and/or Department of Insurance may be terminated from membership in the NLTA during the terms of such penalty imposed. Reinstatement may be requested according to Section 7.

Section 5. Termination of Membership. Any member whose practice or behavior is in direct violation with the standards of this Association may be terminated for just cause by a two-thirds vote of the Board of Directors after notice as set forth herein and hearing at a time and place as set for the hearing officer before said Board. The President shall act as hearing officer of said hearing. Notice of termination and the reasons therefore shall be given to said member by certified mail sent to the last known address of the member shown on the Corporate records not less than fifteen (15) days before the effective date of the Termination. The

member shall have the opportunity to be heard at the hearing, orally or in writing, not less than 5 days before the effective date of the termination.

Neb. Rev. Stat. §21-1947(1)

Section 6. Resignation. Any member may resign by filing a written resignation with the Secretary, but such resignation shall not relieve the member so resigning of obligation to pay any dues, assessments or other charges theretofore accrued and unpaid unless the Board of Directors waives this requirement for good cause shown.

Section 7. Reinstatement. Upon written request signed by a former member and filed with the Secretary, the Board of Directors may, by the affirmative vote of two-thirds of the members of the Board, reinstate such former member to membership upon such terms as the Board of Directors may deem appropriate.

Section 8. Transfer of Membership. Membership in this corporation is not transferable or assignable.

ARTICLE III - MEETING OF MEMBERS

Section 1. Annual Meeting. An annual meeting of the members shall be held each year at a date to be determined by the Board of Directors for the purpose of electing Directors and for the transaction of such other business as may come before the meeting.

Section 2. Special Meetings. Special meetings of the members may be called by the President, the Board of Directors, or not less than 5% of the members having voting rights.

Neb. Rev. Stat. §21-1952(a)(2)

Section 3. Place of Meeting. The Board of Directors may designate any place, either within or without the State of Nebraska, as the place of meeting for any annual meeting or for any special meeting called by the Board of Directors. If no designation is made or if a special meeting be otherwise called, the place of meeting shall be the registered office of the Corporation in the State of Nebraska; but if all the members shall meet at any time and place either within or without the State of Nebraska, and consent to the holding of a meeting, such meeting shall be valid without call or notice, and at such meeting any corporate action may be taken.

Section 4. Notice of Meeting. Written or printed notice stating the place, date and time of any meeting of members shall be delivered, either personally or by mail, to each member not less than ten nor more than fifty days before the date of such meeting. In case of an annual or regular meeting, notice shall include a description of any matter or matters that must be approved by the members under Section 21-1987, 21-19,102, 21-19,107, 21-19,114, 21-19,121, 21-19,126, 21-19,129 or 21-19,130. In case of a special meeting or when required by statute or by these Bylaws, the purpose or purposes for which the meeting is called shall be stated in the

notice. If mailed, the notice of a meeting shall be deemed to be delivered when deposited in the United States mail addressed to the member at his address as it appears on the records of the corporation, with postage thereon prepaid.

Neb. Rev. Stat. §21-1955(c)(1) & (2)

Section 5. Informal Action by Members. Any action required by law to be taken at a meeting of the members, or any action that may be taken at a meeting of the members, may be taken without a meeting if a consent in writing, setting forth the action to be taken, shall be signed by 80% of the members entitled to vote with respect to the subject matter thereof and delivered to the Corporation for inclusion in the minutes or filing with the Corporate records. Written notice of member approval shall be given to all members who have not signed a written consent.

Neb. Rev. State. §21-1954(a) & (d)

Section 6. Quorum. The members holding one-third of the votes which may be cast at any meeting shall constitute a quorum at such a meeting. If a quorum is not present at any meeting of the members, a majority of the members present may adjourn the meeting from time to time without further notice.

Section 7. Election of Board of Directors. The final report of the nominating committee for the purpose of selecting candidates to fill the expired terms on the Board of Directors shall be made on the floor at the annual meeting. Additional nominees, if any, shall be received from the floor and placed in nomination. Election shall be by voice vote unless written ballot is requested. Each paid membership will be entitled to one vote.

The Underwriter Board Member shall be an employee of an Underwriter who is a member in good standing of The Nebraska Land Title Association. The Executive Director shall maintain a list of Underwriters who are members in good standing of The Nebraska Land Title Association. The Underwriter shall be selected by the Nominating Committee by random draw provided that the Underwriter of the current Underwriter Board Member shall not be included in such drawing. The Underwriter selected by the nominating committee shall nominate one of its employees to serve as the Underwriter Board member. Such nominated Board member's name shall be submitted for approval by the Board of Directors and on such approval the Board shall appoint such Underwriter Board member to the Board of Directors of The Nebraska Land Title Association. The term of the nominated Underwriter and the employee Underwriter Board member approved and appointed by the Board of Directors shall be one year until September, 2010 and thereafter such term shall be for two years.

Neb. Rev. Stat. §21-1976

Section 8. Proxies. At any meeting of members, a member is entitled to vote by proxy executed in writing by the member or by his duly authorized attorney-in-fact. No proxy shall be valid after eleven months from the date of its execution, unless otherwise provided in the proxy.

Section 9. Meetings via telephone or other communication method. Notwithstanding any reference in this Article to a "place" of a special meeting, any special meeting of the Members, delivery and waiver of notice thereof, and any action by the Members by written consent or written ballot, may, at the direction of the President, be held and conducted via telephone conference, web-conference or by e-mail, or by any other means of communication whereby all Members participating may simultaneously hear each other or simultaneously view each other's e-mails during the meeting subject to the provisions of Section 6.

ARTICLE IV - OFFICERS AND BOARD OF DIRECTORS

Section 1. President. The President shall be the principal officer of the corporation and shall in general supervise and control all of the business and affairs of the corporation. He/She shall preside at all meetings of the members and of the Board of Directors. He/She may sign with the Secretary or Treasurer or any other proper officer of the corporation authorized by the Board of Directors, any deeds, mortgages, bonds, contracts, or other instruments which the Board of Directors has authorized to be executed, except in cases where the signing and execution thereof shall be expressly delegated by the Board of Directors or by these Bylaws or by statute to some other officer or agent of the corporation; and shall appoint and be chairperson of the Nominating Committee; and in general he/she shall perform all duties incidental to the committees, and office of President and other such duties as may be prescribed by the Board of Directors from time to time. The term of the office of the President shall be for one year, and shall terminate at the annual meeting. The President during the term of his office shall attend conventions as authorized by the Board and shall be allowed all of his or her expenses pursuant thereto. In the event that the President is unable to attend, the Board of Directors may designate a representative. In the absence of the President, his/her duties shall devolve upon the President Elect. The President shall be the executive head of this Association, a member ex-officio of all committees, and except as otherwise herein provided, shall appoint all committees of this association or any newly created committee at his or her discretion, fill all vacancies in office, and preside at all meetings of this Association. The President shall be elected by the Board of Directors at the annual meeting, after which time the President-Elect shall be his/her successor in office.

Section 2. Immediate Past President: The Immediate Past President shall serve as Chairperson of the Past President's Council and shall automatically be the eleventh member of the Board of Directors for the ensuing year with voting rights in the event of a tie. He/She shall be in charge of the Past President's Council Meeting at the annual meeting of the Association.

Section 3. President-Elect: The term of office of the President Elect shall be for one year only. He/She shall serve as President Elect during the second year of his/her three-year term on the Board of Directors. He/She shall serve as President of the Association for the ensuing year. He/She shall perform the duties of the President in case of absence or inability to act and such other duties as the President or Board of Directors shall assign. The President Elect shall be elected annually by the Board of Directors of the Association. The President

Elect shall attend conferences as authorized by the Board and shall be allowed all his or her expenses pursuant thereto. In the event that the President Elect is unable to attend, the Board of Directors may designate a representative.

Section 4. Treasurer: The Treasurer need not be a member of the Board of Directors, and shall be appointed annually by the Board of Directors and paid such salary as may be set by the Board of Directors. The Treasurer shall have charge and custody and be responsible for all funds and securities of the corporation; receive and give receipts for monies due and payable to the corporation in banks or other depositories; and in general perform all duties incidental to such office, including those of handling the public relations for the Association and such duties as from time to time may be assigned by the President or any member of the Board of Directors. The Treasurer shall make an annual report of the finances of the Association at their annual meeting. An audit of the books kept by the Treasurer shall be done by two designated members of the Board, chosen by the President annually, just prior to the annual regular meeting. The position of Treasurer may at the Board's discretion be included in the duties of the Executive Director, in which case no separate Treasurer will be appointed.

Section 5. Executive Director-Secretary: The Board may at its discretion hire or contract for an Executive Director to manage the day-to-day affairs of the corporation. These duties may include, but are not limited to the coordination of all education programs, meetings and conventions, public relations, communications, , and any other duties as needed by the corporation. The Executive Director shall also perform the duties of the Secretary of the corporation to include the following: keep the minutes of the meetings of the Board of Directors and annual conventions; see that notice is duly given in accordance with the provisions of these Bylaws or as required by law; shall be custodian of the corporate records and of the seal of the corporation; shall keep a register of the post office address of each member which shall be furnished to the Treasurer. The exact duties and compensation shall be spelled out in the employment contract for said Executive Director as approved by the Board of Directors for the corporation. The Executive Director shall report to the Board of Directors and all records of the corporation shall be available for review or audit by the Board of Directors, or their designee, at any time.

Section 6. Board of Directors. The affairs of the corporation shall be managed by a Board of Directors. The Board shall consist of the Immediate Past President, President, President Elect and the remaining elected and/or appointed members of the Board..

Section 7. Qualifications. Any individual nominated or elected as an officer or member of the Board of Directors of the Association shall be:

- a. An active member in good standing of this Association for at least three consecutive years immediately preceding the standing for election.
- b. An officer, partner of a firm or an employee of a firm or a corporation which is and has been an active member in good standing of this Association for at least three consecutive years prior to said nominations or election. If any active member, officer, board member or committee member of this Association shall cease to be a member of the Association or cease

to be an officer or employee of a member of the Association, his rights to act as such officer, board member or committee member of the Association shall, by reason of that fact, terminate.

c. Each board member, except the Underwriter Representative, shall serve a term of three years. The Underwriter Representative shall serve a term as provided in Article III, Section 7 of these Bylaws.

Section 8. Chair of Committee. The President, as soon as practical after taking office, shall appoint a member of the Board of Directors as Chair of each committee. *The President may, with the approval of the NLTA Board of Directors, appoint a non-member of the Board of Directors to fill said Chair.* The Chair shall preside at all committee meetings and shall regularly advise the full Board of Directors of all committee developments.

Section 9. Districts. The State of Nebraska is hereby divided into two districts, such districts to consist of the following counties: DISTRICT I

Antelope	Dakota	Arthur	Morrill
Banner	Blaine	Hooker	Boone
Dixon	Knox	Stanton	Box Butte
Dodge	Madison	Thurston	Boyd
Brown	Douglas	Nance	Washington
Burt	Garfield	Pierce	Wayne
Cedar	Keya Paha	Rock	Scottsbluff
Cherry	Garden	Greeley	Platte
Wheeler	Colfax	Holt	Cuming
Logan	Sheridan	Custer	Grant
Loup	Sioux	Dawes	McPherson
Thomas	Valley		

DISTRICT II

Merrick	Howard	Sarpy	
Adams	Clay	Hall	Kearney
Buffalo	Fillmore	Hamilton	Lancaster
Butler	Franklin	Jefferson	Nemaha
Cass	Gage	Johnson	Nuckolls
Otoe	Richardson	Seward	York
Pawnee	Saline	Thayer	Chase
Polk	Saunders	Webster	Cheyenne
Dawson	Deuel	Dundy	Franklin
Frontier	Furnas	Gosper	Harlan
Hayes	Hitchcock	Keith	Kimball
Lincoln	Perkins	Phelps	Red Willow
Sherman			

Section 10. Election. The Board of Directors shall conduct the election of one representative from each District, one representative at large, and one Underwriter Representative at the annual meeting. One nominee from each district, and the Underwriter Representative, shall be elected at the annual meeting.

Section 11. Regular Meetings. A regular meeting of the Board of Directors shall be held without notice other than as set for in these By-Laws, immediately after and at the same place as the annual meeting of the members. The President may call regular meetings. Notice of a regular meeting of the Board of Directors must be given 10 days prior to the meeting date. Any Director who misses two consecutive meetings or three meetings total during their term may be removed by the Board of Directors, but only if a majority of the Directors then in office vote for the removal.

Neb. Rev. Stat. §21-1975(i)

Section 12. Special Meetings. Special meetings of the Board of Directors may be called by or at the request of the President or any two Directors. The person or persons authorized to call special meetings of the Board may fix any place, either within or without the State of Nebraska, as the place for holding any special meeting of the Board called by them. Notwithstanding any reference in this Article to a "place" of a special meeting, any special meeting of the Board of Directors, delivery and waiver of notice thereof, and any action by written consent of the Board of Directors may, at the discretion of the convening authority, be held and conducted, by telephone conference, web-conference or by e-mail or any other method of communication whereby all Directors participating may simultaneously hear each other or simultaneously read the e-mails of each other during the meeting subject to the provisions of Section 14.

Section 13. Notice. Notice of any special meeting of the Board of Directors shall be given by the President or Secretary at least two days previously thereto by written notice, telephone, fax or email to each Director at his address or phone or fax number or email address as shown by the records of the corporation. Such giving of notice shall be documented by the person or persons authorized to call said special meeting. Any Director may waive notice of any meeting. The attendance of a Director at any meeting shall constitute a waiver of notice of such meeting except where a Director attends a meeting for the express purpose of objecting to the transaction of any business because the meeting is not lawfully called or convened. The business to be transacted at or the purpose of the regular or special meeting of the Board must be specified in the notice or waiver of notice of such meeting.

Section 14. Quorum. A majority of the Board of Directors shall constitute a quorum for the transaction of business at any meeting of the Board; but if less than a majority of the Directors are present at said meeting a majority of the Directors present may adjourn the meeting from time to time without further notice.

Section 15. Manner of Acting. The act of majority of the Board members present at a meeting at which a quorum is present shall be the act of the Board of Directors, unless the act of a greater number is required by law or by these Bylaws.

Section 16. Compensation. Directors as such shall not receive any stated salaries for their service. By resolution of the Board of Directors, a fixed sum and expenses of attendance, if any, may be allowed for the attendance at each regular, special or annual meeting of the Board and at education seminars sponsored by NLTA; but nothing herein contained shall be construed to preclude any Director from serving the corporation in any other capacity and receiving compensation therefore.

Section 17. Vacancies. Any vacancy occurring in the Board of Directors or in any office and any Directorship to be filled because of an increase in the number of Directors, shall be filled by appointment of the Board of Directors. A Director appointed to fill a vacancy shall be appointed for the unexpired term of his predecessor in office.

Section 18. Informal Action by Directors. Any action required by law to be taken at a meeting of Directors, or any action which may be taken at a meeting of Directors may be taken without a meeting if a consent in writing, setting forth the action so taken shall be signed by all of the Directors.

Section 19. New Offices. New offices may be created and filled at any meeting of the Board of Directors. Each officer shall hold office until his successor shall have been duly elected.

Section 20. Removal. Any officer elected or appointed by the Board of Directors may be removed by the Board of Directors, whenever in its judgment the best interest of the corporation would be served thereby, but such removal shall be without prejudice to the contract rights, if any of the officer so removed.

ARTICLE V - ANNUAL YEAR

The annual year of the corporation shall begin on the first day of January and end on the last day of December of each year.

ARTICLE VI - SEAL

The Board of Directors shall provide a corporate seal which shall be in the form of a circle and shall have inscribed thereon the name of the corporation and the words "Corporate Seal".

ARTICLE VII - WAIVER OF NOTICE

Whenever any notice is required to be given under the provisions of the Nebraska Non-Profit Corporation Act or under the provisions of the articles of incorporation or by the Bylaws of the corporation, a waiver thereof in writing signed by the person or persons entitled to such notice, whether before or after the time stated therein, shall be deemed equivalent to the giving of such notice.

ARTICLE VIII - AMENDMENTS TO BYLAWS

These Bylaws may be amended or repealed by the members by two-thirds of the votes cast or a majority of the voting power, whichever is less.

Neb. Rev. Stat. §21-19,114(a)(1)(ii)

ARTICLE IX - COMMITTEE STRUCTURE

Section 1. Standing Committees

- a. Awards Committee
- b. Bylaws and Resolutions Committee
- c. Convention Committee
- d. Education Committee
- e. Legislative Committee
- f. Membership and Marketing Committee
- g. Nominating Committee
- h. Title Standards, Manual, and Forms Committee
- i. Past President's Council
- j. Technology Committee
- k. Political Action Committee

Section 2. Composition of Committees. The Chair of each committee shall be a member of the Board of Directors of this Association *unless otherwise appointed pursuant to Article IV, Section 8*. The Chair shall name as many members in good standing of this Association to his respective committee as deemed necessary to properly fulfill the purposes and objectives of the committee excepting, however, the Education Committee, Membership Committee and Nominating Committee, in which the committee members are set out in part or in whole in the committee description. The Chair shall submit said names of committee members to the full Board of Directors.

Section 3. Terms of Office. The term of office of all chairs and committee members shall expire on the last day of the month in which the annual business meeting is held or until they're respective successors shall have been appointed.

Section 4. Chair of Committee. The President, as soon as practical after taking office, shall appoint a member of the Board of Directors as Chair of each committee. *The President may, with the approval the NLTA Board of Directors, appoint a non-member of the Board of Directors to fill said Chair .* The Chair shall preside at all committee meetings and shall regularly advise the full Board of Directors of all committee developments.

Section 5. Quorum. Unless otherwise provided, a majority of the whole committee shall constitute a quorum and the act of a majority of the members present at a meeting at which a quorum is present shall be the act of the full committee.

Section 6. Meetings. A meeting of each full committee shall be held as many times throughout the year as deemed necessary by the Chair.

Section 7. Minutes of Meetings. It shall be the duty of the Executive Director or the Chair's designee of said Committee to take notes at each meeting and, within thirty (30) days following the meeting, send written minutes of the meeting to the committee members and the Board of Directors.

Section 8. Reports. The Chair of each committee shall present a report at each meeting of the Board of Directors and shall present an annual report (in writing) at the annual business meeting.

Section 9. Expenses. All ordinary expenses such as postage, printing, telephone and travel expenses of the Chair and committee shall be reimbursed upon receipt of a statement for same, excepting however, that should such expenses be incurred as part of a committee meeting, the minutes of the meeting must be submitted with the statement.

Section 10. Permanent Record. The Chair shall be responsible for keeping a permanent record of his committee development, together with all reports and minutes, which permanent record shall be passed to his successor in order to maintain continuity within the various committees. The purpose and objective of the permanent record is to give the successor Chair the advantage of learning from the experience of prior Chairs and shall be a basis on which to build and improve each year.

Section 11. Purposes and Objectives of the Standing Committees

A. AWARDS COMMITTEE.

1. Title Person of the Year. To prepare and circulate a Nomination Form to all members of the Nebraska Land Title Association, at least ninety days before the annual meeting, showing that all NLTA member company employees are eligible to receive such

award. Nominations may be made by anyone wishing to do so, all nominations to be handled in confidence by the Committee and the Board of Directors. Each Candidate will be judged solely on his or her qualifications and letters of recommendation which set out the candidates' involvement in the title industry and which accompany the form. The recipient of the award will be honored with a special presentation during the annual banquet.

2. Scholarship. To prepare and circulate an Application Form to all active members of NLTA showing that the Association annually makes available to the children of active members of the Association, children of employees or employees of members of the Association, who are graduating high school seniors or students enrolled and attending college. The number of scholarships and the amount of each scholarship shall be set by the board by board policy and to be paid directly to the school of choice upon selection for the award. The Board of Directors may at its discretion award scholarship(s) to its annual title school. Consideration for the selection of the scholarship will be based upon the candidates' activity and leadership record in school and community, personality and moral character, goals and financial need.

The Application for the Scholarship should be accompanied by one signed letter of recommendation (prepared by non-relative), addressed to NLTA and showing writer's capacity; statement of school administrator (superintendent or principal) verifying applicant's scholastic achievements; and the applicant's autobiographical statement in narrative form prepared and typed by the applicant, showing date of birth, school attended, employment, school activities, including honors received, family background, hobbies, career goals and plan for achievement of said goals. If other members of the Committee are asked to help in the selection of the scholarship recipient, all names of applicants shall be eliminated from the documents submitted to them for consideration and an evaluation form will accompany the documents. If the scholarship is awarded to a college student proof of enrollment shall be presented prior to payment of the award.

The recipient and their parents may be invited to attend the annual convention banquet at NLTA's expense to be so recognized.

3. Honorary Member. This award can be presented at the discretion of the Board of Directors based on recommendations of the committee. This award is to be presented to a member or past member who has made major contributions to the association over a period of time.

4. The Awards Committee may, at their discretion, make any additional awards they choose.

5. Perform such other duties which may be assigned from time to time by the President and/or Board of Directors.

B. BYLAWS AND RESOLUTIONS COMMITTEE

To maintain continuity from year to year within this committee, it is necessary to continue the activities of prior committees, which affects the purposes and objections of the Bylaws and Resolutions Committee as follows:

1. Maintain vigilance over the Articles of Incorporation and the Bylaws of the Association so that these documents serve the Association in meeting the purposes of the organization.

2. Thoroughly review the language of the existing Bylaws for revisions necessary to eliminate inconsistencies and for updating in accordance with current practices of this Association.

3. Recommend in writing all proposed changes and amendments as may be necessary for the benefit of all Association members which Bylaws may be altered, amended or repealed and new Bylaws may be adopted by a majority of the Directors present at any regular meeting or at any special meeting upon ten days written notice of such intention given to all members of the Board of Directors prior to the day of meeting.

4. Perform such others which may be assigned from time to time by the President and/or Board of Directors.

C. CONVENTION COMMITTEE

The purposes and objectives of the Convention Committee are to coordinate and conduct the annual convention, including program, entertainment and business meeting, to be held in the months of September or October of each year for the benefit of Association members, which includes the following:

1. Prepare a proposal for the annual convention consisting of 1)place, 2)date, 3)format, and 4)budget and present such proposal in writing to the full Board of Directors for approval at any regular meeting held prior to April 1.

2. Recommend to the Board of Directors the amount of registration fees to be assessed for attendance at the annual convention.

3. Organize and schedule the convention program and entertainment, and secure commitments from speakers, entertainers and guests participating in the convention format.

4. Make all necessary arrangements for the accommodations, including meeting rooms, lunch and dinner reservations and all other arrangements necessary for the comfort and convenience of those members attending the annual convention.

5. Prepare press releases publicizing the annual convention and send to both the visual and print media which also will tend to increase public awareness of the Land Title Industry.

6. Promote membership interest and attendance at the seminars and any other events or meetings of the membership.

7. Send complimentary registrations to State Presidents of the Title Associations in neighboring states and to the President of the American Land Title Association.

8. Schedule some form of expression of faith and patriotism at the beginning of the convention and some form of grace given before eating each and every time.

9. Perform such other duties which may be assigned from time to time by the President and/or the Board of Directors.

D. EDUCATION COMMITTEE.

The purposes and objectives of the Education Committee are to plan, organize, promote and be responsible for the executing of a constantly improving program of continuing education necessary to meet the requirements as set out by Statute to maintain the status of registered abstracters and title agents through seminars which includes the following: 1. Cooperate with the Abstracters Board of Examiners and the Department of Insurance of the

State of Nebraska, they being the regulatory agencies that approve the course materials and instructors and determine the number of hours that qualify for the required total of hours (every two years) of continuing education for abstracting, title insurance and ethics.

2. Prepare a proposal for the seminars held annually which offer at least three hours of continuing education, consisting of 1)place, 2)date, 3)format and 4)budget, said seminars to be on a self-sustaining basis.

3. Present such proposal in writing to the full Board of Directors for approval at any regular board meeting held at least sixty days prior to said seminar.

4. Authorize the chair and members of this committee to make all arrangements at their discretion for the accommodations, including meeting rooms, lunch reservations and all other arrangements necessary for the comfort and convenience of those members attending the seminars.

5. Develop all literature, course content and promotional materials for the seminars in cooperation with the instructors, all of which will be given as handouts to all registrants for a permanent reference.

6. Organize, schedule and secure commitments from instructors participating in the seminars.

7. Prepare press releases publicizing the seminars and send to both the visual and print media which also will tend to increase public awareness of the Land Title Industry.

8. Promote membership interest and attendance by any means available.

9. Schedule some form of expression of faith and patriotism at the beginning of the seminar and some form of grace given before lunch.

10. Provide the education program at the annual convention with the cooperation of the Convention Committee, which program shall offer at least three hours of instruction for abstracting and six hours of instruction for title insurance.

11. Perform such other duties which may be assigned from time to time by the president and/or Board of Directors.

E. LEGISLATIVE COMMITTEE.

The purposes and objectives of the Legislative Committee are to remain alert, organized and responsive to any legislation affecting the Land Title Industry in order to effectively respond to the issues as they develop, which include the following:

1. Cooperate with the Association's Legislative Lobbyist in studying legislation that is proposed or pending which affects the land title industry and submit a brief analysis of all such legislation.

2. Create unity within the membership sufficient in strength and purpose to support or oppose any legislation.

3. Monitor pending legislation and advise the full Board of Directors regularly of the status of those legislative bills affecting the land title industry.

4. Prepare and organize opposition within the industry to any proposed or existing legislation which would be detrimental to the land title industry.

5. Prepare and organize support within the industry to any proposed or existing legislation which would be a benefit to the land title industry.

6. Promote awareness in the membership of the importance of their involvement in the political process.

7. Perform such other duties which may be assigned from time to time by the President and/or Board of Directors.

F. MEMBERSHIP COMMITTEE.

The District Representatives by virtue of their office shall be members of the Membership Committee along with other members appointed by the chair whose purposes and objectives are to expand and preserve Association membership by including the following:

1. Continue to concentrate on increasing the number of members of the Association through solicitation of new members.
2. Contact those members who could be reinstated by paying their delinquent dues.
3. Review the current application forms for membership to determine if change in the forms should be recommended.
4. Recommend programs wherein members can become more familiar and involved with the Association and its functions.
5. Coordinate with the Secretary of the Association to establish a format for the annual membership directories.
6. Create enthusiasm and interest in this Association through developing methods of educating the public, and improving the image of the land Title Industry.
7. Study the demographics of the membership and in the event the number of members in any District should be more than 40% of the total membership, determine the necessary changes in the boundary to have the membership evenly divided between the Districts.
8. Maintain liaison with members of various professional and trade- related organizations and solicit their membership as associate members.
9. Send out board blasts.
10. Perform such other duties which may be assigned from time to time by the President and/or Board of Directors.

G. NOMINATING COMMITTEE.

At least 90 days prior to the regular annual meeting the President shall appoint and be Chair of the Nominating Committee consisting of: 1) President, representing his or her district; 2) Two members of the Board of Directors representing the remaining districts; and 3) One active member of the Association not affiliated with the Board; whose duties and objectives are as follows:

1. Meet as soon as possible after appointment to select a slate of qualified members, one from each district for nomination as a member of the Board of Directors of this Association to fill the vacancies created by expired terms.
2. Notify the membership of the Association the names of the nominees no later than ten days prior to the annual meeting.
3. Post the names of the nominees in some prominent place during the annual meeting and submit said names for nomination at the annual business meeting.

4. Supervise the election by determining the number of designated voters or members entitled to vote by proxy in attendance, ascertaining that only those so qualified are given ballots, and finally count the ballots.

5. Perform such other duties which may be assigned from time to time by the President and/or Board of Directors.

H. TITLE STANDARDS, MANUAL AND FORMS COMMITTEE.

To maintain continuity from year to year within this committee, it is necessary to continue the activities of prior committees which affect the purposes and objectives of the Title Standards, Manual and Forms Committee as follows:

1. Review and advise the membership of any and all updates or revisions of the title standards promulgated by the Nebraska State Bar Association.

2. Guidelines of the Nebraska State Bar Association in order to keep informed of any changes or additions in the Title Standards

3. Conduct a continuing study and review of *Evidencing Nebraska Titles* (Revised 1989) and *Manual of Nebraska Title Standards* and recommend any changes or additions deemed necessary to the full Board of Directors.

4. Establish and promote uniform and standardized forms to be used in the practice of abstracting and title insurance.

5. Research and monitor the development of technology and its application to the title industry, including county officials.

6. Perform such other duties which may be assigned from time to time by the President and/or the Board of Directors

I. PAST PRESIDENT'S COUNCIL.

Description and duties. All of the past presidents of the Association shall constitute a Past President's Council. They shall organize for the ensuing year at each annual meeting of the Association. The Chairperson shall be the Immediate Past President of the Association who also serves as a member of the Board of Directors.

When requested by the Board of Directors, it shall, or on its own motion, advise and give counsel to the Board of Directors or any other officer or committee on any measure deemed to advance the good of the Association. The Council, upon request shall provide counsel and guidance to the Nominating Committee.

The Council may report through its Chairperson at all annual meetings and when so requested or as the Council desires, to meeting of the Board of Directors; and perform such other duties which may be assigned from time to time by the President and/or Board of Directors.

J. TECHNOLOGY COMMITTEE.

The purpose and objectives of the Technology committee are to:

1. Implement and/or maintain an Internet Web Site for the Association.

2. Assist the Education Director in providing professional development opportunities in the areas of computer technology.

3. Attend technology seminars/conferences as approved by the Board and disseminate to the association any useful materials obtained as a result of attending those events.
4. Research and monitor the development of technology and its application to the title industry, including county officials.
5. With board approval, the chair may appoint another member to fulfill any of the above duties.
6. Perform such other duties which may be assigned from time to time by the President and/or Board of Directors.

L. POLITICAL ACTION COMMITTEE.

The purpose and objective of the political action committee are as follows:

1. Establish and maintain a separate fund, known as the Nebraska Land Title Association Political Action Fund.
2. Solicit and collect funds with the intent that such funds shall be made available to candidates, ballot questions or political party committees, in compliance with the Nebraska Political Accountability and Disclosure Act.
3. This Committee will be set up with the purpose of collecting funds and may suggest to the Board of Directors of NLTA, candidates or ballot questions, to which donations and disbursements may be made. The Board of Directors of the Nebraska Land Title Association, will retain sole authority to disburse any funds which are acquired for this PAC.
4. The Board of Directors shall appoint a Secretary-Treasurer specifically for the Political Action Committee who shall be responsible for the deposit and disbursement of all funds, along with all accounting and reporting requirements needed to maintain said fund. The Secretary-Treasurer need not be a member of the Board of Directors and may serve any length of term as the Board of Directors deems proper.